

**DOUGLAS COUNTY SCHOOL DISTRICT RE-1  
Resolution Regarding Sale of Dedicated School Sites**

WHEREAS, the Board of County Commissioners (the “BOCC”) of Douglas County (the “County”) owns two parcels of real property located in Douglas County as more particularly described in Exhibit A, attached hereto and incorporated by reference in this Resolution (the “County-Held Sites”), which were dedicated to the County for School District use in accordance with the County Subdivision Resolution; and

WHEREAS, the Board of Education (the “Board”) of the Douglas County School District (the “District”) owns real property adjacent to one of the County-Held Sites more particularly described in Exhibit A (the “District Site” and, together with the County-Held Sites, the “Dedicated School Sites”); and

WHEREAS, at the BOCC’s request, the Board of Education (the “Board”) of the Douglas County-Held School District (the “District”) declared the County-Held Sites to be surplus property and initiated efforts to market and sell the County-Held Sites for development at their appraised fair market value; and

WHEREAS, the County now desires to acquire the Dedicated School Sites for park purposes and submitted letters of intent to the District proposing to purchase the Dedicated School Sites for a significantly discounted price; and

WHEREAS, as stewards of taxpayer dollars, the Board supports repurposing the Dedicated School Sites for park purposes to benefit the residents of Douglas County in exchange for adequate consideration; and

WHEREAS, at this meeting, District staff have presented the Board with letters of intent (“LOIs”) for the sale of the Dedicated School Sites to the County; and

WHEREAS, the Board desires to approve the LOIs for submission to the BOCC and, subject to the BOCC’s acceptance of the LOIs, desires to authorize the Superintendent to convey the Dedicated School Sites for a total purchase price of \$1,230,833.00, in accordance with the terms of the LOIs.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF EDUCATION OF DOUGLAS COUNTY SCHOOL DISTRICT RE-1:

**Section 1. Approval of LOI.** That the Board hereby approves the LOIs in substantially the form presented and authorizes and directs the Board President or the Superintendent to sign the LOIs and to execute all other agreements instruments, and documents required in connection therewith, including but not limited to a purchase and sale agreement, and to take all other action on behalf of the School District as may be deemed necessary to give effect to the conveyance of the Dedicated School Sites.

**Section 2. Authorization to Perform Other Acts; Ratification.** That the Superintendent is hereby authorized to execute and deliver for and on behalf of the Board any and all additional certificates, documents and other papers and authorized to perform all other acts that he may deem

necessary or appropriate in order to implement and carry out the matters authorized by this Resolution. All actions heretofore taken by the Board, its officers, and agents, that were not inconsistent with the provisions of this Resolution are hereby ratified, approved and confirmed.

**Section 3. Severability.** If any section, paragraph, clause or provision of this Resolution shall for any reason be held to be invalid or unenforceable, the invalidity or unenforceability of such section, paragraph, clause or provision shall not affect any of the remaining provisions of this Resolution.

**Section 4. Repealer of Measures.** All acts, orders, resolutions or parts thereof, in conflict with this Resolution or with any of the documents hereby approved, are hereby repealed only to the extent of such conflict. This repealer shall not be construed as reviving any resolution, or part thereof heretofore repealed.

**Section 5. Effectiveness.** This Resolution shall take effect immediately upon its passage.

PASSED AND ADOPTED this 9<sup>th</sup> day of November, 2021.

DOUGLAS COUNTY SCHOOL DISTRICT  
RE-1

*David Ray*

By \_\_\_\_\_  
David Ray, President



By *Susan Meek*  
Susan Meek, Secretary

EXHIBIT A  
Dedicated School Site Legal Descriptions

**County-Held Sites**

**Sweetwater Park – Assessor Parcel #R0210278:**

Tract E, ACRES GREEN FILING NO. 6, County of Douglas, State of Colorado

**Toepfer Park 2 – Assessor Parcel #R0406485 - Legal description is:**

Lot 1, Highlands Ranch Filing 130-A,

County of Douglas,

State of Colorado,

According to the recorded plat thereof,

EXCEPT that portion conveyed by Deed to Douglas County School District RE-1 recorded April 18, 1997, in Book 1424 at Page 226, as corrected by Correction Deed recorded September 23, 1997 at Reception No. 9753206

**District Site**

**Toepfer Park 1 – Assessor Parcel #R0406482**

Lot 1, Highlands Ranch Filing 130-A,

County of Douglas, State of Colorado

4884-1198-0034, v. 2