

**COTTONWOOD CREEK INVESTORS, LLC  
C/O MARATHON LAND COMPANY  
9750 W. Cambridge Place  
Littleton, CO 80127**

February 23, 2022

**By Certified Mail – Return Receipt Requested**

Crestone Peak Resources Watkins Holdings LLC and Crestone Peak Resources  
Midstream LLC and Crestone Peak Resources Holdings LLC  
1801 California Street, Suite 2500  
Denver, CO 80202

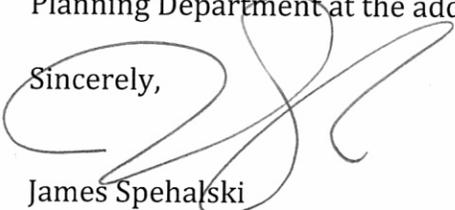
To Whom It May Concern:

In accordance with Colorado's Surface Development Notification Act, C.R.S. §24-65.5-101, et seq, and the City of Aurora's Building and Zoning Code, you are hereby notified that Cottonwood Creek Investors, LLC, C/O Marathon Land Company, has submitted an application for development referred to as the Cottonwood Creek Framework Development Plan Amendment (the "Application") on real property location on the City of Aurora, Colorado (the "City"), more particularly described as a part of the East ½ of Section 23, the North ½ of Section 26 and a portion of 27 and Section 28, Township 4 South, Range 65 West of the 6th Principal Meridian, City of Aurora, County of Arapahoe, State of Colorado, (the "Property"). A search of the records in the office of the Clerk and Recorder of Arapahoe County, Colorado revealed that you own a mineral interest or might be a lessee to a mineral interest in the Property.

The Application considers residential development of the Property. You may examine the Application at the Aurora Planning Department, 15151 E. Alameda Parkway, Aurora, Colorado 80012.

The City's director of planning (the "Director") is currently considering the Application. All interested persons have the opportunity to offer comments on the proposed decision by the Director. All comments should be mailed to the Aurora Planning Department at the address listed above.

Sincerely,



James Spehalski  
Authorized Representative for  
Marathon Land Company

**COTTONWOOD CREEK INVESTORS, LLC  
C/O MARATHON LAND COMPANY  
9750 W. Cambridge Place  
Littleton, CO 80127**

February 23, 2022

**By Certified Mail – Return Receipt Requested**

Occidental Petroleum Corporation  
1099 18<sup>th</sup> Street  
Denver, CO 80202

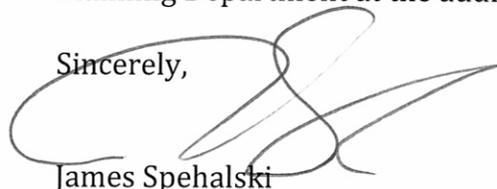
To Whom It May Concern:

In accordance with Colorado's Surface Development Notification Act, C.R.S. §24-65.5-101, et seq, and the City of Aurora's Building and Zoning Code, you are hereby notified that Cottonwood Creek Investors, LLC, C/O Marathon Land Company, has submitted an application for development referred to as the Cottonwood Creek Framework Development Plan Amendment (the "Application") on real property location on the City of Aurora, Colorado (the "City"), more particularly described as a part of the East ½ of Section 23, the North ½ of Section 26 and a portion of 27 and Section 28, Township 4 South, Range 65 West of the 6th Principal Meridian, City of Aurora, County of Arapahoe, State of Colorado, (the "Property"). A search of the records in the office of the Clerk and Recorder of Arapahoe County, Colorado revealed that you own a mineral interest or might be a lessee to a mineral interest in the Property.

The Application considers residential development of the Property. You may examine the Application at the Aurora Planning Department, 15151 E. Alameda Parkway, Aurora, Colorado 80012.

The City's director of planning (the "Director") is currently considering the Application. All interested persons have the opportunity to offer comments on the proposed decision by the Director. All comments should be mailed to the Aurora Planning Department at the address listed above.

Sincerely,



James Spehalski  
Authorized Representative for  
Marathon Land Company

**COTTONWOOD CREEK INVESTORS, LLC  
C/O MARATHON LAND COMPANY  
9750 W. Cambridge Place  
Littleton, CO 80127**

February 23, 2022

**By Certified Mail – Return Receipt Requested**

Anadarko Petroleum Corporation and Anadarko E&P Company LP and Anadarko Land Corp.

1201 Lake Robbins Drive  
The Woodlands, TX 77380

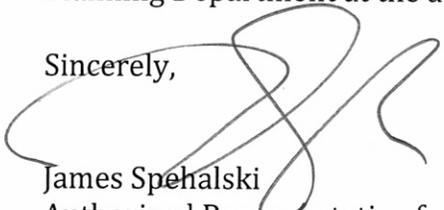
To Whom It May Concern:

In accordance with Colorado's Surface Development Notification Act, C.R.S. §24-65.5-101, et seq, and the City of Aurora's Building and Zoning Code, you are hereby notified that Cottonwood Creek Investors, LLC, C/O Marathon Land Company, has submitted an application for development referred to as the Cottonwood Creek Framework Development Plan Amendment (the "Application") on real property location on the City of Aurora, Colorado (the "City"), more particularly described as a part of the East ½ of Section 23, the North ½ of Section 26 and a portion of 27 and Section 28, Township 4 South, Range 65 West of the 6th Principal Meridian, City of Aurora, County of Arapahoe, State of Colorado, (the "Property"). A search of the records in the office of the Clerk and Recorder of Arapahoe County, Colorado revealed that you own a mineral interest or might be a lessee to a mineral interest in the Property.

