

PLAT IDENTIFICATION SHEET

Reception #: 8801194

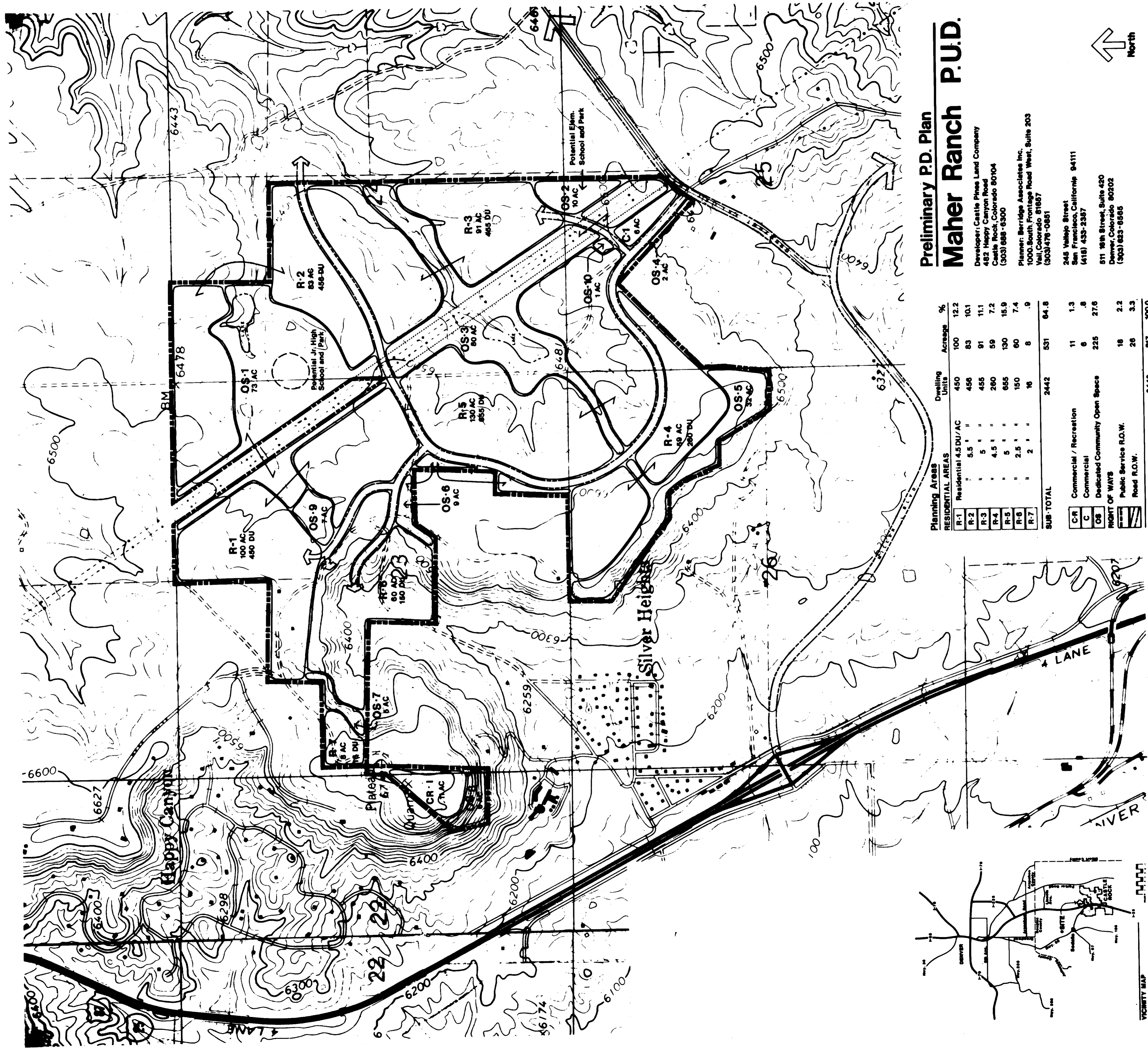
Number of pages: 1

Date: 01/18/88

Name: MAHER RANCH PUD

MISCELLANEOUS COMMENTS:

