

20 YEARS AGO today

BY STU DONLON

The following stories appeared in this publication 20 years ago this week.

Fireplace fuel air quality concerns

Crested Butte mayor to discuss LUR's fireplace standards with county commissioners

BY ALEESHA TOWNS

After unsuccessfully pleading with the Gunnison County Commissioners this fall not to relax fireplace standards in Gunnison County, Crested Butte mayor Jim Schmidt says the town may formally approach Gunnison County about altering the fireplace allowances.

In October, Gunnison County commissioners Fred Field and Perry Anderson voted to change restrictions contained in the Gunnison County Land Use Resolution (LUR) pertaining to fireplaces.

County commissioner Jim Starr voted against it. The changes were brought about by an amendment to the LUR forwarded by a local group called Citizens for Economic Revitalization (CFER).

The adopted amendment states that within three miles of Gunnison, Crested Butte and Mt. Crested Butte, single-family homes will be allowed one non-EPA-approved fireplace and one EPA-approved wood-burning device or two approved devices. Previously, the LUR allowed two EPA-approved fireplaces in each home anywhere in the county.

Optimism high over potential sale of resort

"It's getting close"

BY MELISSA RUCH

Although the anticipated window of time for due diligence



The Adaptive Sports Center was recognized with an El Pomar Award for Excellence last week. Adaptive board member Ted Schlegel, development director Karrie Tenley, director Chris Hensley and board president Michael Linehan are pictured with Dr. Evie G. Dennis, the chair of the El Pomar Awards for Excellence selection committee. COURTESY PHOTO

has expired between Crested Butte Mountain Resort (CBMR) and potential resort buyers Tim and Diane Mueller, owners of Triple Peaks, LLC, the deal still looks promising, says CBMR president and CEO John Norton. He anticipates a closing date in mid-January.

On October 28, 2003, Triple Peaks, LLC and CBMR announced that a letter of intent was signed by the Muellers to purchase CBMR and all of its assets. It was stated then that the due diligence period would take approximately 30 days—a period that includes intense investigation into the inner workings of the resort.

Norton says that the due diligence has taken a little longer than was expected. "But it's going well. It's getting close. As time goes by there are fewer points to argue," he explains.

The two parties will be meeting this coming weekend, Norton says, "to see if we can conclude the remaining issues." Those issues, however, Norton did not disclose.

CBMR was in a due diligence period this May when the Pogue family's Dallas-based Lincoln Property Company and Phoenix Property Company signed a letter of intent to purchase the ski area. However, the deal fell apart as the potential buyers abandoned the

contract in early June.

Norton notes a major difference in the present due diligence period with the Muellers. "This is much more vigorous and rigorous," Norton says. "The last due diligence was so casual we should have suspected that something was not quite right. This one has been quite thorough."

Foundation honors Adaptive Sports Center with award

Local nonprofit will receive \$5,000

BY KRISTINA JOHNSON

The Adaptive Sports Center of Crested Butte, which offers outdoor recreational instruction for people with disabilities, was chosen as a finalist for one of the 2003 El Pomar Awards for Excellence, which are given each year to outstanding Colorado nonprofit organizations.

The El Pomar Foundation recognized the Adaptive Sports Center and 33 other nonprofits at an awards banquet at the Broadmoor International Center in Colorado Springs on Thursday, December 4, 2003.

Adaptive Sports Center's director Chris Hensley, development director Karrie Tenley, board member Ted Schlegel and board president Michael Linehan attended the banquet.

"It was a huge honor just to be

there and to be recognized," says Hensley. "When you saw the caliber of the organizations represented, it was really cool to be a finalist."

Nominees for the award are normally sought out and selected by a panel of civic leaders, but according to Hensley, the Adaptive Sports Center was nominated by the staff of the El Pomar Awards for Excellence after one staff member read about the Crested Butte organization in *The New York Times*.

"We were just very impressed with the program," says El Pomar Awards for Excellence executive director Susan Woodward. "It is definitely filling a community need."

The Adaptive Sports Center serves approximately 450 individuals each year, with the average client participating in the program for four to five days.

Linehan says he was pleased to see the organization's staff recognized for their hard work. "The community should be very proud of the Adaptive Sports Center, particularly the staff."

As part of the award, the Adaptive Sports Center received \$5,000, which will be used for the organization's general operations.

"It goes a long way to helping the program stay afloat," says Hensley.



Only the most daring got a chance Monday to demo the newest alpine sliding craze, the "Airboard" at the base area. BY ALEX FENLON

Legals

legals@crestedbuttenews.com • phone: 970.349.0500 ext. 105 • www.crestedbuttenews.com

—AGENDA— TOWN OF CRESTED BUTTE REGULAR TOWN COUNCIL MEETING TOWN COUNCIL CHAMBERS 507 MAROON AVE; CRESTED BUTTE, CO MONDAY, DECEMBER 18, 2023

Meeting Information to Connect Remotely:

https://us02web.zoom.us/j/81477364236
Or Telephone: Dial: +1 719 359 4580 US
+1 253 205 0468 US +1 669 444 9171 US
+1 564 217 2000 US +1 646 931 3860 US
+1 689 278 1000 US +1 305 224 1968 US
+1 309 205 3325 US +1 360 209 5623 US
+1 386 347 5053 US +1 507 473 4847 US
Webinar ID: 814 7736 4236

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) Presentation by Sam Light from CIRSA Regarding Council Roles, Responsibilities, and Liability.

