

7 pg  
No fee

PARK COUNTY, COLORADO  
BOARD OF COUNTY COMMISSIONERS

Resolution No. 2020-32

**A RESOLUTION VACATING COUNTY-OWNED RIGHT-OF-WAY CONSISTING OF APPROXIMATELY 0.13 ACRES IN THE MIDLAND AVENUE RIGHT-OF-WAY, BETWEEN BLOCKS 11 AND 12, HARTSEL, LOCATED IN SECTION 8, TOWNSHIP 12 SOUTH, RANGE 75 WEST OF THE 6<sup>TH</sup> P.M., PARK COUNTY, COLORADO.**

WHEREAS, the Applicant, the South Park Ambulance District, the owner of property abutting the above referenced right-of-way, has filed an application to vacate the portion of County right-of-way described above; and

WHEREAS, the Board of County Commissioners is authorized to vacate County rights-of-way by resolution pursuant to C.R.S. § 43-2-301 *et seq.*; and

WHEREAS, at a regularly scheduled meeting of the Park County Board of County Commissioners, preceded by the required public notice, the Board of County Commissioners conducted a public hearing on the application for vacation at which it reviewed the application and supporting documentation, the recommendations of the Planning Department and the Park County Planning Commission, and considered the testimony of the Applicants and patrons, and was presented with no information to justify denial or rejection of the application, and found that said application complies with Article VI, Section 6-1003 of the Park County Land Use Regulations.

**NOW, THEREFORE, BE IT RESOLVED BY THE PARK COUNTY BOARD OF COUNTY COMMISSIONERS THAT:**

The portion of County right-of-way described herein is hereby vacated. Title to the vacated right-of-way shall vest pursuant to the authority set forth in C.R.S. § 43-2-302(f) in the owners of the land abutting the vacated roadway as shown in the Right of Way Vacation and Lot Consolidation Plat attached as Exhibit A to this Resolution and incorporated into this Resolution by this reference.

Moved, seconded, and passed this 15<sup>th</sup> day of October, 2020.

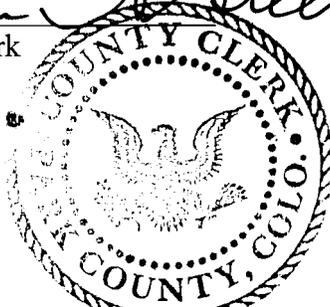
**PARK COUNTY BOARD OF COUNTY COMMISSIONERS**



Richard Elsner, Chairperson

ATTEST:

  
County Clerk



**\*771417\***

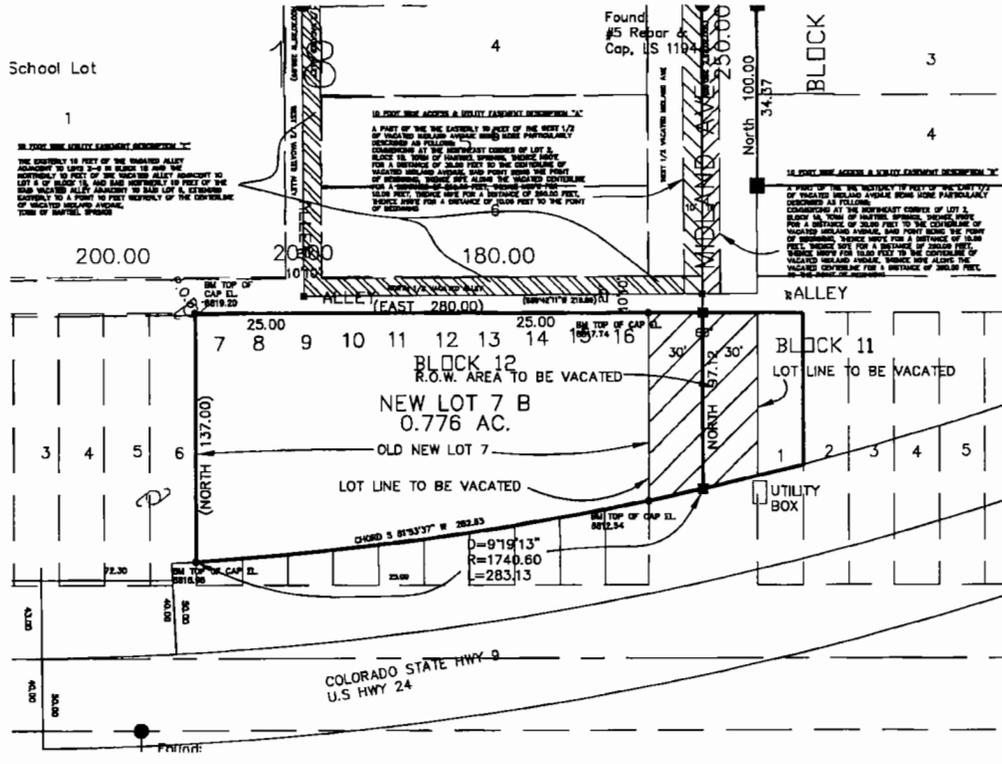
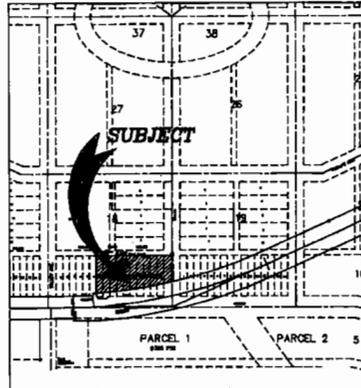
# RIGHT OF WAY VACATION AND LOT CONSOLIDATION PLAT

