

Legals

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—TOWN OF MT. CRESTED BUTTE—
ORDINANCE NO. 6
SERIES 2022

AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF MT. CRESTED BUTTE, COLORADO, AMENDING SECTION 19-21 IN CHAPTER 19 OF THE TOWN OF MT. CRESTED BUTTE TOWN CODE TO EXEMPT FROM THE TOWN SALES TAX CERTAIN RETAIL DELIVERY FEES AND CARRY-OUT BAG FEES ENACTED BY THE STATE OF COLORADO
READ, PASSED AND ADOPTED on second reading at the regular meeting of the Town Council of the Town of Mt. Crested Butte, Colorado on this 4th day of October 2022.
Full copies of the ordinance are available by contacting Tiffany O'Connell, Town Clerk, toconnell@mtcb.colorado.gov or 970-349-6632.

Published in the *Crested Butte News*. Issue of October 14, 2022. #101402

—TOWN OF MT. CRESTED BUTTE—
ORDINANCE NO. 7
SERIES 2022

AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF MT. CRESTED BUTTE, COLORADO ADDING ARTICLE III. TASTINGS TO CHAPTER 3 ALCOHOLIC BEVERAGES, OF THE TOWN OF MT. CRESTED BUTTE TOWN CODE
READ, PASSED AND ADOPTED on second reading at the regular meeting of the Town Council of the Town of Mt. Crested Butte, Colorado on this 4th day of October 2022.
Full copies of the ordinance are available by contacting Tiffany O'Connell, Town Clerk, toconnell@mtcb.colorado.gov or 970-349-6632.

Published in the *Crested Butte News*. Issue of October 14, 2022. #101403

—TOWN OF MT. CRESTED BUTTE—
ORDINANCE NO. 9
SERIES 2022

AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF MT. CRESTED BUTTE, COLORADO, AMENDING CHAPTER 2. ADMINISTRATION, ARTICLE V. PUBLIC HEARINGS, DIVISION 2. PLANNING COMMISSION HEARINGS AND DIVISION 3. TOWN COUNCIL HEARINGS, AND REFERENCES THERETO, OF THE CODE OF THE TOWN OF MT. CRESTED BUTTE, COLORADO
INTRODUCED, READ AND ORDERED PUBLISHED at a regular meeting of the Town Council on the 4th day of October, 2022 at Mt. Crested Butte, Colorado. Second reading scheduled for November 1, 2022.
Full copies of this ordinance are available by contacting Tiffany O'Connell, Town Clerk, toconnell@mtcb.colorado.gov or 970-349-6632.

Published in the *Crested Butte News*. Issue of October 14, 2022. #101404

—TOWN OF MT. CRESTED BUTTE—
ORDINANCE NO. 8
SERIES 2022

AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF MT. CRESTED BUTTE, COLORADO AMENDING ORDINANCE NO. 1, SERIES 2021, TO ADD PROVISIONS RELATED TO ELECTRIC MOTOR VEHICLE PARKING AND CHARGING AND TO CHANGE SECTION NUMBERS
INTRODUCED, READ AND ORDERED PUBLISHED at a regular meeting of the Town Council on the 4th day of October, 2022 at Mt. Crested Butte, Colorado. Second reading scheduled for November 1, 2022.
Full copies of this ordinance are available by contacting Tiffany O'Connell, Town Clerk, toconnell@mtcb.colorado.gov or 970-349-6632.

Published in the *Crested Butte News*. Issue of October 14, 2022. #101405

—TOWN OF MT. CRESTED BUTTE—
ORDINANCE NO. 10
SERIES 2022

AN ORDINANCE OF THE TOWN COUNCIL OF THE TOWN OF MT. CRESTED BUTTE, COLORADO, AMENDING ARTICLE I. IN GENERAL, SECTION 22-10 INCENTIVES AND ARTICLE II. INCLUSIONARY ZONING, SECTION 22-23 EXEMPTIONS OF CHAPTER 22, COMMUNITY HOUSING OF THE TOWN OF MT. CRESTED BUTTE TOWN CODE
INTRODUCED, READ AND ORDERED PUBLISHED at a regular meeting of the Town Council on the 4th day of October, 2022 at Mt. Crested Butte, Colorado. Second reading scheduled for November 1, 2022.
Full copies of this ordinance are available by contacting Tiffany O'Connell, Town Clerk, toconnell@mtcb.colorado.gov or 970-349-6632.