7:00 REGULAR TOWN COUNCIL MEETING CALLED TO ORDER BY MAYOR OR MAYOR PRO-TEM

7:01 APPROVAL OF AGENDA

7:02 CONSENT AGENDA

1) December 4, 2023 Regular Town Council Meeting Minutes.

Staff Contact: Town Clerk Lynelle Stanford

2) Objections to Draft Record of Decision for North Valley Trails.

Staff Contact: Recreation, Open Space & Trails Supervisor Joey Carpenter

3) Approval from the Town Council for a Grant Application to History Colorado's State Historical Fund for a Certified Local Government (CLG) Grant for an Alleyway and Outbuilding Survey and Letter of Support.

Staff Contact: Town Planner III Jessie Earley

4) Resolution No. 23, Series 2023 - A Resolution of the Crested Butte Town Council Approving the Third Amendment to the Intergovernmental Agreement Establishing the Gunnison Valley Regional Housing Authority.

Staff Contact: Housing Director Erin Ganser

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. Council members may request that an item be removed from Consent Agenda prior to the Council's vote. Items removed from the Consent Agenda will be considered under New Business.

7:03 PUBLIC COMMENT

Citizens may make comments on items not scheduled on the agenda. Those commenting should state their name and

physical address for the record. Comments may be limited to five minutes.

7:10 STAFF UPDATES

7:15 LEGAL MATTERS

7:20 PUBLIC HEARING

1) Resolution No. 18, Series 2023

- A Resolution of the Crested Butte Town Council Adopting the Budget and Appropriating Sums of Money for the Town of Crested Butte, Colorado for the Fiscal Year Beginning the First Day of January 2024, and Ending the Last Day of December 2024, Estimating the Amount of Money Necessary to be Derived from Revenue Sources, and Setting Forth the Total Estimated Expenditures for Each Fund.

Staff Contact: Finance Director Kathy Ridgeway

2) (Second Reading) Ordinance No. 29, Series 2023 - An Ordinance of the Crested Butte Town Council Approving the Lease of the Property at 615 2nd Street to Crested Butte Nordic Council.

Staff Contact: Parks, Recreation, Open Space, and Trails Director Janna Hansen

7:40 NEW BUSINESS

1) Resolution No. 19, Series 2023 - A Resolution of the Crested Butte Town Council Adopting Certain Fees and Charges for the Fiscal Year 2024.

Staff Contact: Finance Director Kathy Ridgeway

2) Resolution No. 20, Series 2023 - A Resolution of the Crested Butte Town Council Adopting Changes and Additions to the 2023 Budget and Appropriations Relative to the General Fund, Street & Alley Fund and Utility Enterprise Fund.

Staff Contact: Finance Director Kathy Ridgeway

3) Consideration of a Remaining Request to Change Gothic Field to Mickey Cooper Field.

Staff Contact: Parks, Recreation, Open Space, and Trails Director Janna Hansen

4) Resolution No. 22, Series 2023 - A Resolution of the Crested Butte Town Council of Crested Butte, CO Endorsing the Goals of the One Valley Resiliency Roadmap (OVR).

Staff Contact: Community Development Director Troy Russ

8:35 COUNCIL REPORTS AND COMMITTEE UPDATES

8:40 OTHER BUSINESS TO COME BEFORE THE COUNCIL

8:45 DISCUSSION OF SCHEDULING FUTURE WORK SESSION TOPICS AND COUNCIL MEETING SCHEDULE

• Tuesday, January 2, 2024 -

6:00PM Work Session - 7:00PM Regular Council

• Tuesday, January 16, 2024 -

6:00PM Work Session - 7:00PM Regular Council

• Thursday, January 25, 2024 -

CAST Meeting - Agenda TBD

• Monday, February 5, 2024 -

6:00PM Work Session - 7:00PM Regular Council

8:50 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 MEMC water diligence.

2) For discussion of a personnel matter under C.R.S. Section 24-6-402(4)(f) and not involving: any specific employees who have requested discussion of the matter in open session; any member of this body or any elected official; the appointment of any person to fill an office of this body or of an elected official; or personnel policies that do not require the discussion of matters personal to particular employees regarding the Town Attorney's review.

