

RESOLUTION OF THE BOARD OF DIRECTORS
OF THE CARBON VALLEY PARKS AND RECREATION DISTRICT
FOR THE INCLUSION OF PRIOR CHANGE IN ELIGIBILITY OF PROPERTY INTO THE
DISTRICT

RESOLUTION 2026 – 1

By the Board of Directors of the Carbon Valley Parks and Recreation District Concerning Inclusion of Eligible Property into the District.

WHEREAS, the District currently provides recreational services within its boundaries, for the benefit of its residents and property owners located in Weld County, State of Colorado; and

WHEREAS, pursuant to C.R.S. § 32-1-307(2), “If the use or zoning of any tract of land of forty acres or more lying within the boundaries of any park and recreation district or any metropolitan district providing parks or recreational facilities and programs organized under the provisions of this part 3 has been or is changed from agricultural use or zoning to any other use or zoning designation, such lands and the personal property thereon shall no longer be excluded from said district and shall be subject to all obligations, liens, or charges of such district on and after January 1 of the year following such change in use or zoning;” and

WHEREAS, the Carbon Valley Parks and Recreation District received notice from the Weld County assessor that the eligibility of certain real property (hereinafter, the “Property”), described in **Exhibit A** attached hereto and incorporated herein by this reference was changed from agricultural to another designation; and

WHEREAS, the Carbon Valley Parks and Recreation District mailed a notice of such inclusion action to all owners of the Property at the address shown for such owner in the records of the county assessor's office as shown in the Affidavit of Publication attached hereto as **Exhibit B** and incorporated herein by this reference; and

WHEREAS, District published notice on January 8, 2026 of a public hearing concerning the inclusion initiated by Weld County; and

WHEREAS, the Carbon Valley Parks and Recreation District Board of Directors has reviewed the notice from the Weld County assessor of the Property described in **Exhibit A** changed from agricultural to another designation and the Affidavit of Publication and

WHEREAS, a public hearing was held on January 21, 2026, concerning the inclusion matter; and

WHEREAS, the Carbon Valley Parks and Recreation District Board of Directors authorizes a petition of the appropriate district court for an order including the Property within the District

NOW, THEREFORE, BE IT RESOLVED AS FOLLOWS:

1. The Carbon Valley Parks and Recreation District Board of Directors concludes that the Property as described in the attachment hereto shall be included in the District pursuant to C.R.S. § 32-1-307(2) and shall be subject to all obligations, liens, or charges of the District on and after January 1, 2026; and

2. The Carbon Valley Parks and Recreation District Board of Directors hereby accepts and adopts by this resolution, effective immediately, to include the Property into the Carbon Valley Parks and Recreation District boundaries.

The foregoing is a true copy of a resolution duly adopted by the Board of Directors of the Carbon Valley Park and Recreation District by vote at a public meeting on the 21st day of January 2026.

BY ORDER OF THE BOARD OF DIRECTORS OF THE
CARBON VALLEY PARKS AND RECREATION DISTRICT

By: /s/ _____
President, Samantha Meiring

ATTEST:

Secretary, Tina Martin



For Immediate Release

Exhibit A

Date: December 30, 2025

Contact: Bryan Hostetler

Phone 303-833-3660 ext. 104

Email bhostetler@cvprd.com

**Notice of Public Hearing on Petition for Inclusion
of Real Property into Recreation District**

Frederick, Colorado - PLEASE TAKE NOTICE that at 6:30 PM on January 21, 2026 the Board of Directors of the CARBON VALLEY PARKS AND RECREATION DISTRICT will hold a public hearing to consider a Petition of Inclusion by BAREFOOT LAKES and LG EVERIST INC and APRIL THORPE to be included into the Carbon Valley Parks and Recreation District's boundaries with the following legal description of real property:

LEGAL DESCRIPTION –

BAREFOOT LAKES

ACCOUNT NO. R8993257 PARCEL NO. 120725323001 Lot 1 BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8993258 PARCEL NO. 120725323002 Lot 2 BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7288

ACCOUNT NO. R8993259 PARCEL NO. 120725323004 Lot 4 BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8993260 PARCEL NO. 120725323006 Lot 6 BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8993261 PARCEL NO. 120725323009 TRACT A BAREFOOT LAKES FG NO. 7E BAREFOOT LLC 6465 GREENWOOD PLAZA BLVD STE 700 CENTENNIAL CO 90111-7103

