

# Legals

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—PUBLIC NOTICE OF STATE OF COLORADO PRESIDENTIAL PRIMARY—  
**GUNNISON, COLORADO**  
**TUESDAY, MARCH 5, 2024**

PUBLIC NOTICE IS HEREBY GIVEN that pursuant to law, an Election will be held in Gunnison County, in the State of Colorado, on Tuesday, March 5th, 2024. 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:

- February 26th – March 1st, 2024 (M-F) – 8:00 AM until 5:00 PM
- March 2nd, 2024 (Sat) – 7:00 AM until 11:00 AM
- March 4th, 2024 (Mon) – 8:00 AM until 5:00 PM
- March 5th, 2024 (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:

- March 1st, 2024 (Fri) – 8:00 AM until 4:00 PM
  - March 4th, 2024 (Mon) – 8:00 AM until 4:00 PM
  - March 5th, 2024 (ELECTION DAY) – 7:00 AM until 7:00 PM
- The Western College University (WCU) VSPC located in Gunnison at 1 Western Way in the North Conference Room of the Student Service Center, will be open the following dates and times:
- March 4th, 2024 (Mon) – 8:00 AM until 4:00 PM
  - March 5th, 2024 (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 February 16th, 2024.
- Blackstock Government Building – 221 N. Wisconsin St, Gunnison – Located at the South end of the parking lot
  - 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
  - Mt. Crested Butte TC-1 Parking – 700 Gothic Rd, Mt. Crested Butte – Outside Lot Building
  - Western Colorado University – 1 Western Way, Gunnison – Out-

side Student Service Center (South Entrance) TO ENSURE A VOTED BALLOT IS COUNTED, IT MUST BE RETURNED TO ONE OF THE ABOVE LISTED LOCATIONS NO LATER THAN 7:00 PM, MARCH 5TH, 2024 (ELECTION DAY). POST-MARKS 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, March 5th, 2024, 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 22nd day of January, 2024. Kathy Simillion, Gunnison County Clerk and Recorder

Published in the *Crested Butte News*. Issue of February 9, 2024. #020901

—NOTICE OF VARIANCE REQUEST—  
**SKYLAND COMMUNITY ASSOCIATION**  
**350 COUNTRY CLUB DRIVE, SUITE 112A**  
**CRESTED BUTTE, CO 81224**  
**PHONE (970) 349-7411 FAX (970) 349-5054**

PLEASE TAKE NOTICE that the Board of Directors of the Skyland Community Association will take input on the following variance request. All objections should be submitted in writing to the association by March 1st, 2024.

Allow an average building height of 38'-6", 2'-6" over the maximum height of 36 feet for an 8:12 primary roof pitch. Allow an engineered concrete retaining wall along the driveway. The architect for the project has requested

the variances to mitigate the extreme topography of the lot, reduce the overall height impact, and help meet requirements set forth by the Skyland Metropolitan District. Plans for the project may be viewed in the Skyland

Community Association business office located at the address noted above. Business hours are Monday-Friday, 8:00 am to 5:00pm. The project is located at Skyland Lot S-20, 948 Ridge Road. All questions

should be addressed to Mike Billingsley at the above phone number. Published in the *Crested Butte News*. Issues of February 2 and 9, 2024. #020202

—IN THE DISTRICT COURT IN AND FOR WATER DIVISION NO. 4—  
**STATE OF COLORADO**

**TO: ALL PERSONS INTERESTED IN WATER APPLICATIONS IN SAID WATER DIVISION NO. 4**

Pursuant to C.R.S. 37-92-302, as amended, you are notified that the following is a resume of all applications filed in the Water Court during the month of January 2024. The names, address of applicant, source of water, description of water right or conditional water right involved, and description of the ruling sought are as follows:  
**The water right claimed by this application may affect in priority any water right claimed or heretofore adjudicated within this division, and owners of affected rights must appear to object and protest within the time provided by statute, or be forever barred.**  
**CASE NO. 2023CW3005 IN GUNNISON COUNTY - AMENDED APPLICATION FOR SIMPLE CHANGE IN SURFACE POINT OF DIVERSION UNDER C.R.S. § 37-92-305(3.5)**  
 City of Gunnison, c/o Jennifer M. DiLalla, Evan R. Weis, Moses, Wittmyer, Harrison and Woodruff, P.C., 2595 Canyon Blvd., Suite 240, Boulder, CO 80302 1. **Name, address, and telephone number of applicant:** City of Gunnison, a Colo. Municipal Corp., c/o David Gardner, Director of Public Works, 1100 W. Virginia Ave., Gunnison, CO 81230 2. **Purpose of amendment:** Gunnison filed its Application for Simple Change in Surface Point of Diversion Under C.R.S. § 37-92-305(3.5) on Jan. 31, 2023, claiming a simple change in the point of diversion decreed to the Gunnison Town Pipeline ("Original Application"). Gunnison files this amendment to the Original Application under C.R.C.P. 15(a) ("Amended Application") to refine and correct the location of the claimed changed point of diversion; that corrected location is described in par. 5 below. Gunnison has made no other substantive changes to the Original Application. Gunnison will publish notice of the Amended Application as required by Rule 4(b) of the Uniform Local Rules for All State Water Court Divisions. 3. **Decreed water right for which change is sought:** 3.1 **Name of structure:** Gunnison Town Pipeline (WDID: 5900931) ("Town Pipeline"). 3.2 **Date of original decree and all relevant subsequent decrees:** Civil Action 2021, entered April 29, 1941, in the Dist. Ct. for the County of Gunnison; Case No. 81CW308, entered Jan. 5, 1989, in the Dist. Ct. for Water Div. No. 4 ("81CW308 Decree"). 3.3 **Legal description – original point of diversion:** Intake gallery on the east bank of the Gunnison River at a point whence the E1/4 corner of Sec. 35, T50N, R1W of the N.M.P.M. bears S. 85° 58' East 3,823.2 feet. (UTM: 330576.0 East, 4268929.0 North.) The decreed location is shown on the maps attached as **Ex. A** and **B**. All UTM coordinates given in this Application are NAD 83, Zone 13. 3.4 **Legal descriptions – alternate points of diversion:** Under the 81CW308 Decree, the water right decreed to the Town Pipeline may be diverted at the following structures as alternate points of diversion, the approximate locations of which are shown on the map attached as **Ex. A**: 3.4.1 **Gunnison Town Ditch** (WDID: 5900572): On the south bank of the Gunnison River at a point whence the E1/4 corner of Sec. 24, T50N, R1W of the N.M.P.M. bears S. 56° 30' East 1,760 feet. (UTM: 333114.0