PRELIMINARY SITE PLAN
Mahe Ranch P.U.D.
 P.D. Plan



Planning Areas

RESIDENTIAL AREAS	Dwelling Units	Acreage	%
R-1 Residential 4.5 DU/AC	450	100	12.2
R-2	456	83	10.1
R-3	455	91	11.1
R-4	260	59	7.2
R-5	655	130	15.9
R-6	150	60	7.4
R-7	16	8	.9
SUB-TOTAL	2442	531	64.8

C-R Commercial / Recreation	11	1.3	
C Commercial	6	.8	
OS Dedicated Community Open Space	225	27.6	
RIGHT OF WAYS			
Public Service R.O.W.	16	2.2	
Road R.O.W.	26	3.3	
TOTAL	2442	317	100.0

Note: Overall gross residential density = 2.9 DU/AC

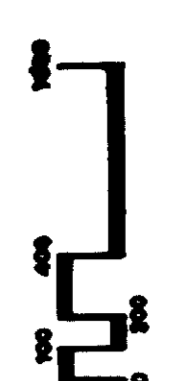
Preliminary P.D. Plan
Mahe Ranch P.U.D.

Developer: Castle Pines Land Company
 482 Happy Canyon Road
 Castle Rock, Colorado 80104
 (303) 688-8300

Planner: Berridge Associates Inc.
 1000 South Frontage Road West, Suite 203
 Vail, Colorado 81657
 (303) 478-0881

245 Vallejo Street
 San Francisco, California 94111
 (415) 433-2387

511 18th Street, Suite 420
 Denver, Colorado 80202
 (303) 623-8555



Date: December 15, 1986

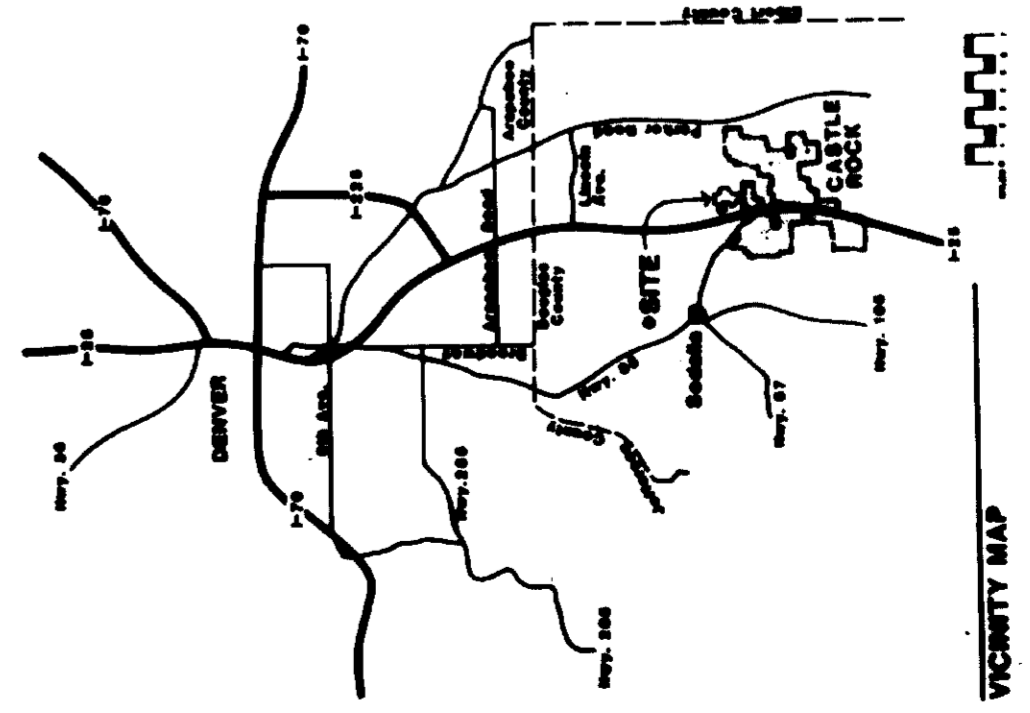
BOARD OF TRUSTEES
 Approved this 27th day of January, 1987,
 by the Board of Trustees of the Town of Castle
 Rock.

