



**SOUTH METRO FIRE RESCUE**  
**Special Board of Directors' Meeting**  
**December 28, 2020**  
**9195 East Mineral Avenue, Centennial, CO**

**I. SPECIAL BOARD MEETING – 10:00 A.M. – West Conference Room**

**Please join the meeting through  
your computer or mobile app  
[Click here to join the meeting](#)  
Or call in (audio only)**

[+1 720-738-1431](tel:+17207381431), [2731016#](tel:+17207381431) United States, Denver  
Phone Conference ID: 273 101 6#  
[Find a local number](#) | [Reset PIN](#)

**A. MEETING CALL TO ORDER**

**B. PLEDGE OF ALLEGIANCE**

**C. ROLL CALL**

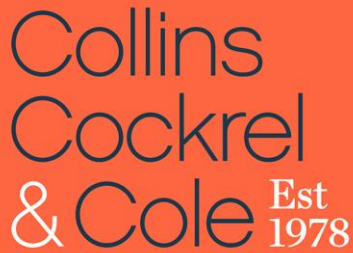
**D. ACTION ITEMS**

1. SMFR Resolution No. 2020-16 Regarding Authorization to Convey Real Property – 6730 S. Espana Way – Turner

**E. NEXT MEETING**

Regular Board of Directors' Meeting to be held on January 4, 2021, 6:00 p.m. at 9195 E. Mineral Avenue, Centennial, CO.

**F. ADJOURNMENT**



SHAREHOLDERS  
Paul R. Cockrel  
James P. Collins  
Robert G. Cole  
Timothy J. Flynn  
Evan D. Ela  
Linda M. Glesne  
David A. Greher  
Kathryn G. Winn  
Allison C. Ulmer  
Matthew P. Ruhland

ASSOCIATES  
Joseph W. Norris  
Bart W. Miller  
Ayshan E. Ibrahim

303.218.7197  
rcole@cccfirm.com

## MEMORANDUM

December 23, 2020

ATTORNEY-CLIENT PRIVILEGED

VIA E-MAIL

TO: Board of Directors  
**South Metro Fire Rescue Fire Protection District**

FROM: Robert G. Cole and Allison C. Ulmer

Handwritten signatures in blue ink for Robert G. Cole and Allison C. Ulmer.

RE: **Authorization to Convey Real Property – 6730 S. Espana Way**

Enclosed is a Resolution Authorizing the Conveyance of Real Property for 6730 S. Espana Way. At the December 7<sup>th</sup> Board Meeting, the Board approved the Purchase and Sale Agreement for this parcel. The closing is scheduled for December 30<sup>th</sup>, and the title company is requiring that either all seven Board Members sign the closing documents or the Board adopt a resolution designating an authorized signatory. We thought the latter would be easier.

To that end, the enclosed Resolution authorizes conveyance of the Espana Way parcel and authorizes the Fire Chief to sign the closing documents. As a backup measure, it also authorizes any Director to sign the closing documents if Chief Baker is unable to do so.

We are waiting for the title company to approve the form of the Resolution; in the unlikely event that they have changes, we will provide them to you on Monday morning.

Encl.

cc: Vince Turner, Assistant Chief

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**SOUTH METRO FIRE RESCUE FIRE PROTECTION DISTRICT**

**RESOLUTION NO. 2020-16**

**A RESOLUTION AUTHORIZING THE CONVEYANCE OF REAL PROPERTY**

WHEREAS, the South Metro Fire Rescue Fire Protection District, formerly known as the Parker Fire Protection District (“District”) is a quasi-municipal corporation and political subdivision of the State of Colorado and a duly organized and existing special district pursuant to Title 32, Colorado Revised Statutes; and

WHEREAS, the Board of Directors of the District (the “Board”) is authorized to dispose of real and personal property pursuant to Section 32-1-1001(1)(f), C.R.S.; and

WHEREAS, the District entered into a Contract to Buy and Sell Real Estate dated November 14, 2020 with Jason Gill and Alan Belliston (the “Purchase and Sale Agreement”) with respect to conveyance of that certain real property described in Exhibit A, attached hereto and incorporated herein by this reference (“Property”); and

WHEREAS, the Board hereby finds and determines that conveying the Property as described in this Resolution is appropriate and necessary to the function and operation of the District.

**NOW, THEREFORE**, be it resolved by the Board of Directors of the South Metro Fire Rescue Fire Protection District as follows:

1. Authority to Convey Real Property. The Board hereby authorizes conveyance of the Property in accordance with the Purchase and Sale Agreement and any amendments thereto that are approved by the District subsequent to the date of this Resolution.

2. Authority to Sign Documents. The Board hereby authorizes the Fire Chief and, in his absence, any member of the Board, to execute and deliver any and all documents in connection with the conveyance of the Property including, without limitation, deeds, easements, bills of sale, permits, settlement statements, closing instructions, and any other documents that are customary and necessary for the business and affairs of the District and the conveyance of the Property.

3. Severability. If any part, section, subsection, sentence, clause or phrase of this Resolution is for any reason held to be invalid, such invalidity shall not affect the validity of the remaining provisions.

4. Effective Date. This Resolution shall take effect and be enforced immediately upon its approval by the Board.

ADOPTED this 28<sup>th</sup> day of December, 2020.

**SOUTH METRO FIRE RESCUE FIRE  
PROTECTION DISTRICT**

By \_\_\_\_\_  
Jim Albee, Chairperson

Attest:

\_\_\_\_\_  
Hank Eng, Secretary

**EXHIBIT A**

**PROPERTY DESCRIPTION**

LOT 4, ESTANCIA SUBDIVISION FILING NO. 2,  
COUNTY OF ARAPAHOE, STATE OF COLORADO

ALSO DESCRIBED AS :

LOT 4, BLOCK 1, ESTANCIA SUBDIVISION FILING NO. 2,  
COUNTY OF ARAPAHOE, STATE OF COLORADO

For information purposes only: 6730 S Espana Way, Centennial, CO 80016 APN/Parcel  
ID: 2073-27-1-04-004