



**BOARD OF COUNTY COMMISSIONERS
OF GUNNISON COUNTY
RESOLUTION NO. 16-30**

**A RESOLUTION
CHANGING THE DESIGNATION OF LOT RNQ-1 QUADRAPLEX LOT
SKYLAND RIVER NEIGHBORHOOD
TO RNSF – SINGLE FAMILY LOT**

WHEREAS, the owner of Lot RNQ-1, Skyland River Neighborhood, requests a change in the designation of the lot from RNQ “Quadraplex Lot” to RNSF – “Single Family Lot”, solely for the use of one single-family residence; and

WHEREAS, the Board of County Commissioners of Gunnison County, Colorado is informed of the following:

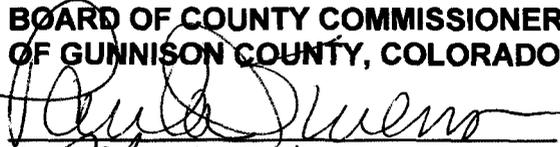
1. The *Amended Plat of Portions of Skyland* was approved by the Board of County Commissioners on December 24, 1996, recorded in the Office of the Gunnison County Clerk and Recorder, at Reception No. 473132, January 3, 1997.
2. The Board of County Commissioners approved the *Special Covenants of Skyland River Neighborhood*, recorded in the Office of the Gunnison County Clerk and Recorder, at Reception No. 473134, January 3, 1997. The Covenants designated uses on each individual lot, including RNQ-1, as a “Quadraplex Lot”, which shall be used solely for the development of four single-family units.
3. The Board of County Commissioners approved the “Amendments to Special Covenants of Skyland River Neighborhood”, Board Resolution #2002-33, June 18, 2002. Part of the amended covenants modified the definition of “Quaraplex Lot” to be used solely for two, three or four single-family units. The amended Covenants are recorded in the Office of the Gunnison County Clerk and Recorder, at Reception No. 521552, June 28, 2002.
4. The owner does not wish to construct any residential units on the property at this time.
5. The owner has indicated that he is required to pay water availability for four units, due to the “Quadraplex Lot” designation and the designation to RNSF will provide relief.
6. The request is supported by the Skyland Community Association, noted in a letter from Michael Billingsly, Association Manager, dated June 7, 2016.
7. The request is supported by the River Neighborhood Association, noted in a letter from Sarah Huckins, Board Member, dated May 19, 2016.



NOW, THEREFORE, BASED ON THE FINDINGS SET FORTH ABOVE, BE IT RESOLVED by the Board of County Commissioners of Gunnison County, Colorado, that the request is approved.

INTRODUCED by Commissioner Howck, seconded by Commissioner Chamberland, and adopted this 19th day of July, 2016.

**BOARD OF COUNTY COMMISSIONERS
OF GUNNISON COUNTY, COLORADO**



Paula Swenson, Chairperson

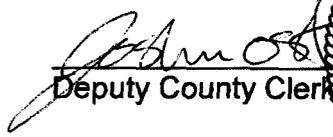


Phil Chamberland, Commissioner



Jonathan Howck, Commissioner

Attest:



Deputy County Clerk

