

From: [Tom Watts](#)
To: [Alan Goldich](#)
Cc: [Kristy Winser](#)
Subject: RE: Another question
Date: Tuesday, March 7, 2023 10:23:54 AM

Alan,

I also wanted to give you a “heads up” on something I noticed recently: In connection with the application for the Stagecoach Mountain Ranch that was filed in early February, the applicants show a proposed housing area of 4+ acres that they have labeled “G” on their drawing of the proposed Golf Course. This area presently consists of multi family lots that were originally platted as part of South Shore. When this property was deeded by the Woodmoor bankruptcy trustee to Stagecoach Mountain Ventures’ predecessor in title, it was deeded subject to the Stagecoach Covenants. And, in fact, SMV and their predecessors have been billed for and have paid the annual assessments on these lots lo these many years. Even if the lots are re-platted the resulting lots would be subject to paying SPOA assessments, and would be subject to the approval process for construction of residences contained in the Stagecoach Covenants. At some point early in the review process, the question of how the applicant intends to deal with these issues needs to be addressed.

Regards, T. Watts

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