

# Town of Palmer Lake

42 Valley Crescent  
PO Box 208  
Palmer Lake CO 80133  
719-481-2953 - office  
719-488-9305 - fax

Office Use Only	
Date:	<u>9/17</u>
Fees:	_____
Check #:	_____
Rec'd By:	<u>VRU</u>
Fee:	\$250 + \$10 per acre

PC  
10/20  
POST  
Publish

## Lot 1 Elephant Rock Acres Vacation & Replat Application Form Filing 2

Name of Applicant: E-ROCK

Applicant's Address: P.O. Box 307 <sup>80132</sup> Phone#: 719-491-0309

Email Address: MKEHRHARDT@GMAIL.COM

Name of Proposal: EDIE'S VACATION AND REPLAT

Tax Schedule #: 71100-07-013

*This is a Vacation Plat* - A map indicating a proposed elimination of a dedicated street, road, easement or subdivision. It shall be prepared by a Colorado Registered Land Surveyor in accordance with a Subdivision Regulations. If approved, it shall be recorded with the County Clerk and Recorder's Office.

*This is a Replat* - A map which indicates an alteration from an approved Subdivision Final Plat. Such a proposal shall abide by the same regulations which affect a Final Plat submittal.

Please fill out the appropriate submission checklist to complete the application.

Location of Property: Palmer Lake 717 Westward Ln.

Nearest Street Intersection: Hillview Existing Subdivision: Elephant Rock

Current Zoning and Uses of Surrounding Property: N: R-3 \_\_\_\_\_  
 E: R-3 \_\_\_\_\_  
 S: R-3 \_\_\_\_\_  
 W: Trailer Park

Kurt D. Schultz Partner E-Rock LLP 9-11-2020  
 Signature of Owner Date

Applicants Name: E ROCK LLP Address/Location: P.O. Box 307  
MONUMENT  
80132

*Lot 3 to be given to  
Palmer Lake for town park*

**PROCEDURAL CHECKLIST  
FOR  
VACTION AND REPLAT**

All initial applications will be submitted to the Town office 30 days before the regular Planning Commission workshop.

Planning Commission meetings are held the 3<sup>rd</sup> Wednesday of each month.  
Town Council meetings are held the 2<sup>nd</sup> and 4<sup>th</sup> Thursday of each month.

*All submittals will need to be in compliance with the corresponding Palmer Lake Municipal Code.  
Coordination is required with Roads Committee and Water Department*

**\*Recommend United Notification Cost Center (UNCC) be Contacted Prior to Submittal 1-800-922-1987\***

**Vacation Plat**

- ✓ Final plats, once recorded may be vacated in the event of unforeseen circumstances by submission and approval of a vacation plat.
- ✓ A petition and resolution of vacation shall be presented to and approved by the Board of Trustees.

**Requirements of a Vacation Plat**

- ✓ Site Plan that includes the following:
  - ✓ Name of subdivision
  - ✓ Legal description
  - ✓ Date of preparation, scale, and northpoint
  - ✓ Vicinity map
  - ✓ Certification by the county clerk
  - ✓ Acknowledgement of the vacation of the dedicated land on the plat before a notary public
  - ✓ Attorney's title opinion or evidence of satisfactory title insurance
  - ✓ Statement of ownership and acknowledgement of the vacation by all owners

**Certificates for Execution by Each of the Following**

- ✓ Planning Commission chairman or vice chairman
- ✓ The mayor and one member of the Board of Trustees
- ✓ The County Clerk and Recorder

**Layout needs to include**

- ✓ The boundary lines
- ✓ All existing drainage and utility easements
- ✓ All lines of lots and blocks
- ✓ Right-of-way lines, widths, location and street names

