

**SPECIAL DISTRICT PUBLIC DISCLOSURE  
AND MAP OF BOUNDARIES  
PURSUANT TO SECTION 32-1-104.8, C.R.S.**

VISTA COMMONS METROPOLITAN DISTRICT NOS. 1-4 (the "District"), County of Weld, Colorado

The Powers of the District as authorized by Section 32-1-1004, C.R.S. and the District's Service Plan, current as of the time of the filing:

For and on behalf of the District, the Board of Directors is authorized to exercise certain powers under Section 32-1-1001, C.R.S. and additional powers by Section 32-1-1004, C.R.S. Subject to the limitations in the District's Service Plan, the District has all powers and authorities granted to special districts under the Special District Act, and other applicable statutes, common law and the State Constitution, which may be exercised to provide for the acquisition, construction, completion, operation and maintenance of District services and improvements.

The District's Service Plan can be amended from time to time and includes a description of the District's powers and authority. A copy of the Service Plan is available from the Division of Local Government in the State Department of Local Affairs.

The Vista Commons Metropolitan District Nos. 1-4 are authorized by Title 32 of the Colorado Revised Statutes to use a number of methods to raise revenues for capital needs and general operations costs. These methods, subject to the limitations imposed by Section 20 of Article X of the Colorado Constitution, include issuing debt, levying taxes, and imposing fees and charges. Information concerning directors, management, meetings, elections, and current taxes are provided annually in the Notice to Electors described in Section 32-1-809(1), Colorado Revised Statutes, which can be found at the District office, on the District's website, on file at the Division of Local Government in the State Department of Local Affairs, or on file at the office of the Clerk and Recorder of each County in which the special district is located.

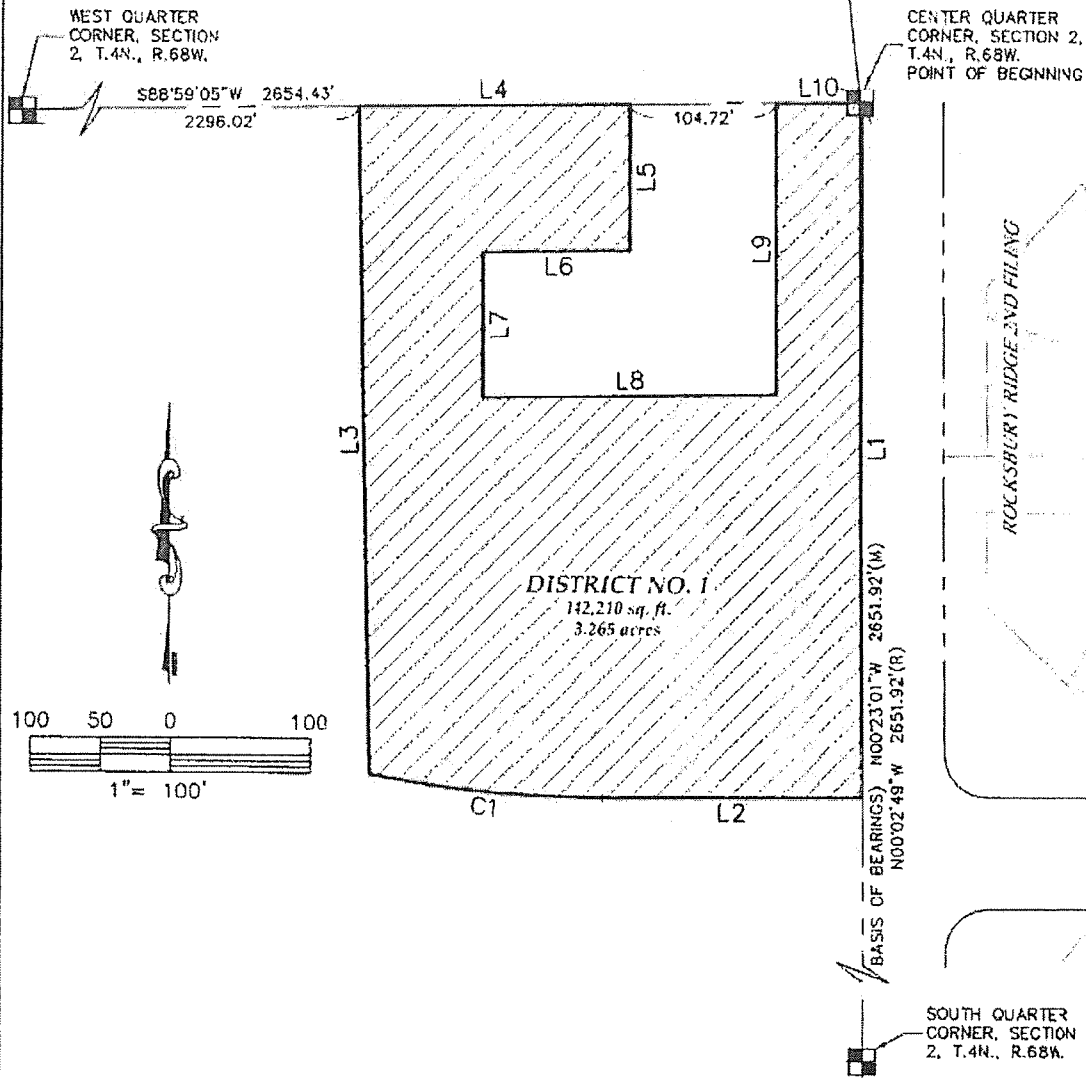
A map showing the District's boundaries is attached to this Notice.

