

Land Use and Building Department
401 Main Street, Suite 304
Walsenburg, CO 80189
719-739-1220 Ext 506



HUERFANO COUNTY GOVERNMENT STAFF REPORT

Date: May 14, 2024
To: Huerfano County Board of County Commissioners
From: Carl Young, County Administrator
Re: Permit #20-027 Vacate County Road 565

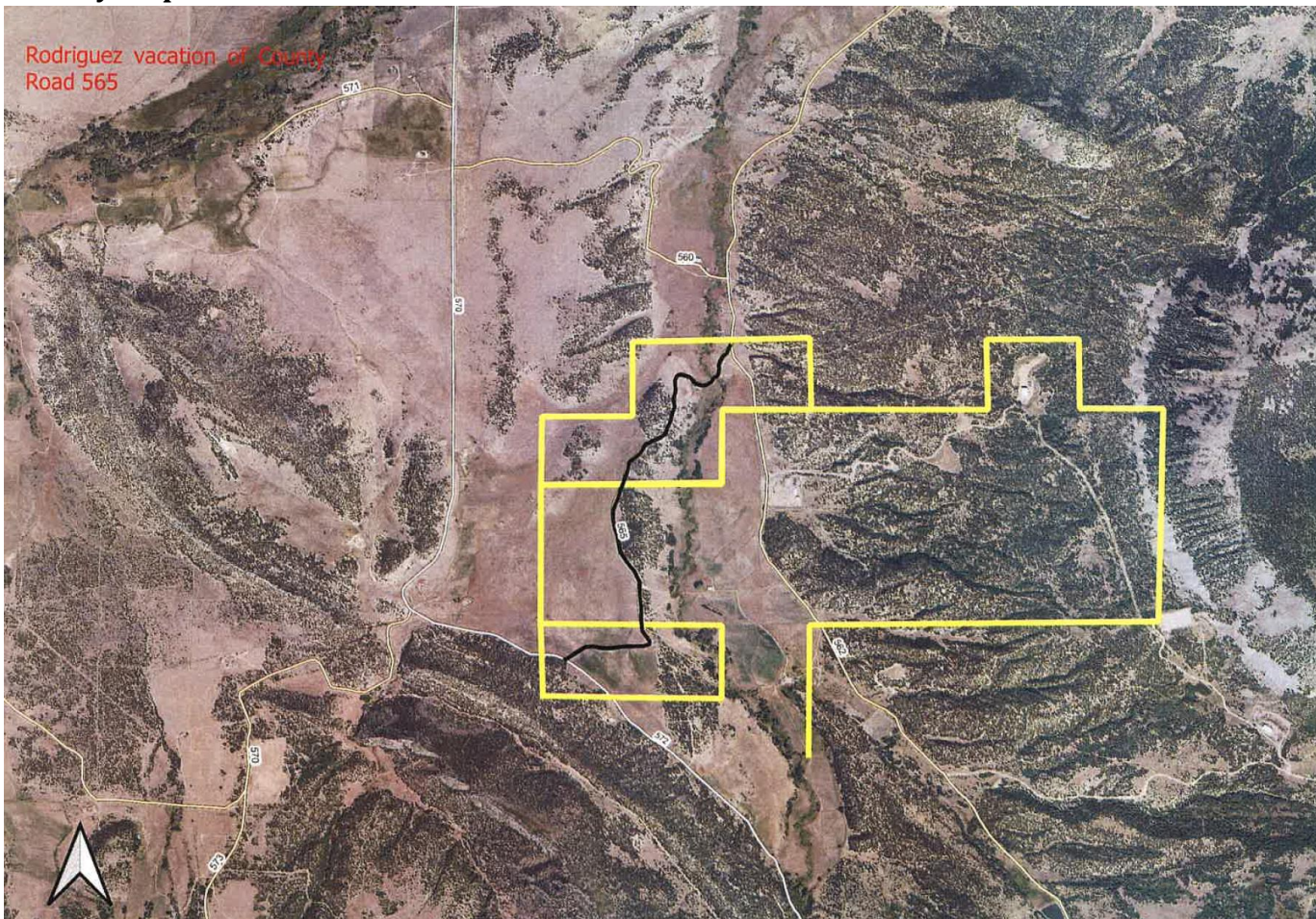
Request:

With this application Fred Rodriguez (the Applicant), on behalf of the Rodriguez Family Trust, requests the following:

Vacation of County Road 565, which runs from County Road 572 to County Road 562, in the north west quarter of the County.

The road runs through three parcels, owned by the Rodriguez Family Trust, Kostgove Ranch LLC, and Soledad3LLC.

Vicinity Map:



Process Summary:

1. Staff determines completeness, routes to relevant referral agencies and schedules & posts notices for public meeting /public hearing with PC and prepares staff report
2. Public notices and notices to referral agencies
3. PC public hearing and recommendation
4. BOCC public meeting and decision

Code References:

§ 2.15 Vacating of Approved and Recorded Plats, Roads or Easements

Applicants may apply for the vacating of any plat, road, easement or portion thereof so long as the plat, road, easement or portion thereof has been filed and recorded in the office of the Huerfano County Clerk and Recorder.

§ 2.15.03 Criteria for Action on a Vacating Application

All actions by the Planning Commission in reviewing and making recommendations on an application to vacate an approved and recorded plat or easement and by the Board of County Commissioners in approving or disapproving such applications, shall be based in general upon the provisions of these regulations and specifically upon the following criteria:

1. That the proposed vacating would not interfere with development of nor deny access via a public thoroughfare to existing structures within the recorded plat, adjoining properties, utility services or other improvements, nor deny access to structures, facilities or sites located beyond the plat or easement to be vacated.
2. That the proposed vacating would not cause undue hardship or inconvenience for any utility company, special district, neighboring landowner or tenant.
3. That the proposed vacating would not be likely to prove detrimental to the public health, safety or welfare of County residents.
4. That the proposed vacating would be consistent with all other provisions in these regulations.
5. That the proposed vacating would not cause undue financial hardship to Huerfano County nor deprive it of needed tax base.