Attest:
 [Signature] Mayor
 [Signature] Clerk

CLERK AND RECORDER'S CERTIFICATE
 I hereby certify that this Preliminary Planned
 Unit Development Site Plan was filed in my office
 on the 27th day of January, 1987, and was
 A.D. at 11:27 o'clock A.M., and was
 recorded per Reception Number 9801194

APPLICANT/OWNER: Mahe Ranch
 482 Happy Canyon Road
 Castle Rock, Colorado 80104
 [Signature] Jack A. Vickers, III

PLANNING COMMISSION
 Reviewed this 16th day of December, 1986,
 by the Planning Commission of the Town of Castle
 Rock.
 [Signature]



DC8728945

28
\$84.00

ORDINANCE NO. 87-18

AN ORDINANCE AMENDING THE
ZONING DISTRICT MAP OF
THE TOWN OF CASTLE ROCK, COLORADO
(THE MAHER RANCH P.D.)

8728945 - 10/08/87 13:07 - RETA A. CRAIN DOUGLAS CO. COLO. CLERK & RECORDER 1/ 28
B0752 - P0316 - \$84.00

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ORDINANCE NO 87-18

AN ORDINANCE AMENDING THE
ZONING DISTRICT MAP OF
THE TOWN OF CASTLE ROCK, COLORADO
(THE MAHER RANCH P.D.)

WHEREAS, the Board of Trustees of the Town of Castle Rock finds that:

- (a) A petition relating to the Maher Ranch P.D. Plan has been filed with the Town Clerk requesting an amendment to the Zoning District Map of the Town of Castle Rock, and;
- (b) Said petition has been forwarded to the Board of Trustees, and;
- (c) Public meetings and hearings, following notice duly made and published pursuant to applicable Colorado Statutes and Town of Castle Rock ordinances, have been held before the Planning and Zoning Commission of the Town of Castle Rock, and the Board of Trustees of the Town of Castle Rock, and;
- (d) The amendment sought to the said Zoning District Map complies with the stated purposes of the Planned Development Ordinance 17.60 as set forth in subsection 17.60.010 thereof.

NOW, THEREFORE, BE IT ORDAINED, BY THE BOARD OF TRUSTEES OF
THE TOWN OF CASTLE ROCK, as follows:

That the Zoning Classification of the lands, consisting of
817 acres, described in Exhibit "A", attached hereto and
made a part hereof, (hereinafter the "Land") is changed from
Zoning Classification A-1 (Agricultural) and A-2
(Agricultural) to Zoning Classification PD (Planned
Development District).

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SECTION I

GENERAL PROVISIONS

- 1.0 This ordinance constitutes an amendment to the Town of Castle Rock Zoning Ordinance, and the Zoning District Map of the Town of Castle Rock, and establishes permitted densities, uses and development standards for each tract within the Land.

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SECTION II

DEFINITIONS

2.1 Apartment Units.

Dwelling units which are not individually owned, but rented or leased to the occupants thereof.

2.2 Attached Dwelling Units.

Dwelling units which are physically connected to other dwelling units. As used herein, the term attached dwelling units shall include, but not be limited to, apartment units, condominium units and townhome units.

2.3 Community Recreational Facilities.

Indoor or outdoor structures or areas for community recreation to include, but not to be limited to, swimming pools, tennis courts, facilities for other indoor or outdoor recreational activities together with incidental restaurants, lounges, shops and personal service establishments.

2.4 Building Ground Coverage.

That portion of the ground on any building site which is covered by structures having a floor, walls and fully enclosed roof.

Building ground coverage shall not include unenclosed patios, decks or patio decks, tennis courts, surface, underground or partially underground parking areas (provided such partially underground parking areas shall not protrude more than six (6) feet above the average surrounding grade), roadways, bike paths or pedestrian ways or such other uses not meeting the above definition.

2.5 Building Height.

The vertical distance from the average finished grade (not including berming or grading for the purpose of permitting a higher building) surrounding a structure to the uppermost point of the roof structure. Chimneys, ventilators, elevator housings, skylights, solar collectors, air conditioning and heating units, antennas, architectural projections and necessary mechanical appurtenances usually constructed above roof level are not to be considered in determining building height.

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2.6 Building Setback.