10:00 ADJOURNMENT

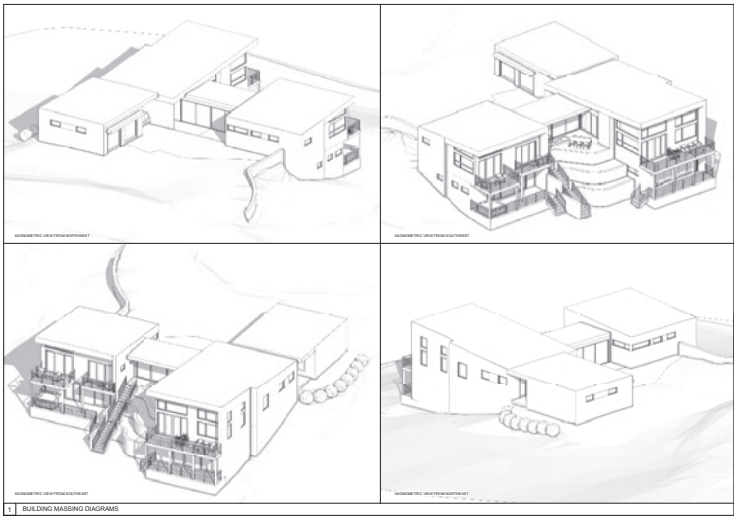
Published in the *Crested Butte News*. Issue of December 15, 2023. #121503

**—NOTICE OF DRC MEETING—
CRESTED BUTTE SOUTH PROPERTY OWNERS ASSOCIATION, INC.
SPECIAL AREA ARCHITECTURAL DESIGN REVIEW
DECEMBER 21, 2023 ~ 6:50 P.M.
CB SOUTH POA OFFICE
61 TEOCALLI ROAD, CRESTED BUTTE, CO 81224**

Join virtually: Email staff@cbsouth.net for a Zoom invitation
PLEASE TAKE NOTICE THAT A CB South Property Owners Association Design Review Committee meeting will be held on Thursday, December 21, 2023, at 6:50 p.m. for the purpose of considering the following: *Design Review* for the application for **Design Review for Hodgson & Hosterman, Single-Family Residence, Lot 35, Block 28, Filing #4 AKA 230 Neville Way.** A complete set of plans can be viewed at the Crested Butte South P.O.A. Office, 61 Teocalli Road by appointment. There is a 14-day public comment

period in which comments regarding the above-referenced project may be submitted in writing to the Design Review Committee. The 14-day public comment period shall be from December 4, 2023 to December 18, 2023. Comments may be submitted to the CB South Design Review Manager by email at drmanager@cbsouth.net, by mail or in person to the address listed above. Comments must be professional.

Published in the *Crested Butte News*. Issues of December 1, 8 and 15, 2023. #120110



**EARLY HOLIDAY DEADLINE:
FRIDAY, DECEMBER 22 @ NOON
(for the 12/29 paper)**

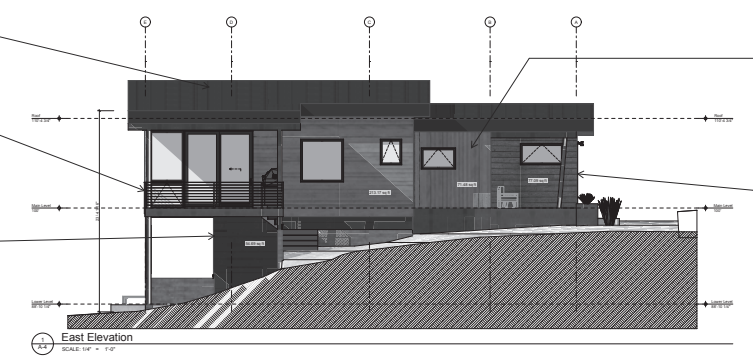
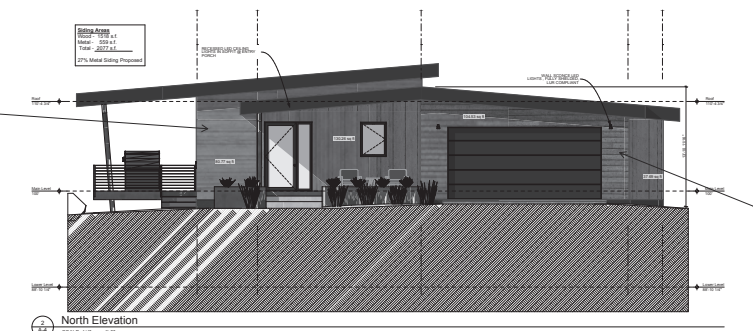
legals@crestedbuttenews.com

**—NOTICE OF DRC MEETING—
CRESTED BUTTE SOUTH PROPERTY OWNERS ASSOCIATION, INC.
SPECIAL AREA ARCHITECTURAL DESIGN REVIEW
DECEMBER 21, 2023 ~ 6:10 P.M.
CB SOUTH POA OFFICE
61 TEOCALLI ROAD, CRESTED BUTTE, CO 81224**

Join virtually: Email staff@cbsouth.net for a Zoom invitation
PLEASE TAKE NOTICE THAT A CB South Property Owners Association Design Review Committee meeting will be held on Thursday, December 21, 2023, at 6:10 p.m. for the purpose of considering the following: *Design Review* for the application for **Design Review for Reber House, Single-Family Residence, Lot 31, Block 14, Filing #2, AKA 21 Stephenson Place.** A complete set of plans can be viewed at the Crested Butte South P.O.A. Office, 61 Teocalli Road by appointment.