§ 2.15.04 Vacating of Roads, Streets and Highways:

Any conflicting provisions contained within these regulations, notwithstanding the procedures for vacating roads, streets and highways shall conform to the provisions contained in Section 43-2-301, et seq. Colorado Revised Statutes.

Application Materials Required:

§ 2.15.02 Submittal Requirements

Submittal requirements for an application to vacate an approved and recorded plat or easement shall include a completed application, submittal requirements listed in Section 8.03, the appropriate filing fees and the following items:

1. A copy of the approved and recorded plat or easement and a vacated plat. Said plat shall be prepared as a final plat and shall be prepared by and have the seal of a registered land surveyor, duly registered to practice in the state of Colorado.
2. A legal description of the land to be vacated and the area, in acreage or square feet.
3. The Planning Commission may, at its discretion and upon written request by an applicant, waive any but not all of the submittal requirements listed above and the Planning Commission may also, at its discretion, add such submittal items as it deems necessary and appropriate to evaluate and recommend upon any application for the vacating of a plat, right-of-way or easement.

§ 8.03 Submittal Requirements:

In addition to those requirements specific to each land use application type, the following are required with all land use applications:

1. Letter of Intent providing a detailed description of the project. Letter should provide an explanation of why the application should be approved by addressing how the project meets criteria for approval and is in alignment with the Comprehensive Plan and/or other adopted planning documents.
2. Proof of Ownership of all affected lots. If applicant is not the owner, provide written evidence of authority to act on behalf of the lawfully demonstrated owner of the property.
3. Legal description of property.
4. Site plan drawn to scale. Plan to include existing and proposed location of all structures, uses, zoning district boundaries, and setbacks on the land involved in request.
5. If a public hearing is required, a list of names and mailing addresses of owners of record within the radius required for each permit type.
6. If a public hearing is required, pursuant to C.R.S. § 24-65.5-103 (2) (a) The applicant shall identify the mineral estate owners and lessees and easement holders entitled to notice pursuant to this section as shown in the records in the office of the County Tax Assessor and Clerk and Recorder. Provide with application a list of the owners of subsurface mineral interests and their lessees within the required radius for each permit type and on the proposed site, if any, as shown on the records of the Huerfano County Assessor, and their complete mailing addresses.
7. If a public hearing is required, applicant must pay for the cost of publication of the mailed and published public hearing notices.

Application Materials Received:

1. Application
2. Authorization for Fred Rodriquez to Speak on behalf of Soledad3LLC
3. Warranty Deed with Legal Description [Proof of Ownership]
4. Power of Attorney for Virginia Rodriguez Trujillo [Evidence of Authority]
5. Management Agreement of the Rodriquez Family Trust [Evidence of Authority]
6. Request to Waive Plat Amendment Requirement
7. Letter of Intent
8. Area Maps

8.07 Referral Agencies:

The Planning Commission shall determine which, if any, of the following referral agencies shall review the initial and /or preliminary submission:

- a) Huerfano RE-1 School District [School district(s) in which the land encompassed by the proposed subdivision is located.]
- ~~b) Each county, other than Huerfano County, and municipality within a three (3) mile radius of any portion of the proposed land use.~~
- c) San Isabel Electric Association [All applicable local and state improvement and special districts, ditch companies and utilities.]
- ~~d) Colorado State Forest Service, when applicable.~~
- e) Huerfano-Las Animas Area Council of Governments.
- f) Upper Huerfano Soil Conservation District.

- g) CDPHE and Las Animas Huerfano Counties District Health Department [Colorado Department of Public Health and the Environment and/or such county, district or regional health departments as may exist.]
- h) State Engineer/Colorado Division of Water Resources.
- i) Other referral agencies and potentially affected parties that the Planning Commission determines to be appropriate.**
- j) Huerfano County Water Conservancy District [Water Conservation Agency.]
- k) Upper Huerfano Fire Protection District [Fire Protection District.]
- l) Huerfano County Economic Development.
- m) Parks and Wildlife.
- n) Tourism Board.
- ~~o) HOA or POA if property is within its jurisdiction.~~
- p) The property owners within 500 feet of County Road 565.

Received four responses from three agencies:

1. Two from Colorado Parks and Wildlife who had no problems with the vacation.
2. One from the Las Animas-Huerfano Counties Health Department with no problems with the vacation.
3. One from Upper Huerfano Fire Protection District that does have concerns with the vacation. (Please see attached correspondence).

Commission Action: On April 11, 2024 the Huerfano County Planning Commission voted unanimously to recommend to the Huerfano County Board of County Commissioners the approval to vacate County Road 565 with the condition that Kosgove Ranch and emergency personnel have access.

Recommendation:

1. **Approval** without any special conditions.
2. **Conditional** Approval with a description of the special conditions.
3. **Denial** indicating for the record the reason(s) for such action with reference to the criteria set forth in the Land Use Code.
4. **Continuation** until a future date to gather more information or obtain clarification or for any other relevant cause.