The horizontal distance between a platted lot line and a building or structure. This distance does not include the projections of eaves, overhangs, fireplaces, patios, decks, fire escapes, mechanical units or similar architectural appurtenances except that no such projection shall extend beyond any lot line of the lot on which they are located. In instances where buffer areas are provided, the width or depth of any such buffer area may be subtracted from the required setback to either reduce or eliminate such setback.

2.7 Condominium Units.

Dwelling units in which individual ownership is limited to finite space (air space) within a structure. Condominium unit owners will not individually own land underneath such units. All common elements or facilities, including the land, are owned in undivided interest, in common, by individual unit owners.

2.8 Detached Dwelling Units.

Dwelling units which are not physically connected to other dwelling units. As used herein, the term detached dwelling units shall include, but not be limited to, single family units and patio homes.

2.9 Developer.

Castle Pines Land Company or its successors or assigns as Developer.

2.10 Patio Home Units.

Single family units clustered in close proximity to each other commonly, but not necessarily, utilizing zero lot lines. Common undivided ownership of elements or facilities which are located in areas other than the lots surrounding such units is permitted.

2.11 Private Open Space.

Space, suitable for landscaping, passive and/or active recreation, gardens, view protection and enhancement, and/or other appropriate uses, which is to remain in private ownership.

2.12 Public Land Dedication.

That property designated to be deeded to the Town of Castle Rock for public usage, to satisfy the land dedication requirements of the Town of Castle Rock.

2.13 Single Family Units.

Dwelling units not sharing common walls. Single family unit owners will own the land beneath such units and the land surrounding such units. Common undivided ownership of elements or facilities which are located in areas other than the lots surrounding such units is permitted.

2.14 Townhome Units.

Dwelling units which share common walls or abutting walls. Townhome unit owners will own the land beneath such units and may own land surrounding such units, provided, however, that common, undivided ownership of certain common elements or facilities is also permitted.

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SECTION III

OVERALL PROJECT STANDARDS

3.1 Parking.

Off-street parking is required for all land uses. Except as otherwise specifically provided herein, the number and size of all required parking spaces are to be in conformance with the applicable Town of Castle Rock Zoning Regulations at the time of re-zoning approval of the Preliminary Site Plan unless Developer can demonstrate, to the satisfaction of the Board of Trustees, at the time of final platting and site plan review, that provision of a lesser number of spaces or spaces of lesser size will still provide adequate off-street parking for the proposed use.

3.2 Temporary Uses.

Temporary uses are permitted as follows:

- (a) Single family, townhouse and condominium units to be utilized as models and/or sales and information offices; provided the unit so utilized is a permitted use in the use area where it is located. Further provided, that any such use shall be discontinued when all comparable dwelling units within the Planned Development have been sold or leased.
- (b) Mobile sales and information units in any residential or commercial use area provided no such mobile sales and information unit shall be erected until plans and specifications for such unit have been first submitted to the Board of Trustees for review and approval and further provided that no such unit shall be maintained in any area described in a final site plan more than 60 days after a certificate of occupancy has been issued for the first residential or commercial structure within the area being served by such unit without the express approval of the Board of Trustees.
- (c) Construction offices and material storage shall be permitted in all use areas during, and for a period of 30 days after cessation of, actual construction in those areas being served by such construction office or material storage area.

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3.3 Signage.

Signage is allowed for all land uses. Except as otherwise specifically provided herein or in subsequent design regulations for this project that may be developed and approved by the Town of Castle Rock, signage is to be in conformance with the applicable Town of Castle Rock Zoning Regulations at the time of approval of the Final Site Plan.

3.4 Residential Density Transfer.

To provide flexibility (in that this project must be responsive to changing conditions over a long planning and development period), an upper limit on density of 20 percent over the permitted density in each planning area may be permitted by the Board of Trustees at the time of and as a part of the final plat and final site plan review process; provided, however, that the total permitted residential density upon the Land shall not exceed 2,442 dwelling units.