Published in the *Crested Butte News*. Issue of October 14, 2022. #101406

—REQUEST FOR PROPOSALS FOR TOWN HALL ASSESSMENT—
TOWN OF MT. CRESTED BUTTE, COLORADO
PROPOSAL DEADLINE: OCTOBER 21, 2022, 5 P.M.

INTRODUCTION

The Town of Mt. Crested Butte (Town) is soliciting proposals from qualified firms to assess the current building conditions for a potential renovation or replacement of the Mt. Crested Butte Town Hall (Town Hall). Town Hall is located at 911 Gothic Rd, Mt. Crested Butte, CO 81225. The purpose is to assess the condition of the existing buildings for a potential remodel to better serve the existing and future needs of the Town. The project scope includes two structures, an office building and a maintenance building. An asbestos assessment has already been completed for both buildings and found no contamination. The Town's primary objectives for the project are summarized below:

- A. Identify deficient building elements including but not limited to structural, mechanical, and foundation that are substandard or non-compliant with the 2015 IBC with a focus on health and safety.
- B. Identify environmental hazards

including but not limited to pests, lead-based paint, and mold.

C. Provide recommendations for repair or replacement of substandard building elements.

Project Description

The Town is exploring options for either renovation or replacement of Town Hall facilities to meet the current and future needs of the Town. Town offices were constructed in 1979, with two levels, and is approximately 5,825 square feet. It includes office space for 23 employees on the second and first floors. The first floor has one private restroom with shower facilities, a kitchen, and mechanical room. The second floor has two public restroom facilities, the Police Department with a small kitchenette, and Council Chambers that is used for staff and public meetings. Town maintenance facilities were built in the early eighties, is four levels, and is approximately 5,339 square feet. The basement level includes a workout space and mechanical rooms. The first level has two garage bays utilized by

the Police, Maintenance, and Parks Departments. The third level has a small apartment that houses a Town employee, and the fourth level comprises two more garage bays utilized by the Police, Maintenance, and Parks Departments.

To view the full request for **REQUEST FOR PROPOSALS FOR TOWN HALL ASSESSMENT** please go to our website at www.mtcb.colorado.gov. Proposals must be submitted by **5:00 P.M. on October 21, 2022**. Please email your proposal to toconnell@mtcb.colorado.gov.

Inquiries
Inquiries concerning this RFP should be directed to: Carlos Velado, Community Development Director
Town of Mt. Crested Butte
cvelado@mtcb.colorado.gov
(970) 349-6632

Published in the *Crested Butte News*. Issues of October 7, 14 and 21, 2022. #100701

deadline tuesday at noon

—PUBLIC NOTICE OF STATE OF COLORADO GENERAL ELECTION—
GUNNISON, COLORADO
TUESDAY, NOVEMBER 8, 2022

PUBLIC NOTICE IS HEREBY GIVEN that pursuant to law, an Election will be held in Gunnison County (the "County"), in the State of Colorado, on Tuesday, November 8th, 2022. The Election will be conducted as a Mail Ballot Election. The Gunnison County Clerk and Recorder, Kathy Simillion, is the Designated Election Official for Gunnison County. **Voter Service and Polling Centers (VSPC)**
Voter Service and Polling Centers will provide the following services: Ballot Drop-Off, Voter Registration & Updates, Replacement Ballots, and Electronic & ADA Compliant Voting. The VSPC's will be open per the below schedules. The Blackstock Government Center VSPC will be located in the parking lot located at 221 N. Wisconsin St, Gunnison. Hours of operation as follows:

