

MONTEZUMA COUNTY
PERMIT TO INSTALL NON-MUNICIPAL
SEWAGE DISPOSAL

Nº 5354

Date Sept. 25, 20 15

Fee Paid \$ 323.00

Type Installation: Septic Tank (☒) Privy (☐) Other (☐)

Owner: Hancock, John

Address: 19244 Road 116 81331

Permission hereby given for installation of above as set forth in application and specification attached.

Director, County Health Department

By _____
(Director) (Deputy)

Final Inspection _____
Date _____ Officer Melissa Martinez

TO OWNER: Leave entire sewage-disposal system uncovered for final inspection. The Health Officer shall assume no responsibility in case of failure or inadequacy of a sewage-disposal system beyond consulting in good faith with the property owner or representative. Malfunctions may be due to improper maintenance and usage, high ground water table, soil compaction, and other factors.
This permit is to remain in full force and effect for one (1) year from date, unless revoked for non-compliance.

Septic Permits 565-3056, ext 225

Montezuma County Health Dept

106 W. North

Cortez, CO. 81321

FINAL SIGNATURE

No

Permit fee: \$ 200.00

Fax: (970) 565-0647

REPAIR PERMIT

\$323.00

Yes

9/25/2015

SEPTIC SYSTEM APPLICATION

FINAL DATE

9/25/2015

Date Good for 1 year from submittal date

INSPECTDATE

Application No. 1039

Permit No. 5354

Parcel Owner Hancock

John

970-529-3051

Last

First

Phone #

Parcel Address 19244

Road # Road Name

16 81331

535505300001

Road #

Name

Zip

(PID)

Permit Hancock

John

Last

First

(Leave blank if same as above) Phone #

Contractor

Required:

Subdivision Name

Lot No.

Acreage

Residential

Commercial

Source of Water

RURAL

Number of Bedrooms

2

Building Setback Guidelines (Residential): A. Setbacks. 1. New fences are to be set back a minimum of 30 feet from the centerline of County roads. 2. Setbacks for dwellings are to be minimum of 50 feet from County road rights-of-way, a minimum of 50 feet from the right-of-way of service roads or streets within a platted subdivision and 50 feet from lot lines. 3. Setbacks for barns, garages and other auxiliary structures shall be a minimum of 25 feet from County road rights-of-way and property lines not adjacent to roads and highways.

Commercial Setback Guidelines: 50 feet from County road and State Hwy. rights-of-way; 50 feet from residential lot lines.

Within the Dolores River Valley: All new commercial and residential construction, including I.S.D.S, set back 100 feet from existing stream bank.

Site Plan: Include setbacks from roads and buildings, location of house relative to septic system and location to nearest well if applicable. Also include major driveways relative to nearest county road and location of all water.

Note: Location Map for Septic Tank , Must be completed by Applicant or Engineer.

Signature

Signed Original

Date

Applicant acknowledges that the completeness of the application is conditional upon such further mandatory and additional tests and reports as may be required by the local health department to be made and furnished by the applicant for the purpose of evaluating the application; and the issuance of the permit is subject to such terms and conditions as deemed necessary to insure compliance with rules and regulations adopted under Article 10, Title 25, CRS 1973, as amended. The undersigned hereby certifies that all statements made, information and reports submitted herewith and required to be submitted by the applicant are true and correct to the best of his/her knowledge and are designed to be relied on by the local Department of Health in evaluating the purpose for issuing the permit. I further understand that any falsification or misrepresentation

Alter the fact

Attach engineer report if engineered system
To be filled out by Owner/ Licensed Contractor

Type of system Engineer

Capacity in Tank Absorption area

Type and size of pipe/ chambers

Number of lines/chambers

Map of Septic Tank location

+
North

House

Scale: 1"= '

Partial List of Engineers

John Britton..... 259-7534
Cap Allen Engineering..... 799- 0623
Goff Engineering..... 247-1705
Mike Hannigan..... 259 2078
Souder, Miller & Associates565-4465
Stoner Engineering.....565 7483
Thomas Engineering..... 565 4496
Michael Whitney..... 385-7496
Wilbur Engineering..... 247 1488

NOTES

After the Fact



**ONSITE WASTEWATER TREATMENT SYSTEM (OWTS)
SEPTIC SYSTEM APPLICATION**

106 W. North Street

Cortez, CO 81321

Phone: (970) 565-3056 Fax: (970) 565-0647

Parcel ID # from the Montezuma County Assessor's Office (970) 565-3428

5355 - 053 - 00 - 001

Purpose of Permit: Alternative Fact

☒ New \$323.00 ☐ Repair ☐ Alterations ☐ Tank Only

Property Address: 19244 Rd. 16

Lot: Block: Subdivision:

Type of Development: Residential Commercial Industrial

Property Owner(s): John Allan Hancock (Hancock Trust)

Owner's Mailing Address: P.O. Box 256

City, State, Zip: Yellow Jacket, CO, 81335

Home Phone:

Business Phone: 970-529-3051

Email Address: johnah81@hotmail.com

***Contact information must be provided for the owner signing this application.**

Applicant (If not owner):

Company:

Applicant Mailing Address:

City, State, Zip:

Cell Phone:

Business Phone:

Fax Number:

Email Address:

Lot Size (in acres):

Primary Resident: Yes

Number of Bedrooms: 2

Detached Accessory Unit:

Size of Building (square feet):

☐ YES ☒ NO

Number of Bedrooms:

Road Impact Fees: Please bring receipt if fees were paid

☐ YES ☒ NO

Water Source:

☐ Private Well ☒ Community/Public Water System

Engineering Firm:

Phone Number:

Mailing Address:

Cell Phone Number:

City, State, Zip:

Email Address:

****Engineered plans must be submitted with the application**

PLEASE READ BEFORE SIGNING:

I certify that the above information is complete and accurate and that I have provided complete and accurate information in all of the documents included in my application package. I acknowledge that Montezuma County Public Health may revoke any permit I am issued if my application is found to contain any inaccurate, false, or misleading information. I understand that no construction may be started on an OWTS until a septic permit is issued.