Enclosures:

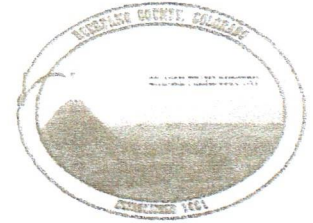
- Application Materials

Land Use Application #20-027

Plat Amendment

Attachment 1 - Application

Huerfano County Land Use Department
400 Main Street, Suite B
Walsenburg, Colorado 81089
719-738-1220 ext. 103



GENERAL LAND USE APPLICATION

Application File No.: 20-027

1. ACTION(S) REQUESTED:

- | | |
|--|--|
| <input type="checkbox"/> Comprehensive Plan Text of Map Amendment | <input type="checkbox"/> Rezoning |
| <input type="checkbox"/> PUD or non-PUD Subdivision Approval: | <input type="checkbox"/> Variance |
| <input type="checkbox"/> Sketch Plan | <input type="checkbox"/> Conditional Use Application |
| <input type="checkbox"/> Preliminary Plan | <input type="checkbox"/> Conditional Use Application / Oil, Gas or Uranium
Exploration and/or Development |
| <input type="checkbox"/> Final Plat / Subdivision Improvement Agreement | <input type="checkbox"/> Sign Permit |
| <input type="checkbox"/> Subdivision Exemption | <input type="checkbox"/> Temporary Use Permit |
| <input type="checkbox"/> Plat Amendment | <input type="checkbox"/> H.B. 1041 Text Amendment |
| <input type="checkbox"/> Plat Correction | <input type="checkbox"/> H.B. 1041 Development Permit |
| <input checked="" type="checkbox"/> Road Right-of-Way or Easement Vacation | <input type="checkbox"/> H.B. 1041 Flood Plain Exemption |
| <input type="checkbox"/> Lot Consolidation | |
| <input type="checkbox"/> Re-hearings of Denied Application | |
| <input type="checkbox"/> Other Actions (specify): _____ | |

2. APPLICATION STATUS (for County use only):

Date Application Received: 12-21-2020 Application Fees Required: 200⁰⁰
Received By: J. Steve Charnel Date Application Fees Paid: 12-21-2020

3. APPLICATION AND OWNER INFORMATION:

Name of Applicant: Fred Rodriguez, representative for Rodriguez Family Trust
Applicant's Mailing Address: 508 East 5th Street Walsenburg Colorado 81089
Applicant's Telephone and/or FAX: (719) 738-2222 or (719) 250-2334
Applicant's E-Mail Address: fred.rodriguez.2222@gmail.com
Name of Land Owner: Rodriguez Family Trust
Land Owner's Mailing Address: c/o 508 East 5th Street Walsenburg Colorado 81089
Land Owner's Telephone and/or FAX: (719) 738-2222

4. SUMMARY OF APPLICATION:

Land Area included within the scope of this Application: N/A Square Feet or Acres
Legal description of land on which action is proposed (please attach the legal description to this Application):
Existing Zoning District(s): Agricultural
Proposed New District(s): N/A
Number of Existing Lots: 3 Tract

Huerfano County Land Use Department
400 Main Street, Suite B
Walsenburg, Colorado 81089
719-738-1220 ext. 103



GENERAL LAND USE APPLICATION

Number of Proposed Lots: 3

Number of Proposed Dwelling Units: N/A

Proposed Average Lot Size: N/A

If a Variance Request, please state the reason for the Variance(s): N/A

Is all or a portion of the subject land located in a potential flood plain area, or are there areas with slopes in excess of twenty percent (20%)? YES NO

If YES, which of these conditions exist? Flooding where County Road 562 and County Road 565 meet.

Value of proposed new development: N/A

Will the proposed project require any State or Federal permits? YES NO

If YES, please list all permits or approvals required: _____

If a H.B. 1041 permit is required, for what matters of local concern and state interest? N/A

Please list any additional pertinent information: _____

5. CERTIFICATION BY THE APPLICANT:

I hereby certify that this Application is made with full knowledge of the design standards, all fees, procedures, public hearing and meeting requirements contained in the Huerfano County Land Use Regulations. Furthermore, I understand that all land use permits are non-transferrable, unless specifically approved by the Huerfano County Board of County Commissioners. The Board of County Commissioners may impose permit transfer fees as it deems appropriate. All documents submitted may be subject to internet publishing.

Signature of Applicant: Fred Rodriguez Date: 11-19-20

6. ACTION (by the authorized permitting authority):

Final Approval Conditional Approval Denial

Name _____ Signature _____

Title _____ Date _____

Land Use Application #20-027

Road Vacation

Attachment 2 – Statement of Authority

**Authorization for Fred Rodriguez to speak on behalf of Soledad3LLC
pertaining to our joint petition and request to
vacate County Road 565 in Huerfano County, Colorado**

Larry J. Rodriguez, Maria L. Rodriguez, and Salomé Ann Rodriguez-Thorson, equal owners of the Soledad3LLC, which holds our deeded property at 1398 County Road 565, Gardner, Colorado 81040; hereby authorize our cousin, Fred Rodriguez, who resides at 508 E. 5th Street in Walsenburg, Colorado, 81089, to speak on our behalf pertaining to our joint petition and request to vacate County Road 565 (7 miles SW of Gardner, Colorado).

Dated: 10-23-20

Salomé Ann R Thorson

Salomé Ann Rodriguez-Thorson
Soledad3LLC, Manager
33 Vista De Las Sandias
Placitas, NM. 87043
(925) 784-9937

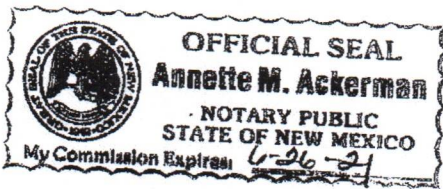
STATE OF: NEW MEXICO)
COUNTY OF SANDOVAL) ss.

The foregoing Authorization was acknowledged before me this 23rd day of October, 20 20 by Salomé Ann Rodriguez-Thorson.

Witness my hand and official seal.

