

THE EL PASO COUNTY ADVERTISER AND NEWS,
FOUNTAIN, COLORADO 80817
STATE OF COLORADO

SS.

COUNTY OF EL PASO

I, Karin B. Hill, do solemnly swear that I am Managing Editor of the El Paso County Advertiser and News, that the same is a weekly newspaper printed, in whole or in part, and published in the County of El Paso, state of Colorado, and has a general circulation therein; that said newspaper has been published continuously and uninterruptedly in said county of El Paso for a period of more than 52 weeks next prior to the first publication of the annexed notice and that said newspaper is a weekly newspaper duly qualified for publishing legal notices and advertisements within the meaning of the laws of the State of Colorado.

That copies of each number of said paper in which said notice and list were published were delivered by carriers or transmitted by mail to each of the subscribers of said paper for a period of 1 consecutive insertions, once each week, and on the same day of each week; and that first publication of said notice was in the issue of said newspaper dated August 10 A.D. 2022 and that the last publication of said notice was in the issue of said newspaper dated August 10 A.D. 2022.

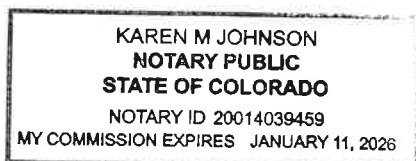
Karin B. Hill

Karin B. Hill
Managing Editor

Subscribed and sworn to before me, a notary public in and for the County of El Paso, State of Colorado, this 10th day of August A.D. 2022.

Karen M. Johnson

Karen M. Johnson
Notary Public
My Commission Expires January 11, 2026



SPECIAL DISTRICT SERVICE PLAN
MEADOW LAKE METROPOLITAN DISTRICT NOS. 1-3

NOTICE IS HEREBY GIVEN that on September 6, 2022 Board of County Commissioners' hearing, which is to set the special district hearing date to hear the requested Special District before the Board of County Commissioners, on September 27, 2022 beginning at 1:00 P.M. both Board of County Commissioners' hearings are located in the Centennial Hall Auditorium 200 S. Cascade Avenue, Colorado Springs, Colorado, or at such other time and place as this hearing may be adjourned to, a public hearing will be held by the Board of County Commissioners of the County of El Paso, State of Colorado. Such text may be examined at the public office of the Planning and Community Development Department, 2880 International Circle, Colorado Springs, Colorado 80910, and/or the Board of County Commissioners Office, Centennial Hall 200 S. Cascade, Colorado Springs, Colorado, 80903 and on line at the following web address: <https://apcdcityplanreview.com>

A request by Meadow Lake Developments LLC, and Kevin O'Neil for approval of a Colorado Revised Statutes Title 32 Special District service plan for the Meadow Lake Metropolitan District Nos. 1-3. The 254.7-acre area included within the request is zoned PUD (Planned Unit Development), and is located at the northwest corner of the Curtis Road and Falcon Highway intersection, south of Judge Orr Road, and is within Section 9, Township 13 South, Range 64 West of the 6th P.M. The proposed service plan includes the following: a maximum debt authorization of \$95 million, a debt service mill levy of 50 mills for commercial, a debt service mill levy of 5 mills for special purpose, and an operations and maintenance mill levy of 10 mills, for a total maximum combined residential mill levy of 65 mills. The statutory purposes of the district include the provision of the following: 1) street improvements and safety protection, 2) design, construction, and maintenance of drainage facilities, 3) design, land acquisition, construction, and maintenance of recreation facilities, 4) mosquito control, 5) design, acquisition, construction, installation, and operation and maintenance of television relay and translation facilities, 6) covenant enforcement, and 7) design, construction, and maintenance of public water and sanitation systems. (Parcel Nos. 43000-00-548, 43000-00-551, 43000-00-552, & 43000-00-553) (Commissioner District No. 2) (Karl Parsons, Senior Planner)

Dated at Colorado Springs, Colorado, this 6th day of September 2022, Actual Hearing Date 27th day of September 2022.

THE BOARD OF COUNTY COMMISSIONERS OF
EL PASO COUNTY, COLORADO

BY SI Chair

LEGAL DESCRIPTIONS

OVERALL INITIAL INCLUSION AREA:

Description:

A tract of land in the East Half of Section 9, Township 13 South, Range 64 West of the Sixth Principal Meridian, El Paso County, Colorado described as follows:

Beginning at the Southeast Corner of the Southeast Quarter of said Section 9; thence S 89°32'02" W 1591.78 feet along the South Line of the Southeast Quarter of said Section 9; thence N 32°39'44" W 373.95 feet; thence N 20°07'48" W 2441.45 feet to the West Line of the East Half of said Section 9; thence N 00°10'35" E 1856.84 feet along the West Line of the East Half of said Section 9; thence N 82°12'06" E 2369.67 feet; thence N 07°45'48" W 400.00 feet; thence N 88°06'51" E 343.54 feet to the East Line of said Section 9; thence S 00°06'00" W 5180.19 feet to the point of beginning, containing 254.7 acres.

Subject to easements and restrictions of record.

DISTRICT NO. 1

Description:

A tract of land in the East Half of Section 9, Township 13 South, Range 64 West of the Sixth Principal Meridian, El Paso County, Colorado described as follows:

Beginning at a point that is S 00°06'00" W 93.65 feet from the Northeast Corner of the Northeast Quarter of said Section 9; thence S 00°06'00" W 368.10 feet along the East Line of said Section 9; thence S 82°12'06" W 291.37 feet; thence N 07°45'48" W 400.00 feet; thence N 88°06'51" E 343.54 feet to the point of beginning, containing 2.8 acres.

Subject to easements and restrictions of record.

A tract of land in the East Half of Section 9, Township 13 South, Range 64 West of the Sixth Principal Meridian, El Paso County, Colorado described as follows:

Beginning at a point that is S 89°32'02" W 1435.15 feet from the Southeast Corner of the Southeast Quarter of said Section 9; thence S 89°32'02" W 156.63 feet along the South Line of the Southeast Quarter of said Section 9; thence N 32°39'44" W 373.95 feet; thence N 20°07'48" W 2441.45 feet to the West Line of the East Half of said Section 9; thence N 00°10'35" E 1856.84 feet along the West Line of the East Half of said Section 9; thence N 82°12'06" E 2369.67 feet to the East Line of said Section 9; thence S 00°06'00" W 3468.40 feet along the East Line of said Section 9; thence S 89°17'36" W 622.94 feet; thence S 00°29'28" W 680.20 feet; thence S 89°04'41" W 811.16 feet; thence S 00°11'42" E 646.45 feet to the point of beginning, containing 221.0 acres.

Subject to easements and restrictions of record.

DISTRICT NO. 3

Description:

A tract of land in the East Half of Section 9, Township 13 South, Range 64 West of the Sixth Principal Meridian, El Paso County, Colorado described as follows:

Beginning at the Southeast Corner of the Southeast Quarter of said Section 9; thence S 89°32'02" W 1435.15 feet along the South Line of the Southeast Quarter of said Section 9; thence N 00°11'42" W 646.45 feet; thence N 89°04'41" E 811.16 feet; thence N 00°29'28" E 680.20 feet; thence N 88°17'36" E 622.94 feet to the East Line of said Section 9; thence S 00°06'00" W 1315.68 feet to the point of beginning, containing 31.0 acres.

Subject to easements and restrictions of record.