ACCOUNT NO. R8993262 PARCEL NO. 120725323010 TRACT B BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8993263 PARCEL NO. 120725423003 Lot 3 BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228



ACCOUNT NO. R8993264 PARCEL NO. 120725423005 Lot 5 BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8993265 PARCEL NO. 120725423007 Lot 7 BAREFOOT LAKES FG NO. 7E EXC PT LYG S LINE DESC AS COMM SE COR SEC 25 TH S88D30W 2634.07 TO S4 COR TH S88D58W 1304.21 TPOB TH 436.18 ALG CRV L (R=1500 RADIAL=N01D01W) TH N72D18E 936.85 TH 260.42 ALG CRV R (R=1100 DELTA=13D33) TH N85D52E 101.87 TH 232.45 ALG CRV R (R=400 DELTA=33D17) TH S60D49E 194.84 TH 856.25 ALG CRV L (R=1600 DELTA=30D39) TPOB BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8993266 PARCEL NO. 120725423008 PT Lot 7 BAREFOOT LAKES FG NO. 7E LYG S LINE DESC AS COMM SE COR SEC 25 TH S88D30W 2634.07 TO S4 COR TH S88D58W 1304.21 TPOB TH 436.18 ALG CRV L (R=1500 RADIAL=N01D01W) TH N72D18E 936.85 TH 260.42 ALG CRV R (R=1100 DELTA=13D33) TH N85D52E 101.87 TH 232.45 ALG CRV R (R=400 DELTA=33D17) TH S60D49E 194.84 TH 856.25 ALG CRV L (R=1600 DELTA=30D39) TPOB BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8993267 PARCEL NO. 120725423011 TRACT C BAREFOOT LAKES FG NO. 7E BAREFOOT LLC 6465 GREENWOOD PLAZA BLVD STE 700 CENTENNIAL CO 80111-7103

ACCOUNT NO. R8993268 PARCEL NO. 120725423012 TRACT D BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8993269 PARCEL NO. 120725423013 TRACT E BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8993270 PARCEL NO. 120725423014 TRACT F BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8993271 PARCEL NO. 120725423015 TRACT G BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8993272 PARCEL NO. 120725423016 TRACT H BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8993273 PARCEL NO. 120725423017 TRACT I BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CAC 92626-7228



LG EVERIST INC

***ACCOUNT NO. R8993799 PARCEL NO. 131106202002 Lot 2 Block 1 BROOKS FARM 2ND MINOR LG
EVERIST INC 350 S MAIN AVE STE 400 SIOUX FALLS SD 57104-6312***

THORPE, APRIL L

***ACCOUNT NO. R8992120 PARCEL NO. 146916400010 PT N2SE4 16-1-67 BEG NW COR SE4 TH N89D33E
2626.65 S00D27E 655.86 S89D33W 2626.50 N00D28W 655.96 TPOB THORPE APRIL L 3403 COUNTY
ROAD 19 FORT LUPTON CO 80621-8431***

Copies of the Petition and the legal description of the property is subject to the above-mentioned inclusion may be obtained from Bryan Hostetler, 151 Grant Avenue, Firestone, Colorado, 80520.

The public hearing will be held at the Carbon Valley Parks and Recreation District Community Center located at 151 Grant Avenue, Firestone, CO, 80520, January 21 2026 at 6:30 PM. Questions prior to the public meeting should be directed to Bryan Hostetler, Deputy Director, (303) 833-3660 Ext. 104.

All interested persons, municipalities or counties that may be able to provide service to the real property, shall appear at the public hearing and show cause, in writing, why the Board of Directors of the Carbon Valley Parks and Recreation District should/should not adopt a final resolution and order approving the inclusion of the above-identified real property. The Board of Directors may continue the public hearing to a subsequent meeting. The failure of any person within the Carbon Valley Parks and Recreation District to file a written objection shall be taken as an assent on his or her part to the inclusion of the property.

Dean Rummel, Executive Director

Carbon Valley Parks and Recreation District

For more information or to view Petitions for Inclusion, please contact Bryan Hostetler at bhostetler@cvprd.com.