DISTRICT NO. 1

VISTA COMMONS  
METROPOLITAN DISTRICT NO. 1

SW 1/4, SEC. 2, T4N,  
R68W, 6TH P.M.

SHEET 2 OF 3



David B. Dusdal - On Behalf Of King Surveyors  
Colorado Registered Professional  
Land Surveyor #28650

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NOTICE: According to Colorado law you must commence any legal action based upon any defect in this survey within three years after you first discover such defect. In no event may any action based upon any defect in this survey be commenced more than ten years from the date of the certification shown hereon. (13-82-105 C.R.S. 2012)



**KING SURVEYORS**

650 E. Garden Drive • Windsor, Colorado 80550  
phone: (970) 686-5011 | fax: (970) 686-5821  
email: contact@KingSurveyors.com

PROJECT NO: 20180020

DATE: 6/27/2019

CLIENT: CCG

DWG: 20180020-EXH-D1-PARCEL

DRAWN: MM CHECKED: DBD

## LINE TABLE

LINE	BEARING	LENGTH
L1	S00°23'01"E	496.66'
L2	S89°36'44"W	187.16'
L3	N01°04'52"W	475.69'
L4	N88°59'05"E	193.03'
L5	S00°20'59"E	134.00'
L6	S88°59'05"W	104.72'
L7	S00°20'59"E	104.00'
L8	N88°59'05"E	209.44'
L9	N00°20'58"W	208.00'
L10	N88°59'05"E	60.66'

## CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD	CH BEARING
C1	166.61'	810.00'	11°47'07"	166.32'	N84°29'43"W



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Land Surveyor #28650

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PROJECT NO: 20180020

DATE: 6/27/2019

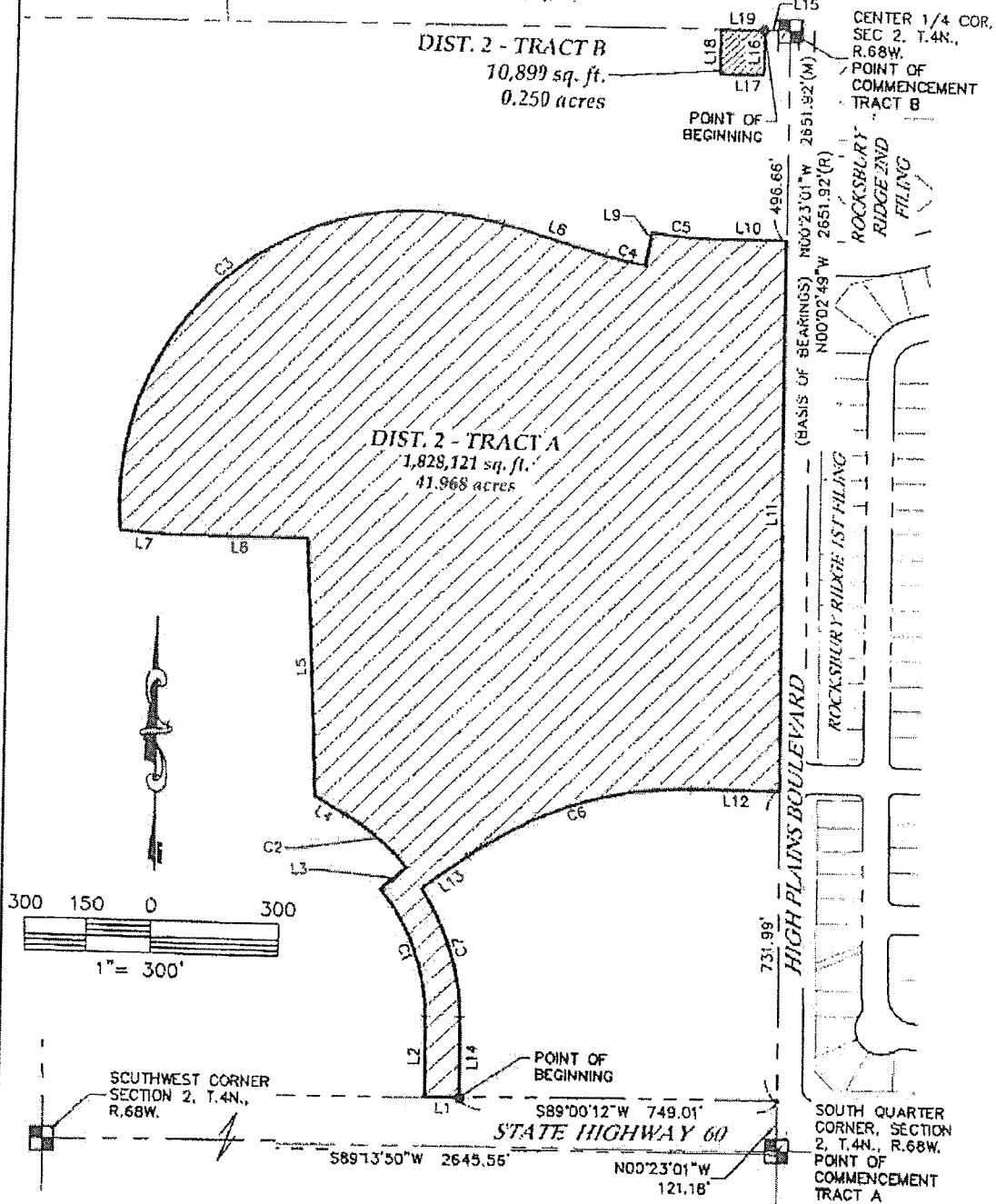
CLIENT: CCG

DWG: 20180020-EXH-01-PARCEL

DRAWN: MM CHECKED: DBD

**DIST. 2 - TRACT B**  
10,899 sq. ft.  
0.250 acres

**DIST. 2 - TRACT A**  
1,828,121 sq. ft.  
41.968 acres



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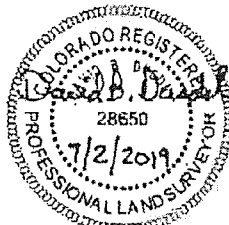
PROJECT NO: 20180020  
DATE: 7/1/2019  
CLIENT: CCG  
DWG: 20180020-D2-Parcel-Rev1  
DRAWN: MM CHECKED: DD

LINE TABLE

LINE	BEARING	LENGTH
L1	S89°00'12"W	80.00'
L2	N00°46'10"W	191.46'
L3	N50°03'21"E	80.00'
L4	N60°09'59"W	82.39'
L5	N02°34'28"W	606.66'
L6	S89°43'32"W	327.72'
L7	N86°23'57"W	118.31'
L8	S74°48'02"E	255.26'
L9	N08°59'26"E	80.00'
L10	N89°36'44"E	187.16'
L11	S00°23'01"E	1302.09'
L12	S89°36'44"W	211.63'
L13	S53°10'58"W	132.25'
L14	S00°46'10"E	191.14'
L15	S88°59'05"W	60.66'
L16	S00°20'59"E	104.00'
L17	S88°59'05"W	104.72'
L18	N00°20'59"W	104.00'
L19	N88°59'05"E	104.72'