My commission expires: 6-26-21

Annette M. Ackerman
Notary Public



WARRANTY DEED
(Gift Deed)

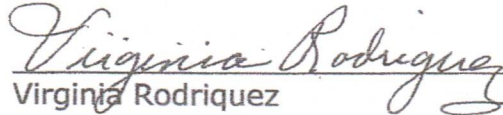
Virginia Rodriquez for the consideration of Ten Dollars,(\$10.00) in hand paid, hereby sells and conveys to **John M. Rodriguez, Fred Rodriguez, Frank Rodriguez, Max Rodriguez, Kent Campbell, and John Allen Campbell, as Trustees for the Rodriguez Family Trust dated March 19, 2009**, whose address is P.O. Box 1186, Walsenburg, CO 81089, and its assigns, the following real property in the County of Huerfano, State of Colorado to-wit:

Township 27 South, Range 70 West of the 6th P.M.

Section 17: NE1/4NW1/4, NW1/4NE1/4, together with all mineral rights and water rights owned by Grantor

with all its appurtenances and warrants title to the same, subject to 2009 general real estate taxes due and payable January 1, 2010, together with all reservations, easements, covenants and restrictions of record.

SIGNED this 19 day of March, 2009.


Virginia Rodriguez

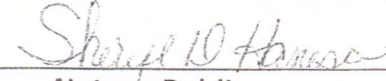
STATE OF COLORADO)
) ss.
COUNTY OF HUERFANO)

The foregoing Warranty Deed was acknowledged before me this 19th day of March, 2009, by Virginia Rodriquez.



My Commission Expires: 8-22-2012

WITNESS MY HAND AND OFFICIAL SEAL.


Notary Public

Section 2.15.02
#1 Proof of Ownership

POWER OF ATTORNEY

I, Virginia Rodriguez Trujillo, as Principal, appoint my son, John M. Rodriguez, as my lawful agent and attorney; if John M. Rodriguez is unable, unwilling or unavailable to act on my behalf, then I appoint my son, Fred Rodriguez as my lawful agent and attorney; Either shall have full power to act for me, in my name, to do any and all of the following:

- 1. Deposit with, withdraw and receive from any person or entity (including, but not limited to banks, trust companies, mortgage companies, credit unions, savings and loan associations, and industrial banks) any documents or assets which I now or hereafter may have or be entitled to;
- 2. Enter and re-enter any safe deposit box or vault and to deposit therein or withdraw therefrom any and all contents;
- 3. Purchase, sell, convey, transfer, lease, encumber, manage and otherwise deal with any real and personal property;
- 4. Make, endorse, accept, receive, sign, execute, acknowledge, and deliver deeds with or without warranties, deeds of trust, mortgages, leases, assignments, agreements, certificates, checks, notes, bonds, vouchers, receipts, stock certificates, stock powers, proxies, minutes, tax returns and any other instruments in writing of whatever kind;
- 5. Consent to or approve on my behalf any medical or other professional care, counsel, treatment, or service of or to me by a licensed or certified professional person or institution engaged in the practice of, or providing, a healing care or art. However, these powers are subject to the same limitations imposed upon a court-approved guardian contained in Section 15-14-315 C.R.S.
- 6. Have the powers conferred upon fiduciaries by the Colorado Fiduciaries' Powers Act (as it exists at the time of the execution of this Power of Attorney);
- 7. This Power of Attorney shall not be affected by my disability.

Virginia Rodriguez Trujillo
Virginia Rodriguez Trujillo

STATE OF COLORADO)
) ss.
COUNTY OF HUERFANO)

The foregoing Power of Attorney was acknowledged before me this 19th day of March, 2009, by Virginia Rodriguez Trujillo.

WITNESS MY HAND AND OFFICIAL SEAL.

Shera W. Hansen

(Notary Public)



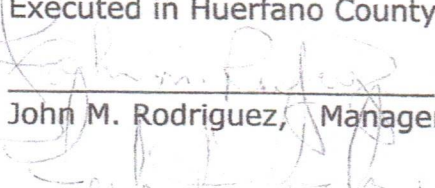
*Section 2.15.02
#1 Evidence of Authority*

MANAGEMENT AGREEMENT OF THE RODRIGUEZ FAMILY TRUST

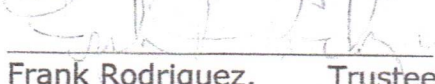
This Agreement entered into between the Rodriguez Family Trust (Trust) and John M. Rodriguez, (Manager) setting forth the duties and obligations of the Manager and agree as follows:

1. The Manager shall oversee all operations and expenditures related to the real estate held by the Trust.
2. The Manager shall have authority to negotiate water, land and mineral issues with interested individuals or corporations and shall conduct such negotiations in the best interests of the Trust.
3. The Manager shall have authority in matters involving livestock grazing, hazardous waste, and dumping or storage issues.
4. The Manager shall maintain records of all transactions pertaining to the operation of the Trust and will provide a copy of such documentation, concerning such operations as would allow a professional to determine accurately the nature of the expenditure and the amount thereof, upon request from the Board of Trustees.
5. The Manager shall have authority to assign to individual trustees, specific duties related to the ongoing maintenance and care of the Trust property and may further designate whether such contribution shall be by labor, material, or financial contribution or any combination thereof.
6. The Manager shall also promptly inform the Board of Trustees of any anticipated change in the operation of the Trust property or of any regulation, statute or rule asserted by any governmental entity that may require a change in the agricultural practices applied to the Trust property.
7. That the Manager herein shall serve with no compensation.
8. That the Manager shall be subject to the authority of the Board of Trustees.
9. That this Agreement may be cancelled by proper action by the Board of Trustees as set forth in the Trust Agreement.

Executed in Huerfano County, Colorado this ____ day of March, 2009.