- October 24th – October 28th, 2022 (M-F) – 8:00 AM until 5:00 PM
 - October 31st, 2022 (Mon) – 8:00 AM until 5:00 PM
 - November 1st – November 4th, 2022 (T-F) – 8:00 AM until 5:00 PM
 - November 5th, 2022 (Sat) – 8:00 AM until 11:00 AM
 - November 7th, 2022 (Mon) – 8:00 AM until 5:00 PM
 - November 8th, 2022 (ELECTION DAY) – 7:00 AM until 7:00 PM
- The Western Colorado University VSPC located at 1 Western Way, Gunnison, in the North Conference Room of the Student Service Center will be open on the following dates and times:
- November 7th, 2022 (Mon) – 8:00 AM until 4:00 PM
 - November 8th, 2022 (ELECTION DAY) – 7:00 AM until 7:00 PM
- The Queen of All Saint's Parish Hall VSPC located in Crested Butte at 405 Sopris Avenue, will be open the following dates and times:
- November 4th, 2022 (Fri) – 8:00 AM until 4:00 PM
 - November 7th, 2022 (Mon) – 8:00 AM until 4:00 PM

- November 8th, 2022 (ELECTION DAY) – 7:00 AM until 7:00 PM
- 24 Hour Secure Dropbox**
24/7 Monitored & Secure Dropboxes are available at the below locations starting on October 18th, 2022.
- Blackstock Government Building – 221 N. Wisconsin St, Gunnison – Located at the South end of the parking lot.
 - Western Colorado University – 1 Western Way, Gunnison – Student Service Center in the North Conference Room.
 - Crested Butte South POA Mail Building – 61 Teocalli Ave, Crested Butte – Outside the Mail Building.
 - Crested Butte Crank's Plaza – 507 Maroon Ave, Crested Butte – Outside Town Hall.
- TO ENSURE A VOTED BALLOT IS COUNTED, IT MUST BE RETURNED TO ONE OF THE ABOVE LISTED LOCATIONS NO LATER THAN 7:00 PM, NOVEMBER 8TH, 2022 (ELECTION DAY). POSTMARKS DO NOT COUNT. If a resident of Gunnison County is not currently registered to vote, they may register in person at the Gunnison County Election's Office, at any of the above listed VSPC's until 7:00 PM on Election Day, November 8th, 2022, or by visiting GoVoteColorado.gov. To register to vote online, an eligible elector must possess a valid Colorado Driver's License or valid Colorado Identification Card. For further information or questions please contact the Gunnison County Elections Division at (970) 641-7927.
IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed the seal of the County of Gunnison, this 7th day of September, 2022.
Kathy Simillion,
Gunnison County Clerk and Recorder

Published in the *Crested Butte News*. Issue of October 14, 2022. #101401

—NOTICE OF PUBLIC HEARING—
2023 BUDGET - DECEMBER 13, 2022
GUNNISON COUNTY METROPOLITAN RECREATION DISTRICT

Notice is hereby given that the proposed 2023 budget has been submitted to the Board of Directors of the Gunnison County Metropolitan Recreation District. A copy of said budget has been filed at the District office, 710 S. 9th Street, Gunnison, CO 81230, where the same is open for public inspection. Or a copy may be obtained by emailing a request to admin@gcmetrec.com. That said proposed 2023 budget will

be considered at a regular meeting of the Board of Directors of the Gunnison County Metropolitan Recreation District to be held on Tuesday, the 13th day of December 2022, at 1:00 P.M. at the District office. The Board will hold a public hearing at such meeting during which all interested parties may be heard. A remote video communications link may also be obtained by contacting Derrick Nehrenberg, Interim District

Manager, via the below phone number. Any interested elector of the District may inspect the proposed budget and file or register any objections thereto at any time prior to the final adoption of the budget on December 13th, 2022. Derrick Nehrenberg, Interim District Manager, (970) 641-8725

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NOTICE OF PUBLIC HEARING
CRESTED BUTTE BOARD OF ZONING
AND ARCHITECTURAL REVIEW
TOWN OF CRESTED BUTTE, COLORADO
311 BUTTE AVENUE

PLEASE TAKE NOTICE THAT a public hearing, which may result in the granting of a vested property right, will be held on October 25, 2022 beginning at **6:00 p.m.** in the Crested Butte Town Hall located at 507 Maroon Ave. in Crested Butte, Colorado, specific information can be found on the agenda on the Town website regarding access to the virtual meeting, for the purpose of considering the following:
Consideration of the application of Blake Hawk to convert the heated and/or plumbed accessory building to an

accessory dwelling for the building located at 311 Butte Avenue, Lot 33, Kapushion Subdivision.
Additional requirements:
A conditional use permit for an accessory dwelling in the R1 zone is required.
TOWN OF CRESTED BUTTE
By Nick Catmur

