AGENDA ITEM or FINAL CONTRACT REVIEW SUBMITTAL FORM

AgendaTitle:
Draft Meeting Minutes; 4/15/14 Regular Meeting

Action Requested: Motion

Parties to the Agreement:

Term Begins: **Term Ends:** **Grant Contract #:**

Summary:
Attached are the draft minutes for the 4/15/14 regular meeting.

Fiscal Impact: None.

Submitted by: Katherine Haase **Submitter's Email Address:** khaase@gunnisoncounty.org

Finance Review: ○ Required ◉ Not Required

Comments:

Reviewed by: Discharge Date:

County Attorney Review: ○ Required ◉ Not Required

Comments:

Reviewed by: Discharge Date: Certificate of Insurance Required

Yes ○ No ○

County Manager Review:

Comments:

Reviewed by: GUNCOUNTY1\mbirnie Discharge Date: 4/30/2014

○ Consent Agenda ◉ Regular Agenda ○ Worksession Time Allotted:

Agenda Date: 5/6/2014 Follow Up Agenda Date:

Revised April 2013

GUNNISON COUNTY BOARD OF COUNTY COMMISSIONERS
REGULAR MEETING MINUTES
April 15, 2014

The April 15, 2014 meeting was held in the Planning Commissioners' boardroom in the Blackstock Government Center located at 221 N. Wisconsin Street, Gunnison, Colorado. Present were:

Paula Swenson, Chairperson
Phil Chamberland, Vice-Chairperson
Jonathan Houck, Commissioner
Matthew Birnie, County Manager (ABSENT)
Katherine Haase, Clerk to the Board
Others Present as Listed in Text

CALL TO ORDER: Chairperson Swenson called the meeting to order at 9:05 am. In the absence of both County Manager Birnie and Deputy County Manager Marlene Crosby, Community Development Director Russ Forrest was in attendance to serve as the Assistant County Manager for the entirety of the meeting.

AGENDA REVIEW: There were no changes made to the agenda.

MINUTES APPROVAL: **Moved** by Commissioner Chamberland, seconded by Commissioner Houck to approve the minutes from the March 18, 2014 meeting as presented. Motion carried unanimously.

CONSENT AGENDA: **Moved** by Commissioner Houck, seconded by Commissioner Chamberland to approve the Consent Agenda. Motion carried unanimously.

1. Professional Services Agreement; Touch of Care; services to Gunnison County Senior Resources for homemaker services and/or personal care services depending upon assessed individual client needs; 7/1/13 thru 6/30/14; Not to Exceed $1,080
2. Proposal and Agreement; Automated Building Solutions, Inc.; HVAC Software Update; $4,580
3. Federal Highway Administration, Federal Lands Highway Agreement; DTFH68-13-E-00013, Modification #001; Extension to December 31, 2014
4. Office of Behavioral Health; Law Enforcement Assistance Funds (LEAF); Gunnison County Substance Abuse Prevention Program (GCSAPP) Prevention Efforts; $46,465
5. Acknowledge of County Manager Signature; Lease Agreement; Combined Timber Crafts, Inc.; Portion of Block 18 within the Chain Link Fence between the West Side of 9th Street and the Airport Security Fence on the South Side of the Parcel and the Triangular Corner Fence on the West Side of the Property; 4/15/14 thru 10/31/14; $100/month
6. Professional Services Agreement; Erin Ryan; Provide Services to the Office of Juvenile Services Regarding Assessment, Service Planning, Case Management and Clinical Services to Promote Health and Wellness to Individuals and Families Referred from Gunnison County Family Advocacy and Support Team through the Office of Juvenile Services; 4/15/14 through 4/30/15
7. USDA Forest Service Collection Agreement between the Gunnison County and the USDA, Forest Service, Grand Mesa, Uncompahgre and Gunnison National Forest, Paonia Ranger District; FS Agreement No. 14-CO-11020407-012; Construction of the Crested Butte to Carbondale Trail, Ruby-Anthracite Creek Trail Bridge; $135,900
8. Grant Contract; Temple Hoyne Buell Foundation; Gunnison Hinsdale Early Childhood Council; $10,000
9. Grant Contract; Temple Hoyne Buell Foundation; Nurturing Parenting Program; $8,000

SCHEDULING: The Upcoming Meetings Schedule was discussed and updated.

BREAK: The meeting recessed from 9:18 until 9:21 am in order to hold the below Public Hearing.