There is a 14-day public comment period in which comments regarding the above-referenced project may be submitted in writing to the Design Review Committee. The 14-day public comment period shall be from December 4, 2023 to December 18, 2023. Comments may be submitted to the CB South Design Review Manager by email at drmanager@cbsouth.net, by mail or in person to the address listed above. Comments must be professional.

Published in the *Crested Butte News*. Issues of December 1, 8 and 15, 2023. #120109



**—NOTICE OF PUBLIC HEARING—
CRESTED BUTTE BOARD OF ZONING
AND ARCHITECTURAL REVIEW
TOWN OF CRESTED BUTTE, COLORADO
930, 930 1/2 AND 932 BELLEVUE AVENUE**

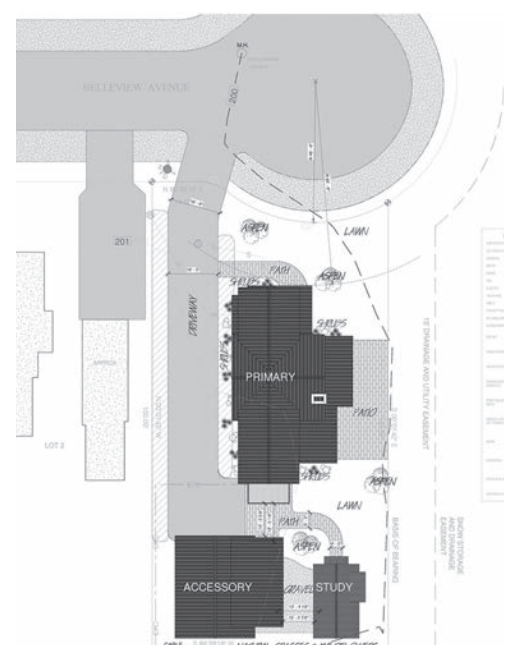
PLEASE TAKE NOTICE THAT a public hearing, which may result in the granting of a vested property right, will be held on December 19, 2023 beginning at **6:00 p.m.** in the Crested Butte Town Hall located at 507 Maroon Ave. in Crested Butte, Colorado, specific information can be found on the agenda on the Town website regarding access to the virtual meeting, for the purpose of considering the following:

Consideration of the application of **David Hull and Jennifer Hull** to site a single family residence and two accessory buildings to be located at 930, 930 1/2 and 932 Bellevue Avenue, Tract 1, Block 74 Verzuh Ranch Annexation in the R1D zone. (Penfield/Hadley)

- **Architectural approval is required.**
- **A conditional use permit for an accessory building, non-residential use, heated is required.**

See attached plans
TOWN OF CRESTED BUTTE
By Jessie Earley, Planner III

Published in the *Crested Butte News*. Issues of December 8 and 15, 2023. #120806



**—NOTICE OF PUBLIC MEETING AGENDA—
DESIGN REVIEW COMMITTEE (DRC)
CRESTED BUTTE SOUTH PROPERTY OWNERS ASSOCIATION
THURSDAY, DECEMBER 21, 2023 ~ 6:00 P.M.
CB SOUTH POA, 61 TEOCALLI ROAD**

Join virtually: Email staff@cbsouth.net for a Zoom invitation

Questions about this Agenda/Meeting can be directed to 970-349-1162 or info@cbsouth.net or viewed at: www.cbsouth.net

- 6:00 PM** Call to Order
- 6:05 PM** Approve Minutes from November 28, 2023
- Declaration of Notices
- Business:
- 6:10 PM** Design Review for Reber House, Single-Family Residence, Lot 31, Block 14, Filing #2, AKA 21 Stephenson Place.

6:50 PM Design Review for Hodgson & Hosterman, Single-Family Residence, Lot 35, Block 28, Filing #4 AKA 230 Neville Way.

Other Business
Discussion and Consideration of Changes to Owen, Duplex Residence at Lot 31, Block 26, Filing #3 aka 60 Anderson.

8:00 PM Adjourn
ADA Accommodations: Anyone needing special accommodations as determined by the *American Dis-*

abilities Act may contact the Association Manager prior to the day of the hearing.

Agenda Items: All times are estimates. Please allow for earlier discussion. Please show up at least 20 minutes prior to the listed times. A complete set of plans can be viewed at the Crested Butte South POA office, 61 Teocalli Road, by appointment.