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD	CH BEARING
C1	321.35'	470.00'	39°10'28"	315.13'	N20°21'25"W
C2	194.12'	550.00'	20°13'21"	93.12'	N50°03'19"W
C3	1364.30'	705.00'	110°52'38"	1161.16'	N49°45'39"E
C4	96.45'	890.00'	6°12'32"	96.40'	S77°54'18"E
C5	132.58'	810.00'	9°22'42"	132.44'	S85°41'55"E
C6	559.52'	880.00'	36°25'46"	550.14'	S71°23'51"W
C7	316.02'	550.00'	32°55'15"	311.69'	S17°13'48"E



David B. Dussal - On Behalf Of King Surveyors  
Colorado Registered Professional  
Land Surveyor #28650

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PROJECT NO: 20180020  
DATE: 7/1/2019  
CLIENT: CCG  
DWG: 20180020-EXH-D2-PARCEL-R  
DRAWN: MM CHECKED: DD

DISTRICT NO. 3 TRACT C

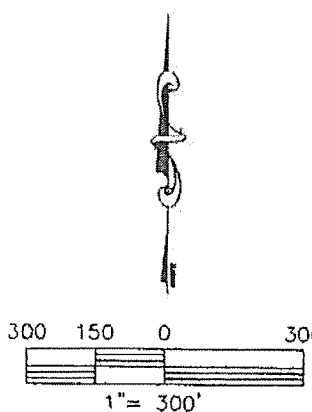
CENTER 1/4 COR.,  
SEC. 2, T4N.,  
R.68W.

ROCKSBURY  
RIDGE 2ND  
FILING

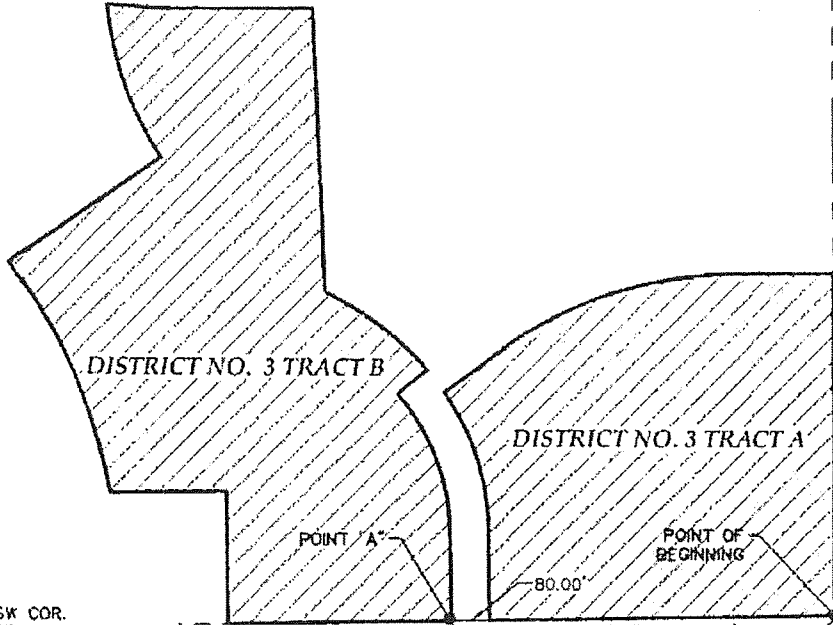
HIGH PLAINS BOULEVARD

ROCKSBURY RIDGE 1ST FILING

S 1/4 COR., SEC.  
2, T.4N., R.68W.  
POINT OF  
COMMENCEMENT



DISTRICT 3 GROSS  
1,269,091 SQ. FT.  
29.134 ACRES

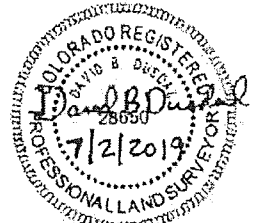


SW COR.  
SEC. 2, T.4N.,  
R.68W.