Published in the *Crested Butte News*. Issues of October 14 and 21, 2022. #101410

TOWN COUNCIL REGULAR MEETING
OCTOBER 18, 2022 ~ 6:00 P.M.
MT. CRESTED BUTTE, COLORADO

The Town Council of the Town of Mt. Crested Butte will be having a 2023 budget work session on October 18, 2022 at 4:00 P.M. The regular town council meeting will start at 6:00 P.M. The agenda and packet will be posted to the Town's website no later than 24 hours prior to the meeting. This meeting will be at the Mt. Crested Butte Town Hall, 911 Gothic Road, Mt. Crested Butte. Please review the meeting agenda on the website for

attendance options. Please go to <https://mtcrestedbuttecolorado.civicweb.net/portal/> or contact Mt. Crested Butte Town Hall at (970) 349-6632 for the agenda. Subscribe to the Town website to receive notifications when agendas are posted here: <https://mtcrestedbuttecolorado.civicweb.net/Portal/Subscribe.aspx>

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legals@crestedbuttenews.com

970.349.0500 ext. 105

deadline tuesday at noon

—MOUNTAIN EXPRESS BOARD OF DIRECTORS MEETING—

AGENDA

TUESDAY, OCTOBER 18, 2022 ~ 9:00 A.M.

IN PERSON OR REMOTE ACCESS

CRESTED BUTTE TOWN HALL – TOWN COUNCIL CHAMBERS

Motion Needed: The Mountain Express Board of Directors authorizes its Managing Director to opt-out of its Hospital Reimbursement Plan (HRP).

1. Board Vote on Resolution 005.2022

B. Discussion of Board of Directors virtual attendance policy

Motion Needed: The Mountain Express Board of Directors adopts a virtual attendance policy as presented.

1. Board Vote on Resolution 006.2022

VI. **Unscheduled Business**VII. **Schedule Next Board Meeting**VIII. **Adjournment**
ZOOM Remote Access**October 18, 2022, MX Board Meeting, 9:00AM**

Join Zoom Meeting

<https://us06web.zoom.us/j/89761079252>

Meeting ID: 897 6107 9252

Find your local number: <https://us06web.zoom.us/u/khB-vjCJip>Published in the *Crested Butte News*. Issue of October 14, 2022. #101409

- I. **Roll Call**
 II. **Reading and Approval of the Minutes of the September 29th, 2022, Meeting**
 III. **Staff Report**
 IV. **Unfinished Business**
 A. Budget Approval
 Motion Needed: The Mountain Express Board of Directors approves the 2023 Budget as presented.
 1. Board Vote on Resolution 004.2022
 V. **New Business**
 A. Adjustment to healthcare policy - HRP Opt-out

—AGENDA—

**TOWN OF CRESTED BUTTE
 REGULAR TOWN COUNCIL MEETING
 TOWN COUNCIL CHAMBERS
 507 MAROON AVE; CRESTED BUTTE, CO
 MONDAY, OCTOBER 17, 2022**

CALLED TO ORDER BY MAYOR OR MAYOR PRO-TEM**7:02 APPROVAL OF AGENDA****7:04 CONSENT AGENDA**

1) October 3, 2022 Regular

Town Council Meeting Minutes.

Staff Contact: *Town Clerk**Lynelle Stanford*

2) Approval of Snow Management 2022/2023 Plan.

Staff Contact: *Public Works**Director Shea Earley*

3) Wastewater Treatment Plant Improvement Project – Phase B Construction Contract Award.

Staff Contact: *Public Works**Director Shea Earley*

4) Consideration of Letter to United States Postal Service Regarding Requirement to Pay for Postal Boxes.

Staff Contact: *Town Manager**Dara MacDonald**The listing under Consent*

Agenda is a group of items to be acted on with a single motion. The Consent Agenda is designed to expedite Council business. The Mayor will ask if any citizen or council member wishes to have any specific item discussed. You may request that an item

be removed from Consent Agenda at that time, prior to the Council's vote. Items removed from the Consent Agenda will be considered under New Business.

