

Legals

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—REGULAR TOWN COUNCIL MEETING—
TOWN OF CRESTED BUTTE
TOWN COUNCIL CHAMBERS, 507 MAROON AVE; CRESTED BUTTE, CO • TUESDAY, AUGUST 4, 2026

Meeting information to connect remotely:
https://us02web.zoom.us/j/82513759881
Join via audio: +1 719 359 4580 US +1 253 205 0468 US +1 669 444 9171 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 +1 564 217 2000 US
Webinar ID: 825 1375 9881
Public comments may be submitted at any time to the entire Council via email at townccouncil@
crestedbutte-co.gov.
The times are approximate. The meeting may move faster or slower than expected.
6:00 WORK SESSION
Corridor Plan Listening Session with Gunnison County.
7:00 REGULAR TOWN COUNCIL MEETING CALLED TO ORDER BY MAYOR OR MAYOR
PRO-TEM
7:02 APPROVAL OF AGENDA
7:03 CONSENT AGENDA
1) July 20, 2026, Special Town Council Meeting Minutes.
Staff Contact: Town Clerk Lynelle Stanford
2) Bridges of the Butte Townie Tour & the Adaptive Mountain Bike World Championships
Special Event Application and Special Event Liquor Permit Closing Elk Avenue from 2nd Street to 5th
Street and 3rd Street, Alley to Alley on Sunday, September 13, 2026.
Staff Contact: Town Clerk Lynelle Stanford
3) (First Reading) Ordinance No. 11, Series 2026 - An Ordinance of the Crested Butte Town
Council Authorizing the Sale of 806 Gothic Avenue, Crested Butte.
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 Con-
sent Agenda will be considered under New Business.
7:05 PUBLIC COMMENT
The public has the opportunity to comment during the public comment period at the be-
ginning of every regular Council meeting. At this time people may speak for up to five minutes on
any topic that is not on the agenda. The Mayor may limit public comments to no more than three
minutes if it appears there will be many comments on a similar topic. The public comment period is
a time for the Council to listen to the people. Council generally should not engage in a two-way con-
versation at this time nor should the Council feel compelled to respond to the comments. If Council
chooses to discuss, discussion will be at the end of the Council meeting under "Other Business to
Come Before the Council."

7:10 STAFF UPDATES
7:15 LEGAL MATTERS
7:20 NEW BUSINESS
1) Regional Grant Program Approach Discussion - CEO Local IMPACT Accelerator Grant
Program.
Staff Contact: Sustainability Coordinator Dannah Leeman Gore
7:30 2) Non-Primary Home Excise Tax - Draft Ballot Language and Resolution of Support.
Staff Contact: Town Manager Dara MacDonald and Town Attorney Karl Hanlon
8:15 3) (First Reading) Ordinance No. 12, Series 2026 - An Ordinance of the Crested Butte Town
Council Repealing Appendix A and Amending Chapter 18 of the Crested Butte Municipal Code.
Staff Contact: Town Manager Dara MacDonald
8:20 4) (First Reading) Ordinance No. 13, Series 2026 - An Ordinance of the Crested Butte Town
Council Repealing and Replacing Chapter 16 of the Crested Butte Municipal Code.
Staff Contact: Community Development Director Mel Yemma
8:30 5) (First Reading) Ordinance No. 14, Series 2026 - An Ordinance of the Crested Butte Town
Council Repealing and Replacing Chapter 6 of the Crested Butte Municipal Code to Conform with
Amendments to Chapter 16.
Staff Contact: Town Clerk Lynelle Stanford
8:35 6) (First Reading) Ordinance No. 15, Series 2026 - An Ordinance of the Crested Butte Town
Council Repealing and Replacing the Official Zoning Map of the Town.
Staff Contact: Community Development Director Mel Yemma
8:45 7) (First Reading) Ordinance No. 16, Series 2026 - An Ordinance of the Crested Butte Town
Council Repealing Portions of Chapter 16 of the Crested Butte Municipal Code and Adding Articles
18 and 19 of Chapter 18.
Staff Contact: Community Development Director Mel Yemma
8:55 COUNCIL REPORTS AND COMMITTEE UPDATES
9:00 OTHER BUSINESS TO COME BEFORE THE COUNCIL
9:05 DISCUSSION OF SCHEDULING FUTURE WORK SESSION TOPICS AND COUNCIL
MEETING SCHEDULE
• Monday, August 17, 2026 - 6:00PM Work Session - 7:00 Regular Council
• Tuesday, September 8, 2026 - 5:00PM Work Session - 7:00 Regular Council
• Mondahy, September 21, 2026 - 6:00PM Work Session - 7:00 Regular Council
9:10 ADJOURNMENT

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—MEETING NOTICE—
MT. CRESTED BUTTE DOWNTOWN DEVELOPMENT AUTHORITY
AUGUST 3, 2026

The Downtown Development Author-
ity will be holding a regular meeting
on August 3, 2026, at 4:00 P.M at the
Mt. Crested Butte Town Hall. Please

go to https://mtcrestedbuttecolorado.
civicweb.net/portal/ or contact Mt.
Crested Butte Town Hall at (970)
349-6632 ext 103 for the agenda.