S89°13'50"W 2648.56'

S89°00'12"W 829.02'  
STATE HIGHWAY 60

N00°23'01"W  
121.18'



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PROJECT NO: 20180020  
DATE: 7/1/2019  
CLIENT: CCG  
DWG: 20180020-EXH-D3-OVERVIEW  
DRAWN: DRS CHECKED: DSD

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD	CH BEARING
C1	316.02'	550.00'	32°55'15"	311.69'	N17°13'48"W
C2	559.52'	880.00'	36°25'46"	550.14'	N71°21'51"E

LINE TABLE

LINE	BEARING	LENGTH
L1	S89°00'12"W	749.01'
L2	N00°46'10"W	191.14'
L3	N53°10'58"E	132.25'
L4	N89°36'44"E	211.63'
L5	S00°23'01"E	731.99'

CENTER QUARTER  
CORNER, SECTION  
2, T.4N., R.68W.

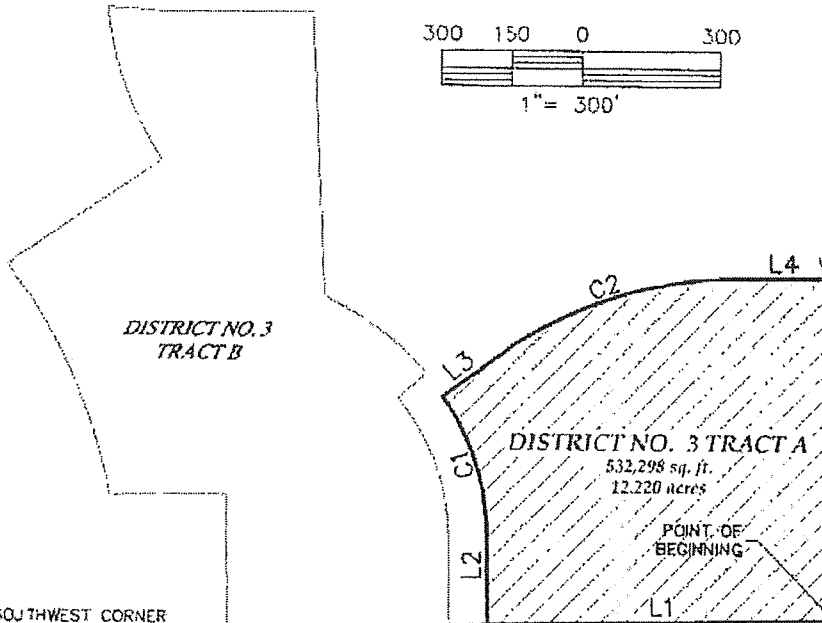
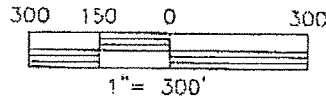
ROCKSBURY  
RIDGE 2ND  
FILLING

1798.74' N00°23'01"W 2651.92'(M)

ROCKSBURY RIDGE 1ST FILLING

L5 HIGH PLAINS BOULEVARD

SOUTH QUARTER  
CORNER, SECTION  
2, T.4N., R.68W.  
POINT OF  
COMMENCEMENT



DISTRICT NO. 3  
TRACT B

DISTRICT NO. 3 TRACT A

532,298 sq. ft.  
12.220 acres

POINT OF  
BEGINNING

SOUTHWEST CORNER  
SECTION 2, T.4N.,  
R.68W.

S89°13'50"W 2645.56'

N00°23'01"W  
121.18'

STATE HIGHWAY 60



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PROJECT NO: 20180020

DATE: 6/27/2019

CLIENT: CCG

DWG: 20180020-EXH-D3-TRACT A

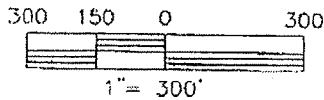
DRAWN: MM CHECKED: DBJ

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	CH BEARING
C3	542.58'	1090.00'	28°31'14"	536.99'	N24°15'34"W
C4	351.52'	705.00'	28°34'06"	347.89'	N19°57'43"W
C5	194.12'	550.00'	20°13'21"	193.12'	S50°03'19"E
C6	321.35'	470.00'	39°10'28"	316.13'	S20°2'25"E