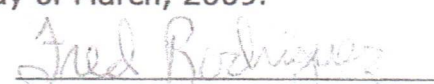
John M. Rodriguez, Manager



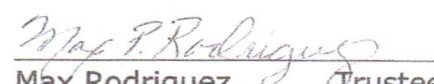
Frank Rodriguez, Trustee




Kent Campbell, Trustee



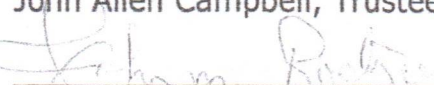
Fred Rodriguez, Trustee



Max Rodriguez, Trustee



John Allen Campbell, Trustee



John M. Rodriguez, Trustee

Section 2.15.02
#1 Evidence of Authority

Application for the Vacation of County Road 565

2.15.02 Submittal Requirements

2. "A copy of the approved and recorded plat or easement and a vacated plat. Said plat shall be prepared as a final plat and shall be prepared by and have the seal of a registered land surveyor, duly registered to practice in the state of Colorado."

I am hereby requesting that this requirement be waived.

Fred Rodriguez 11-19-20
Fred Rodriguez, Authorized Representative

Section 2.15.02

#2 Request for Waiver
in accordance with #4

To: Huerfano County Commissioners
Planning Commission

From: Fred Rodriguez, representative
Rodriguez Family Trust
c/o 508 East 5th Street
Walsenburg, Colorado 80189

Re: Application to Vacate County Road 565

November 19, 2020

I am submitting this application requesting the vacation of County Road 565 located in the Pass Creek area. The road is 20 feet wide and 1.62 miles in length. This road is located in a flood zone and has been washed out three times. The vacation of this road would relieve the County of the continued burden to repair and maintain it.

County Road 565 is not access to any public lands therefore the vacation would not deprive access to the hunters and visitors that come to our County. The road is surrounded on all sides by privately owned lands.

County Road 565 runs through our family ranch that my grandparents established. The road passes within 20 feet of the ranch house. Unfortunately, the road has provided easy access to those who would seek to steal, trespass and destroy our family ranch. The Rodriguez Family Trust has had many items stolen including, rear tractor tires, radiators from our 4-wheel drive pickups and parts off the haying equipment. The family ranch house has been ransacked numerous times. Examples of damage include, copper wires stripped out of the walls, copper pipes coming from the propane tank cut, and a hole cut in the kitchen floor. The garage has also been ransacked.

The Rodriguez Family Trust would like to save our family home, but with this road open to the public it's hard to get excited about spending time and money to rebuild. My family would accept the task of maintaining the road after vacation. All private property owners along the road would continue to have access to their lands, but criminal activity would be deterred. On behalf of the Rodriguez Family Trust, I urge you to vacate County Road 565 so that we can preserve of our ranch for our future generations.

