

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS
OF RIO BLANCO COUNTY, COLORADO, VACATING A PORTION OF COUNTY
ROAD 60 SUBJECT TO CERTAIN RESERVATIONS AS SET FORTH IN THIS
RESOLUTION**

WHEREAS, the Board of County Commissioners of Rio Blanco County, Colorado (the Board) has received a petition from Shirley F. Cox and Wade Ray Cox (Cox Petition) dated March 22, 2018 requesting the vacation of a portion of County Road 60 as set forth in the Petition; and

WHEREAS, the Board has the authority to vacate county roads or portions thereof pursuant to Section 43-2-303 C.R.S.; and

WHEREAS, the Board has caused to be mailed, by first class mail, at least ten days prior to the date hereof, notice of a public hearing to consider such Petition, advising the adjoining property owners that a Petition for Vacation had been filed and that a Resolution to Vacate a Portion of County Road 60 would be presented at the public hearing; and

WHEREAS, public notice of such public hearing was published in the newspaper of general circulation within Rio Blanco County on March 29, 2018, notifying the public that a Petition for Vacation of a Portion of County Road 60 would be considered at the public hearing on Monday, April 9, 2018 at 1:15 p.m.; and

WHEREAS, the proposed vacation will not leave adjoining landowner's without an established roadway or private access easement connecting their land with another public road; and

WHEREAS, the Board has reviewed the Petition and all additional submittals and the recommendations of Rio Blanco County's staff in light of the Rio Blanco County Land Use Code and road vacation policies;

**NOW, THEREFORE, THE BOARD OF COUNTY COMMISSIONERS OF RIO
BLANCO COUNTY, COLORADO FINDS AS FOLLOWS:**


- A. The public hearing before the Board was extensive and complete, pertinent facts, matter, and issues were submitted, and any interested parties were given an opportunity to be heard at the hearing;
- B. The record is complete;
- C. The Vacation of the designated portion of County Road 60 is in the best interests of the health, safety, morals, convenience, order, prosperity and welfare of the citizens of Rio Blanco County.

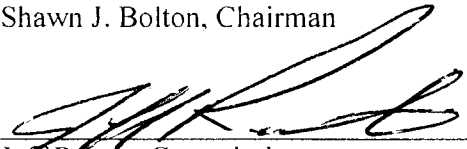
**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY
COMMISSIONERS OF RIO BLANCO COUNTY, COLORADO AS FOLLOWS:**

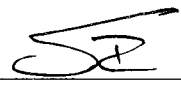
1. That portion of Count Road 60 as described and shown on Exhibit A attached hereto and incorporated herein by this reference is hereby vacated and further subject to a reservation of permanent easements for any public utilities currently located in, on or above that portion of County Road 60 being vacated by this Resolution and fully subject to a reservation of a private access easement for the benefit of the owners of the land abutting the vacated roadway and owners of land who use the vacated road as access to the owners' land as provided in Section 43-2-302 (1)(f), C.R.S.
2. Title to the land included in the road vacated by this Resolution shall vest in the owners of the abutting land as provided in Section 43-2-302, C.R.S.
3. The Rio Blanco County Clerk shall record a copy of this Resolution in the records of the Rio Blanco County Clerk and Recorder on or before seven days from the date of its adoption.
4. This Resolution shall be in full force and effect immediately upon its adoption and recording as provided herein.
5. If any section, subsection, sentence, clause, phrase or portion of this Resolution is, for any reason, held to be invalid or unconstitutional by the final decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Resolution. The Board of County Commissioners of Rio Blanco County, Colorado declares that it would have adopted this Resolution and each section, subsection, sentence, clause, phrase, or portion herein, despite the fact that any one or more sections, subsections, sentences, clauses, phrases, or portions would be declared invalid or unconstitutional.

DULY MOVED, SECONDED, AND PASSED ON A VOTE 3 FOR AND 0 OF AGAINST THIS 9th DAY OF April 2018.

**BOARD OF COUNTY COMMISSIONERS OF
RIO BLANCO COUNTY, COLORADO**


Shawn J. Bolton, Chairman


Jeff Rector, Commissioner


Si Woodruff, Commissioner

ATTEST:

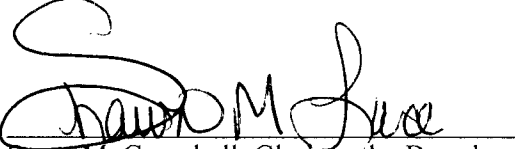

Shawn M. Huce, Deputy Clerk

Exhibit A

SGM, INC.

P.O. Box 1153

Meeker, CO 81641

Phone (970) 878-5292 Fax (970) 979-5392

LEGAL DESCRIPTION **RBC RD 60 TO BE VACATED**

ALL THAT PORTION OF RIO BLANCO COUNTY ROAD NO. 60, LYING IN THE
NW1/4SE1/4 AND THE SW1/4NE1/4 OF SECTION 36, T2S, R95W OF THE 6TH P.M.,
RIO BLANCO COUNTY, COLORADO.