East, 4272361.0 North.) 3.4.2 **O'Fallon Ditch** (WDID: 5901037): On the east bank of the Gunnison River at a point whence the E1/4 corner of Sec. 33, T51N, R1E of the N.M.P.M. bears North 85° East 1,565 feet. (UTM: 337649.6 East, 4278134.4 North.) 3.4.3 **Gunnison Well Nos. 1 through 6:** Located as follows within the City of Gunnison: 3.4.3.1 **Well No. 1** (WDID: 5905000): 6th St. & Virginia Ave. (UTM: 331072.3 East, 4268216.3 North.) 3.4.3.2 **Well No. 2** (WDID: 5905001): 9th St. & Gothic Ave. (UTM: 331042.0 East, 4268506.0 North.) 3.4.3.3 **Well No. 3** (WDID: 5905002): 9th St. & Ohio Ave. (UTM: 331079.0 East, 4268397.0 North.) 3.4.3.4 **Well No. 4** (WDID: 5905003): 9th St. & Gunnison Ave. (UTM: 331085.0 East, 4267761.0 North.) 3.4.3.5 **Well No. 5** (WDID: 5905004): 9th St. & Rio Grande Ave. (UTM: 331037.0 East, 4267161.0 North.) 3.4.3.6 **Well No. 6** (WDID: 5905005): 10th St. & Virginia Ave. (UTM: 331109.0 East, 4268119.0 North.) 3.4.4 **Gunnison Well Nos. 7 through 13:** Located within the County of Gunnison as follows: 3.4.4.1 **Well No. 7** (WDID: 5905006; Permit No. 10857-F): NE1/4 NE1/4 of Sec. 35, T50N, R1W of the N.M.P.M. (UTM: 331423.0 East, 4269611.0 North.) 3.4.4.2 **Well No. 8** (WDID: 5905007; Permit No. 21363-F): NW1/4 NW1/4 of Sec. 36, T50N, R1W of the N.M.P.M. (UTM: 331942.0 East, 4269267.0 North.) 3.4.4.3 **Well No. 9** (WDID: 5905008; Permit No. 21362-F): SW14 NE1/4 of Sec. 35, T50N, R1W of the N.M.P.M. (UTM: 331285.0 East, 4269173.0 North.) 3.4.4.4 **Well No. 10** (WDID: 5905943; Permit No. 53045-F): 60 feet North of the South section line and 70 feet West of the East section line in the SE1/4 SE1/4 of Sec. 26, T50N, R1W of the N.M.P.M., Gunnison County. (UTM: 331690.0 East, 4269638.0 North.) 3.4.4.5 **Well No. 11** (WDID: 5905944): 1,350 feet South of the North Section line and 2,700 feet West of the East Section line of Sec. 35, T50N, R1W of the N.M.P.M., Gunnison County. (UTM: TBD East, TBD North.) 3.4.4.6 **Well No. 12** (WDID: 5905945): The originally decreed location is 2,650 feet North of the South Section line and 2,350 feet East of the West Section line of Sec. 35, T50N, R1W of the N.M.P.M., Gunnison County. (UTM: TBD East, TBD North.) The Well No. 12 Alternate Point decreed in Case No. 21CW3071 will be located on the City's Van Tuyl Ranch in the NE1/4, the SE1/4, the E1/2 of the SW1/4, and the E1/2 of the SE1/4 of Sec. 26, T50N, R1W of the N.M.P.M., in Gunnison County. 3.4.4.7 **Well No. 13** (WDID: 5905935): NE1/4 SE1/4 Sec. 26, T50N, R1W, N.M.P.M., on the City's Van Tuyl Ranch. (UTM: 331567.9 East, 4270393.8 North, Zone 13, NAD 83.) 3.4.5 **Unnamed points of diversion:** 3.4.5.1 (WDID: 5901568): On the East bank of the Taylor River in Sec. 22, T51N, R1E of the N.M.P.M., 1,700 feet north of the south section line and 3,700 feet east of the west section line of said Sec. 22. (UTM: 339320.2 East, 4281315.7 North.) In the Colorado Decision Support System ("CDSS") online database, this point of diversion is identified as "Gunnison Town Alt Divr 1." 3.4.5.2 (WDID: 5901569): On the East bank of a side

