

RESOLUTION NO. 2020 - _____

**A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS
OF ARCHULETA COUNTY, COLORADO
AFFIRMING LEGAL LOT CERTIFICATION**

WHEREAS, the Board of County Commissioners has adopted Resolution 2018-54 ARCHULETA COUNTY IMPROPERLY DIVIDED PARCELS EXEMPTION INTERIM RESOLUTION – A RESOLUTION ADDRESSING PARCELS UNDER THE SIZE OF 35 ACRES AND OUT OF COMPLIANCE WITH C.R.S. §30-28-101(10)(A), *et. seq.*; and

WHEREAS, Moose & Squirrel, LLC has completed an Improperly Divided Parcel Application (IDP19-352) under §5.01.2.2 of Resolution 2018-54; and

WHEREAS, William Lee Johnson, III and Rebecca L. Johnson and Benjamin D. Johnson and Darla Jan Johnson are the owners of record of the subject property, an approximately 5.22 acre tract of land located a portion of Section 14 and 15, Township 34 North, Range 1 West, N.M.P.M., Archuleta County, Colorado more particularly described as:

Beginning at a point whence the Southwest corner of said Section 14 bears South 00° 54' East, a distance of 1040.00 feet; thence West 310.90 feet to the Southerly boundary line of the Blanco Basin Road; thence North 49° 52' East, a distance of 101.5 feet along said right of way; thence North 68° 18' East, a distance of 384.30 feet along said right of way; thence North 50° 45' East, a distance of 246.80 feet along said right of way; thence North 77° 05' East, a distance of 294.8 feet along said right of way; thence North 44° 22 East, a distance of 19.10 feet along said right of way; thence South 00° 54' East, a distance of 443.30 feet; thence West, a distance of 622.60 feet to the point of beginning

also known as 397 County Road 326, Pagosa Springs Colorado; and

WHEREAS, the Archuleta County Development Services Director has considered and acted on the application as provided in Resolution 2018-54, and has granted a Certificate of Designation of Legal Lot Status.

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

The Board of County Commissioners hereby affirms the subject tract of land shall be considered a legal lot, under the Board's authority in C.R.S. §30-28-101, *et. seq.*

APPROVED AND ADOPTED this day 7th of January, 2020, in Pagosa Springs, Archuleta County, Colorado.

BOARD OF COUNTY COMMISSIONERS
OF ARCHULETA COUNTY, COLORADO

ATTEST:

Ronnie Maez, Chair

County Clerk and Recorder

Attached Certificate; Return Copy to Planning