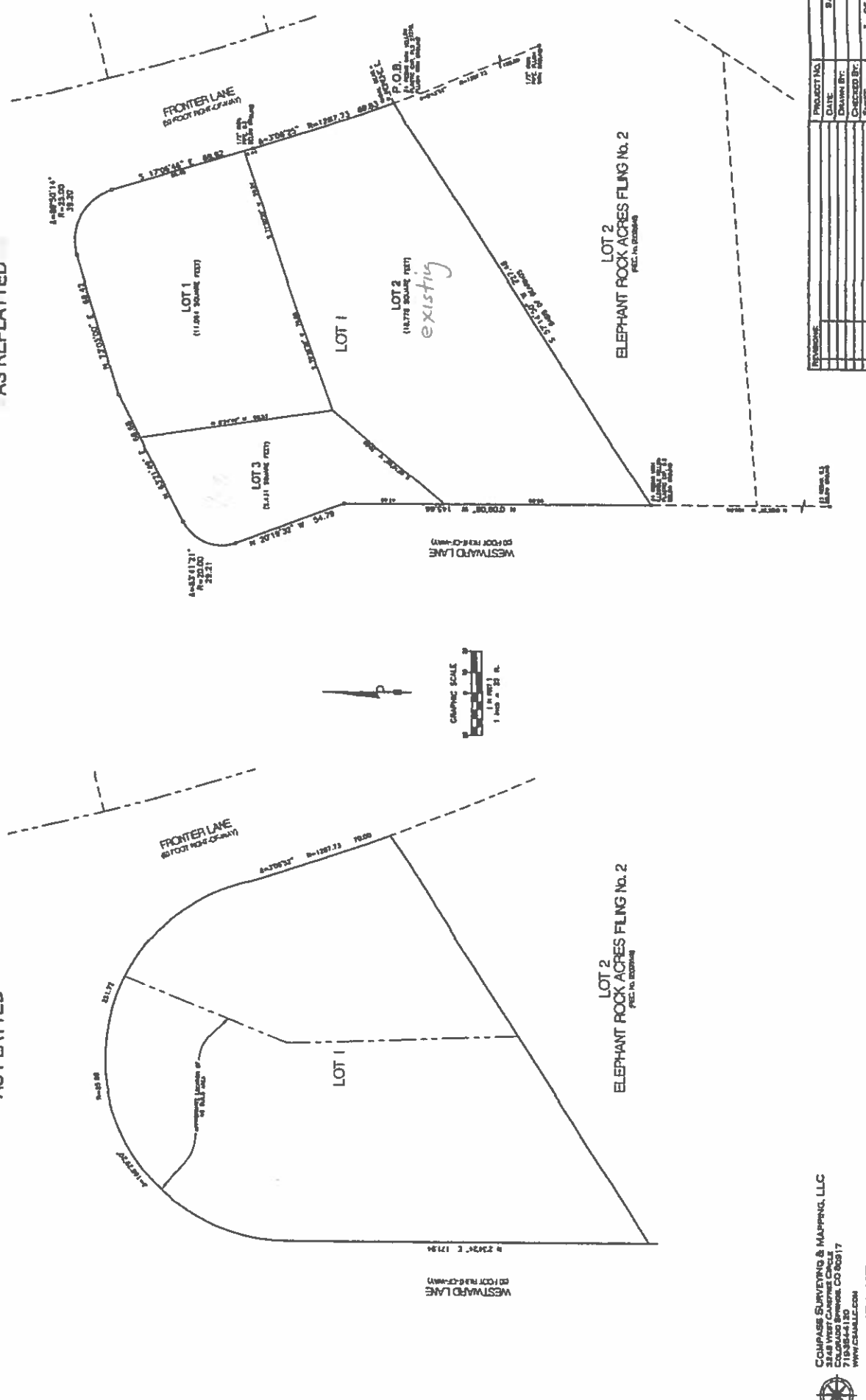
**Publication Procedures:**

- ✓ Complete application form to the town clerk (15 copies)
- ✓ Pay an application fee (\$250 fee + \$10 per acre) to the town clerk
- ✓ One copy needs to be on Mylar for recording
- ✓ Site plans (15 copies)

**EDIE'S VACATION AND REPLAT**  
 A VACATION AND REPLAT OF LOT 1, ELEPHANT ROCK ACRES FILING NO. 2,  
 TOWN OF PALMER LAKE, EL PASO COUNTY, COLORADO