COMBINING NEW LOT 7, & PART OF MIDLAND AVE., BLOCK 12. TOWN OF HARTSEL SPRINGS

(AS RECORDED JUNE 21, 1909)

INTO ONE LOT TO BE KNOWN AS NEW LOT 7 B

LOCATED IN SECTION 8, TOWNSHIP 12 SOUTH,  
RANGE 75 WEST OF THE 6th P.M.,  
PARK COUNTY, COLORADO



**PROPERTY DESCRIPTION**  
A TRACT OF LAND BEING (OLD) NEW LOT 7 AND A PART OF VACATED MIDLAND AVE. LOCATED IN THE TOWN OF HARTSEL SPRINGS, SECTION 8 TOWNSHIP 12 SOUTH, RANGE 75 WEST OF THE 6th P.M., COUNTY OF PARK, STATE OF COLORADO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT THE NW CORNER OF (OLD) NEW LOT 7, THENCE EAST FOR A DISTANCE OF 200.00 FEET TO A POINT ON THE CENTERLINE OF MIDLAND AVE. THENCE SOUTHWEST ALONG THE CENTERLINE OF MIDLAND AVE. FOR A DISTANCE OF 87.15 FEET TO A POINT ON THE NORTHEAST CORNER OF (OLD) NEW LOT 7, THENCE SOUTHWEST ALONG THE WEST LINE OF (OLD) NEW LOT 7, THENCE SOUTHWEST ALONG SAID WEST LINE TO THE POINT OF BEGINNING.

**LEGEND**  
■ INDICATES SET NO. 5 REBAR AND PLASTIC CAP, LS 11944  
● INDICATES FOUND NO. 5 REBAR AND PLASTIC CAP, LS 11944  
( ) INDICATES FIELD MEASUREMENTS UNLESS OTHERWISE NOTED.  
ALL TIES ARE PERPENDICULAR TO PROPERTY LINES  
○ UTILITY POLE

**NOTICE**  
I HEREBY CERTIFY THAT THE SURVEY AND THE PLAT OF THE REAL PROPERTY ABOVE AND DESCRIBED WERE MADE BY ME OR UNDER MY DIRECT SUPERVISION AND COMPLY WITH THE REQUIREMENTS OF THE COLORADO STATUTES AND ALL TIES ARE PERPENDICULAR TO PROPERTY LINES.

**DEED RECORDS**  
A PART OF THE EASTERLY 1/2 OF THE WEST 1/2 OF MIDLAND AVE. BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:  
BEGINNING AT THE N.W. CORNER OF LOT 7, THENCE EAST FOR A DISTANCE OF 200.00 FEET TO A POINT ON THE CENTERLINE OF MIDLAND AVE. THENCE SOUTHWEST ALONG THE CENTERLINE OF MIDLAND AVE. FOR A DISTANCE OF 87.15 FEET TO A POINT ON THE NORTHEAST CORNER OF (OLD) NEW LOT 7, THENCE SOUTHWEST ALONG THE WEST LINE OF (OLD) NEW LOT 7, THENCE SOUTHWEST ALONG SAID WEST LINE TO THE POINT OF BEGINNING.