channel of the Gunnison River in the SE1/4 NW1/4 of Sec. 35, T50N, R1W of the N.M.P.M., whence the NW corner of said section bears North 39.7° West a distance of 3,054 feet. (UTM: 330690.3 East, 4269032.2 North.) In the CDSS online database, this point of diversion is identified as "Gunnison Town Alt Divr 2." 3.5 **Decreed source of water:** Gunnison River. 3.6 **Appropriation date:** April 1, 1883. 3.7 **Amount:** 15 cfs. 3.8 **Decreed uses:** Municipal, domestic, fire prevention, irrigation, and commercial purposes. 3.9 **Amount of water to be changed:** Entirety of the water right. 4. Detailed description of proposed change in surface point of diversion: Under and in accordance with C.R.S. § 37-92-305(3.5) ("Section 305(3.5)"), the City seeks to change the decreed surface diversion point to a new surface diversion point located within an easement granted to the City by Colorado Parks and Wildlife. The City seeks no other change to its decreed water right. 4.1 **How the proposed change meets the definition of a simple change in surface point of diversion:** Section 305(3.5)(II) defines "simple change in a surface point of diversion" as "a change in the point of diversion from a decreed surface diversion point to a new surface diversion point that is not combined with and does not include any other type of change of water right and for which there is no intervening surface diversion point or inflow between the new point of diversion and the diversion point from which a change is being made," and excludes from that definition "a change of point of diversion from below or within a stream reach for which there is an intervening surface diversion point or inflow or decreed in-stream flow right to an upstream location within or above that reach." 4.1.1 **Change from a decreed surface diversion point to a new surface diversion point:** The City's requested change is from the decreed surface diversion point for the Town Pipeline to the new surface diversion point shown as "Diversion Location" on the survey attached as **Ex. C**. The Diversion Location is within a City-owned easement on property owned by Colorado Parks and Wildlife. 4.1.2 **No combination with or inclusion of other change of water right:** The City seeks no other change to the Town Pipeline water right. 4.1.3 **No intervening surface diversion point or inflow:** As shown on the map attached as **Ex. B**, there is no intervening surface diversion point and no inflow between the new point of diversion and the decreed point of diversion from which the change is being made. 4.1.4 **No change to an upstream location within a decreed in-stream flow reach:** There is no decreed in-stream flow water right in the reach of the Gunnison River between the decreed surface diversion point and the proposed new surface diversion point upstream. 4.2 **Applicant's burden of proof:** Applicant bears the burden of proving that the simple change in a surface point of diversion will not (i) result in diversion of a greater flow rate or amount of water than has been decreed to the water right and, without requantifying the water right, is physically and legally available at the diversion point from which a change is being made; or (ii) injuriously affect the owner of or persons entitled

to use water under a vested water right or decreed conditional water right. 4.2.1 **No diversion of greater flow rate than decreed to the Town Pipeline, or than is physically and legally available at the diversion point from which the change is being made:** In any proposed ruling or proposed decree submitted to the Court for entry, the City will include a term and condition limiting diversion under the Town Pipeline water right at the changed point of diversion to the amount of water legally and physically available to the water right at its originally decreed point of diversion. 4.2.2 **No injury to vested or decreed conditional water rights:** As shown on the map attached as **Ex. B**, there are no surface water rights decreed to divert from the Gunnison River in the reach between the decreed point of diversion and the proposed new point of diversion upstream; there also are no tributary inflows to the Gunnison River in that reach. The City's in-priority diversion of the 15 cfs decreed to the Town Pipeline at the proposed new point of diversion therefore will have exactly the same impact on the stream and on other water rights as would the City's in-priority diversion of that water right at the originally decreed point of diversion. Accordingly, the proposed simple change in surface point of diversion will not injure vested water rights or decreed conditional water rights. 5. **Location of new surface point of diversion:** On the bank of the Gunnison River in the NE1/4 NW1/4 of Sec. 35, T50N, R1W of the N.M.P.M., 1,221 feet west of the East section line and 1,018 feet north of the South section line of said Sec. 35, in Gunnison County, as shown on **Ex. B** and **C**. (UTM: 330570.13 East, 4269535.02 North.) 6. **Names and addresses of owner(s) of the land upon which any new diversion or storage structure, or modification to any existing diversion or storage structure is or will be constructed, or upon which water is or will be stored:** Colorado Parks and Wildlife, Attn: Ed Perkins, Water Rights Administrator, 6060 Broadway, Denver, CO 80216. WHEREFORE, Gunnison requests that the Court enter a decree granting this Amended Application and approving a simple change in surface point of diversion for the Town Pipeline in accordance with Section 305(3.5). **GUNNISON COUNTY.** YOU ARE FURTHER NOTIFIED THAT you have until the last day of March 2024 to file with the Water Clerk a Verified Statement of Opposition setting forth facts as to why a certain application should not be granted or why it should be granted only in part or on certain conditions. A copy of such a Statement of Opposition must also be served upon the applicant or the applicant's attorney and an affidavit of certificate of such service shall be filed with the Water Clerk, as prescribed by C.R.C.P. Rule 5. (Filing fee: \$192.00; Forms may be obtained from the Water Clerk's Office or on our website at www.courts.state.co.us). (This publication can be viewed in its entirety on the state court website at: www.courts.state.co.us). FRED CASTLE, Water Clerk, Water Division 4, 1200 N. Grand Ave., Bin A, Montrose, CO 81401