AS PLATTED

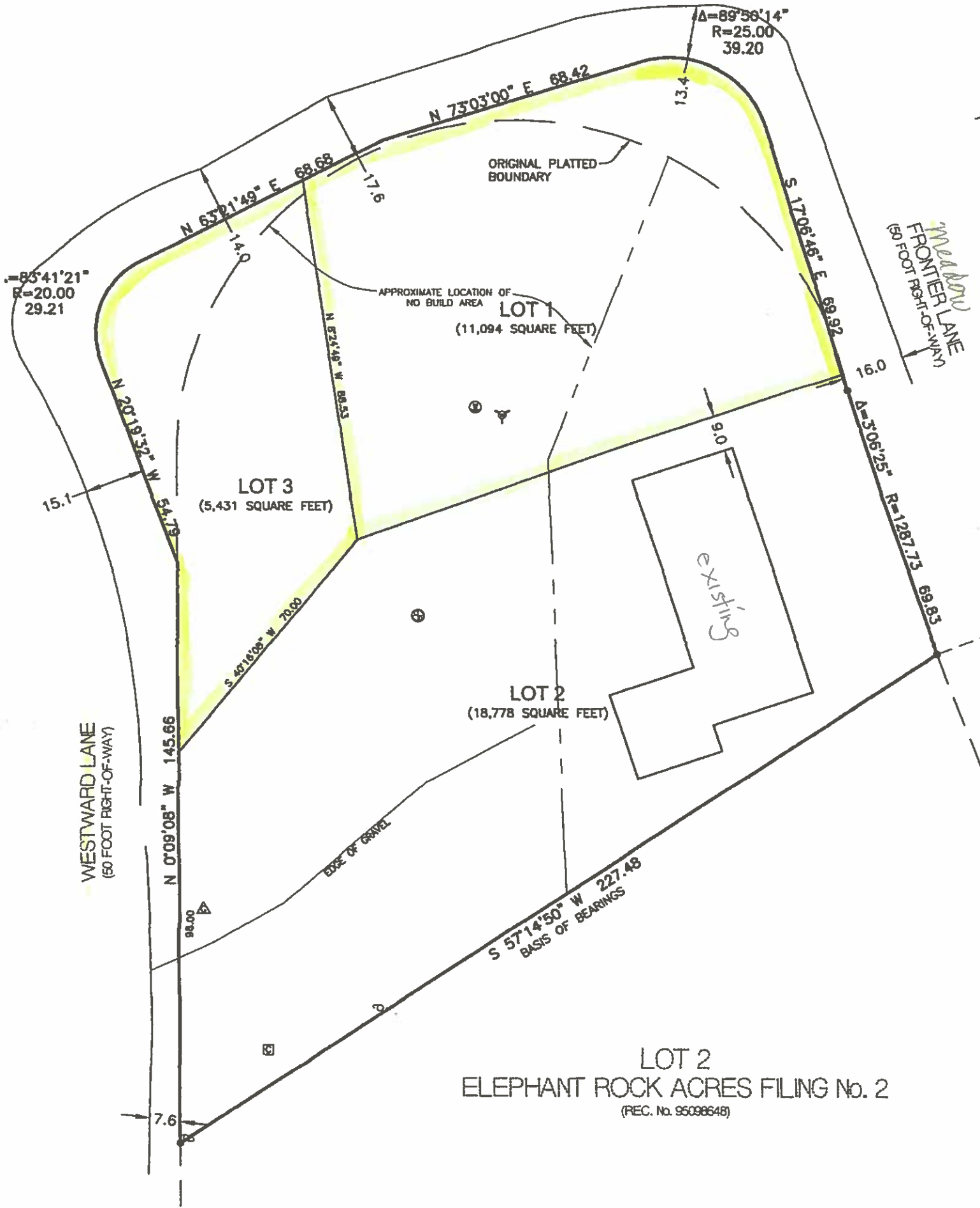
AS REPLATTED



PROJECT NO.	DATE	DRAWN BY	CHECKED BY	SHEET
2008A	9/17/13	MSJ	MSJ	3 OF 3

COMPASS SURVEYING & MAPPING, LLC  
 3648 WEST CANTONMENT CIRCLE  
 COLORADO SPRINGS, CO 80917  
 719-584-1130  
 WWW.COMPASSLLC.COM





LOT 2  
 ELEPHANT ROCK ACRES FILING No. 2  
 (REC. No. 95098648)



126412

# AFFIDAVIT OF PUBLICATION

STATE OF COLORADO  
COUNTY OF El Paso

**NOTICE OF PUBLIC HEARING  
TOWN OF PALMER LAKE**

Notice is hereby given that Palmer Lake Planning Commission shall hold a public hearing on October 20, 2021, at 5 PM at the Palmer Lake Elementary School Library, Upper Glenway, Palmer Lake, to consider a request to replot tax schedule ID 71100-07-013 located at 717 Westward Ln. A recommendation will be made to the Board of Trustees on the same matter scheduled to hear on October 28, 2020, at 5 PM. A copy of the complete application is on file at the Town Clerk office, at 719-481-2953. /s/ Dawn A. Collins, Town Clerk

Published in the Tri-Lakes Tribune October 6, 2021.

I, Lorre Cosgrove, being first duly sworn, deposes and says that she is the Legal Sales Representative of The Tri Lakes Tribune, L.L.C., a corporation, the publishers of a daily/weekly public newspapers, which is printed and published daily/weekly in whole in the County of El Paso, and the State of Colorado, and which is called Tri Lakes Tribune; that a notice of which the annexed is an exact copy, cut from said newspaper, was published in the regular and entire editions of said newspaper 1 time(s) to wit 10/06/2021

That said newspaper has been published continuously and uninterruptedly in said County of El Paso for a period of at least six consecutive months next prior to the first issue thereof containing this notice; that said newspaper has a general circulation and that it has been admitted to the United States mails as second-class matter under the provisions of the Act of March 3, 1879 and any amendment thereof, and is a newspaper duly qualified for the printing of legal notices and advertisement within the meaning of the laws of the State of Colorado.



Lorre Cosgrove  
Sales Center Agent

Subscribed and sworn to me this 10/06/2021, at said City of Colorado Springs, El Paso County, Colorado.  
My commission expires March 30, 2022.



Sandra King  
Notary Public  
The Gazette

**SANDRA KING  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20184014369  
MY COMMISSION EXPIRES MARCH 30, 2022**

Document Authentication Number  
20184014369-417658