

**PALMER LAKE, COLORADO**  
**ORDINANCE NO. 13 OF 2018**

AN ORDINANCE OF THE BOARD OF TRUSTEES OF THE TOWN OF PALMER LAKE APPROVING THE CONVEYANCE OF PROPERTY GENERALLY KNOWN AS LOT 1, REED REPLAT NO. 1 TO TIMBERWOOD INVESTMENTS, LLC

WHEREAS, THE TOWN OF PALMER LAKE IS A COLORADO MUNICIPAL CORPORATION AUTHORIZED BY STATE LAW, SECTION 31-15-713(1)(b) C.R.S., TO SELL OR DISPOSE OF REAL ESTATE HELD FOR OTHER THAN GOVERNMENTAL PURPOSES BY ORDINANCE; AND

WHEREAS, THE TOWN OF PALMER LAKE OWNS REAL PROPERTY ADJACENT TO COUNTY LINE ROAD THAT IS DESCRIBED AS LOT 1, REED REPLAT NO. 1, EL PASO COUNTY, STATE OF COLORADO (THE "PROPERTY"); AND

WHEREAS, THE TOWN RECEIVED AN UNSOLICITED OFFER TO PURCHASE THE PROPERTY FROM TIMBERWOOD INVESTMENTS, LLC ("BUYER") FOR \$225,000.00; AND

WHEREAS, THE TOWN DOES NOT HOLD OR USE THE PROPERTY FOR ANY SPECIFIC GOVERNMENTAL PURPOSE; AND

WHEREAS, THE TOWN BOARD, BY MOTION, AUTHORIZED THE MAYOR TO EXECUTE THE CONTRACT TO BUY AND SELL REAL ESTATE (LAND) CONCERNING THE CONVEYANCE OF THE PROPERTY TO BUYER (THE "CONTRACT"); AND

WHEREAS, UPON COMPLETION OF DUE DILIGENCE BY THE BUYER AND OTHER OBLIGATIONS OF THE PARTIES UNDER THE CONTRACT, THE TOWN BOARD DESIRES TO THE CONVEY THE PROPERTY TO BUYER AND AUTHORIZE THE MAYOR TO EXECUTE ALL DOCUMENTS NECESSARY TO COMPLETE THAT CONVEYANCE.

NOW THEREFORE, BE IT ORDAINED BY THE BOARD OF TRUSTEES OF THE TOWN OF PALMER LAKE, COLORADO:

**Section 1.** The Town Board hereby finds that the Property is nonessential to municipal purposes and not used for any other governmental purposes and may be conveyed by ordinance.


**Section 2.** The Town Board hereby approves the conveyance of the Property to Buyer and authorizes the Mayor, in consultation with the Town Administrator and Town Attorney, to execute a deed and any other documents required to complete that conveyance.

**Section 3. Severability.** It is hereby declared to be the intention of the Board of Trustees of the Town of Palmer Lake, Colorado that the sentences, clauses and phrases of this ordinance are severable, and if any sentence, clause or phrase of this ordinance be declared unconstitutional or invalid by the valid judgment or decree of Court of competent jurisdiction, such unconstitutionality or invalidity shall not affect any of the remaining sentences, clauses or phrases of this ordinance since the same would have been enacted by the Board of Trustees without the incorporation of any unconstitutional or invalid sentence, clause or phrase.


**Section 4. Publication and Effective Date.** The Town Clerk shall certify to the passage of this ordinance and cause notice of its contents and passage to be published by title only and posted in full on the Town official web site. This ordinance shall become effective thirty (30) days after the date of publication.

PASSED AND ADOPTED THIS 23 DAY OF August, 2018 BY A VOTE OF 7 FOR AND 8 AGAINST.

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\_\_\_\_\_  
JOHN CRESSMAN, MAYOR

ATTEST:

  
\_\_\_\_\_  
VERLA BRUNER, TOWN CLERK

I hereby certify that the above Ordinance was adopted by the Board of Trustees of the Town of Palmer Lake at its meeting of August 23, 2018, and ordered published by title only by Frontier newspaper on Sept 8, 2018, 2018 and published in full on the Town's official web site.

  
\_\_\_\_\_  
Verla Bruner, Town Clerk

# AFFIDAVIT OF PUBLICATION

STATE OF COLORADO  
COUNTY OF El Paso

Public Notice  
AN ORDINANCE OF THE BOARD OF TRUSTEES  
OF THE TOWN OF PALMER LAKE APPROVING  
THE CONVEYANCE OF PROPERTY GENERAL-  
LY KNOWN AS LOT 1, REED REPLAT NO. 1 TO  
TIMBERWOOD INVESTMENTS, LLC  
Published in the CS Gazette September 8,  
2018

I, Kelly Perkins, being first duly sworn, deposes and says that she is the Legal Sales Representative of The Colorado Springs Gazette, LLC., a corporation, the publishers of a daily/weekly public newspapers, which is printed and published daily/weekly in whole at the city of Colorado Springs in the County of El Paso, and the State of Colorado, and which is called Colorado Springs Gazette; that a notice of which the annexed is an exact copy, cut from said newspaper, was published in the regular and entire editions of said newspaper 1 time(s) to wit 09/08/2018

That said newspaper has been published continuously and uninterruptedly in said County of El Paso for a period of at least six consecutive months next prior to the first issue thereof containing this notice; that said newspaper has a general circulation and that it has been admitted to the United States mails as second-class matter under the provisions of the Act of March 3, 1879 and any amendment thereof, and is a newspaper duly qualified for the printing of legal notices and advertisement within the meaning of the laws of the State of Colorado.



