



TrailMark Homeowners Association, Inc.
Littleton, CO 80127
c/o Community Resource Services of Colorado, LLC
7995 East Prentice Avenue, Suite 103E
Greenwood Village, CO 80111
(303) 381-4960 – Office
<http://trailmark.org/>

August 21, 2018

City of Littleton
Community Development Directorate
2255 W. Berry Ave.
Littleton, CO 80120

On behalf of the TrailMark homeowners and residents, we thank Legend Partners for meeting with TrailMark representatives last week to discuss the potential senior center development on the commercial land in TrailMark. Rick Will, Legend Partners founder, stated that community involvement during the assessment and approval process is one of four important organizational criteria. We appreciate this approach and the opportunity to begin a dialog.

The TrailMark HOA board was notified of the potential sale approximately 30 days ago. We did not have the most up to date or accurate information about the proposed development and recognize the information we share below will need to be updated based on subsequent information to be provided by the city and the developer objectively shared with our community.

Based on information shared at the July HOA board meeting, a committee of TrailMark residents formed the TrailMark Development Advocacy Committee (TDAC). Over a 7-day period, from August 10 to August 17, TDAC polled the community for their response to the proposed development, yielding the following results:

- Over 40% of the households responded over 7 days.
- When asked "Are you in favor of the initial proposed plans for a 182-unit senior living center on the Shea property?", 90.5% households said no.
- Many wrote responses, based on promises made at the time of home purchase, from Shea Homes', the original developer and builder.

The intent of this letter is to advise Community Development that the TDAC is prepared to fairly and accurately represent the developer's intentions, the City's perspective and the community's emotions, while delivering valid and objective polling data based on accurate information provided by the city and the developer.

We ask that you intimately involve the HOA board and TDAC during the process of contemplating this development and the impact it will have on the TrailMark community.

Thank you.

Sincerely,

A handwritten signature in black ink, appearing to read "Sally Janssen".

Sally Janssen, President
TrailMark Homeowner's Association
pres@trailmarkhoa.org
<https://www.trailmark.org/>

A handwritten signature in black ink, appearing to read "Matt Hudson".

Matt Hudson
TrailMark Development Advocacy Committee