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SECTION IV
GENERAL USE AREAS

4.1 The land shall be divided into general use areas as the same are located on "The Maher Ranch Preliminary P.D. Plan," approved contemporaneously herewith, which is incorporated by reference into this Ordinance. Said general use areas shall be of six types, as designated below. The aggregate number of acres within each type of use area and maximum number of dwelling units to be constructed in residential areas shall be as follows:

<u>LAND USE</u>	<u>ACREAGE</u>	<u>DWELLING UNITS</u>	<u>PERCENTAGE OF SITE</u>
Residential	531	2,442	64.8%
Commercial	6	-0-	0.8%
Commercial/Recreation	11	-0-	1.3%
Dedicated Open Space	225	-0-	27.6%
Right-of-Way	44	-0-	5.5%
Total	817	2,442	100.0%

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SECTION V

RESIDENTIAL USE AREAS

5.1 Permitted Uses.

- (a) Detached single-family dwellings using the Conventional Development Standards contained in Subsection 5.3.
- (b) Attached or detached single-family dwellings using the alternative development standards contained in Subsection 5.4.
- (c) Open space.
- (d) Recreation facilities.
- (e) Sewage and water facilities.
- (f) Accessory buildings and uses as provided in Section X.
- (g) Temporary contractor storage yards.
- (h) Off-street parking.
- (i) Temporary offices and Model Homes.
- (j) Open space easements, hiking trails and biking trails.
- (k) Community information centers.
- (l) Special community events.
- (m) Any other uses consistent with the purposes of this Section and compatible with the uses set forth herein. Approval subject to review by the Castle Rock Planning Director.

5.2 Uses by Special Review.

- (a) Home occupations.
- (b) Religious facilities.
- (c) Public or private schools.
- (d) Child care centers.
- (e) Temporary concrete, asphalt and mortar batching

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plants for the purposes of construction on the site or off-site project-related construction.

- (f) Wind generators.
- (g) Gas and electric substations.
- (h) Satellite dishes and any other antennae.

5.3 Conventional Development Standards.

Residential development constructed as single-family detached residential or two-family residential shall be constructed in accordance with the following development standards:

- (a) Minimum Lot Area:
 - Single-Family: 6,000 sq. ft.
 - Two-Family: 7,000 sq. ft.
- (b) Minimum Setback from Property Lines:
 - Front: 20 feet
 - Side: 5 feet
 - Rear: 15 feet

* No primary structures shall be located closer than 15 feet from another primary structure.

- (c) Maximum Building Height:
 - Flat Roof: 35 feet
 - Sloping Roof: 38 feet

5.4 Alternative Development Standards:

In order to provide the Maher Ranch P.D. with a more varied and interesting neighborhood residential pattern and flexibility in residential development and to encourage the assemblage of open space for more scenic, passive and active residential uses, alternative development standards have been formulated and are set forth below and are permitted in this zone subject to compliance with the criteria set forth below and final site plan review by the Town of Castle Rock.

5.4.1 The objectives of these alternative development standards are to:

- (a) Encourage variety in the physical development pattern of the Maher Ranch P.D.
- (b) Provide a variety in residential neighborhoods greater than would be possible through the

application throughout the entire residential community of the standards set forth in 5.3.

- (c) Encourage the use of a more creative approach to the development of land.
- (d) Encourage a more efficient, aesthetic and desirable use of open space.

5.4.2 The principles of these alternative development standards are to:

- (a) Provide that the density and building intensity of any residential lot or project proposed pursuant to these alternative development standards will conform to the provisions of this P.D. Ordinance.
- (b) Provide a variety of dwelling and building designs.
- (c) Provide standards of development and provide amenities appropriate to the densities involved in the project.
- (d) Improve the environment by requiring adequate open space areas.
- (e) Provide for variety of housing within the neighborhood pattern of the Maher Ranch P.D.
- (f) Provide for a desirable living environment which meets the needs of a variety of lifestyles.

5.5 Alternative Development Standards Criteria.

The following criteria shall be required for all projects utilizing the Alternative Development Standards.

- (a) The minimum project area shall not be less than two acres;
- (b) A minimum of 25% of the project area shall be devoted to Common areas and elements which may include, but not be limited to, landscaped areas, walkways, bikeways, swimming pools, tennis courts, play areas and other common areas but shall exclude therefrom driveways, roadways and all off-street parking facilities;
- (c) A 25' setback shall be provided adjacent to any collector road right-of-way or project area boundary;

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- (d) A 15' setback shall be provided adjacent to any local street;
- (e) A buffer zone shall be provided in any single-family attached project that is adjacent to a lower density residential use. The buffer zone must be kept free of buildings or structures and must be landscaped, screened and/or protected by natural features so that adverse effects on the surrounding use areas are eliminated. The buffer zone shall be at least 25' in width.