7:06 PUBLIC COMMENT

Citizens may make comments on item not scheduled on the agenda. Those commenting should state their name and physical address for the record. Comments may be limited to five minutes.

7:12 STAFF UPDATES**7:18 LEGAL MATTERS****7:23 PRESENTATION**

1) Crested Butte Nordic Annual Report by Executive Director Hedda Peterson.

7:33 PUBLIC HEARING

1) Ordinance No. 20, Series 2022 - An Ordinance of the Town Council of the Town of Development Authority ("CWRPDA") in the Aggregate Principal Amounts not to Exceed \$11,000,000 (Direct Loan) and \$3,000,000 (Green Loan); and Authorizing the Forms and Execution of the Loan Agreements and Governmental Agency Bonds to Evidence Such Loans.

Staff Contact: *Public Works Director Shea Earley and Finance Director Kathy Ridgeway*

7:40 NEW BUSINESS

1) Resolution No. 26, 2022 - A Resolution of the Crested Butte Town Council Supporting Initiative 5A, a Bond Measure that Provides \$95 Million in Funding for the Gunnison Watershed School District.

Staff Contact: *Town Clerk**Lynelle Stanford*

2) Discussion/Direction Regarding the Future of the RV Dump Station.

Staff Contact: *Community Development Director Troy Russ*

3) Discussion of Options to Address Possible Overcollection of Vacation Rental Excise Tax.

Staff Contact: *Finance Director**Kathy Ridgeway***8:35 EXECUTIVE SESSION**

1) For a conference with the Town Attorney for the purpose of receiving legal advice on specific legal questions under C.R.S. Section 24-6-402(4)(b) regarding the Lake Irwin Operating and Maintenance Agreement.

9:00 NEW BUSINESS CONT'

4) Resolution No. 27, Series 2022 - A Resolution of the Crested Butte Town Council Authorizing the Town to Enter into an Operating and Maintenance Agreement of Lake Irwin with the State of Colorado.

Staff Contact: *Public Works**Director Shea Earley***9:10 COUNCIL REPORTS AND COMMITTEE UPDATES****9:15 OTHER BUSINESS TO COME BEFORE THE COUNCIL****9:20 DISCUSSION OF SCHEDULING FUTURE WORK SESSION TOPICS AND COUNCIL MEETING SCHEDULE**

• Monday, November 7, 2022
 - 6:00PM Work Session - 7:00PM Regular Council

• Monday, November 21, 2022
 - 6:00PM Work Session - 7:00PM Regular Council

• Monday, December 5, 2022
 - 6:00PM Work Session - 7:00PM Regular Council

9:25 ADJOURNMENT

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Meeting Information to Connect Remotely:

<https://us02web.zoom.us/j/86870890774>

Or Telephone: Dial: US: +1 719 359 4580 or +1 669 444 9171 or +1 669 900 6833 or +1 253 215 8782 or +1 346 248 7799 or +1 564 217 2000 or +1 646 931 3860 or +1 929 205 6099 or +1 301 715 8592 or +1 309 205 3325 or +1 312 626 6799 or +1 386 347 5053

Webinar ID: 868 7089 0774

Public comments may be submitted at any time to the entire Council via email at towncouncil@crestedbutte-co.gov.

The times are approximate. The meeting may move faster or slower than expected.

6:00 WORK SESSION

1) Snow Management Plan 2022/2023 Overview.

Staff Contact: *Public Works**Director Shea Earley*

6:10 2) Presentation of Community Compass Final Draft.

Staff Contact: *Community**Development Director Troy Russ***7:00 REGULAR MEETING**

Classifieds

classifieds@crestedbuttenews.com • 970.349.0500, ext. 105 • www.crestedbuttenews.com • deadline tuesday at noon

FOR RENT

CONDO FOR RENT: Long term, month to month, 6 month lease or vac rental. Available Nov 1. Rent \$2100/month plus utilities. No pets and no smoking. 1BD/1BA in town, 2 blocks to Elk avenue, 5-10 min. bus ride to the Mt. Crested Butte. Mari 970-390-4557. (10/14/47).

TWO BED/TWO BATH: Covered garage, sauna, new appliances, fine linen, pet friendly with extra storage, desk. \$3500/month. Utilities included. Month to Month lease. 516-521-7952. (10/14/26).