Published in the *Crested Butte News*. Issue of February 9, 2024. #020903

—IN THE DISTRICT COURT IN AND FOR WATER DIVISION NO. 4—  
STATE OF COLORADO

TO: ALL PERSONS INTERESTED IN WATER APPLICATIONS IN SAID WATER DIVISION NO. 4

Pursuant to C.R.S. 37-92-302, as amended, you are notified that the following is a resume of all applications filed in the Water Court during the month of January 2024. The names, address of applicant, source of water, description of water right or conditional water right involved, and description of the ruling sought are as follows:  
**The water right claimed by this application may affect in priority any**

**water right claimed or heretofore adjudicated within this division, and owners of affected rights must appear to object and protest within the time provided by statute, or be forever barred.**  
**CASE NO. 2024CW1.** Applicant: Jacobs Family LLLP, PO Box 309, Hotchkiss, CO 81419, and M2 Trail LLC, 100 Waugh Dr., Suite 400, Houston, TX 77007. Application for Absolute Surface Water Rights: The

Lost Cabin Ditch – NW1/4NW1/4 of Section 4, T11S, R89W, 6th PM., Easting: 296973, Northing: 4334821, Zone 13. Source: Drift Creek, East Muddy Creek, North Fork of the Gunnison River, Gunnison River. Appropriation Date: 07/1915. Amount Claimed: 3.0 cfs absolute for stock-water. **GUNNISON COUNTY.** YOU ARE FURTHER NOTIFIED THAT you have until the last day of March 2024 to file with the Water

Clerk a Verified Statement of Opposition setting forth facts as to why a certain application should not be granted or why it should be granted only in part or on certain conditions. A copy of such a Statement of Opposition must also be served upon the applicant or the applicant's attorney and an affidavit of certificate of such service shall be filed with the Water Clerk, as prescribed by C.R.C.P. Rule 5. (Filing fee: \$192.00; Forms may

be obtained from the Water Clerk's Office or on our website at [www.courts.state.co.us](http://www.courts.state.co.us)). (This publication can be viewed in its entirety on the state court website at: [www.courts.state.co.us](http://www.courts.state.co.us)). FRED CASTLE, Water Clerk, Water Division 4, 1200 N. Grand Ave., Bin A, Montrose, CO 81401  
Published in the *Crested Butte News*. Issue of February 9, 2024. #020902

**—DESIGN REVIEW COMMITTEE (DRC)—  
CRESTED BUTTE SOUTH PROPERTY OWNERS ASSOCIATION  
NOTICE OF PUBLIC MEETING  
AGENDA  
TUESDAY, FEBRUARY 27, 2024 ~ 5:30 PM  
CB SOUTH POA, 61 TEOCALLI ROAD**

**Join virtually: Email [staff@cbsouth.net](mailto:staff@cbsouth.net) for a Zoom invitation**  
Questions about this Agenda/Meeting can be directed to 970-349-1162 or [info@cbsouth.net](mailto:info@cbsouth.net) or viewed at: [www.cbsouth.net](http://www.cbsouth.net)  
**5:30 PM** Call to Order  
**5:35 PM** Approve Minutes from January 23, 2024  
Declaration of Notices

**Business:**  
**5:40 PM** Design Review for Elcho Townhomes I, II & III, Multi-Family Residence, Lot 2, Block 3, Filing #1, AKA 96 Elcho.  
**6:20 PM** Design Review for Schweikardt, Single Family Residence, Lot 1, Block 28, Filing #4 AKA 501 Anderson.  
**7:00 PM** Design Review for Hodgson & Hosterman, Single-Family Residence, Lot 35, Block 28, Filing #4 AKA 230 Neville Way.

**Other Business**  
**8:00 PM** Adjourn

**ADA Accommodations:** Anyone needing special accommodations as determined by the *American Disabilities 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 February 9, 16 and 23, 2024. #020908

**—REQUEST FOR PROPOSAL—  
TOWN OF MT. CRESTED BUTTE**

The Town of Mt. Crested Butte (Town) is soliciting proposals from qualified firms to repair/replace an approximate 55 linear foot section of sewer line between the Town Hall Building and the Town Maintenance Garage Building. Town Hall is located at 911 Gothic Road, Mt. Crested Butte, Colorado 81225. This Project involves removing, replacing, and reconnecting the existing 3 to 5-inch diameter sewer line, which is estimated to be 2 to 5 feet below the asphalt parking area surface. The existing sewer line has a slump which prevents proper drainage, and in the winter, backs-up if not properly attended. It is assumed the re-installed sewer line will be placed in approximately the same location and depth. The Bid Documents and any addendums can be found on the Town's website at <https://mtcb.colorado.gov/request-for-proposals>. Please contact Jeff Smith at 970-349-6632 ext 108 with any questions. The Proposal deadline is Wednesday, February 28, 2024 at 3:00 PM (Mountain Standard Time). Email bid proposal to [Tiffany O'Connell at toconnell@mtcb.colorado.gov](mailto:Tiffany.O'Connell@mtcb.colorado.gov).