5.6 Standards.

- (a) Minimum project area: 2 acres
- (b) Minimum setback of residential structures from property lines; 0 feet; except streets and project area boundary (see 5.5 d & e).
- (c) Maximum building height:
 - Flat Roof: 35 feet
 - Sloping Roof: 38 feet

5.7 Alternative Development Types.

Alternative development types which may be constructed in accordance with Subsection E include Townhouses, Cluster Development, Zero Lot Line, Patio Homes and Condominiums. The following definitions and illustrations are provided below to help clarify these development types:

(a) Dwelling, Townhouse

A single-family attached dwelling in a grouping of at least three such units in which each unit has its own front and rear access to the outside, no unit is located over another unit, and each unit is separated from any other unit by one or more common fire resistant walls.

(b) Cluster

A development design technique that concentrates buildings in specific areas on the site and allowing for a reduction in lot size below minimum requirements allowing the remaining land to be used for recreation and common open space.

(c) Zero Lot Line: A situation in which either:

- i. Two adjoining structures or adjacent but separate properties share a common wall, or

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ii. A structure is built up to its property line with no easement or setback requirement.

(d) Dwelling, Patio House

A single-family dwelling on a separate lot with open space setbacks on three sides.

(e) Dwelling, Single-Family Attached

A dwelling containing more than one dwelling unit wherein each dwelling unit is structurally independent from all others as is arranged, designed and intended for occupancy by not more than one family; has no more than one kitchen and no less than one bedroom; and each unit is separated by one or more common fire resistant walls.

5.8 Special Restrictions Pertaining to the Development of Planning Area R-4

(a) Due to this area's visual prominence, this area is designated as subject to review at the time of final site plan. This review shall be concerned with the visual impact of architectural and landscape elements on the existing ridge line. In addition, prior to final site plan approval for the development of any permitted uses within such areas, additional development standards shall be set forth on the face of such final site plans based upon the following criteria:

- (i) As seen from the Silver Heights subdivision, ridge lines should remain the dominant features, with structures, grading, clearings, plantings, exterior lighting or other man-made features being subordinate to the ridge's visual prominence.
- (ii) All buildings shall be constructed of materials, colors and textures that are compatible with the natural surroundings.
- (iii) All proposed structures, the silhouettes of which would create an intrusion of the natural horizon, shall be subject to review at the time of application for final site plan review. If permitted, intrusions of the horizon shall be of such character as will be subordinate to and compliment natural site features.

(b) To provide maximum flexibility for innovative design, the development of any additional criteria for minimum building setbacks and

maximum buildings heights will be reserved until the time of final site plan review, provided that no final site plan will be presented for consideration or approved in such areas that does not contain the minimum setbacks and maximum building heights provided herein.

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SECTION VI

COMMERCIAL USE AREAS

6.1 Permitted Uses.

Permitted uses shall include, but shall not be limited to:

- (a) Community centers.
- (b) Places of public assembly, entertainment and recreation.
- (c) Public or private membership clubs and health clubs.
- (d) Service related businesses.
- (e) Professional offices.
- (f) Religious facilities.
- (g) Privateⁿ schools.
- (h) Parks and playgrounds.
- (i) Convenience stores.
- (j) Utility services.
- (k) Open space.
- (l) Accessory buildings and uses as provided for in Section X.
- (m) Temporary contractor storage yards.
- (n) Any uses consistent with the uses set forth herein. Approval subject to review by the Town of Castle Rock Planning Director.

6.2 Uses by Special Review.

- (a) Temporary concrete, asphalt and mortar batching plants for the purposes of construction on the site or off-site project-related construction.
- (b) Child care centers.
- (c) Public or private schools.
- (d) Wind generators.

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(e) Gas and electric substations.

(f) Day care centers.

(g) Satellite dishes and any other antennae.

6.3 Maximum Building Height.

Flat Roof: 35 feet

Sloping Roof: 38 feet

6.4 Site Coverage.

Maximum permitted building ground coverage is forty percent (40%) of net acreage of building site exclusive of dedicated roadways.