2 ROOMS to mature dependable adults in central downtown CB house. All utilities and run of house. No pets, owner has dog. Send particulars to whatsnextfromcb@me.com. (10/14/27).

ROOM FOR RENT TAYLOR CANYON: 3BD/3BA house. Full-time Professional/Student, Respectful, Mature desired. Dogs welcome. November 1st. \$800 single, \$1100 couple. Text info: 802-595-9576. (10/21/25).

FOR RENT: 1700 sq. ft., 2 BD available Nov. 1. \$3000/month, heat included. Located at 16 6th Street. 573-437-4125. (10/14/20).

RENTAL NEEDED: 14 year local mature, dependable male. Gene 970-366-2431. (10/14/10).

RENTAL NEEDED: Couple with one cat looking for housing starting mid-December. 2 or 3 bedrooms is preferred but flexible. Unfurnished is preferred but furnished is ok. Email: scp67059@gmail.com. (10/14/29).

FOR RENT

TOWN CONDO: One block from bus stop. 2 person max. 1BD/1BA, W/D, gas + elect heat. NP/NS. One off-street parking, small quiet complex. Party animals need not apply. 6 mo. lease Nov.-May 31. Available now. \$2000, first, last, security. 970-275-0346. (10/14/42).

LET US HELP YOU TAKE CARE OF YOUR PROPERTY: Crested Butte Lodging offers hassle free, full services for long term and short term rentals. Inquire with our office for more information. Call 970-349-2449 or email reservations@crestedbuttelodging.com. (10/14/37).

FOR RENT: 3BD/2.5BA, 2 car garage with large basement storage area. Stand alone home in CB South. \$4,200/month, all utilities included. Tenant responsible for snow removal and yard maintenance. Available from October 1, 2022-July 14, 2023. Will also accept leases Nov. 1-July, 14, 2023. Dogs considered, no cats. email Sierra@CrestedButteLodging.com, 970-349-2400. (10/14/54).

COMMERCIAL RENTALS

CORE LOCATION PROFESSIONAL SPACE available for lease at 204 Elk Ave. 2nd Floor above Montanyas, 466 sq.ft. Views, Bath, ADA, Elevator. Call Channing Boucher of LIV Sotheby's at 970-596-3228 for details. (10/14/31).

ELK AVENUE COMMERCIAL SPACE: 1061 sq.ft. rental available starting 12/1/22. Gorgeous location, high foot traffic with incredible exposure! 970-349-2773. (10/14/19).

COMMERCIAL RENTALS

NEW OFFICE SPACES IN TOWN: All included: Triple net charges, utilities, internet, common area janitorial, common area bathrooms, shared 2nd story deck, common area kitchen with refrigerator, microwave, dishwasher, and Keurig coffee maker, shared parking and all in a brand new building. Office spaces 200 sq.ft. \$850/month. Call 970-596-2848 or email gary@cb-mountaingoat.com. (10/14/54).

BAKERY BUILDING OFFICE SPACE: 745 sq.ft. rental available starting 12/1/22. Just off of Elk Avenue, sunny, private bathroom and modern layout. 970-349-2773. (10/14/22).

ELK AVENUE COMMERCIAL SPACE: 1000 sq.ft. rental available starting 11/1/22. Nestled in the heart of Elk Avenue, a perfect opportunity! 970-349-2773. (10/14/21).

SHOP AND OFFICE SPACE: 80 Buckley Drive, loading dock height faces Hwy 135. 12' ceilings. Not good for parking heavy vehicles or equipment. Heated storage, office, wood working, etc. general shop use not to exceed 125 lbs. per sq. ft. floor load. 970-209-3564. (10/14/43).

OFFICE SPACE FOR RENT above the Majestic Theater lobby. Private entrance and bathroom. 931 SF. Gorgeous CB Mountain views. \$1,600/mo. sales. cbmajestic@gmail.com. (10/14/23).

FOR SALE

FOR SALE: 2021 ARIENS CLASSIC 24 SNOWBLOWER: Like new, \$800. 2015 HUSQUARNA FC 350: Low hours, lots of extras, \$5800. Call 970-901-6375. (10/14/pd/22).