Published in the *Crested Butte News*. Issues of December 1, 8 & 15 2023. #120107

**—NOTICE OF PUBLIC HEARING—
CRESTED BUTTE BOARD OF ZONING
AND ARCHITECTURAL REVIEW
TOWN OF CRESTED BUTTE, COLORADO
223 SOPRIS AVENUE**

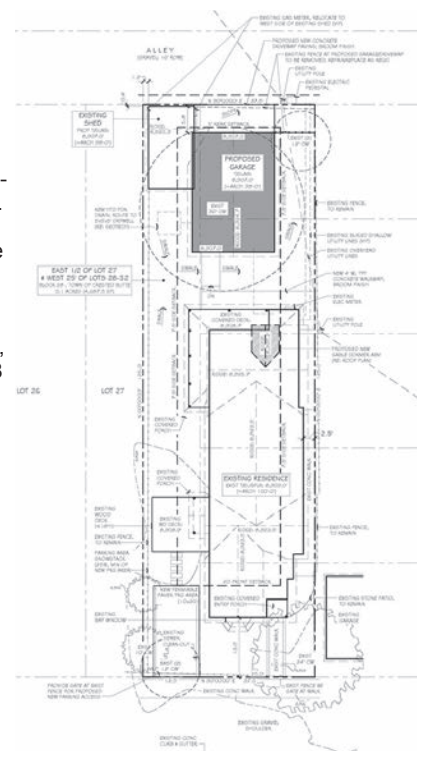
PLEASE TAKE NOTICE THAT a public hearing, which may result in the granting of a vested property right, will be held on December 19, 2023 beginning at **6:00 p.m.** in the Crested Butte Town Hall located at 507 Maroon Ave. in Crested Butte, Colorado, specific information can be found on the agenda on the Town website regarding access to the virtual meeting, for the purpose of considering the following:

Consideration of the application of **Michael A. Ferguson** to propose additions to the historic single-family residence and accessory building located at 223 Sopris Avenue, the East one-half of Lot 27 and all of Lot 28, Block 28, also described as the East one-half of Lot 27 and the west 25 feet of Lots 28 through 32, Block 28 in the R1C zone. (Henson)

- **Architectural approval is required.**
- **A conditional waiver of a non-conforming aspect with respect to side yard setback is required; seven and one-half (7½) feet for single-story and flat-roofed buildings, and as much as eleven and one-half (11½) feet for sloped-roofed buildings, dependent upon snow storage guidelines is required and 1' is provided on the west (accessory building).**

See attached plans
TOWN OF CRESTED BUTTE
By Jessie Earley, Planner III

Published in the *Crested Butte News*. Issues of December 8 & 15, 2023. #120805



**—MOUNTAIN EXPRESS BOARD OF DIRECTORS MEETING—
AGENDA
DECEMBER 21, 2023 ~ 9:00 A.M.
TOWN OF CB CHAMBERS AND ZOOM**

- I. Roll Call – 9:00 a.m.
- II. Public Comment – 9:05 a.m.
- III. Reading and Approval of the Minutes of the September 28, October 26, 2023 and November 16 Meetings – 9:10 a.m.
- IV. Presentation of Current Draft of Town of Crested Butte Transportation Plan – 9:20 AM
- V. Staff Report – 9:50 AM
- VI. Unfinished Business – 10:20 AM
- VII. New Business – 10:25 AM
 - A. Selection of new fiscal auditors, based on recommendation from Audit Committee

- VIII. Unscheduled Business – 10:30 a.m.
- IX. Schedule Next Board Meeting – 10:35 a.m.
- X. Adjournment – 10:55 a.m.

ZOOM Remote Access
<https://us06web.zoom.us/j/88260355653?pwd=ChKs3Ny8bdt2q2PKCipp9S2BEhSXct.1>
Meeting ID: 882 6035 5653
Passcode: 560767

Published in the *Crested Butte News*. Issue of December 15, 2023. #121502

**—TOWN COUNCIL REGULAR MEETING—
DECEMBER 19, 2023 ~ 6:00 P.M.
MT. CRESTED BUTTE, COLORADO**

The Town Council of the Town of Mt. Crested Butte will be holding a work session at 5:00 P.M. on December 19, 2023 regarding the Crested Butte/Mt. Crested Butte Chamber of Commerce Visitor Centers Funding Request. The regular 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://mtcrestedbut-tecolorado.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://mtcrestedbut-tecolorado.civicweb.net/Portal/Subscribe.aspx>

Published in the *Crested Butte News*. Issue of December 15, 2023. #121504

**—NOTICE OF AVAILABILITY AND OPPORTUNITY TO COMMENT—
USDA FOREST SERVICE AND USDI BUREAU OF LAND MANAGEMENT
THOMPSON DIVIDE WITHDRAWAL**