**LEGAL DESCRIPTION AND CERTIFICATE OF OWNERSHIP**  
I, the undersigned, do hereby certify that the above described land is (and) the owner(s) of certain lands in Park County, Colorado, described as follows:  
TOWN OF HARTSEL SPRINGS, NEW LOT 7, BLOCK 12  
Containing 0.776 AC. OR 0.708 AC. more or less.  
In Witness Whereof, we do hereunto set our hands and make this 10th day of \_\_\_\_\_ 20\_\_\_\_  
SOUTH PARK AMBULANCE DISTRICT  
BY: PAUL MATTHEW  
[Signature]

**NOTES**  
1) THE BARS OF REBAR ARE A CALCULATED BEARING OF A LINE FROM THE SW COR. LOT 2 BLOCK 12 TO THE SW COR. LOT 4, BLOCK 12, AS BEING 55°46'37" W WITH BOTH CORNERS BEING FIELD MEASUREMENTS AS SHOWN.  
2) CLEVERLY DID NOT WANT RIGHT-OF-WAY AND EASEMENTS RESEARCHED AND SHOWN.  
3) THE PURPOSE OF THIS SURVEY IS TO CONSOLIDATE NEW LOT 7 AND A PORTION OF MIDLAND AVE. BLOCK 12 INTO A NEW LOT TO BE CALLED NEW LOT 7B.  
4) MEASUREMENTS SHOWN ON PARALLELS ARE FIELD MEASUREMENTS UNLESS OTHERWISE NOTED.  
5) CERTIFICATION NOT VALID WITHOUT ORIGINAL SEAL AND SIGNATURE. THIS SURVEY AND ALL RELATED DOCUMENTS ARE FOR THE SOLE USE OF THE CLIENT AT THE DATE OF RECORDATION AND DOES NOT EXTEND TO ANY UNLAWFUL PERSONS OR ENTITY WITHOUT AN EXPRESSED STATEMENT BY THE SURVEYOR HAVING SAID ENTITY WITHIN THE TIME OF RECORDATION.  
6) ANY PERSON WHO KNOWINGLY REPRODUCES, ALTERS, OR DEFACES ANY PUBLIC LAND SURVEY INSTRUMENT OR DOCUMENTARY INSTRUMENT OR ACCIDENTALLY COMES INTO POSSESSION OF ANY INSTRUMENT OR DOCUMENTARY INSTRUMENT, SHALL BE DEEMED TO HAVE BEEN ADVISED OF THE VIOLATION OF THE STATUTE.  
7) ALL DIMENSIONS ARE IN U.S. SURVEY FEET.

**PLAT COMMITMENT NOTES**  
THE LAND SURVEY DOES NOT CONSTITUTE A TITLE SEARCH BY BURNETT LAND SURVEYING, INC. TO DETERMINE OWNERSHIP OF THE TRACT, VERIFY THE DESCRIPTION SHOWN, VERIFY THE COMPLETENESS OF THE RECORDS, OR VERIFY THE ACCURACY OF THE RECORDS. THE SURVEYOR'S LIABILITY IS LIMITED TO THE TITLE OF RECORDS BURNETT LAND SURVEYING, INC. BELIEVED UPON THE DATE OF RECORDATION.  
BURNETT LAND SURVEYING, INC.  
COMMITMENT NO. 200-2042328-381-041

**PARK COUNTY ADMINISTRATIVE APPROVAL**  
APPROVED as an administrative LOT CONSOLIDATION PLAT by the Planning Director of Park County Colorado and approved for recordation with the Park County Clerk and Recorder's Office pursuant to the Park County Land Use Regulations on \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_  
ATTEST:  
Clerk and Recorder or Deputy Clerk  
Planning Director/County Designer

**APPROVED BY PARK COUNTY BOARD OF COUNTY COMMISSIONERS**  
Approved by the Park County Board of County Commissioners, this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_  
ATTEST:  
Chairman  
Clerk and Recorder or Deputy Clerk

**RIGHT OF WAY VACATION & LOT CONSOLIDATION PLAT**  
NEW LOT 7, BLOCK 12, & PT OF MIDLAND AVE.,  
TOWN OF HARTSEL PARK COUNTY, COLORADO

SEC. 8 T12S R75W S8  
BURNETT LAND SURVEYING, INC.  
P.O. BOX 1200  
HARTSEL, COLORADO 80648  
CIVIL 800-555-1111  
OWNER: SOUTH PARK AMBULANCE DIST. FOR RES. 2000-112

771417  
2 of 2  
R\$0.00 D\$0.00

\*771417\*

Debra A Green  
Park County Clerk