

**RESOLUTION NO. 2022-09-01**

**RESOLUTION OF THE BOARD OF DIRECTORS OF  
JEFFERSON CENTER METROPOLITAN DISTRICT NO. 1  
AUTHORIZING THE SALE AND ACQUISITION OF CERTAIN REAL PROPERTY**

A. Pursuant to Section 32-1-1001, C.R.S., special districts have the power to acquire, dispose of, and encumber real and personal property.

B. Pursuant to the authority granted to Jefferson Center Metropolitan District No. 1 (the “**District**”) by its Amended and Restated Service Plan, as approved by the City of Arvada on March 1, 2004 (as amended from time to time, the “**Service Plan**”), the District intends to provide, design, construct and/or acquire certain public improvements including water, sanitation (including storm and sanitary sewer), streets, safety protection, park and recreation, transportation, mosquito control, and limited fire protection and other facilities and services generally described in the Service Plan (collectively, the “**Public Improvements**”).

C. The District now desires to acquire certain real property as more particularly described on Exhibit A attached hereto and incorporated herein (the “**District Property**”) from Cimarron Development Company, a Colorado corporation (“**CDC**”), upon which the District will construct certain Public Improvements.

D. In consideration of the acquisition of the District Property, the District desires to concurrently convey certain property as more particularly described on Exhibit B attached hereto and incorporated herein (the “**CDC Property**,” and together with the District Property, the “**Property**”) to CDC.

E. The sale and acquisition of the Property, as applicable, is in the best interests of the taxpayers, residents and inhabitants of the District.

**NOW, THEREFORE, BE IT RESOLVED** by the Board of Directors of the Jefferson Center Metropolitan District No. 1, Jefferson County, Colorado:

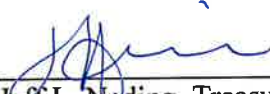
1. That the sale of the CDC Property and the acquisition of the District Property by the District is hereby approved. From and after the date of the District’s acquisition of the District Property, such District Property shall be held for public use subject to any reasonable rules and regulations of the District.

2. That Gregg A. Bradbury, as President of the Board of Directors of the District is hereby authorized to take all actions and execute all documents necessary to accomplish the sale and acquisition of the Property, as applicable, including the execution of any and all closing documents as may be required by a title company.

3. This Resolution may be relied upon by any title company issuing title insurance on the District Property and/or the CDC Property, as applicable, as the authorization for the sale of the CDC Property and the acquisition of the District Property and the signature of the President to accomplish the same.

RESOLUTION APPROVED AND ADOPTED on September 27, 2022.

**JEFFERSON CENTER METROPOLITAN  
DISTRICT NO. 1**

By:   
\_\_\_\_\_  
Jeff L. Nading, Treasurer

Attest:

  
\_\_\_\_\_  
Secretary or Assistant Secretary

**EXHIBIT A**

**District Property**

Tracts A through E, inclusive, Candelas Commercial Filing No. 3, Amendment No. 2, County of Jefferson, State of Colorado.

**EXHIBIT B**

**CDC Property**

Lots 1, 2, and 3, Candelas Commercial Filing No. 3, Amendment No. 2, County of Jefferson,  
State of Colorado.

<b>TITLE</b>	JCMD No. 1 - Resolution Authorizing Sale & Acquisition of...
<b>FILE NAME</b>	01005937.PDF
<b>DOCUMENT ID</b>	4e4ce7b94b0e52ac1ed5862e409aa606a2b398f2
<b>AUDIT TRAIL DATE FORMAT</b>	MM / DD / YYYY
<b>STATUS</b>	● Signed

## Document History



SENT

**09 / 28 / 2022**

16:26:31 UTC

Sent for signature to James Ruthven (jruthven@sdmsi.com) from csorensen@specialdistrictlaw.com  
IP: 50.220.120.106



VIEWED

**09 / 28 / 2022**

16:31:56 UTC

Viewed by James Ruthven (jruthven@sdmsi.com)  
IP: 50.78.200.153



SIGNED

**09 / 28 / 2022**

16:32:13 UTC

Signed by James Ruthven (jruthven@sdmsi.com)  
IP: 50.78.200.153



COMPLETED

**09 / 28 / 2022**

16:32:13 UTC

The document has been completed.