The USDA Forest Service (USFS), in cooperation with the USDI Bureau of Land Management (BLM), is conducting an analysis of the Thompson Divide Withdrawal Project. The proposed action is located in portions of the White River National Forest, Grand Mesa, Uncompahgre, and Gunnison National Forest, and BLM Colorado River Valley Field Office, BLM Gunnison Field Office, and BLM Uncompahgre Field Office, in Pitkin, Gunnison, and Garfield Counties, Colorado. The USFS and BLM submitted an application requesting the Secretary of the Interior withdraw approximately 224,713 acres of lands and interests administered by the USFS and BLM from all forms of entry, appropriation, and disposal under the public land

laws; location, entry, and patent under the mining laws; and operation of the mineral leasing, mineral materials, and geothermal leasing laws, subject to valid existing rights. If the Secretary of the Interior were to grant the withdrawal, federal lands and interests in the withdrawal application area would be closed to sale or exchange, and no new mining claims or mineral or geothermal leases would be authorized for a term of 20 years. Non-federal lands and interests would not be subject to the withdrawal unless they are subsequently acquired by the federal government. A draft environmental assessment and finding of no significant impact for the Thompson Divide Withdrawal Project are available at the USFS

project website: www.fs.usda.gov/project/?project=63679. Additional information regarding this project can be obtained from Elysia Retzlaff, Withdrawal Project Manager, at elysia.retzlaff@usda.gov. Comments on the draft environmental assessment and finding of no significant impact will be accepted until Monday, January 8, 2024. Electronic comments may be submitted at <https://cara.fs2c.usda.gov/Public/CommentInput?Project=63679>. Written comments may be submitted by mail or hand delivered to Anthony Edwards, Deputy Forest Supervisor, Grand Mesa, Uncompahgre and Gunnison National Forest, 2250 South Main Street, Delta, Colorado 81416. Business hours are Monday through Friday,

8:00 am-4:00 pm, excluding federal holidays. Comments sent by email will not be accepted. It is the responsibility of the sender to ensure timely receipt of any comments submitted. All comments received, including names and addresses of commenters shall be placed in the project file and shall become a matter of public record for this proposed action. The Responsible Official for this decision is the Secretary of the Interior. Neither the request for the withdrawal to the Secretary, nor the decision by the Secretary is subject to the USFS pre-decisional administrative review (objection) process under 36 CFR Part 218 or the administrative appeal process at 43 CFR Part 4 or 36 CFR Part 214.

The Forest Service will host a virtual public meeting on Monday, December 18th from 6 pm-7 pm. The meeting will consist of a short presentation explaining the requested withdrawal, information on how to submit a comment, and a question-and-answer session. Register for the virtual public meeting at <https://bit.ly/4878ZFV>. To request accommodations or for inquiries about accessibility, please contact Olivia Blake at 970-200-6195 or olivia.blake@usda.gov. The public meeting will be recorded and posted on the USFS project website for those unable to attend. The USDA is an equal opportunity provider and employer.

Published in the *Crested Butte News*. Issue of December 15, 2023. #121501

Classifieds

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

FOR RENT

3 BEDROOM/2 BATH modern townhouse in CB South with garage, \$3,400/mo. + gas and electric. Call/Text Ryan Jordi, Owner Broker 970-596-1906. (12/15/23).

CRESTED BUTTE SOUTH: Contemporary, modern townhome, 1287 sq.ft, with 3 beds & 2 baths, heated 1-car garage with opener and room for outside parking, with small fenced back yard, available for long term rental. This is a beautiful property with enormous vaulted ceilings on the 2nd floor which brings in an abundance of natural light from southern facing views. Kitchen features stainless steel appliances, pantry, open shelving, large island with modern cabinets. Heat is radiant heated floors. Washer and dryer included in the unit. Primary bedroom is on the 2nd floor with a bathroom next to it and 2 more bedrooms and 2nd full bath on the 1st floor. Laminate floors in main areas and carpet in bedrooms. Partially furnished. No pets preferred. No smoking in unit. Tenant pays electricity and gas and property owner pays: HOA, water, sewer, trash and snow removal. 1 year lease, \$3,000 monthly rent, plus security deposit. Call/text 509-990-6403. (12/15/154).

2 LARGE BEDROOM APARTMENT for rent, approx. 1700 s/f. Bus stop out front. Available 11/01/23, 16 6th Street, Crested Butte. Call 573-437-4125. (12/15/23).

CRESTED BUTTE SOUTH: 2 bedroom, 1.5 bath unit, fully furnished, new hardwood floors, washer and dryer, deck, pets ok. \$2700 plus utilities. Beautiful garden and perfect place to enjoy everything. liskorinternational@gmail.com, 847-769-7800. (12/15/33).

BUCKHORN TOWNHOME: This Brand New Build is an unfurnished 1,144 sq.ft. townhome, 3 bed/2 bath, 2 car garage with a backyard. Vaulted ceilings upstairs with plenty of windows throughout to let the light in. Available now! \$3975/month + utilities with a 1 year lease. Visit www.crestedbuttelodging.com for photos and to submit an application. (12/15/54).

1BD/1BA IN TOWN CRESTED BUTTE: 6 month or one year lease, electric heat. Great location in small complex. One off-street parking spot, west end of town. One block to bus stop. Quiet location, party animals need not apply. NS/NP, W/D, unfurnished. All outside storage prohibited. Perfect for one person or one couple max. First, last, security, \$1800. Call or text 970-275-0346 if interested. (12/22/66).

