

PUBLIC HEARING
October 28, 2021
5:30 p.m.
Woods and River RV Park Annexation
Del Norte, Co 81132

The Board of Trustees of the Town of Del Norte, Rio Grande County, State of Colorado, met in the Town Board Room, 140 Spruce Street, Del Norte, Colorado at the hour of 5:30 p.m. on Thursday, October 28, 2021, for Public Hearing for annexation.

Roll Call:

There being present at the **call of roll** the following persons: Town Board present: Trustee Louie Velasquez, Trustee Shelly Burnett, Trustee Leigh Anne Lobato, Trustee Bob Muncy, Trustee Joe Archuleta and Mayor Chris Trujillo, and Trustee Laura Anzalone. Mayor Trujillo declared a quorum present.

Mayor Trujillo declared a quorum present and turned Public Hearing over to Hearing Officer Attorney Eugene Farish.

I. Statement of Purpose of Hearing

Hearing Officer Eugene Farish stated that the purpose of the Hearing is to receive public comments on the application for an Annexation that was filed by C. Gene Taylor, Woods and River RV Park LLC, 25 Alder Street, Del Norte, Colorado, and that he is 100% owner of the annexed property to be annexed. The tract of land in the SE¼ of the NW¼ of Section 30, T. 40N, R. 6E, N.M.P.M. described as follows: Beginning at a point on the east line of said subdivision, 50 feet Northerly at right angles from the center line of said main track as now located; thence North along the East line of said subdivision about 880 feet to the Northeast corner of said subdivision; thence west along the North line of said subdivision about 160 feet; thence South parallel with said East line of subdivision, about 865 feet to a point 50 feet Northerly at right angles from said center line of main track; thence East parallel with said main track, about 162 feet to the point of beginning, containing 2.16 acres, more or less. Hearing Officer Eugene Farish read the Public hearing notice and stated the file was for public view at Del Norte Town Hall for those who wish to make public comment. Also read the Petition for Annexation and the Annexation agreement along with the three (3) exhibits that were attached to the Petition Annexation Agreement.

II. Opening Statements

Hearing Officer Eugene Farish acknowledged the items in the file for annexation for Woods and River RV Park LLC, 25 Alder Street, Del Norte, Colorado the property owner C. Gene Taylor has filed a petition for annexation on September 7, 2021 to the Town Clerk of the Town of Del Norte, along with an annexation agreement. C. Gene Taylor appeared before Planning Commission on July 20, 2021, and Planning Commission recommended proceeding to Town Board to set public hearing. Notice of Hearing was published in the Del Norte Prospector on September 23, 2021, October 7, 2021, October 14, 2021 and October 21, 2021. The Rio Grande County Board of Commissioners waived the impact report. The Town of Del Norte Board of Trustees passed Resolution 7-2021 a finding substantial compliance of the petition for annexation of a tract of land to the Town of Del Norte on September 8, 2021 and to set public hearing.

III. Testimony

Pro: Mr. C Gene Taylor thanked the Town Board for moving his public hearing up from November 10, 2021. He stated that he had started this process several years ago, but had to go to court to prove that he was the 100% owner of the RV Park. Gene related to the Town Board that he is not adding any more RV sites to the new annexation area, he feels that the RV sites he has now is plenty and he doesn't believe in cramming several RV's into tight spaces. Mr. Taylor mentioned that with his RV Park it's a real gem for Del Norte, and stated that it is a known fact that every RV'er that comes into Town spends approximately \$200.00 or more during their stay. This brings in sales taxes to the Town by frequenting our grocery stores, restaurants and gas stations.

C. Gene Taylor's son was present and stated that he thought his dad had covered everything.

Con:

There were no comments in oppositions of the annexation.

The Testimony portion of the Public Hearing was closed by Hearing Officer Eugene Farish.

IV. Discussion/Closing of Hearing:

Motion was made by Trustee Shelly Burnett and seconded by Trustee Louie Velasquez to approve the annexation for C. Gene Taylor Woods and River RV Park. LLC. Roll call: All yes, Mayor Trujillo declared motion passed.

C. Gene Taylor will provide the Town a warranty deed to the river front property as stated in the annexation agreement.

With no further comment, the Public Hearing was adjourned.
Submitted November 10, 2021