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#073102

—MEETING NOTICE—
MT. CRESTED BUTTE TOWN COUNCIL
AUGUST 4, 2026

The Town Council of the Town of Mt. Crested Butte is having their regular
meeting on August 4, 2026. Please go to https://mtcrestedbuttecolorado.
civicweb.net/portal/ or contact Mt. Crested Butte Town Hall at (970) 349-6632
ext 103 for the agenda.

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NOTICE OF PUBLIC AUCTION FOR TREASURER’S DEED
2025-005

To all current occupants, owners, parties of interest, and to all others listed on the mailing list on file at the Treasurer’s Office:
You are hereby notified that on October 30, 2014, the Treasurer of Gunnison County, Colorado, sold a tax lien on the following property at public sale to MINDY STURM (“COP HOLDER”):
LEGAL DESCRIPTION: MORNING STAR MS #2657, LAMAR #2656 TOMICHI MD SEC 23 50N5E #547469 #567263
PROPERTY ADDRESS: N/A, WHITE PINE-UPPER TOMICHI, CO
A Certificate of Purchase was issued to the COP HOLDER for unpaid property taxes for the year 2013. The property was assessed in the name of ARCHULETA ANGELO (“PROPERTY OWNER”).
On November 19, 2025, MINDY STURM (“LAWFUL HOLDER”), the current certificate holder, filed an Application for a Public Auction of a Certificate of Option for Treasurer’s Deed (COO), under C.R.S. 39-11.5-101.
NOTICE: The property will be sold at public auction to the highest bidder at 10:00 on Thursday, November 12, 2026, Gunnison County Treasurer’s Office at 221 N Wisconsin St., STE T Gunnison, CO The sale will include the real estate and all interests held by the Lawful Holder, along with applicable fees, costs, and legal charges.
First Publication: 7/24/2026
Last Publication: 8/7/2026
Published in: Crested Butte News
You may track the Public Auction date on the Treasurer’s website: www.gunnisoncounty.org
The property may be redeemed at any time before the actual public auction.
Dated: June 17, 2026
Teresa Brown, Public Trustee in and for the County of Gunnison, State of Colorado
[/s/ Teresa Brown](#)

Published in the *Crested Butte News*. Issues of July 24, 31 and August 7, 2026 #072401



—LEGAL—

CRESTED BUTTE SOUTH PROPERTY OWNERS ASSOCIATION
61 TEOCALLI ROAD, CRESTED BUTTE, CO 81224
VOTE THURSDAY, JULY 23 THROUGH THURSDAY, AUGUST 6, 2026

Crested Butte South Property Owners Association members will vote on 3 issues:

1. Board of Directors Election
There are 4 board seat openings and 4 candidates. To view candidate information, please go to: <https://crestedbutesouth.net>

2. Short Term Rental Covenant Amendment
Members will vote on a proposed amendment to Covenant 4.2.8 regarding short-term rentals (STRs). The proposed amendment would establish a maximum number of STR licenses equal to 20% of developed lots within Crested Butte South. If approved by the required vote of the membership, the amendment would limit the total number of STR licenses to no more than 20% of developed lots, as described in the proposed covenant language. As of the date of this notice, there are 47 licensed short-term rental properties, representing approximately 7.4% of

developed lots in the community.
3. IRS Revenue Ruling 70-604
A “Yes” vote approves the election under Revenue Ruling 70-604 to “roll over” any excess “member income” (as defined by the IRS) from the current tax year to the next tax year. This is an important tax planning tool for the Association that requires approval by the membership to avoid possible dispute with the IRS in the event of a tax audit. Approval of this election by the members provides the Association with protection from negative tax results, and possibly saves the Association money that would otherwise be paid in taxes. At the advice of our CPA, there are no negative consequences to approving this election, but there is the possibility of negative consequences if it is not approved.