Published in the *Crested Butte News*. Issues of February 9 and 16, 2024. #020904

**—REQUEST FOR PROPOSAL—  
TOWN OF MT. CRESTED BUTTE**

The Town of Mt. Crested Butte (Town) is soliciting proposals from qualified firms to install broadband fiber and construct a Carrier Neutral Location (CNL) for the Town of Mt. Crested Butte, Colorado. This Project involves the construction of a new CNL facility located in the existing Town Transit Center building and the installation of an open-access middle mile line connecting the new CNL with the existing CNL in the Town of Crested Butte. The Town is seeking to improve and expand its broadband fiber communications network infrastructure for middle mile connectivity between the proposed CNL in the Town of Mt. Crested Butte Transit Center and the existing CNL in the Town of Crested Butte. This Project would increase broadband capacity, reliability, and foster last-mile competition to keep costs low. Portions of the Town, particularly in the developing north end, are currently underserved and experience a poor level of broadband service. This Project would provide infrastructure to allow one or more ISP providers of last mile service to deploy high performance broadband throughout Town. The Bid Documents and any addendums can be found on the Town's website at <https://mtcb.colorado.gov/request-for-proposals>. Please contact Jeff Smith at 970-349-6632 ext 108 with any questions. Proposal deadline is March 1, 2023 at 3:00 PM (Mountain Standard Time). Email bid proposal to [Tiffany O'Connell at toconnell@mtcb.colorado.gov](mailto:Tiffany.O'Connell@mtcb.colorado.gov).

Published in the *Crested Butte News*. Issues of February 9 and 16, 2024. #020905

**—MEETING NOTICE—  
UPPER GUNNISON RIVER WATER CONSERVANCY DISTRICT  
BOARD OF DIRECTORS MEETING  
MONDAY, FEBRUARY 26, 2024 ~ 5:30 P.M.**

The Board of Directors of the Upper Gunnison River Water Conservancy District (UGRWCD) will conduct a regular board meeting on Monday, February 26, 2024 at 5:30 PM at the UGRWCD Offices, 210 W. Spencer Ave., St. B, Gunnison, CO 81230 and via Zoom video/teleconferencing. For Zoom login information or questions, please call the District at (970)641-6065 or visit the website at: [www.ugrwcd.org](http://www.ugrwcd.org).

Published in the *Crested Butte News*. Issue of February 9, 2024. #020907

**deadline tuesday at noon**

**—NOTICE OF DRC MEETING—  
CRESTED BUTTE SOUTH PROPERTY OWNERS ASSOCIATION, INC.  
SPECIAL AREA ARCHITECTURAL DESIGN REVIEW**

CB South POA office, 61 Teocalli Road, Crested Butte, CO 81224  
**Join virtually: Email [staff@cbsouth.net](mailto: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 Tuesday, February 27, 2024, at 5:40 p.m. for the purpose of considering the following:  
*Design Review* for the application for **Elcho Townhomes I, II & III, Multi-Family Residence, Lot 2, Block 3, Filing #1, AKA 96 Elcho.** 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 February 9, 2024 to February 23, 2024. Comments may be submitted to the CB South Design Review Manager by email at [drcmanager@cbsouth.net](mailto:drcmanager@cbsouth.net), by mail or in person to the address listed above. Comments must be professional.

Published in the *Crested Butte News*. Issues of February 9, 16 and 23, 2024. #020909

**—NOTICE OF—  
LAND USE CHANGE PERMIT APPROVALS  
CREATING A VESTED RIGHT  
GUNNISON COUNTY, COLORADO**

**PLEASE TAKE NOTICE** that Gunnison County has approved the following Land Use Change permits with site-specific development plans(s) within unincorporated Gunnison County, which creates a three-year vested property right pursuant to Colorado Revised Statutes, Article 68 of Title 24 C.R.S., as amended. A "vested property right" gives the following applicant(s) the right to undertake the development subject to the condition(s) of approval of the site-specific development plan(s).  
LUC-21-00036 – John E. Armstrong and Teresa V. Chambers approved to construct a Driveway to Vacant Land on a parcel of land legally described as Township 49 North, Range 2 West, N.M.P.M. Section 12: NE1/4NE1/4.  
LUC-22-00013 – Commnet Four Corners LLC has been approved for the expansion of commercial use for the construction of a new 51' monopole next to the existing 51'6" wooden utility pole, then demolishing the existing pole on a parcel legally described as Township 50 North, Range 1 West, Section 26 NWSW and Section 27 N1/2SE.  
LUC-23-00001 – Peter & Alicen White Revocable Trust approved for an alteration of an existing building envelope on a parcel of land legally described as Lot 18, Gunnison Riverbanks Ranch Subdivision.  
LUC-23-00019 – Whetstone Industrial Park approved to amend covenants.

LUC-23-00026 – Everett S. Johnson Revocable Trust approved for the construction of a Driveway to Vacant Land on a parcel of land legally described as Lot 24, Red Mountain Ranch.  
LUC-23-00029 – Gage Pitkin Holdings, LLC approved to cluster Western Star No. 4 and 5 Lode Mining Claims, U.S. Survey No. 8138, QUARTZ CREEK MINING DISTRICT.  
LUC-23-00030 – James A. Wermers and Muna Bhanji approved to construct a single family residence on a ridge-line, on a parcel legally described as Lot 1, Red Mountain Estates Subdivision.  
LUC-23-00033 – Whetstone Industrial Park Lot Owners Association approved to amend covenants.  
LUC-23-00037 – Matthew E. Baser approved to construct a Driveway to Vacant Land on a parcel of land legally described as Lot 41, Block 2, MARBLE SKI AREA FILING NO. 5.  
LUC-23-00040 – Kent Lindberg approved to construct a Driveway to Vacant Land on a parcel of land legally described as Tract 6, Crested Butte Meadows Subdivision.  
/s/ Sean Pope  
Land Use Planner  
Gunnison County Community Development Department