PUBLIC HEARING; COLORADO LIQUOR RETAIL LICENSE APPLICATION; TOMICHI HOSPITALITY MANAGEMENT, INC., DBA BLUE MESA GRILL: County Clerk Stella Dominguez and restaurant owner Susan Baldwin were present for discussion.

1. Open Public Hearing. Chairperson Swenson opened the Public Hearing at 9:19 am.

2. Public Notice Confirmation. County Clerk Dominguez confirmed that the Public Hearing had been properly public noticed.

3. Identify Ex Parte Communications. There were no ex parte communications identified.

4. Staff Presentation. County Clerk Dominguez explained that many changes have been made to the restaurant and hotel.

5. Applicant Presentation. Ms. Baldwin informed the Board that the menu would primarily be comprised of seafood, sushi, hamburgers, salads and soup items. The restaurant is scheduled to open on 5/1 and will initially only serve dinner, with the intention of adding lunchtime hours in the future.

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6. Board Questions. N/A.

7. Public Comments. Chairperson Swenson opened the Public Hearing to comments at 9:21 am, but no comments were provided.

8. Acknowledge Correspondence Received. No additional correspondence was identified.

9. Applicant Response. N/A.

10. Close Public Hearing. Chairperson Swenson closed the Public Hearing at 9:21 am and immediately reconvened the Gunnison County Board of County Commissioners meeting.

Moved by Commissioner Chamberland to approve the liquor license for Tomichi Hospitality Management, Inc. doing business as Blue Mesa Grill. Motion carried unanimously.

BOUNDARY LINE ADJUSTMENT; RASPBERRY, LLC AND CRYSTAL CREEK HOMEOWNERS ASSOCIATION: Planner Cathie Pagano and Kendall Burgemeister, attorney for the applicants, were present for discussion.

Mr. Burgemeister explained that the new property owner discovered that their house was not located according to the plat. He further explained that the subdivision is unique in that it has an abundance of open space and small half-acre lots. He noted that the adjustment, if approved, would not result in a size change, and that the HOA's boundary line adjustment procedure has been followed. Planner Pagano confirmed the HOA's consent and understanding that the septic system may or may not be entirely within the parcel. **Moved** by Commissioner Chamberland, seconded by Commissioner Houck to approve the Boundary Line Adjustment for Raspberry, LLC and Crystal Creek Homeowners Association. Motion carried unanimously.

CORRECTED BOUNDARY LINE ADJUSTMENT; TOMICHI CREEK PRESERVE SUBDIVISION; UNITED COMPANIES AND TOMICHI CREEK PRESERVE: Assistant Community Development Director Neal Starkebaum was present for discussion.

Assistant Community Development Director Starkebaum explained that the existing survey erroneously omitted Lot 7, which would be corrected with this approval. **Moved** by Commissioner Chamberland, seconded by Commissioner Houck to approve the corrected Boundary Line Adjustment for Tomichi Creek Preserve Subdivision, United Companies and Tomichi Creek Preserve. Motion carried unanimously.

BREAK: The meeting recessed from 9:27 am until 9:33 am in order to hold the below Public Hearing.

PUBLIC HEARING; COLORADO LIQUOR RETAIL LICENSE APPLICATION; IRWIN BACKCOUNTRY GUIDES, LLC, DBA MOVIE CABIN: County Clerk Dominguez, attorney Kevin Coates and Movie Cabin Manager Laci Wright were present for discussion. Mr. Coates of the law firm Dill Dill Carr Stonbraker & Hutchings, PC represented the applicant in this hearing.

1. Open Public Hearing. Chairperson Swenson opened the Public Hearing at 9:27 am.

2. Public Notice Confirmation. County Clerk Dominguez confirmed that the Public Hearing had been properly public noticed.

3. Identify Ex Parte Communications. There were no ex parte communications identified.

4. Staff Presentation. County Clerk Dominguez explained that this request was for a private tavern license.

5. Applicant Presentation. Mr. Coates further explained that the purpose for the private license would be to maintain control over the alcohol at the location and to make sure that it is consumed properly. He provided letters of support indicating the desire for this service in the area, which is a requirement of the license. He confirmed that the employees would be trained to ensure compliance with the law and that nothing in the applicants' backgrounds prohibit this application from being approved.

