

CIMARRON HILLS FIRE PROTECTION DISTRICT

RESOLUTION NO. 2024-008

A RESOLUTION AUTHORIZING THE PURCHASE OF PROPERTY LOCATED AT 1015 VALLEY ST, COLORADO SPRINGS, CO 80915

WHEREAS, the Cimarron Hills Fire Protection District (the “**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, Article 1, C.R.S.; and

WHEREAS, the District is authorized pursuant to Section 32-1-1001, C.R.S., to acquire, dispose of, and encumber real and personal property including, without limitation, rights and interests in property, leases, and easements necessary to the functions or the operation of the special district; except that the board shall not pay more than fair market value and reasonable settlement costs for any interest in real property and shall not pay for any interest in real property which must otherwise be dedicated for public use or the special district's use in accordance with any governmental ordinance, regulation, or law;

WHEREAS, the Board of Directors has determined there is an immediate need for reserve and wildland apparatus storage; and

WHEREAS, the Board of Directors has determined there is a future need for the expansion of existing facilities to accommodate additional personnel and emergency response apparatus to meet increasing response demands of the District; and

WHEREAS, the Board of Directors has determined that the acquisition of certain real property located at Lot 1 BLK 3 CIMARRON INDUSTRIAL NO 1 known as 1015 Valley Street, Colorado Springs, CO 80915 (the “**Property**”) is in the best interest of the District; and

WHEREAS, the Board of Directors has reviewed the terms and conditions of the proposed purchase and finds them acceptable and beneficial to the District; and

WHEREAS, the District has secured or will secure the necessary financing for the purchase of the Property;

NOW, THEREFORE, be it resolved by the Board of Directors of the Cimarron Hills Fire Protection District in the County of El Paso, State of Colorado that:

1. **Approval of Purchase:** The Board of Directors approves the purchase of the Property located at 1015 Valley St, Colorado Springs, CO 80915 on the terms and conditions set forth in the [Contract to Buy and Sell Real Estate], a copy of which is attached hereto as Exhibit A.

2. **Authority to Execute Documents:** Andrew York, Cimarron Hills Fire Protection District Fire Chief, is hereby authorized and directed to execute and deliver, on behalf of the District and its Board of Directors, the [Contract to Buy and Sell Real Estate] and any and all other documents necessary or appropriate to effectuate the purchase of the Property, including but not limited to deeds, closing statements, affidavits, and other customary closing documents.

3. **Financing:** Andrew York, Fire Chief, is further authorized to arrange for and execute any documents necessary to secure financing for the purchase of the Property, including but not limited to lease-purchase and/or loan agreements, promissory notes, mortgages, and other security instruments, on terms he deems reasonable and appropriate.

4. **Incidental Actions:** The Board of Directors authorizes Andrew York, Fire Chief, to take all other actions and execute any additional documents necessary to complete the purchase and secure financing, including but not limited to, engaging the services of attorneys, title companies, and other professionals as may be required.

5. **Ratification of Prior Acts:** All actions taken by the officers and directors of the District prior to the adoption of this resolution that are within the authority conferred hereby are hereby ratified, confirmed, and approved.

6. All acts, orders, and resolutions, or parts thereof, of the Board which are inconsistent or in conflict with this Resolution are hereby repealed to the extent only of such inconsistency or conflict.

7. The provisions of this Resolution shall be effective immediately upon its adoption.

ADOPTED this 29th day of October, 2024.

CIMARRON HILLS FIRE PROTECTION DISTRICT
BOARD OF DIRECTORS

Paul Miller, President Signature: /s/ Paul Miller

Erika Gass, Vice President Signature: /s/ Erika Gass

Mark Gass, Secretary Signature: /s/ Mark Gass

KaTarra Taylor, Treasurer Signature: /s/ KaTarra Taylor

Rene' Sintas, Director Signature: /s/ Rene' Sintas _____

Exhibit A

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