6.5 Minimum Setbacks.

All setbacks shall be shown on the final site plan. However, where abutting residential areas, such setbacks shall be thirty feet (30') minimum, shall include required landscaping, and shall not contain parking, accessory buildings or driveways, excepting direct access driveways.

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SECTION VII

COMMERCIAL/RECREATIONAL USE AREAS

7.1 Permitted Uses.

Permitted uses shall include, but shall not be limited to:

- (a) Open space.
- (b) Recreational facilities.
- (c) Public or private health clubs.
- (d) Restaurants and lounges.
- (e) Utility services and water storage facilities.
- (f) Any other uses consistent with the purposes of this Section and compatible with the uses set forth herein. Approval subject to review by the Town of Castle Rock Planning Director.

7.2 Uses by Special Review.

- (a) Above ground utilities.
- (b) Wind generators.
- (c) Gas and electric substations.

7.3 Development Standards.

Due to this area's visual prominence, this area is designated as subject to review at the time of final site plan. This review shall be concerned with the visual impact of architectural and landscape elements on the existing ridge line. Prior to final site plan approval for the development of buildings within such designated areas, development standards shall be set forth on the face of such final site plans based upon the following criteria:

- (a) As seen from below, ridge lines should remain the dominant feature, with structures, grading, clearings, plantings, exterior lighting or other man-made features being subordinate to the ridge's visual prominence.
- (b) All buildings shall be constructed of materials, colors and textures that are compatible with the natural surroundings.

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Development Standards (continued)

- (c) All proposed structures, the silhouettes of which would create an intrusion of the natural horizon, shall be subject to review at the time of application for final site plan review. If permitted, intrusions of the horizon shall be of such character as will be subordinate to and compliment natural site features.

To provide maximum flexibility for innovative design, the development of criteria for minimum building setbacks and maximum building heights will be reserved until the time of final site plan review, provided that no final site plan will be presented for consideration or approved in such designated areas that does not contain specific criteria for the establishment of minimum setbacks and maximum building heights.

7.4 Site Coverage

The maximum amount of the total site area (11 acres) that shall be devoted to development shall be 4 acres. The remaining 7 acres shall be utilized as open space or park areas.

7.5 Access/Timing of Development

Parcel CR-1 as depicted on the Master Plan for the Maher Ranch P.D. shall not be developed until such time as access has been approved by the Town of Castle Rock.

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SECTION VIII

COMMUNITY OPEN SPACE USE AREA

8.1 Permitted Uses.

- (a) Open space.
- (b) Parks, playgrounds and picnic areas, excluding camping and overnight parking.
- (c) Public or private membership clubs and health clubs including incidental shops, personal service establishments, restaurants and lounges.
- (d) Community centers.
- (e) Community recreational facilities.
- (f) Irrigation water storage facilities.
- (g) Bike trails and hiking trails.
- (h) Utility services.
- (i) Maintenance facilities.

8.2 Development Standards.

- (a) Allowable Building Height: 35 feet
- (b) Building Setback: as permitted in the most permissive abutting area.

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SECTION IX

PUBLIC LAND DEDICATION USE AREAS

9.1 Permitted Uses.

- (a) Open space.
- (b) Parks, playgrounds and picnic areas, excluding camping and overnight parking.
- (c) Public schools, school grounds and playing fields.
- (d) Community centers.
- (e) Community recreational facilities.
- (f) Public buildings including, but not limited to, libraries, fire and police stations.
- (g) Such other public uses, not inconsistent with the nature of surrounding use areas, as may be permitted by the Town of Castle Rock.
- (h) Irrigation water storage facilities.
- (i) Bike trails and hiking trails.
- (j) Utility services.
- (k) Maintenance facilities.

9.2 Development Standards.

- (a) Building Height: Maximum height as permitted in most permissive abutting area, with the exception of school gymnasiums which may reach 42 feet.