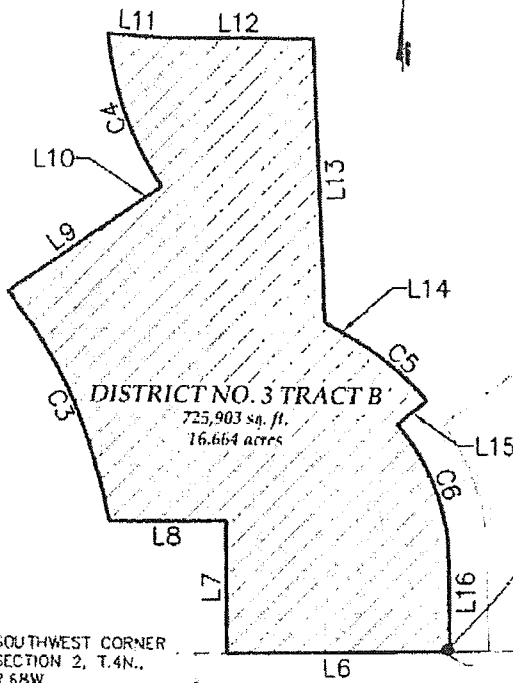
DISTRICT NO. 3  
TRACT C

CENTER QUARTER  
CORNER, SECTION  
2, T4N., R.68W.

ROCKSBURY  
RIDGE 2ND  
FILING



LINE TABLE		
LINE	BEARING	LENGTH
L6	S89°00'12"W	479.97'
L7	N00°34'30"W	283.86'
L8	S89°25'56"W	252.70'
L9	N55°45'04"E	320.60'
L10	N55°45'14"E	80.00'
L11	S86°23'57"E	118.31'
L12	N89°43'32"E	327.72'
L13	S02°34'28"E	606.66'
L14	S60°09'59"E	82.39'
L15	S50°03'21"W	80.00'
L16	S00°46'10"E	191.46'



DISTRICT NO. 3  
TRACT A

POINT "A"  
POINT OF  
BEGINNING

SOUTHWEST CORNER  
SECTION 2, T4N.,  
R.68W.

STATE HIGHWAY 60

SOUTH QUARTER  
CORNER, SECTION  
2, T4N., R.68W.  
POINT OF  
COMMENCEMENT



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Land Surveyor #28650

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email: contact@KingSurveyors.com

PROJECT NO: 20180020

DATE: 7/1/2019

CLIENT: CCC

DWG: 20180020-EXH-03-TRACT B

DRAWN: DRS CHECKED: DBD



DISTRICT NO. 3 TRACT C

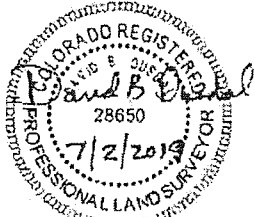
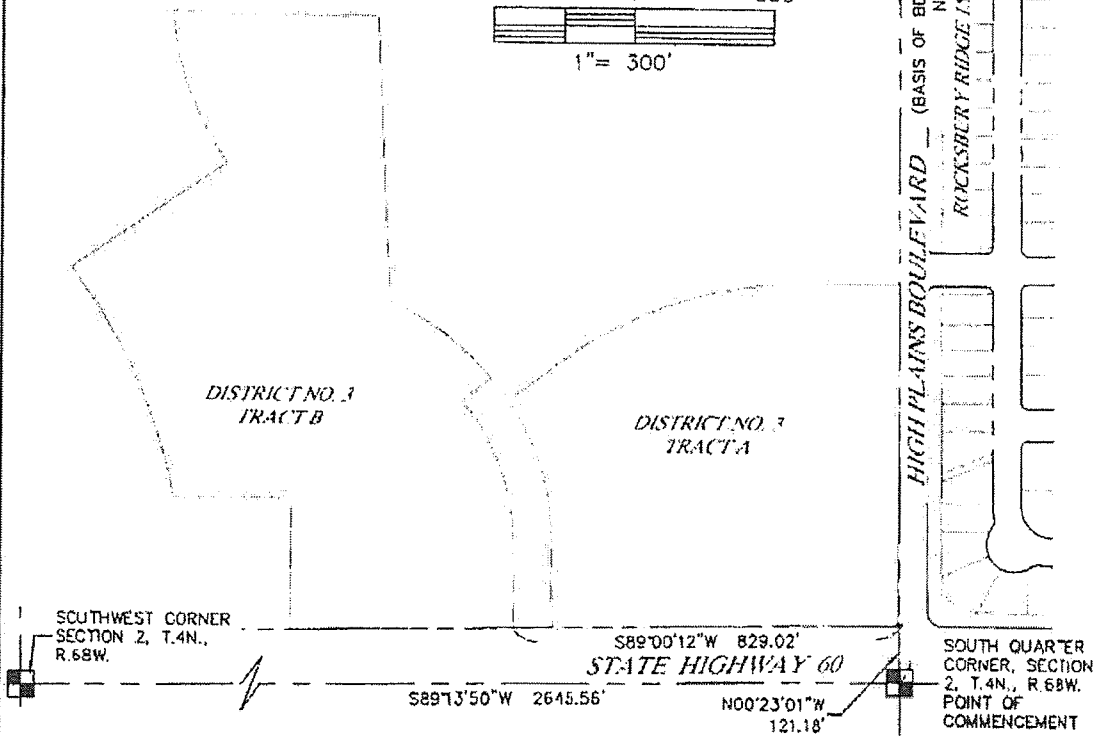
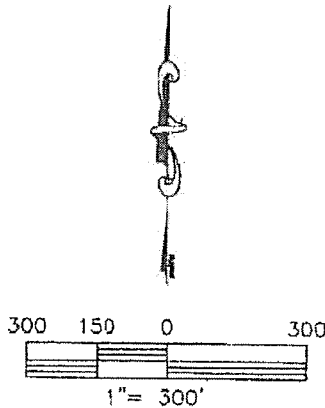
VISTA COMMONS  
METROPOLITAN DISTRICT