Thank you for your consideration,

Fred Rodriguez 11-19-20

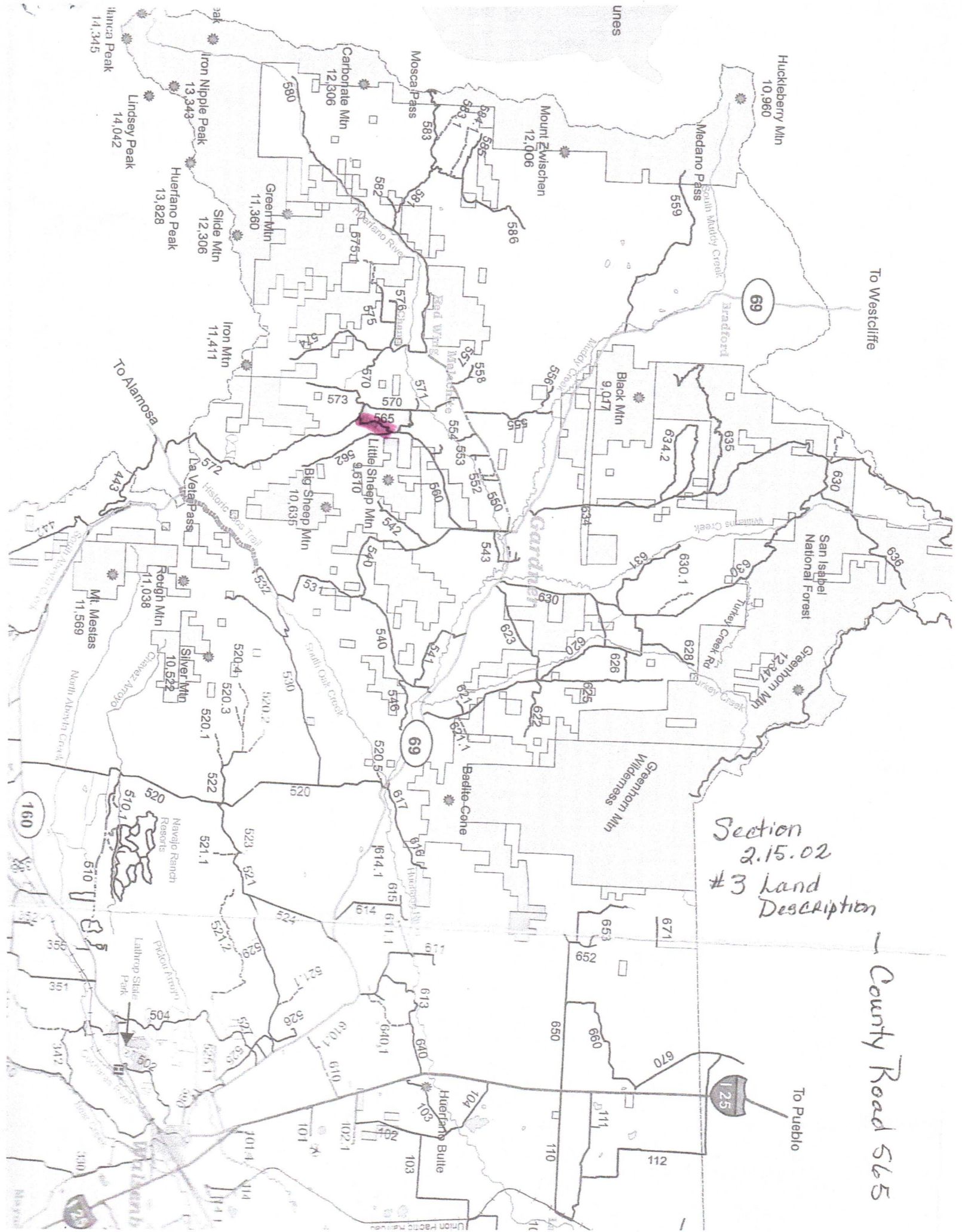
Fred Rodriguez, representative

*Section 2.15.02
#3 Narrative*

Land Use Application #20-027

Road Vacation

Attachment 3 – Maps



Section
2.15.02
#3 Land
Description

County Road 565

To Westcliffe

To Alamosa

To Pueblo

69

69

160

125

Huckleberry Mtn
10,960

Medano Pass
559

Mount Zwischen
12,006

Carborate Mtn
12,306

Iron Nipple Peak
13,343

Huernano Peak
13,828

Slide Mtn
12,306

Great Mtn
11,360

Iron Mtn
11,411

Big Sheep Mtn
10,635

Little Sheep Mtn
10,635

Black Mtn
9,047

San Isabel
National Forest

Greenhorn Mtn
12,247

Greenhorn Mtn
Wilderness

Baetho-Cone

Navajo Ranch
Resorts

Lathrop State
Park

Huerfano Butte

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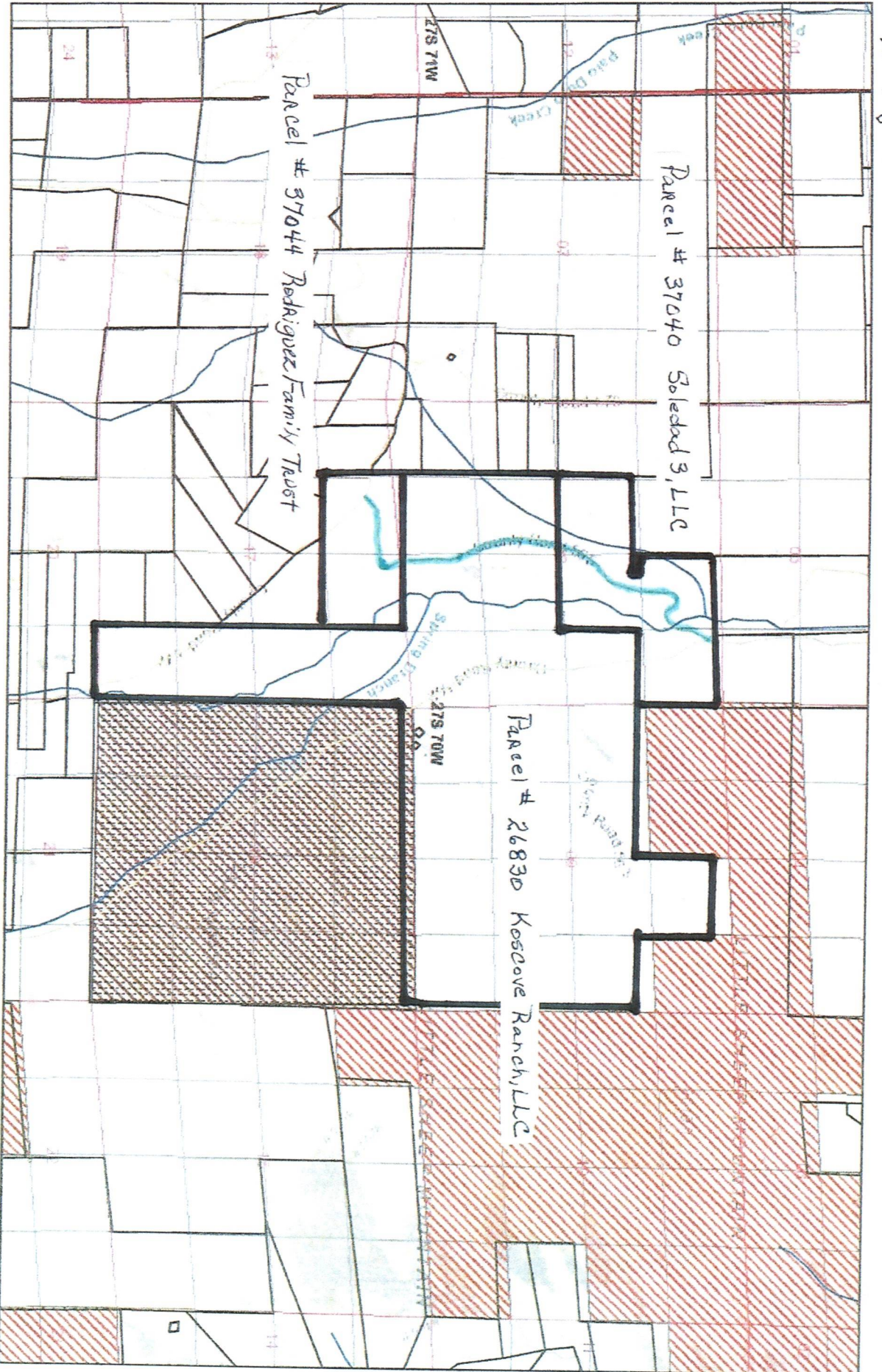
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Section 2.15.02
#2 Request for Waiver