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**4 DD WEST (FRONT) ELEVATION**  
1/8" = 1'-0"

**1 DD EAST ELEVATION**  
1/8" = 1'-0"

PLATE 8602' -1 3/4"  
SECOND LEVEL 8593' -0 3/4"  
FIRST LEVEL 8582' -6"

TOTAL WALL AREA = 2,040 SF  
STONE AREAS = 280 SF (14%)  
METAL WALL AREAS = 200 SF (9%)

TOTAL WALL AREA = 1,612 SF  
STONE AREAS = 0 SF (0%)  
METAL WALL AREAS = 570 SF (35%)

**—NOTICE OF DRC MEETING—  
CRESTED BUTTE SOUTH PROPERTY OWNERS ASSOCIATION, INC.  
SPECIAL AREA ARCHITECTURAL DESIGN REVIEW  
CB SOUTH POA OFFICE, 61 TEOCALLI ROAD, CRESTED BUTTE, CO 81224**

**Join virtually: Email [staff@cbsouth.net](mailto: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 Tuesday, February 27, 2024, at 6:20 p.m. for the purpose of considering the following:  
*Design Review* for the application for **Schweikardt, Single Family Residence, Lot 1, Block 28, Filing #4 AKA 501 Anderson.** 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 February 9, 2024 to February 23, 2024. Comments may be submitted to the CB South Design Review Manager by email at [drcmanager@cbsouth.net](mailto:drcmanager@cbsouth.net), by mail or in person to the address listed above. Comments must be professional.

Published in the *Crested Butte News*. Issues of February 9, 16 and 23, 2024. #020910

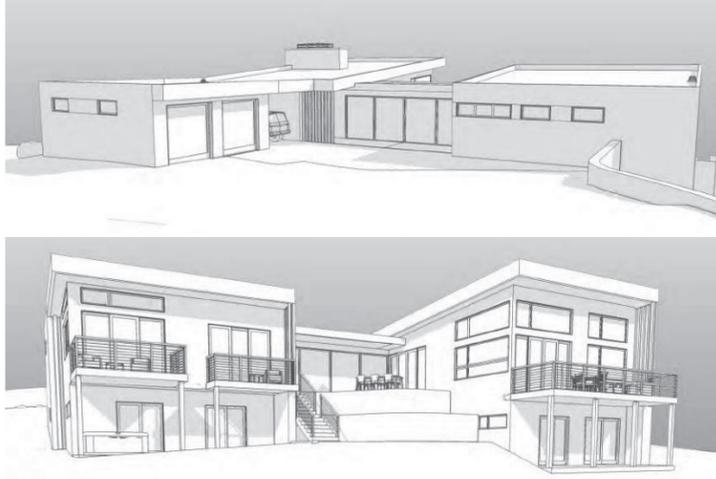
**—NOTICE OF DRC MEETING—  
CRESTED BUTTE SOUTH PROPERTY OWNERS ASSOCIATION, INC.  
SPECIAL AREA ARCHITECTURAL DESIGN REVIEW  
CB SOUTH POA OFFICE, 61 TEOCALLI ROAD, CRESTED BUTTE, CO 81224**

Join virtually: Email [staff@cbsouth.net](mailto: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 Tuesday, February 27, 2024, at 7:00 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 February 9, 2024 to February 23, 2024. Comments may be submitted to the CB South Design Review Manager by email at [drcmanager@cbsouth.net](mailto:drcmanager@cbsouth.net), by mail or in person to the address listed above. Comments must be professional.



[cbsouth.net](mailto:cbsouth.net), by mail or in person to the address listed above. Comments must be professional.

Published in the *Crested Butte News*. Issues of February 9, 16 and 23, 2024. #020911

**—MOUNTAIN EXPRESS BOARD OF DIRECTORS MEETING—  
AGENDA**

**FEBRUARY 15, 2024 ~ 9:00 A.M.  
TOWN OF CB CHAMBERS AND REMOTE VIA ZOOM**

- |   |   |
|---|---|
| I. Roll Call – 9:00 a.m.  | VII. Unscheduled Business – 10:10 a.m.  |
| II. Public Comment – 9:05 a.m.  | VIII. Schedule Next Board Meeting – 10:20 a.m.  |
| III. Reading and Approval of the Meeting Minutes from January 18th, 2024 – 9:10 a.m.  | IX. Adjournment – 10:25 a.m.  |
| IV. Staff Report – 9:15 AM  | <b>Zoom Remote Access:</b>  |
| V. Unfinished Business – 9:45 AM  | Join Zoom Meeting   |
| A. Review and Approval of MX 2023 Annual Report to Councils   | <a href="https://us06web.zoom.us/j/88088421590?pwd=vUF4YpJiWmBHDhSaebpcNc3XtffkAVV.1">https://us06web.zoom.us/j/88088421590?pwd=vUF4YpJiWmBHDhSaebpcNc3XtffkAVV.1</a> |
| <b>MOTION 001.2024:</b> The Mountain Express Board of Directors approves the 2023 Annual Report as presented by Mountain Express's Managing Director. | Meeting ID: 880 8842 1590   |
| VI. New Business – 10:00 AM   | Passcode: 047697  |

Published in the *Crested Butte News*. Issue of February 9, 2024. #020915

**—LEGAL—**

**PLEASE TAKE NOTICE** that a public hearing of the Crested Butte Town Council will be on the 20th day of February, 2024 at 7PM on Ordinance No. 2, Series 2024 in the Town Council Chambers, located at 507 Maroon Avenue, Crested Butte, CO and on Zoom.