SW 1/4, SEC. 2, T4N,  
R68W, 6TH P.M.

SHEET 6 OF 6

DISTRICT NO. 3 TRACT C  
10,890 sq. ft.  
0.253 acres

LINE TABLE		
LINE	BEARING	LENGTH
L1	S88°59'05"W	60.66'
L2	N00°20'59"W	104.00'
L3	S00°20'59"E	104.00'
L4	S88°59'05"W	104.72'
L5	N00°20'59"W	104.00'
L6	N88°59'05"E	104.72'



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PROJECT NO: 20180020

DATE: 7/1/2019

CLIENT: CCG

DWG: 20180020-EXH-03-TRACT C

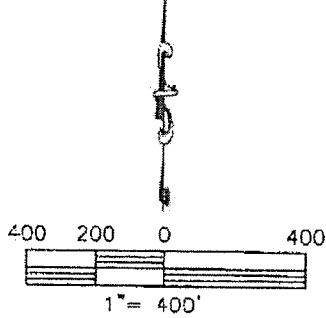
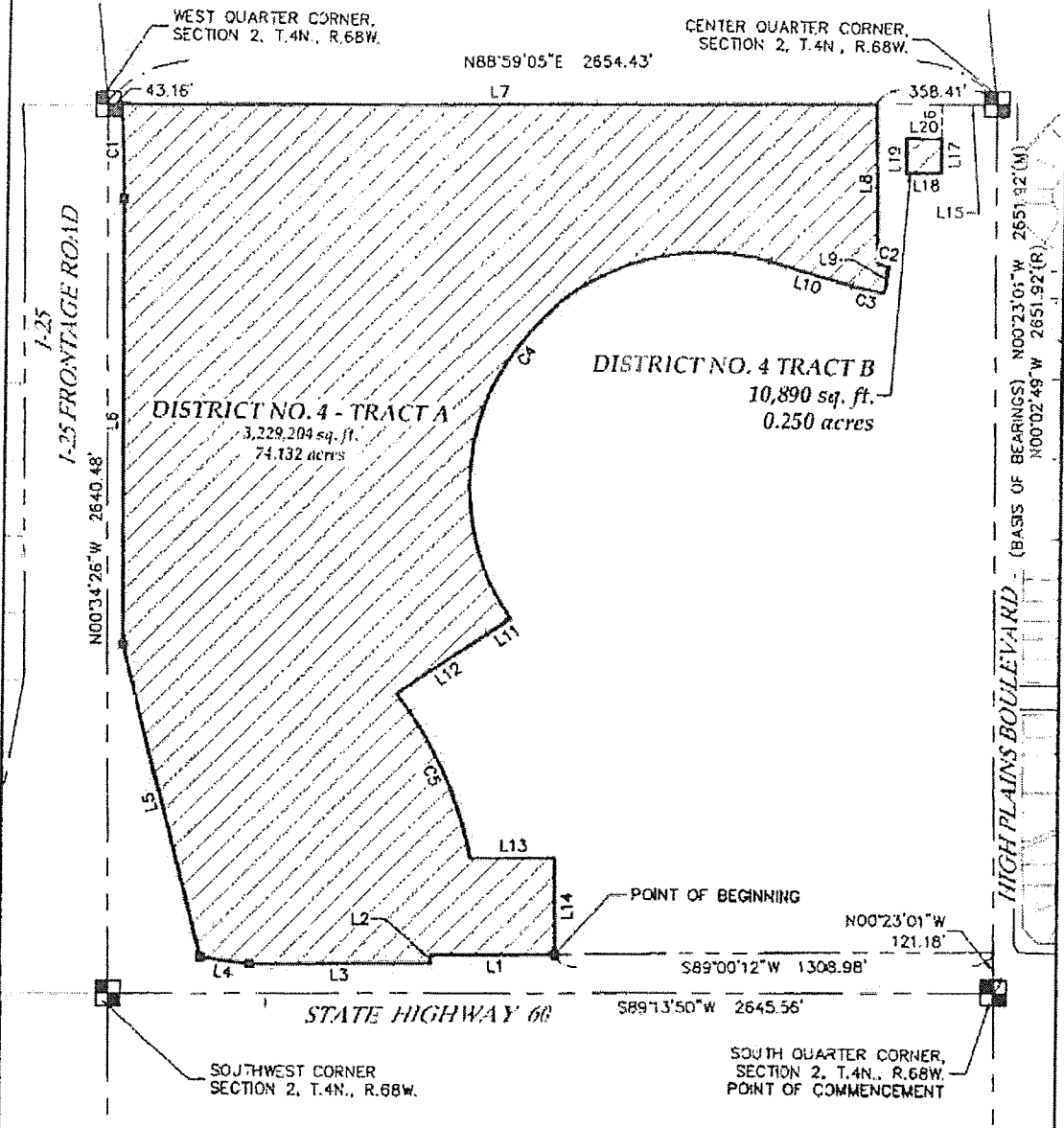
DRAWN: DRS CHECKED: DD