SPACIOUS, FURNISHED 2BD CONDO to share in Mt CB. Separate 1BD/1BA available now, \$1500/mo. includes W/D and utilities. Reply to mcbdigsg@gmail.com. (12/15/25).

LARGE, FULLY FURNISHED beautiful 4BR/4.5 BA home on Mt. CB, 1 year lease with option to renew. Great Views. Close to the Goldlink chairlift 2-car garage, approx. 4000 sq.ft., WD, gas fireplace, jacuzzi bath tub, one dog negotiable, \$4200mo plus utilities 970-275-3060. (12/15/43).

FOR RENT

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. (12/15/37).

BRAND NEW TOWNHOME IN CB SOUTH: 3BD/2.5 bathroom, 2 car attached/tandem garage, heated storage, in-floor heat, unfurnished. NP/NS. \$4,000/mo. includes water/sewer. Call/Text: 970-901-2922. (12/15/29).

VACATION RENTALS

CRESTED BUTTE VACATION furnished upscale rental available during winter December-May. \$2500/month. Please contact Jenny Lain 970-209-9190, Berkshire Hathaway. (12/22/19).

2255WILDCAT.COM Crested Butte's Premier 5-Star Luxury Vacation Rental with 36 acres, Unbelievable Views, 5 Bedroom/5 Bath, 13 beds, 5,112 sq.ft. Open concept with 25 foot ceilings and modern mountain architecture. Visit 2255wildcat.com or call Jordon 817-733-6947. (12/15/37).

COMMERCIAL RENTALS

IN TOWN commercial, office, art space with private entrance and bath. Bright, open concept with all new electrical, plumbing, windows and doors. Negotiable lease \$1100/month. Call, (541) 602-4557. (12/29/29).

NICELY FINISHED OFFICE SPACE for rent at 309 Belleview in Crested Butte, 685 sq.ft., ground floor, off-street parking. Private bathroom, space would be perfect office for accountants, yoga or massage studios. Tenant pays electric and internet. Available now. Year lease, 1st, last, security, \$1800/mo. Contact Jim, 970-209-9211 or jljohr@q.com. (12/15/51).

NEW OFFICE SPACES IN TOWN and a 400 sq.ft. storage/shop space available w/ shop sink. 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 approx. 200 sq.ft. \$1000/month. Call 970-596-6736 or email gary@cb-mountaingoat.com. (12/15/66).

OFFICE OR SHOWROOM FOR RENT: 1/2 block off Elk on 3rd St. Shared kitchenette and bathroom. Internet and utilities are included. 140 sq.ft. Available Dec. 1st with 1 year lease. \$550. Please call 970-596-9826. (12/15/34).

PERHAPS THE NICEST OFFICE IN TOWN: 3rd Floor, with sunny roof top deck. Huge views. 5th and Belleview. Elevator access, parking, space is fairly new, and in great shape. 340 square feet plus deck, for \$1200 per month plus NNN. Call Bill at 970-209-1405. (12/15/44).

COMMERCIAL RENTALS

ELK AVENUE OFFICE SPACE: 171 sq.ft. of office space rental available for immediate move in! Affordable, with a full kitchen and bathroom (shared). 970-349-2773. (12/15/23).

OFFICE SPACE FOR RENT: 190 sq.ft. Top floor office space at Silver Queen building at 115 Elk Avenue. East facing looking at Mt. CB. Great for professional services. Quiet Floor. Available Nov 1st. \$795 (G). Please contact Micah 970-349-7550. (12/15/39).

OFFICE SPACE FOR RENT: 250 sq.ft. office space located on the 2nd floor of Silver Queen building located at 115 Elk Avenue. \$995 per month. Available ASAP. Call 970-349-7550 for details. (12/15/31).

FOR SALE

NEW AND STILL IN BOX OVEN: Call or text for info & pics. 970-618-1618. (12/15/13).

ROOFING MATERIAL: Titanium PSU 30 Synthetic Roofing Underlayment. About 25' used of 72' roll. Paid \$130, will sell for \$75. Call 970-275-8910. (12/15/pd/22).

REAL ESTATE

INVESTMENT / HOUSING INVESTMENT: Partner in a duplex to be built. Call Ken for details 970-765-7414. (12/15/15).

DEVELOPMENT DEAL: 4-5 units, incredible views, Brush Creek road area, entry level townhomes. Call or text Ken 512-947-7797. (12/15/18).

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. (12/15/pd/76).

REAL ESTATE

HOME FOR SALE: 1700 sq.ft. 2020 build. Very accessible single story home in great West Gunnison location. For further details enter 600 Carbon Court, Gunnison, Colorado into Zillow search and/or contact terravistalimited@gmail.com, 970-497-9113. (12/15/35).

**EARLY HOLIDAY DEADLINE:
FRIDAY, DEC. 22 @ NOON
(for the 12/29 paper)**

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. (12/15/43).