- Exhibit A -



U:\2017 Projects\2017-101-RBC\012-Rd60_684\1-Dwg\Surf\Draws\Bases\Maps\City Road Vacations.dwg


SGM
 317 E. Market Street, Suite 2
 Meeker, CO 81641
 970.878.5292 www.sgm-ii.com

Rio Blanco County
 RBC Rd 60 & 84 Partial
 Vacation

Job No.	2017-101.012
Drawn by	IIII
Date	1/30/2018
Approved	oLJ
File	C:\...

**PETITION TO VACATE PORTION OF
RIO BLANCO COUNTY ROAD NO. 60
LOCATED IN MEEKER, COLORADO**

TO: Board of County Commissioners of Rio Blanco County, Colorado
Kent A. Borchard, Rio Blanco County Attorney

FROM: Shirley F. and Wade Ray Cox


DATE: March 21, 2018

Dear Commissioners:

We, the undersigned landowners, herein "Petitioners", hereby Petition to Vacate a portion of Rio Blanco County Road 60 which lies across a portion of real property owned by the Petitioners in Meeker, Colorado. This Petition to Vacate is tendered pursuant to the provisions of C.R.S. §43-2-303 and C.R.S. §43-2-302.

Attached for your reference please find copies of the following documents in support of this Petition to Vacate:

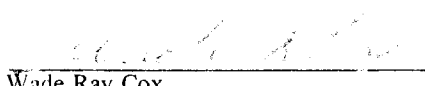
Description of portion of Rio Blanco County Road 60 sought to be vacated, an aerial map of the area, a Quit Claim Deed verifying our land ownership, and assessor's property record card.



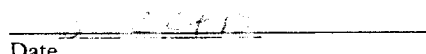
Shirley F. Cox by Wade Cox



Date



Wade Ray Cox



Date

STATE OF COLORADO, RIO BLANCO COUNTY

Recorded at 10:35 o'clock A M. Feb. 9, 1993
Reception No. 247865 Nancy R. Amick Recorder
Deputy

QUIT CLAIM DEED

BOOK 501 PAGE 784

THIS DEED, Made this 5th day of February 19 93,
between Mace M. Cox and Karl R. Cox

of the *County of Rio Blanco and State of
Colorado, grantor(s), and Shirley F. Cox and Wade Ray
Cox, tenants in common

whose legal address is 31359 Hwy G4
Meeker, CO 81641
of the County of Rio Blanco and State of Colorado, grantee(s).

STATE RECORDS UNIT PER
DATE 2/9/93
Exempt

WITNESSETH. That the grantor(s), for and in consideration of the sum of Ten dollars and other
good and valuable consideration ----- Dollars
the receipt and sufficiency of which is hereby acknowledged, ha ve remised, released, sold and QUIT CLAIMED, and by
these presents do remise, release, sell and QUIT CLAIM unto the grantee(s), their heirs, successors and assigns,
forever, all the right, title, interest, claim and demand which the grantor(s) haVe in and to the real property, together with
improvements, if any, situate, lying and being in the County of Rio Blanco and State of
Colorado, described as follows:

That real property described on Exhibit A attached hereto and
incorporated herein by this reference,

also known by street and number as:

TO HAVE AND TO HOLD the same, together with all and singular the appurtenances and privileges thereunto belonging or in
anywise thereunto appertaining, and all the estate, right, title, interest and claim whatsoever, of the grantor(s), either in law or equity,
to the only proper use, benefit and behoof of the grantee(s) their heirs and assigns forever.
IN WITNESS WHEREOF The grantor(s) ha ve executed this deed on the date set forth above.

Mace M. Cox
Mace M. Cox

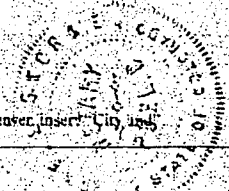
Karl R. Cox
Karl R. Cox

STATE OF COLORADO,

County of

The foregoing instrument was acknowledged before me this 6th day of February 19 93
by Mace M. Cox and Karl R. Cox.

My commission expires 11-02-96 Witness my hand and official seal.



Russell G. [Name]
Notary Public

*If in Denver, insert City and

Name and Address of Person Creating Newly Created Legal Description § 38-15-106.5, C.R.S.

EXHIBIT A

South east quar er- or the southeast quarter of Section twenty-six, the northeast quarter or the northeast quarter of Section thirty-five and the west half of the northwest quarter, the southeast quarter of the northwest quarter, the southwest quarter of the northeast quarter, the northeast quarter of the southwest quarter and the northwest quarter of the southeast quarter of Section thirty-six in Township two south of Range ninety-five west of the Sixth Principal Meridian, Colorado, containing three hundred twenty acres, more or less.

The Northwest quarter of the Southeast Quarter (NWSE) and the West Half of the Southwest Quarter of the Southeast Quarter (WSWSE) of Section Thirty-One (31), Township Two South, Range Ninety-Four West of the Sixth Principal Meridian, containing 60 acres, with all improvements thereon and all and any ditch, water and irrigation rights to said lands.