ROPE SANDALS: Brand new Gurkee's, still has tags on them. Size 6.5-7. \$35. The most comfortable sandal you'll ever own! 970-275-8910. (10/14/pd/21).

FOR SALE

18 FT. 1991 LAKE RIDER PONTOON BOAT: 40HP Nissan motor and trailer. New deck carpet and seats reupholstered recently. Lawrence fish/depth finder, 2 Cannon down riggers included. Other fishing equipment available. Completely ready for fishing and boating. The boat is located in Gunnison, CO. \$4,900 OBO. Call Jim 970-275-9294 for location, showing, and details. (10/14/pd/55).

ORTHOPEDIC FOLDING WEDGE PILLOW from Bed, Bath & Beyond. 10" tall x 12" wide, 16" folded, 31" extended; like new, very clean, \$35. Call 275-8910. (10/14/pd/24).

ROOFING MATERIAL: Titanium PSU 30 Synthetic Roofing Underlayment. About 25' used of 72' roll. Paid \$130, will sell for \$75. Call 970-275-8910. (10/14/pd/22).

MOTORHOME FOR SALE: 2012 Monaco Knight Model 36PFT class A motorhome. Private sale, no sales tax or consignment fees. Diesel pusher, 350HP MaxForce 10 engine, 6-speed Allison transmission, just over 72,000 miles. Beautiful inside & out with three slide-outs. View "MON_Knight_WEB2012.pdf" for information & specifications; interior pictures are same, exterior is Mocha Splendor. Extras: washer/dryer, tire monitoring system, ladder, dual control mattress heater, 4" king memory foam mattress cover, one set of king sheets, extra TV/remote control for outside viewing, extra large fire extinguisher, Wineward Mini-Max Satellite Dome. Extras also available: 2-year-old Blue Ox tow bar & bike rack/dual tow hitch. 2015 Subaru Impreza Hatchback can be included for additional \$20,900; manual transmission, \$3,000 tow package, 60K miles, clean. \$149,000 OBO. Call Jim 970-275-9294 for location, showing, and details. (10/14/pd/132).

WOMEN'S TAOS STYLE SNEAKERS: Size 8.5. Taos Mac Star brown canvas sneaker. New, worn once, do not fit. Paid \$115, hoping to get \$90. Call (970) 209-2978. (10/14/pd/27).

REAL ESTATE

FOUR OFFICES FOR SALE at The Majestic Plaza. Call for more information. 970-209-9004. (10/14/13).

NEW HOME FOR SALE Last home in planned, private 6 lot subdivision. Great West Gunnison City corner lot location with up valley views. 3 bedroom, 2 bath, 1630 sq.ft. home, heated garage. A covered south facing front porch and rear patio on a 11,481 sq.ft. lot. Energy efficient R-25 walls and R-49 roof. Constructed on slab with radiant in floor heat operated by a self cleaning natural gas boiler. A HRV air circulation system services this very accessible, open design, single level home. Granite counters throughout with under counter lighting. Upgraded appliances including washer and dryer. 604 Carbon Court. 765K. Please contact Terra Vista Limited @ terravistalimited@gmail.com or 970-497-9113. (10/28/109).

Disclaimer:
 DUE TO THE LAYOUT OF OUR CLASSIFIEDS, SOME EMAILS MAY APPEAR WITH A HYPHEN.

VACANT LAND FOR SALE IN CB SOUTH: .41 Acre lot on Cascadilla, .5 miles up the hill from the GVRTA bus stop. Single family or duplex allowed on this western sloping lot with great solar gain and forever views of Red Mountain, Whetstone and down valley. Fish the East River, explore Cement Creek, ride the free bus to CB or Gunny. Live your dream! Call Pete Nichols at Coldwell Banker Mountain Properties, 970-275-1176, MLS 793523, \$289k. (10/14/pd/76).

ACREAGE LOCATED in Gold Basin Light Industrial Park, Gunnison, Colorado. 6 acre parcel or less, amount negotiable depending on size & term. Long term lease up to 10 years with a twenty year option. Smaller lots available at negotiated price. Contact Dan at 970-922-9910. (10/14/43).

ClassifiedsWORK

classifieds@crestedbuttenews.com