6. Board Questions. Commissioner Chamberland asked if alcohol can currently be consumed, just not sold, on the property, and Mr. Coates said that he was correct. He added that, after the license is complete, patrons will not be able to bring their own alcohol to the premises. Commissioner Houck asked if the employees will receive tips training, and Mr. Coates confirmed that they would.

7. Public Comments. Chairperson Swenson opened the Public Hearing to comments at 9:33 am, but none were provided.

8. Acknowledge Correspondence Received. No additional correspondence was identified.

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9. Applicant Response. N/A.

10. Close Public Hearing. Chairperson Swenson closed the Public Hearing at 9:33 am and immediately reconvened the Gunnison County Board of County Commissioners Meeting.

Moved by Commissioner Chamberland, seconded by Commissioner Houck to approve the Colorado Retail Liquor License Application for Irwin Backcountry Guides, LLC, doing business as Movie Cabin. Motion carried unanimously.

CORRESPONDENCE:

1. Crested Butte Land Trust (CBLT); GOCO Letter of Support. CBLT Executive Director Ann Johnston was present for discussion. She explained that the parcel in question has been preapproved for development of 30 lots and is one of four on the 93-acre Promontory Ranch. She requested a letter of support. She stated that development is not expected to affect any proposals that Mt. Crested Butte or the ski area have, and that access for the landowner and the general public will be maintained. This area is thought to be a great wildlife setting as it provides a lynx habitat. **Moved** by Commissioner Houck, seconded by Commissioner Chamberland to approve the letter of support to GOCO and signatures of all three commissioners. Motion carried unanimously.
2. Correspondence; Colorado Department of Public Health and Environment; Application of U.S. Energy Corp. Concerning Voluntary Cleanup Program (VCUP); Historic Keystone Mine, Gunnison County, Colorado. County Attorney David Baumgarten and Deputy County Attorney Art Trezise were present for discussion. County Attorney Baumgarten stated that the draft correspondence conformed to the direction he received from the Board during the previous week. **Moved** by Commissioner Houck, seconded by Commissioner Chamberland to approve the letter to the Colorado Department of Public Health and Environment concerning the VCUP and provide for signatures. Motion carried unanimously.

BREAK: The meeting recessed from 9:50 until 9:53 am in order to hold the below Public Hearing.

PUBLIC HEARING; COLORADO LIQUOR RETAIL LICENSE APPLICATION; IRWIN BACKCOUNTRY GUIDES, LLC, DBA PARKING BARN: County Clerk Dominguez, attorney Kevin Coates and Parking Barn Manager Kyra Martin were present for discussion. Mr. Coates of the law firm Dill Dill Carr Stonbraker & Hutchings, PC represented the applicant in this hearing.

1. Open Public Hearing. Chairperson Swenson opened the Public Hearing at 9:50 am.

2. Public Notice Confirmation. County Clerk Dominguez confirmed that the Public Hearing had been properly public noticed.

3. Identify Ex Parte Communications. There were no ex parte communications identified.

4. Staff Presentation. N/A.

5. Applicant Presentation. Mr. Coates stated that this private license would have basically the same functions as the one discussed earlier in the meeting for the Irwin Backcountry Guides, LLC.

6. Board Questions. Commissioner Chamberland asked if the Parking Barn is a short walk from the Movie Cabin, and Ms. Martin confirmed that it is.

7. Public Comments. Chairperson Swenson opened the Public Hearing to comments at 9:53 am, but none were provided.

8. Acknowledge Correspondence Received. No additional correspondence was identified.

9. Applicant Response. N/A.

10. Close Public Hearing. Chairperson Swenson closed the Public Hearing at 9:53 am and immediately reconvened the Gunnison County Board of County Commissioners meeting.

Moved by Commissioner Houck, seconded by Commissioner Chamberland to approve the license application from Irwin Backcountry Guides, LLC, doing business as the Parking Barn and for their request for private tavern license. Motion carried unanimously.

RESOLUTION; APPROVING ONE THREE-YEAR EXTENSION OF THE FINAL PLAN OF LAND USE CHANGE APPLICATION NO. 2005-73, A LAND USE CHANGE PERMIT FOR VERZUH RANCH INC. FOR THE SHADY ISLAND SUBDIVISION: Planner Cathie Pagano was present for discussion. Attorney Marcus Lock was present in the audience for this discussion. Planner Pagano suggested a clerical modification to the title of the resolution and the Board agreed with her suggestion. **Moved** by Commissioner Chamberland, seconded by Commissioner Houck to approve Resolution #2014-13, a

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Resolution Approving One Three-Year Extension of the Final Plan of Land Use Change Application No. 2005-73, a Land Use Change Permit for Verzuh Ranch Inc. for the Shady Island Subdivision. Motion carried unanimously.