Ordinance No. 2, Series 2024 - An Ordinance of the Town of Crested Butte, Colorado, Amending Section 13-1-280 of the Crested Butte Municipal Code Regarding Extension of Town Systems Outside Town Boundaries.

The public may connect to the meeting via Zoom with the following address: <https://us02web.zoom.us/j/86921360967>  
Or Telephone: Dial: +1 719 359 4580 US +1 669 444 9171 US +1 253 205 0468 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 +1 564 217 2000 US +1 646 931 3860 US +1 689 278 1000 US

Webinar ID: 869 2136 0967

**TOWN OF CRESTED BUTTE, COLORADO**  
**/s/ Lynelle Stanford, Town Clerk**

Published in the *Crested Butte News*. Issue of February 9, 2024. #020913

**—LEGAL—**

**PLEASE TAKE NOTICE**, that Ordinance No. 1, Series 2024, was passed on second reading and public hearing at a regular meeting of the Town Council of the Town of Crested Butte, Colorado, on Monday, February 5, 2024, in the Town Offices at 507 Maroon Avenue, Crested Butte, Colorado: Ordinance No. 1, Series 2024 - An Ordinance of the Crested Butte Town Council Amending Section 4-2-120 of the Crested Butte Municipal Code. The full text of Ordinance No. 1, Series 2024 is on file at the

Town Offices at 507 Maroon Avenue and will be available on the Town website at [townofcrestedbutte.com](http://townofcrestedbutte.com) for public reading. This ordinance shall become effective five days after the date of publication.

**TOWN OF CRESTED BUTTE, COLORADO**  
**/s/ Lynelle Stanford, Town Clerk**

Published in the *Crested Butte News*. Issue of February 9, 2024. #020912

**—GUNNISON WATERSHED SCHOOL DISTRICT—  
REGULAR MEETING AGENDA  
FEBRUARY 12, 2024 ~ 5:30 P.M.  
CRESTED BUTTE COMMUNITY SCHOOL**

**This meeting will be conducted in person and by distance using the video conferencing platform ZOOM Webinar. Please check the GWSW website for further instructions.**

- I. Call to order
- II. Roll call
- III. Pledge of Allegiance
- IV. Approval of agenda (**ACTION, All**)
- V. E. Commendations and celebrations (Information, *Successful Students, Strong Employees*)
- VI. Public comment (Information, *Engaged Community*)  
*Please use the public participation form, or use the Q&A feature in Zoom, and indicate your name, address, and topic for comment.*
- VII. Consent agenda (**ACTION, All**)  
*Items in the consent agenda are considered routine and will be enacted under one motion. There will not be separate discussion of these items prior to the time the board votes unless a Board Member requests an item be removed from the grouping for separate consideration.*
  - A. Board of Education Minutes
    1. January 15, 2024—Regular meeting
    2. January 29, 2024—Regular meeting/Amended Budget
  - B. Finance: Approve for payment, as presented by the Director of Finance, warrants as indicated:
    1. General Account # 43481-43569
    2. Payroll Direct Deposit # 59244-59629
  - C. Personnel
    1. Savannah Hatfield-Assistant Building Manager-CBSS
    2. Jarrod Hinton-Bus Driver (part-time)
    3. Cynthia Bruton-Transitional Employment for the 2024-25 school year
    4. Kelly Kirby-Transitional Employment for the 2024-25 school year
    5. Jill Peterson-Transitional Employment for the 2024-25 school year

6. Kylie Collins-Resignation-4th grade teacher-CBES
7. Ernie Kothe-Resignation-Secondary Principal-CBSS
8. Erin Moran Shields-Resignation-School Psychologist-GCS
9. Noah Savini-Resignation-Permanent Substitute-CBES
- VIII. Items for information, discussion, and action  
*Public comment is welcome following board discussion of individual items below. Please use the public participation form, or the Q&A feature in Zoom, and indicate your name, address, and topic for comment.*
  - A. Facilities Improvement Program Update and Consideration of Authorizing Bond Program Executive Committee to Continue with Updated Schematic Design Estimates (**ACTION, Functional Facilities**)
    1. Chris Guarino & John Usery, Artaic Group
    2. Bond Program Executive Committee: Tyler Martineau, Tia Mills, Paul Morgan, Leslie Nichols
    3. Dave Taylor, Former Board Member
  - B. Housing Action Plan Presentation (Discussion, *Functional Facilities*)
    1. Willa Williford, Williford, LLC
  - C. Consideration of Resolution to Reauthorize Marble Charter School (MCS) (**ACTION, Engaged Community**)
  - D. Strategic Planning RFP (Discussion, *Engaged Community*)
    1. Dr. Leslie Nichols, Superintendent
  - E. School Calendar Recommendations for 2024-2025 and 2025-2026 (Discussion, *Engaged Community*)
    1. Dr. Leslie Nichols, Superintendent
  - F. School Board Policies
    1. BEDB - Agenda (Discussion, *Engaged Community*)
      - a. First reading of policy
    2. BEDH - Public Participation at Board Meeting (Discussion, *Engaged Community*)
      - a. First reading of policy
    3. AC - Nondiscrimination/Equal Opportunity (**ACTION, All**)
      - a. Second reading of policy for consideration of approval