The Application considers residential development of the Property. You may examine the Application at the Aurora Planning Department, 15151 E. Alameda Parkway, Aurora, Colorado 80012.

The City's director of planning (the "Director") is currently considering the Application. All interested persons have the opportunity to offer comments on the proposed decision by the Director. All comments should be mailed to the Aurora Planning Department at the address listed above.

Sincerely,



James Spenhalski  
Authorized Representative for  
Marathon Land Company

**COTTONWOOD CREEK INVESTORS, LLC  
C/O MARATHON LAND COMPANY  
9750 W. Cambridge Place  
Littleton, CO 80127**

February 23, 2022

**By Certified Mail - Return Receipt Requested**

Cottonwood Creek Investors, LLC  
9750 West Cambridge Place  
Littleton, CO 80127

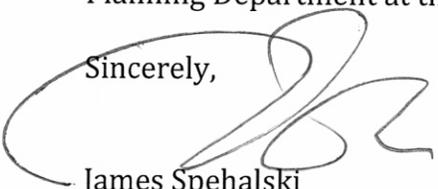
To Whom It May Concern:

In accordance with Colorado's Surface Development Notification Act, C.R.S. §24-65.5-101, et seq, and the City of Aurora's Building and Zoning Code, you are hereby notified that Cottonwood Creek Investors, LLC, C/O Marathon Land Company, has submitted an application for development referred to as the Cottonwood Creek Framework Development Plan Amendment (the "Application") on real property location on the City of Aurora, Colorado (the "City"), more particularly described as a part of the East ½ of Section 23, the North ½ of Section 26 and a portion of 27 and Section 28, Township 4 South, Range 65 West of the 6th Principal Meridian, City of Aurora, County of Arapahoe, State of Colorado, (the "Property"). A search of the records in the office of the Clerk and Recorder of Arapahoe County, Colorado revealed that you own a mineral interest or might be a lessee to a mineral interest in the Property.

The Application considers residential development of the Property. You may examine the Application at the Aurora Planning Department, 15151 E. Alameda Parkway, Aurora, Colorado 80012.

The City's director of planning (the "Director") is currently considering the Application. All interested persons have the opportunity to offer comments on the proposed decision by the Director. All comments should be mailed to the Aurora Planning Department at the address listed above.

Sincerely,



James Spehalski  
Authorized Representative for  
Marathon Land Company

# **Applicant's Certificate of Compliance Regarding Minerals**

With Article 65.5 of Title 24, Colorado Revised Statutes (H.B. 01-1088, Effective July 1, 2001).

## **Note to Applicant & Land Use Department:**

For any of the following, the applicant must complete this certification as a prerequisite to the Planning and Development Services Department accepting any application that is submitted after September 1, 2015:

1. an application regarding a new or amended General Development Plan or Planned Community Zone District;
2. an application for a zone change;
3. an application that includes a subdivision or resubdivision;
4. an application for site plan or contextual site plan approval which anticipates new surface development; or
5. an application for a new or amended Framework Development Plan.

The certification is not required for minor amendments to site plans, framework development plans, general development plans, conditional uses, or redevelopment plans, ***unless no development has occurred on the property since the plan was originally approved.***

## **Certification**

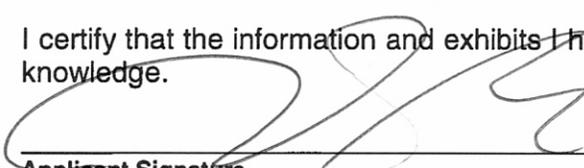
I, James Spehalski representing Cottonwood Creek, LLC, Applicant for the following named development under the Aurora Zoning Code Cottonwood Creek - Zoning R-2 Medium Density Residential

DA # 2019\*-01, hereby certify that I or my agent have examined the records in the Office of the Arapahoe [County] Clerk and Recorder to determine if any owners or lessees of any severed mineral estate in the property which is the subject of the proposed development can be identified, as required by Article 65.5 of Title 24, Colorado Revised Statutes (also known as H.B. 01-1088 ("the Act")). Further, based on this examination, I have determined that: [check applicable entry]

No such mineral estate owners or lessees exist in the Subject Property.

Mineral estate owners or lessees exist in the property to whom notice of the proposed development application will need to be sent as required by the Act.

I certify that the information and exhibits I have submitted are true and correct to the best of my knowledge.

  
\_\_\_\_\_  
Applicant Signature

3/17/22  
\_\_\_\_\_  
Date

James Spehalski  
\_\_\_\_\_  
Applicant Name (Print)

**Note:** The same person(s) signing the development/docket application form on behalf of the Applicant must also sign the foregoing certification.

Once an applicant has submitted a certification for a property, no further certification is necessary. New applicants will need to complete the certification process.