The Lots Three (3) and Four (4) of Section Thirty-One (31), Township Two South, Range Ninety-Four West, and Lot One (1) of Section One (1), Township Three South, Range Ninety-Five West of the Sixth Principal Meridian, containing One Hundred and Sixty-One and one fourth (161.25) acres, more or less (161.64 acres).

The Southeast Quarter of the Southeast Quarter (SESE), and the East Half of the Southwest Quarter of the Southeast Quarter (ESWSE) of Section Thirty-One (31), Township Two South, Range Ninety-Four West of the Sixth Principal Meridian, containing sixty (60) acres, together with all improvements thereon.

Section Thirti-One (31); the Northwest Quarter (NW) of Section Thirty-One (31), Township Two South, Range Ninety-Four West, Sixth Principal Meridian, Colorado, containing 40 acres, more or less.

EXCEPT S½NE½, N½SE½, Section 32, Township 2 South, Range 94 West of the 6th P.M.

COUNTY OF RIO BLANCO
STATE OF COLORADO

Property Record Card

Rio Blanco Assessor

501784

COX, SHIRLEY F. & WADE
RAY

Account: R0704360
Tax Area: 007 - 007
Acres: 320.000

Parcel: 16,65-362-00-005
Situs Address:

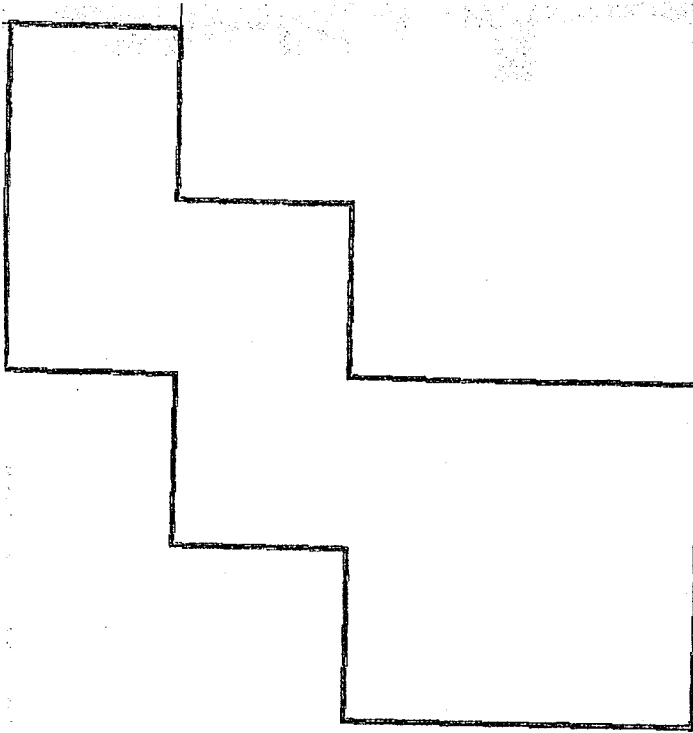
31359 HWY 64
MEEKER, CO 81641

Neighborhood 1030 77- PICEANCE CREEK

Value Summary

Legal Description
S: 36 T: 2S R: 95W

Value By:	Market	Override
Land (1)	\$2,290	N/A
Land (2)	\$50	N/A
Land (3)	\$8,320	N/A
Total	\$10,660	\$10,660



Land Occurrence 1

Property Code	4137- AG MEADOW LAND	Land Use Code	413733- MVG .5
Use Code	4000- AG VACANT	Acres	60

SubArea	FOOTPRINT	BLDG_SQFT	ATT GARST	ACTUAL	HEATED	EFFECTIVE
				-	-OR	
LandA				60		
Total				60.00		
	Value	Rate	Rate	Rate	Rate	Rate
	\$2,290			38.17		

Land Occurrence 2

Property Code	4147- AG DRY GRAZING LAND	Land Use Code	414733- 3 pvn D 70
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Property Record Card

Use Code

4000- AG VACANT

Rio Blanco Assessor
Acres

5

Property Record Card

Rio Blanco Assessor

Land Occurrence 2

SubArea	FOOTPRINT	BLDG_SQFT	ATT GAR ST -OR	ACTUAL	HEATED	EFFECTIVE
LandA				5		
Total				5.00		
	Value	Rate	Rate	Rate	Rate	Rate
	\$50			10.00		

Land Occurrence 3

Property Code	4147 - AG DRY GRAZING LAND	Land Use Code	414734- 3 GVIE 35			
Use Code	4000 - AG VACANT	Acres	255			
SubArea	FOOTPRINT	BLDG_SQFT	ATT GARST	ACTUAL	HEATED -OR	EFFECTIVE
LandA				255		
Total				255.00		
	Value	Rate	Rate	Rate	Rate	Rate
	\$8,320			32.63		

Abstract Summary

Code	Classification	Actual Value	Value	Taxable Value	Actual Value [Override]	Taxable Override
4137	AG MEADOW LAND		\$2,290	\$660	NA	NA
4147	AG DRY GRAZING LAND		\$8,370	\$2,430	NA	NA
Total			\$10,660	\$3,090	NA	NA