AGREEMENT FOR PHARMACEUTICAL SERVICES; PDC PHARMACY COLORADO, INC.; GUNNISON COUNTY SHERIFF'S OFFICE: Undersheriff Randy Barnes was present for discussion.

Undersheriff Barnes explained that the services provided by PDC Pharmacy Colorado, Inc. (PDC) would enhance safety and provide a more economical use of County resources. He further explained that inmates currently bring prescription medications with them to the detention facility, and that the officers are not familiar with all the different medications. If the County contracts with PDC, all inmate prescriptions will be filled by PDC in Boulder, CO, which will make it much easier for the officers to account for and identify the medications. As well, the inmates will pay for their own medications and PDC handles all of the billing. Any unused medications during inmates' incarcerations can be returned to PDC for a credit to the inmates. The tablets or capsules will arrive in blister packaging, a service that local pharmacies cannot provide, which will enable the officers to dispense medications without physically touching them. Deputy County Attorney Trezise agreed that this change will greatly reduce the liability for the County. **Moved** by Commissioner Chamberland, seconded by Commissioner Houck to approve the Agreement for Pharmaceutical Services between PDC Pharmacy Colorado, Inc., and the Gunnison County Sheriff's Office. Motion carried unanimously.

APPLICATION FOR GUNNISON SAGE GROUSE CONSERVATION TRUST FUNDS; GUNNISON CONSERVATION DISTRICT NOXIOUS/INVASIVE WEED PARTNERSHIP EMPLOYEE; $6,000: Gunnison Wildlife Conservation Coordinator Jim Cochran was present for discussion. Chairperson Swenson stated that she had previously met with Deputy County Manager Crosby to discuss this application and that no concerns were raised. **Moved** by Commissioner Houck, seconded by Commissioner Chamberland to approve the $6,000 expenditure from the Gunnison Sage Grouse Conservation Fund for the noxious/invasive weed partnership employee. Gunnison Wildlife Conservation Coordinator Cochran stated that he is listed as a partner on the application and that he had no objections to the application. Motion carried unanimously.

GUNNISON-CRESTED BUTTE TOURISM ASSOCIATION/GUNNISON COUNTRY CHAMBER OF COMMERCE RELATIONS AND FUNDING OF FACILITATOR: County Attorney David Baumgarten, Deputy County Attorney Trezise, Finance Director Linda Nienhueser, Community Development Director Russ Forrest and Gunnison-Crested Butte Tourism Association Executive Director Pamela Loughman were present for discussion.

Chairperson Swenson stated that the Gunnison-Crested Butte Tourism Association Executive Committee sent a letter to the Board last week, and she provided a draft response for Board consideration. The Board discussed the issue and was in favor of using Gunnison River Valley Local Marketing District funds to facilitate a process to define roles and responsibilities. Chairperson Swenson suggested contracting with Managing Results, LLC, who provided an estimate of up to $10,000 for six full days of facilitation, and that the Community Development Department assume the lead on contracting and organizing the process. The draft correspondence was discussed and modifications were agreed upon. **Moved** by Commissioner Chamberland, seconded by Commissioner Houck to approve expenditures of up to $10,000 of Gunnison River Valley Local Marketing District funds to facilitate the Weidner group (Managing Results, LLC) for facilitation with the Tourism Association and the Chambers up to the amount of $10,000 with the stipulation that we (the Board) would like to see the contract before it is signed. Motion carried unanimously. **Moved** by Commissioner Houck, seconded by Commissioner Chamberland to approve the letter with the discussed edits to reflect that Community Development and Economic Development Department will be doing this coordination. Motion carried unanimously.

UNSCHEDULED CITIZENS: There were no Unscheduled Citizens present for discussion.