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LEGAL DEADLINE:
TUESDAY AT NOON FOR THAT WEEK’S ISSUE

—NOTICE OF PUBLIC HEARING—

CONCERNING LUC-26-00024, A LAND USE CHANGE PERMIT APPLICATION FOR A MINOR IMPACT LAND USE CHANGE REVIEW FOR A STRUCTURE EXCEEDING 5,000 SQ FT OWNER PARCEL 24, THE RESERVE ON THE EAST RIVER, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 21, 2005 UNDER RECEPTION NO. 550257, COUNTY OF GUNNISON, STATE OF COLORADO AKA 3410 ASPEN MOUNTAIN RD. (PARCEL # 3435-000-06-024)

HEARING DATE, TIME AND LOCATION: The Gunnison County Planning Commission will conduct a Public Hearing on **August 20, 2026 at 9:00a.m.** in the meeting room upstairs in the Blackstock Government Center, 221 N. Wisconsin St. in Gunnison and/or by **ZOOM** meeting. If attending by Zoom please go to the online meetings tab at <https://www.gunnisoncounty.org/144/Community-and-Economic-Development> for the ZOOM meeting link to hear public comments concerning this land use change permit application.
APPLICANT: 3410 CB Holdings LLC, represented by Gary Hartman of Sunlit Architecutre
PARCEL LOCATION: Owner Parcel 24, The Reserve on The East River, according to the plat thereof recorded January 21, 2005 under Reception No. 550257, County of Gunnison, State of

Colorado AKA 3410 Aspen Mountain Rd (parcel # 3435-000-06-024)
PROPOSAL: The Applicants, 3410 CB Holdings LLC, represented by Gary Hartman with Sunlit Architecutre, propose to construct a 6,556 square foot single-family residence and attached garage on their property located at 3410 Aspen Mountain Rd. The proposed residence and attached garage would be 1,556 over the maximum square footage of 5,000 sq. ft. allowed by the Gunnison County Land Use Resolution.
PUBLIC PARTICIPATION: The public is invited to submit oral or written comments at the hearing, or to submit written comments by email: planning@gunnisoncounty.org, or by letter (Community Development, 221 N. Wisconsin, Suite D, Gunnison, CO 81230), so long as they are received by 5 p.m. the afternoon before the

date of the meeting so that they may be submitted for the public record during the hearing. A copy of the application is available in the Community Development Department, 221 N. Wisconsin, Suite D, Gunnison, CO; additional information may be obtained by calling the Planning Office (970) 641-0360.
ADA ACCOMMODATIONS: Anyone needing special accommodations as determined by the *American Disabilities Act* may contact the Community Development Department prior to the day of the hearing.
/s/ Caroline Danielson
Planner I
Gunnison County Community Development Department

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—CALL FOR NOMINATIONS—
FOR THE BOARD OF DIRECTORS
OF THE PROPOSED VILLAGE AT MT. CRESTED METROPOLITAN DISTRICT NOS. 1, 2, 3, 4, 5, 6 AND 7

TO WHOM IT MAY CONCERN, and particularly to the eligible electors of the proposed Village at Mt. Crested Butte Metropolitan District Nos. 1, 2, 3, 4, 5, 6 and 7 of the Town of Mount Crested Butte, Gunnison County, Colorado (collectively, the “**Districts**”):
NOTICE IS HEREBY GIVEN, that it is anticipated that organizational elections for the creation of the proposed Districts will occur on Tuesday, November 3, 2026. Any eligible elector of the proposed Districts interested in serving on the board of directors should file a Self-Nomination and Acceptance form with the Designated Election Official of the proposed Districts no later than the close of business (5:00 p.m. Mountain Time) on Friday, August 28, 2026, at the address below.
Self-Nomination and Acceptance forms are available and can be obtained from Craig Sorensen, the Designated Election Official for the Districts, c/o McGeady Becher Cortese Williams P.C., 450 E. 17th

Avenue, Suite 400, Denver, Colorado 80203, Phone: 303-592-4380, email: csorensen@specialdistrictlaw.com.
NOTICE IS FURTHER GIVEN, pursuant to Section 1-13.5-1002, C.R.S., that applications for and return of absentee voters’ ballots may be obtained from / filed with Craig Sorensen, the Designated Election Official of the Districts (at the address/phone/email address noted above), between the hours of 8:00 a.m. and 5:00 p.m. until the close of business on the Tuesday immediately preceding the election (Tuesday, October 27, 2026).
PROPOSED VILLAGE AT MT. CRESTED BUTTE METROPOLITAN DISTRICT NOS. 1, 2, 3, 4, 5, 6 AND 7
By:
/s/ CRAIG SORENSEN
Designated Election Official

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