

Huerfano County Land Use Department
401 Main Street, Suite 304
Walsenburg, Colorado 81089
(719) 738-3000 ext. 108



GENERAL LAND USE APPLICATION

Application File No.: LA 23-042

1. ACTION(S) REQUESTED:

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

2. APPLICATION STATUS (for County use only):

Date Application Received: _____ Application Fees Required: _____
Received By: _____ Date Application Fees Paid: _____

3. APPLICATION AND OWNER INFORMATION:

Name of Applicant: Snowy River Ranches, LLC Sam Faris Managing Member
Applicant's Mailing Address: 3531 S. Logan St. Unit D #358 Englewood, CO 80113
Applicant's Telephone and/or FAX: 303-229-7076
Applicant's E-Mail Address: snowy-ranches@gmail.com
Name of Land Owner: Sam Faris
Land Owner's Mailing Address: _____
Land Owner's Telephone and/or FAX: 303-229-7076

4. SUMMARY OF APPLICATION:

Land Area included within the scope of this Application: 1.25 Square Feet or Acres
Parcel (Schedule) Number (Available from Assessor): 20448
Legal description of land on which action is proposed (please attach the legal description to this Application)
Existing Zoning District(s): _____
Proposed New District(s): _____
Number of Existing Lots: 1
Number of Proposed Lots: 2
Number of Proposed Dwelling Units: 0

Huerfano County Land Use Department
401 Main Street, Suite 304
Walsenburg, Colorado 81089
(719) 738-3000 ext. 108



GENERAL LAND USE APPLICATION

Proposed Average Lot Size: 1.25 ac.
If a Variance Request, please state the reason for the Variance(s): Neighboring owner requires access.

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? _____

Value of proposed new development: _____
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? _____

Please list any additional pertinent information: Wanting to convey parcel to City of Walsenburg so they can have legal access and own improved grounds.

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-transferable, 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. I also understand that issuance of a permit does not relieve me of the requirement to comply with all federal, state, and local laws as well as all relevant subdivision regulations, declarations, and covenants. All documents submitted may be subject to internet publishing.

Signature of Applicant: Sam Faris *Managing Member* Date: 8-26-2022
Printed Name: Sam Faris

6. ACTION (by the authorized permitting authority):

- Final Approval Conditional Approval Denial

Name _____ Signature _____
Title _____ Date _____