Colorado Trust for Local News
143 S. Second Place
Brighton, CO 80601

Exhibit B

Carbon Valley Park & Rec District**
701 5th Street
Frederick CO 80530

AFFIDAVIT OF PUBLICATION

State of Colorado }
County of Weld } ss

This Affidavit of Publication for the Fort Lupton Press, a weekly newspaper, printed and published for the County of Weld, State of Colorado, hereby certifies that the attached legal notice was published in said newspaper once in each week, for 1 successive week(s), the last of which publication was made 1/8/2026, and that copies of each number of said paper in which said Public Notice was published were delivered by carriers or transmitted by mail to each of the subscribers of said paper, according to their accustomed mode of business in this office.



For the Fort Lupton Press

State of Colorado }
County of Arapahoe } ss

The above Affidavit and Certificate of Publication was subscribed and sworn to before me by the above named Erin Adams, director of said newspaper, who is personally known to me to be the identical person in the above certificate on 1/8/2026. Erin Adams has verified to me that she has adopted an electronic signature to function as her signature on this document.

20134029363-217370

Jean Schaffer
Notary Public
My commission ends January 16, 2028

JEAN SCHAFFER
NOTARY PUBLIC - STATE OF COLORADO
NOTARY ID 20134029363
MY COMMISSION EXPIRES JAN 16, 2028

Public Notice
Notice of Public Hearing on
Petition for Inclusion
of Real Property into Recreation District

Frederick, Colorado - PLEASE TAKE NOTICE that at 8:30 AM on January 21, 2026 the Board of Directors of the CARBON VALLEY PARKS AND RECREATION DISTRICT will hold a public hearing to consider a petition of inclusion by BAREFOOT LAKES and LG EVERETT INC and APRI, INC to be included into the Carbon Valley Parks and Recreation District's boundaries with the following legal description of real property:

LEGAL DESCRIPTION -
BAREFOOT LAKES

ACCOUNT NO. R8992327 PARCEL NO. 120725423091 Lot 1 BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8992328 PARCEL NO. 120725423092 Lot 2 BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8992329 PARCEL NO. 120725423094 Lot 4 BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8992328 PARCEL NO. 120725423098 Lot 8 BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8992321 PARCEL NO. 120725423009 TRACT A BAREFOOT LAKES FG NO. 7E BAREFOOT LLC 6485 CENTERMEAL CO 90111-7103

ACCOUNT NO. R8992322 PARCEL NO. 120725423010 TRACT B BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8992323 PARCEL NO. 120725423003 Lot 3 BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8992324 PARCEL NO. 120725423005 Lot 5 BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8992325 PARCEL NO. 120725423007 Lot 7 BAREFOOT LAKES FG NO. 7E EXC PT LYG S LINE DECG AB COMB SE COR SEC 25 TH 384200W 2634.07 TO S4 COR TH 384200W 1304.21 TPOB TH 436.18 ALG CRV L (R#1500 RADIAL-N81D01W) TH N72D18E 338.58 TH 260.42 ALG CRV R (R#1100 DELTA=13233) TH N65D52E 101.87 TH 232.45 ALG CRV R (R#400 DELTA=31017) TH 84049E 154.84 TH 88.23 ALG CRV L (R#1600 DELTA=30209) TPOB BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8992326 PARCEL NO. 120725423008 PT Lot 7 BAREFOOT LAKES FG NO. 7E LYC S LINE DECG AB COMB SE COR SEC 25 TH 384200W 2634.07 TO S4 COR TH 384200W 1304.21 TPOB TH 436.18 ALG CRV L (R#1500 RADIAL-N81D01W) TH N72D18E 338.58 TH 260.42 ALG CRV R (R#1100 DELTA=13233) TH N65D52E 101.87 TH 232.45 ALG CRV R (R#400 DELTA=31017) TH 84049E 154.84 TH 88.23 ALG CRV L (R#1600 DELTA=30209) TPOB BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8992328 PARCEL NO. 120725423012 TRACT D BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8992329 PARCEL NO. 120725423013 TRACT E BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8992327 PARCEL NO. 120725423014 TRACT F BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8992327 PARCEL NO. 120725423015 TRACT G BAREFOOT LAKES FG NO. 7E BTR BAREFOOT LAKES OWNER LLC C/O BROOKFIELD RESIDENTIAL PROPERTIES 3200 PARK CENTER DR STE 1000 COSTA MESA CA 92626-7228

ACCOUNT NO. R8992327 PARCEL NO. 120725423017 TRACT I BAREFOOT