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SECTION X

ACCESSORY USES PERMITTED IN ALL USE AREAS

- 10.1 Uses Permitted in All Use Areas.
- (a) Underground utility and communications distribution lines, to specifically include cable television distribution trunks and lines.
 - (b) Roadways, bike paths, pedestrian and equestrian trails.
 - (c) Parking areas.
 - (d) Open spaces and lakes, to include storm water drainage detention areas.
 - (e) Fences.
 - (f) Wells and well houses, treatment facilities, water pumping stations and sewage lift stations.
- 10.2 Uses Permitted by Special Review in All Use Areas.
- (a) Electric substations and gas regulator stations.
 - (b) Wind generators.
 - (c) Satellite dishes or any other antennae.

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SECTION XI

SUBMISSION OF FINAL PLANNED UNIT DEVELOPMENT
PLANS AND/OR PLATS AND ADDITIONAL INFORMATION

- 11.1 Following the approval of this Ordinance, the owners of tracts within the above-described tract shall present final site plans for all or any portion or portions of the general use areas as are then ready for development.
- 11.2 No structural building permit will issue until a final site plan and final plat for such area has been approved by the Board of Trustees and filed for the public record.
- 11.3 In those cases where the Subdivision Regulations of the Town of Castle Rock require approval of a final plat by the Board of Trustees prior to sale or transfer of lands, a sale or transfer of a portion or portions of the Land is permitted without prior approval of a final site plan if the deed or other document evidencing the sale or transfer contains the following language:

No building permit will issue for the erection of any structural improvement in any area described herein for which a final site plan has not been approved by the Board of Trustees of the Town of Castle Rock.

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B0752 - P0340 - \$84.00

SECTION XII

TRANSITIONAL USE

- 12.1 After approval of the Preliminary P.U.D. Plan incorporated herein by reference, any portion or portions of the land which has not been included in a final site plan may be used for agricultural purposes until approval of a final site plan for the area or areas in question. Agricultural uses, for purposes of this section, shall mean farming, ranching, gardening, buildings and out-building pertaining thereto. It shall not be deemed to include commercial feed yards, commercial poultry or pig farms, fur farms or kennels.
- 12.2 Any activity permitted by this section shall be considered to be a valid pre-existing non-conforming use within the area described above until a Final Site Plan for such area or areas has been approved; provided however, the Board of Trustees reserves the right to prohibit or enjoin such agricultural use in areas for which no final site plan has been submitted if the Board determines that due to the proximity of such uses to developed areas a danger exists to the health, safety or welfare of the residents of such developed areas.
- 12.3 Such transitional use areas shall be closed to vehicular traffic and off-road recreational motor biking, excepting agricultural vehicles and implements, emergency vehicles, vehicles engaged in utility and other maintenance work, and designees of the master developer and/or Town.

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B0752 - P0341 - \$84

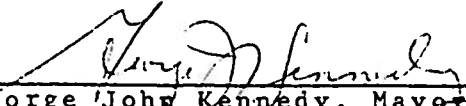
SECTION XIII

SEVERABILITY OF PROVISIONS

13.1 In the event that any provision hereof shall be determined to be illegal or void by the final order of any court of competent jurisdiction, the remaining provisions shall remain in full force and effect.

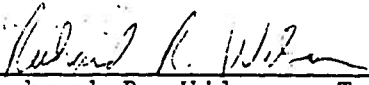
8728945 - 10/08/87 13:07 - RETA A. CRAIN DOUGLAS CO. COLO. CLERK & RECORDER
B0752 - P0342 - \$84.00 - 27/ 28

Passed and adopted this 29th day of January,
1987, by a vote of the Board of Trustees of the Town of
Castle Rock, Colorado of 6 for and 0 against.



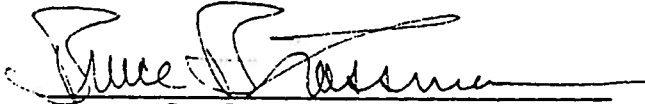
George John Kennedy, Mayor
Town of Castle Rock

ATTEST:



Richard R. Wilson, Town Clerk

Approved as to form:



Bruce B. Lassman,
Town Attorney

Publication Date: February 14, 1987

~~Approved for Board Action:~~

~~Don Cooper,~~
~~Town Administrator~~

8728945 - 10/08/87 13:07 - RETA A. CRAIN DOUGLAS CO. COLO. CLERK & RECORDER
52 - P0343 - \$84.00