Kelly Perkins  
Sales Center Agent

Subscribed and sworn to me this 09/13/2018, at said City of Colorado Springs, El Paso County, Colorado.  
My commission expires March 30, 2022.



Sandra King  
Notary Public  
The Gazette

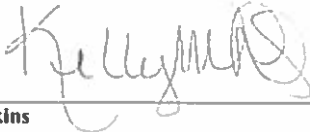
SANDRA KING  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20184014369  
MY COMMISSION EXPIRES MARCH 30, 2022

# AFFIDAVIT OF PUBLICATION

STATE OF COLORADO  
COUNTY OF El Paso

I, Kelly Perkins, being first duly sworn, deposes and says that she is the Legal Sales Representative of The Colorado Springs Gazette, LLC., a corporation, the publishers of a daily/weekly public newspapers, which is printed and published daily/weekly in whole at the city of Colorado Springs in the County of El Paso, and the State of Colorado, and which is called Colorado Springs Gazette; that a notice of which the annexed is an exact copy, cut from said newspaper, was published in the regular and entire editions of said newspaper 1 time(s) to wit 08/15/2018

That said newspaper has been published continuously and uninterruptedly in said County of El Paso for a period of at least six consecutive months next prior to the first issue thereof containing this notice; that said newspaper has a general circulation and that it has been admitted to the United States mails as second-class matter under the provisions of the Act of March 3, 1879 and any amendment thereof, and is a newspaper duly qualified for the printing of legal notices and advertisement within the meaning of the laws of the State of Colorado.



Kelly Perkins  
Sales Center Agent

Subscribed and sworn to me this 08/15/2018, at said City of Colorado Springs, El Paso County, Colorado.  
My commission expires March 30, 2022.



Sandra King  
Notary Public  
The Gazette

**SANDRA KING  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20184014369  
MY COMMISSION EXPIRES MARCH 30, 2022**

**TOWN OF PALMER LAKE  
NOTICE OF INITIATED MEASURE**  
Ordinance 14 of 2018 to allow and regulate the sale of retail marijuana within the Town of Palmer Lake has been initiated pursuant to the statutory initiative process and, on August 9, 2018, the Board of Trustees referred such ordinance to the voters at a special Town election to be held as part of the statewide general election on November 6, 2018. The title of Ordinance 14 of 2018 is as follows: An Ordinance Concerning the Regulation of Marijuana Establishments in the Town of Palmer Lake. A full copy of proposed Ordinance 14 of 2018 is available at the Town of Palmer Lake Town Hall and on the Town's web site at townofpalmerlake.com  
Published in the CS Gazette August 15, 2018

# AFFIDAVIT OF PUBLICATION

STATE OF COLORADO  
COUNTY OF El Paso

<p>PALMER LAKE, COLORADO</p> <p>ORDINANCE NO. 12 OF 2018</p> <p>AN ORDINANCE OF THE BOARD OF TRUSTEES OF THE TOWN OF PALMER LAKE CONCERNING PROTECTION OF THE WATER SYSTEM BY PROHIBITING THE ENTRY OF ANIMALS, INCLUDING DOGS, AND SETTING AND IMPOSING THE PENALTY FOR VIOLATIONS THEREOF, AND DECLARING AN EMERGENCY</p> <p>Published in the CS Gazette July 28, 2018</p>
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I, Kelly Perkins, being first duly sworn, deposes and says that she is the Legal Sales Representative of The Colorado Springs Gazette, LLC., a corporation, the publishers of a daily/weekly public newspapers, which is printed and published daily/weekly in whole at the city of Colorado Springs in the County of El Paso, and the State of Colorado, and which is called Colorado Springs Gazette; that a notice of which the annexed is an exact copy, cut from said newspaper, was published in the regular and entire editions of said newspaper 1 time(s) to wit 07/28/2018

That said newspaper has been published continuously and uninterruptedly in said County of El Paso for a period of at least six consecutive months next prior to the first issue thereof containing this notice; that said newspaper has a general circulation and that it has been admitted to the United States mails as second-class matter under the provisions of the Act of March 3, 1879 and any amendment thereof, and is a newspaper duly qualified for the printing of legal notices and advertisement within the meaning of the laws of the State of Colorado.



Kelly Perkins  
Sales Center Agent

Subscribed and sworn to me this 07/30/2018, at said City of Colorado Springs, El Paso County, Colorado.  
My commission expires March 30, 2022.



Sandra King  
Notary Public  
The Gazette

<p>SANDRA KING NOTARY PUBLIC STATE OF COLORADO NOTARY ID 20184014369 MY COMMISSION EXPIRES MARCH 30, 2022</p>
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