FSBO 2 BED/2.5 BATH CBS: Sunny spacious energy efficient home on quiet corner near transit. Completely remodeled, vaulted, granite, wood floors, stainless appliances, jetted soak tub. Two upper decks provide outstanding views. Oversized 2 car heated garage. Owner financing available at 4.9%! \$1.17M. 970-682-3699, coloradodono@gmail.com. (12/15/47).

EMPLOYMENT

THE TOWN OF CRESTED BUTTE is currently hiring for the position of an Unlicensed Operator to assist in the operation and maintenance of the wastewater plant and collection system. This year-round position includes a salary range dependent on qualifications of \$42,009 - \$64,361 and includes an excellent benefits package with 100% employer-paid employee & dependent health, dental, vision, life insurance, and matching contributions to a retirement plan after one year of employment. Full job description and job application are available on the Town's website at www.townofcrestedbutte.com/jobs. To apply, please submit an application and resume to jobs@crestedbutte-co.gov. (12/15/96).

EMPLOYMENT

THE HIGHLY RESPECTED and award winning King Systems – Crested Butte, Colorado office is looking to add new team members to our staff. Must enjoy all 4 seasons and be able to travel. Audio Video Technician: We're searching for a couple of full time Audio/Video Technicians to provide on-site installation services and support of basic to complex audio and video systems for our residential and commercial based clientele. These are entry level positions and you will be trained as necessary. Skills/Qualifications: Applicants must possess a high level of integrity and be able to demonstrate excellent communication skills. Experience in the AV industry is preferred but not required. Construction experience is also considered a plus. Crestron and or Control4 experience is desired but not necessary. In order for you to be considered you must submit professional references and a resume. Must provide your own tools. Some specialty tools will be provided as needed. Must be able to provide identification and pass a criminal background check. A valid Driver's License is a requirement. Please submit resumes to nicci.moralez@kingsystemslc.com. (12/15/178).

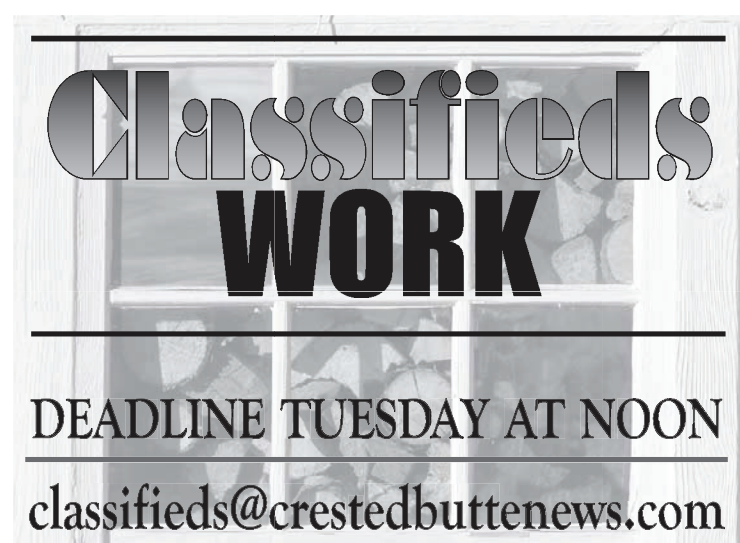
BOOKKEEPING HELP WANTED: Part time, approximately 15 hours per week with flexible schedule. Experience preferred, but not required, training is available. Please reach out to Sierra@CrestedButtelodging.com 970-349-2400 for more information and to apply. (12/15/34).

INTERESTED IN A CAREER WITH BENEFITS? The Crested Butte Bank (a branch of the Gunnison Bank & Trust Company), has an opening for a full-time teller to join the operations side of our growing Bank. Applicants should have strong customer service skills, the ability to multi-task, and a willingness to learn. GB&T fosters a learning environment where you will gain exposure to multiple areas of the Bank, with a strong foundation in operations, pay starting at \$18.00. Robust benefits package includes 401(k), medical insurance, vision insurance, life insurance, and disability insurance (ST and LT). Pooled transportation is available. Send resume to abrown@crestedbuttebank.com. (12/15/104).

CRESTED BUTTE BURGER COMPANY is hiring the following positions: Cooks & Cashiers, flexible schedule available, starting pay \$16-\$18/hr. + Gratuity. For more information or to submit a resume, please email: crestedbutteburgerco@gmail.com. (12/22/32).

CRESTED BUTTE BUILDERS is looking for a journeyman carpenter. Call Johnny Biggers at 970-209-3261. (12/22/14).

DIRECTOR OF YOUTH EDUCATION Provide leadership, coordination, and strategic growth of Mountain Roots' district-wide year-round youth programs, focused on environmental and nutrition education. Includes direct teaching, guiding program growth, and training/management of our 3-5 person program staff. \$55-60K DOE with benefits. mountainrootsfoodproject.org/join-our-team. (12/22/44).



Classifieds

WORK

DEADLINE TUESDAY AT NOON

classifieds@crestedbuttenews.com