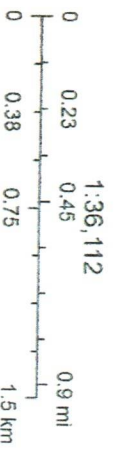
Huerfano County



12/7/2020, 10:02:46 PM

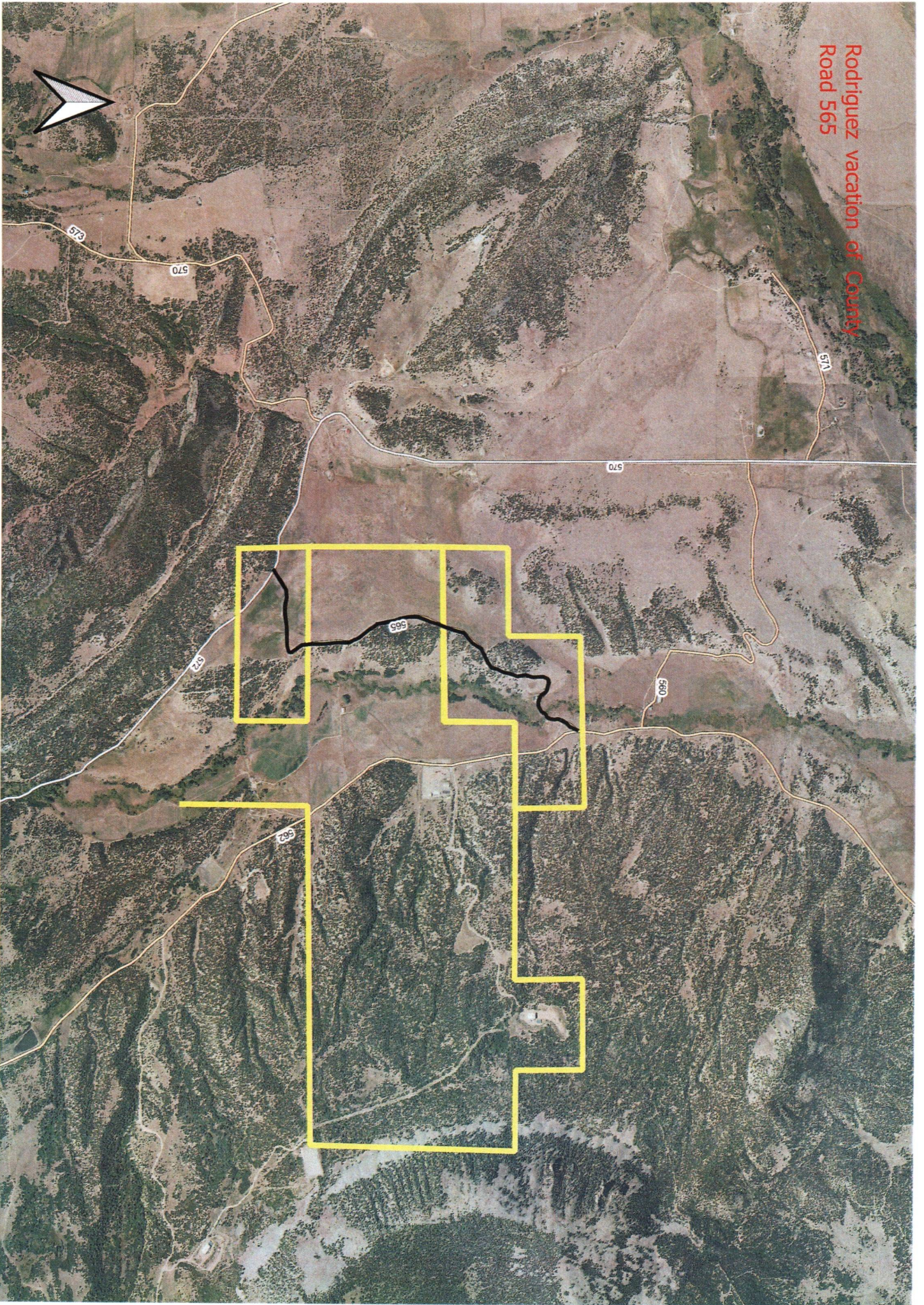
- Parcels
- State School Sections
- BLM
- Streams
- Roadways
- PLSS Intersected
- PLSS Section
- PLSS Township

C.R. 565



The information on this map was derived from digital databases created by Huerfano County GIS. Care
Public Viewer

Rodriguez vacation of County
Road 565



Land Use Application #20-027

Road Vacation

Attachment 4 – Agency Comments



Cheri Chamberlain <cchamberlain@huerfano.us>

Re: Vacation of 565

1 message

Brown - DNR, Mike <mike.brown@state.co.us>
To: Cheri Chamberlain <cchamberlain@huerfano.us>
Cc: "Gerk - DNR, Spencer" <spencer.gerk@state.co.us>

Tue, Mar 5, 2024 at 5:36 PM

Hey Cheri,

I don't foresee any wildlife related impacts from the request you sent but just to be sure I also included my local Wildlife Officer in this response to make sure he doesn't have any concerns. Thanks for reaching out on this.

Mike Brown
Area Wildlife Manager
Area 11-Pueblo

**LIVE LIFE
OUTSIDE**

P 719.561.5303 | C 719.250.4269 | F 719.561.5321
[600 Reservoir rd. Pueblo, CO 81005](https://www.cpw.state.co.us)
mike.brown@state.co.us | [cpw.state.co.us](https://www.cpw.state.co.us)

On Thu, Feb 29, 2024 at 2:36 PM Cheri Chamberlain <cchamberlain@huerfano.us> wrote:

To Whom It May Concern:

The Huerfano County Land Use Office is reviewing application 20-027 regarding the vacation of County Road 565. The application was placed on hold related to life altering circumstances. Please review the attached letter of intent and vicinity map. Please respond with any questions or comments by April 1, 2024.