COMMISSIONER ITEMS:

Commissioner Houck:

1. Trailhead Law-Enforcement Issues. Commissioner Houck informed the Board that he spoke with Crested Butte Nordic Council Executive Director Keith Bauer regarding law enforcement issues at trailheads. The Board agreed that Mr. Bauer should be considered an interested party and informed of any discussions.
2. Colorado Counties, Inc. (CCI) Summer Conference. Commissioner Houck informed the Board that he would like to attend this conference scheduled to take place 6/2-6/4. Commissioners Chamberland and Swenson thought that they might also attend.
3. Waiver Request; Tin Cup. Commissioner Houck informed the Board that he received a private waiver request from a Tin Cup resident who wishes to travel anywhere at any time, even when roads are closed. The County Attorney's Office assisted with responding to the resident.

Commissioner Chamberland:

1. Public Health Forum. Commissioner Chamberland informed the Board that he attended this event.

Commissioner Swenson:

1. Gunnison Valley Rural Transportation Authority Meeting. Chairperson Swenson informed the Board that a quorum was present for the last meeting and that the group is close to finalizing some contracts. This has been a successful year with regard to air travel and load factors are high, so caps will not be a factor. Next year's air program will includes approximately 7% more available seating through various options that are being considered. Winter bus service has been approved for next year, and one of the 12 routes will originate in Crested Butte at 6:45 am. Crested Butte South will be served this summer via a pilot route.

ADJOURN: **Moved** by Commissioner Chamberland, seconded by Commissioner Houck to adjourn the meeting. Motion carried unanimously. The meeting adjourned at 10:36 am.

_____
Paula Swenson, Chairperson

_____
Phil Chamberland, Vice-Chairperson

_____
Jonathan Houck, Commissioner

Minutes Prepared By:

_____
Katherine Haase, Deputy County Clerk

Attest:

_____
Stella Dominguez, County Clerk

GUNNISON COUNTY BOARD OF COMMISSIONERS TEXT INCLUSION INTO MINUTES

BOARD OF COUNTY COMMISSIONERS OF GUNNISON COUNTY
RESOLUTION NO. 13, SERIES 2014

A RESOLUTION APPROVING ONE THREE-YEAR EXTENSION OF THE FINAL PLAN OF LAND USE CHANGE APPLICATION NO. 2005-73 A LAND USE CHANGE PERMIT FOR VERZUH RANCH INC. FOR THE SHADY ISLAND SUBDIVISION

WHEREAS, Verzuh Ranch, Inc. has applied for a Gunnison County Land Use Change Permit to subdivide a 11.74-acre parcel into sixteen single-family residential lots and common open space area of 4.74 acres on a parcel legally described as the NE ¼, Section 24, Township 50 North, Range 1 West, N.M.P.M.; and

WHEREAS, after a review of the application and all information, documentation and testimony related to it, the Gunnison County Planning Commission did, on April 4, 2008 forward to the Board of County Commissioners a Recommendation of approval of the Preliminary Plan application with certain Findings and Conditions and whereas on April 15, 2008 the Board of County Commissioners did approve with certain Findings and Conditions the Shady Island Preliminary Plan;

WHEREAS, the Board approved the Final Plan of Land Use Change application No. 2005-73 on May 20, 2008, which was recorded in the office of the Gunnison County Clerk and Recorder on May 21, 2008 at Reception No. 584019; and

WHEREAS, the Board and Verzuh Ranch, Inc. entered into that certain Settlement Agreement on May 3, 2011 which satisfies certain conditions of the aforementioned approval and contemplates the re-approval of said land use change; and

WHEREAS, the Board reapproved the Final Plan of Land Use Change Application No. 2005-73 on May 3, 2011 which was recorded in the Office of the Gunnison County Clerk and Recorder on May 6, 2011 at Reception No. 605473; and

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WHEREAS, Section 1-104: G.3. *Extension of a Land Use Change Permit for a Major Impact Project at Least Three Months Before End of Permit Term* identifies specific criteria for which the Board shall determine compliance by the applicant;

FINDINGS:

1. The applicant requested an extension of the Land Use Change permit for a Major Impact project on January 31, 2014 in compliance with Section 1-104: G.3 at least three, but no more than six months before the permit expires. The current permit expires May 3, 2011.
2. The Board conducted a public hearing on April 1, 2014. One letter was received from Gary Suva stating his opposition to the extension request. No additional public comments were received orally or in writing.
3. Verzuh Ranch, Inc. has demonstrated compliance with Section 1-104: G.3
   a. *A public benefit will be obtained or no public detriment will occur.* As part of the settlement agreement in 2011, Verzuh Ranch, Inc. granted a sewer easement to the County to connect the Cline's Homesites to central sewer service. Multiple individual sewage disposal systems were eliminated as a result of the easement and sewer connection. No public detriment or harm will result from the proposed three-year extension. The subject parcel is currently vacant and the plat has not been recorded; no lots have been sold and therefore no residents are relying on infrastructure or improvements from the developer.
   b. *Size of project and economic conditions.* The applicant has indicated that the slow rate of economic recovery is essential to the request for an extension. There will be approximately sixteen single-family residential lots for sale, each approximately one-quarter acre in size. Current market conditions (home sales and prices in the area) indicate that the applicant would not be able to recover his costs or break even at this time, thus necessitating an extension of the permit approval. Given the current economic conditions, the project is not economically viable at this time.
   c. *Compliance to date with conditions of original permit*. The applicant has complied with all conditions of the initial approval and re-approval that required performance before the extension was requested.
   d. *Progress in pursuing completion of development*. The applicant has made progress in pursuing the development to date, including obtaining other necessary permits and the applicant has expended time and financial resources in pursuit of the completion of the development. The applicant has entered into agreement with the County for the sewer easement which will serve the Shady Island Subdivision along with the Cline's Homesites. The applicant has incurred the costs associated with applying for an extension of the permit approval. The applicant has also secured the necessary water rights to supply water to the subdivision. The applicant has also demonstrated extenuating economic circumstances that have impacted the complete progress of the development.
   e. *Benefits received by County*. As part of the settlement agreement in 2011 the applicant agreed to grant a sewer easement to Gunnison County so that Cline's Homesites may be served by central sewer service. The County also holds security relative to the Development Improvements Agreement.
   f. *Needs of applicant and County*. The needs of the applicant, relative to current market and economic conditions will be served by granting the extension. This will allow the applicant to have additional time for economic and market conditions to improve before developing and selling the parcels. The needs of the County will not be harmed by extension of the permit approval.
   g. *No conflict between development and Regulations*. There is no conflict between the development as originally approved and the *Land Use Resolution* or other applicable regulations.
   h. *Changes in circumstances*. There have been no substantial changes to the neighborhood land uses that have or would create a substantial conflict. The character of the neighborhood is unchanged from 2008.
   i. *Proposed changes in development*. There are no proposed changes in the development of Shady Island Subdivision.
   j. *Taxes to be paid*. The taxes for 2013 have been paid by the applicant.
4. The findings and conditions set forth in "*Resolution Reapproving the Final Plan of Land Use Change Application No. 2005-73, A Land Use Change Permit for Verzuh Ranch, Inc. For the Shady Island Subdivision,*" except as modified or otherwise set forth in that certain Settlement Agreement between the Board and Verzuh Ranch, Inc. dated May 3, 2011 are incorporated herein.

CONDITIONS:

1. As per Section 1-104: G.5., no more than one three-year extension of any Land Use Change permit shall be granted. The Board issued a re-approval of the Shady Island Subdivision in May 2011 which allows the applicant to apply for this one extension. No additional extensions shall be granted.
2. This extension shall grant a vested right associated with the proposed development for an additional three years.
3. The findings and conditions set forth in "*Resolution Reapproving the Final Plan of Land Use Change Application No. 2005-73, A Land Use Change Permit for Verzuh Ranch, Inc. For the Shady Island Subdivision,*" except as modified or otherwise set forth in that certain Settlement Agreement between the Board and Verzuh Ranch, Inc. dated May 3, 2011 are incorporated herein.

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NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Gunnison County, Colorado, that the Final Plan for Land Use Change application No. 2005-73 is hereby approved and extended through May 3, 2017; and

WHEREAS, THIS APPROVAL is affected noting that decision documentation includes, but is not limited to the application and the entire Community Development Department Land Use Change permit application file (LUC-05-00073) relative to this application. This extension is founded on each individual finding and requirement except as modified or otherwise set forth in that certain Settlement Agreement between the Board and Verzuh Ranch, Inc. dated May 3, 2011. Should the applicant successfully challenge any such finding or requirement, this approval is null and void.

THIS RESOLUTION AND THE APPROVAL GRANTED HEREBY shall not be effective unless and until a copy is recorded in the Office of the Clerk and Recorder of Gunnison County.

INTRODUCED by Commissioner Chamberland, seconded by Commissioner Houck, and passed on this 15th day of April, 2014.

BOARD OF COUNTY COMMISSIONERS

Chamberland – yes; Houck – yes; Swenson – yes.

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