- G. Other Administrative Report Items - (Discussion, *All*)
  1. Dr. Leslie Nichols, Superintendent
- IX. Public comment (Information, *Engaged Community*)  
*Please complete the public participation form, or use the Q&A feature in Zoom and indicate your name, address, and topic for comment.*
- X. Items introduced by Board Members (Discussion, *All*)
- XI. Board committee reports (Information, *All*)
  - A. Board/Student Engagement - Dr. Coleman and Mrs. Roberts
  - B. School Board Policy - Mrs. Brookhart and Dr. Coleman
  - C. Executive Committee for Bond Project - Mr. Martineau
  - D. Superintendent Evaluation- Mrs. Brookhart and Dr. Coleman
  - E. District Accountability Committee (DAC) - Mrs. Roberts
  - F. School Accountability Committees (SAC)
    1. GHS - Dr. Coleman
    2. GCS - Mrs. Brookhart
    3. CBSS - Mr. Martineau
  - G. Gunnison County Education Association Negotiations - Mr. VanderVeer
  - H. Gunnison County Education Association 3x3 - Mr. VanderVeer
  - I. Fund 26 - Dr. Coleman
  - J. Gunnison Memorial Scholarship - Mrs. Roberts
  - K. Health Insurance Committee - Mr. VanderVeer
- XII. Upcoming agenda items and meeting schedule (Information, *Engaged Community*)
  - A. Monday, February 26, 2024—Work Session@5:30pm-GUN
  - B. Monday, March 4, 202—Regular meeting@5:30pm- CB
  - C. Monday, March 25, 2024—Work Session@5:30pm-GUN
  - D. Monday, April 8, 2024—Regular meeting@5:30pm-GUN
  - E. Monday, April 22, 2024—Work Session@5:30pm-CB
- XIII. Executive Session: None
- XIV. Adjournment

Published in the *Crested Butte News*. Issue of February 9, 2024. #020914

# Classifieds

[classifieds@crestedbuttenews.com](mailto:classifieds@crestedbuttenews.com) • 970.349.0500, ext. 105 • [www.crestedbuttenews.com](http://www.crestedbuttenews.com) • deadline tuesday at noon

## 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](mailto:reservations@crestedbuttelodging.com). (2/9/37).

**HABITAT IS ACCEPTING APPLICATIONS:** Deadline to apply is March 1st. For income qualifications and more information go to [www.hfh-gunnisonvalley.org](http://www.hfh-gunnisonvalley.org) or call 970-641-1245 for more information. (2/23/25).

**3BD/3BA:** Ideal for end of season or transition. Brand new modern beautiful furnished energy efficient home in CB South with views forever! Available March 21 into early April. Fast internet for remote work. Professional, mature with excellent references. Price dependent on timing/situation. 970-713-0977. [www.CrestedButteSouthVacation.com](http://www.CrestedButteSouthVacation.com). (2/9/46).

## FOR RENT

**STAND ALONE STUDIO:** On mtn, 350 sq.ft. w/ 1 bath. Unfurnished. Available now for 15-month lease term. \$950/month + utilities. Please visit [crestedbuttelodging.com](http://crestedbuttelodging.com) to fill out an application. (2/9/28).

**ADDRESS: 497 TEOCALLI RD., UNIT B:** Crested Butte South - Contemporary, modern townhome: 1287 sq.ft., with 3 beds & 2 baths, heated 1 car garage/with opener with room for outside parking for 2 cars, small unfenced back yard available for long term rental. This is a beautiful property with high vaulted ceilings on the 2nd floor which brings in an abundance of natural light from southern facing views.

## FOR RENT

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. Unit is partially furnished, no pets preferred, no smoking inside or outside of the 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 or text Stephanie 509-990-6403, Pacific Time. (2/9/173).

## FOR RENT

**ROOM FOR RENT IN GUNNISON:** Available Feb. 1. Share a non-smoking 4 bedroom/2 bath, 2nd floor duplex with W/D, large common area & large deck. Year lease. Shared utilities/wi-fi + 1 month security deposit. Close to shopping, no pets. \$550/mo. Call 970-361-2649 or 970-275-9294. (2/9/pd/46).

**4BED/2.5BA:** Home in CB, unfurnished. Available now for 15-month lease with opportunity to extend. \$4,500/month + some utilities. Please visit [crestedbuttelodging.com](http://crestedbuttelodging.com) to fill out an application. (2/9/27).

## VACATION RENTALS

**IN-TOWN 3BD/2.5BA:** 30+ days. NS/NP, all utilities included. Ideal for family or mature couple. Great location for mountain get away or to work remotely. Serious inquiries only. Call or text 248-866-2593. (2/9/33).

## VACATION RENTALS

**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](http://2255wildcat.com) or call Jordan 817-733-6947. (2/9/37).

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

**3BD/3BA:** Ideal for end of season or transition. Brand new modern beautiful furnished energy efficient home in CB South with views forever! Available March 21 into early April. Fast internet for remote work. Professional, mature with excellent references. Price dependent on timing/situation. 970-713-0977. [www.CrestedButteSouthVacation.com](http://www.CrestedButteSouthVacation.com). (2/9/46).

# Classifieds **WORK**

[classifieds@crestedbuttenews.com](mailto:classifieds@crestedbuttenews.com)