Thank you,

Cheri Chamberlain
Huerfano County
Building Inspector and Code Enforcement
[401 Main Street Suite 304](https://www.huerfano.us)
[Walsenburg, CO 81089](https://www.huerfano.us)
(719) 738-1220 ext. 117 (Office)

4/2/24, 11:55 AM

Huerfano County Mail - Re: Vacation of 565

(719) 248-6715 (Cell)
cchamberlain@huerfano.us



Cheri Chamberlain <cchamberlain@huerfano.us>

Re: Vacation of 565

1 message

Gerk - DNR, Spencer <spencer.gerk@state.co.us>
To: "Brown - DNR, Mike" <mike.brown@state.co.us>
Cc: Cheri Chamberlain <cchamberlain@huerfano.us>

Thu, Mar 7, 2024 at 1:59 PM

Hello,

Thank you for including me in this email. I agree with Mike Brown the Area Wildlife Manager and do not foresee wildlife related impacts from the vacation of County Road 565.

Thank you,

On Tue, Mar 5, 2024 at 5:36 PM Brown - DNR, Mike <mike.brown@state.co.us> wrote:

Hey Cheri,

I don't foresee any wildlife related impacts from the request you sent but just to be sure I also included my local Wildlife Officer in this response to make sure he doesn't have any concerns. Thanks for reaching out on this.

Mike Brown
Area Wildlife Manager
Area 11-Pueblo

**LIVE LIFE
OUTSIDE**

P 719.561.5303 | C 719.250.4269 | F 719.561.5321
600 Reservoir rd. Pueblo, CO 81005
mike.brown@state.co.us | cpw.state.co.us

On Thu, Feb 29, 2024 at 2:36 PM Cheri Chamberlain <cchamberlain@huerfano.us> wrote:

To Whom It May Concern:

The Huerfano County Land Use Office is reviewing application 20-027 regarding the vacation of County Road 565. The application was placed on hold related to life altering circumstances. Please review the attached letter of intent and vicinity map. Please respond with any questions or comments by April 1, 2024.

Thank you,

Cheri Chamberlain

Huerfano County
Building Inspector and Code Enforcement
401 Main Street Suite 304
Walsenburg, CO 81089
(719) 738-1220 ext. 117 (Office)
(719) 248-6715 (Cell)
cchamberlain@huerfano.us

--

Spencer Gerk
District Wildlife Manager
Walsenburg / La Veta



**LIVE LIFE
OUTSIDE**

P 719.561.5300 | C 719.989.1027 | F 719.561.5321
600 Pueblo Reservoir Road, Pueblo, CO 81005
spencer.gerk@state.co.us | www.cpw.state.co.us



Cheri Chamberlain <cchamberlain@huerfano.us>

Re: Vacation of 565

1 message

Robin Sykes <rsykes@la-h-health.org>

Mon, Mar 4, 2024 at 4:47 PM

To: Cheri Chamberlain <cchamberlain@huerfano.us>

Hi Cheri

This Department has no objection to the proposed vacation of County Road 565.

Thanks

On Thu, Feb 29, 2024 at 2:36 PM Cheri Chamberlain <cchamberlain@huerfano.us> wrote:

To Whom It May Concern:

The Huerfano County Land Use Office is reviewing application 20-027 regarding the vacation of County Road 565. The application was placed on hold related to life altering circumstances. Please review the attached letter of intent and vicinity map. Please respond with any questions or comments by April 1, 2024.

Thank you,

Cheri Chamberlain

Huerfano County

Building Inspector and Code Enforcement

[401 Main Street Suite 304](#)[Walsenburg, CO 81089](#)

(719) 738-1220 ext. 117 (Office)

(719) 248-6715 (Cell)

cchamberlain@huerfano.us

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Robin Sykes, REHS

Environmental Health Director

Las Animas-Huerfano Counties District Health Department

[412 Benedicta Avenue](#)[Trinidad, CO 81082](#)

Office: 719-846-2213 Ext 623 Cell: 719-680-3516 Fax: 719-846-4472

<https://www.colorado.gov/pacific/la-h-health>Las Animas | Huerfano Counties
DISTRICT HEALTH DEPARTMENT

4/2/24, 11:54 AM

Huerfano County Mail - Re: Vacation of 565





Cheri Chamberlain <cchamberlain@huerfano.us>

Re: Vacation of 565

1 message

darrell adler <darrelladler@yahoo.com>

Wed, Mar 13, 2024 at 12:27 PM

To: Cheri Chamberlain <cchamberlain@huerfano.us>

UHFPD does see issues with the vacation of cr 565 that may impose risk to public health and safety and would advise to keep the road open to be better prepared.

On Thursday, February 29, 2024 at 02:36:44 PM MST, Cheri Chamberlain <cchamberlain@huerfano.us> wrote:

To Whom It May Concern:

The Huerfano County Land Use Office is reviewing application 20-027 regarding the vacation of County Road 565. The application was placed on hold related to life altering circumstances. Please review the attached letter of intent and vicinity map. Please respond with any questions or comments by April 1, 2024.

Thank you,

Cheri Chamberlain

Huerfano County

Building Inspector and Code Enforcement

401 Main Street Suite 304

Walsenburg, CO 81089

(719) 738-1220 ext. 117 (Office)

(719) 248-6715 (Cell)

cchamberlain@huerfano.us

Land Use Application #20-027

Road Vacation

Attachment 5 – Notice of Public Hearing

Land Use Application #20-027

Road Vacation

Attachment 6 – Public Comments Received