DISTRICT NO. 4

VISTA COMMONS  
METROPOLITAN DISTRICT

SW 1/4, SEC. 2, T4N,  
R68W, 6TH P.M.

SHEET 3 OF 4



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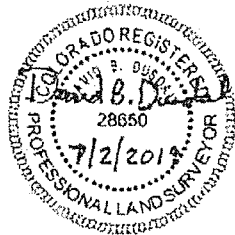
PROJECT NO: 20180020  
 DATE: 7/01/2019  
 CLIENT: CCC  
 DWG: 20180020-EXH-04-PARCEL  
 DRAWN: DRS CHECKED: D9D

LINE TABLE

LINE	BEARING	LENGTH
L1	S89°00'12"W	367.94'
L2	S01°00'08"E	23.80'
L3	S88°59'57"W	545.65'
L4	N82°39'47"W	146.88'
L5	N14°27'14"W	955.31'
L6	N00°31'59"W	1322.17'
L7	N88°59'05"E	2252.66'
L8	S01°04'52"E	475.63'
L9	S08°59'26"W	80.00'
L10	N74°48'02"W	255.25'
L11	S55°45'14"W	80.00'
L12	S55°45'04"W	320.60'
L13	N89°25'56"E	252.70'
L14	S00°34'30"E	283.85'
L15	N88°59'05"E	165.38'
L16	S00°20'59"E	104.00'
L17	S00°20'59"E	104.00'
L18	S88°59'05"W	104.72'
L19	N00°20'59"W	104.00'
L20	N88°59'05"E	104.72'

CURVE TABLE

CURVE	LENGTH	RADIUS	DELTA	CHORD	CH BEARING
C1	281.14'	5780.00'	2°47'13"	281.12'	N01°56'53"W
C2	34.02'	810.00'	2°24'25"	34.02'	S79°48'21"E
C3	96.45'	890.00'	6°12'32"	96.40'	N77°54'18"W
C4	1715.62'	705.00'	139°26'44"	1322.62'	S35°28'36"W
C5	542.58'	1090.00'	28°31'14"	536.59'	S24°13'34"E



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PROJECT NO:20180020

DATE: 7/2/2019

CLIENT: CCG

DWG: 20180020-EXH-D4-PARCEL

DRAWN: MM CHECKED: DD