Owner Signature (Required):

Date:

Applicant Signature:

Date:

PAYMENT:

PERMIT NUMBER:



1000 Gal Poly Tank
 Pipe + gravel system
~~May only have 1 line~~
 All put in full dirt

3 lines
 100'
 3/4 rock

9-23-15 Inspection
 After the fact



201.02

Application Date: 9/15/15

Date of Zoning/Rezoning Hearing: 10/22/2015

MONTEZUMA COUNTY ZONING APPLICATION

This application is intended to give pertinent information to the Planning Department of Montezuma County for the purpose of the review process for a proposed zoning request. Nothing in this application is intended to abrogate any policy, design guideline, or standard as set forth in the Montezuma County Land Use Code, Amended March 2, 2015, Resolution No. 3-2015.

Please initial here that you have a current copy of the Montezuma County Land Use Code or can access a copy online at www.co.montezuma.co.us; Click on Departments; Click on Planning; and Click on Montezuma Land Use Code _____.

1) Applicant Name(s)/Owner: Hancock Family Trust
Address 3710 W Blackjack Ridge Rd. Prescott, AZ 86305
Telephone Number (970-529-3051) _____ Alternate Number: () _____
EMAIL _____

2) Agent(s) John Hancock Phone No. 970-529-3051
EMAIL johnah1981@hotmail.com
(If the applicant is not the owner then evidence that the owner is aware of and consents to the filing of this application must be provided in writing before the application will be accepted.)

3) Proposed Development: Current Zoning: AR 35+ Requested Zoning: AR 3-9
Number of Lots: 1 Total Acres: 3 acres +/-
A brief description of proposed land use: I wish to create a 3 - 4 acre, more or less tract of land which is in the location where I currently have my existing home. In the future, my parents, the Trust, may sell the remainder of the acreage. It is my goal to retain my current residence as well as hopefully a center pivot later in the future.

Parcel I.D. Number: 5355-053-00-001

Physical Address of Property: 19244 Road 16, Pleasant View, CO 81331

Legal Description of Property: Section 5 Township 37 Range 17

4) Brief description of adjacent land uses: Land use in the immediate area is large scale agricultural and residential. Zoning in the immediate area is largely A80+, AR35+ with some AR10-34 and AR3-9.

Number of Lots: 1 Average Acreage per Lot: 3 +/- Total Acres: 3 +/-

5) Applicant shall submit sufficient copies of a pre-sketch plan which shows the general location of the development in sufficient detail to evaluate the relationship between the

development and the physical features of the land and abutting lands. See Chapter 5: Section 3: 5302.

Pre-Sketch Plan Checklist:

- ☒ Location of proposed development areas upon the site
- ☒ Total acreage
- ☒ Abutting land uses, zoning designations, abutting land owners names and addresses
- ☒ Existing roads, streets and highways
- ☒ Major physical features including structures, buildings, boundary fencing irrigation ditches and pipelines, utilities, topography, drainage, wetlands, noxious weed infestations and location of natural hazards.

- 6) Septic: Existing Infrastructure ☒ Yes ☐ No
Septic Permit Information Attached: ☐ Yes ☐ Permit ☐ Other: _____
☒ No
☒ In Process

I am in the process of obtaining Septic Permit information. It will be provided to the Planning Department once obtained. All permitting requirements will be met.

Copies of permits for existing systems are required. Installation of new systems will require permitting through the Sanitation Department. An Engineer will determine the type of septic system.

- 7) Rural Water: Existing Infrastructure ☒ yes ☐ No
Copy of Existing Tap Certificate: ☐ yes ☐ No ☐ not applicable
Service provided by: Montezuma Water Company
Letter attached: ☐ yes ☐ No
Service Available for Additional residential use(s)
Copy of billing statement submitted with application.

- 8) Copy of Current Driveway/Access Permit from Montezuma County Road Department
☐ Yes ☒ No ☐ In Process

Access Permit can service up to _____ residential uses. Date on Permit: _____

Interior Road anticipated within development: ☐ Yes ☒ No

There is an existing access to the property on the east side of Road 16. The access was installed approximately seven years ago when the home was constructed. County Road Addressing Technician will inspect access. Any upgrades / requirements will be made.

- 9) CDOT Access/Permit: Any development that will require a direct access off any highway shall require permitting through CDOT. Required ☐ Yes Hwy: _____ No ☒

- 10) Contact utility companies for information regarding any/all easements, contracts or fees for providing service to the development:
Electric: ☒ Empire Electric ☐ Other: _____
Telephone: ☐ Centrytel ☐ CentryLink ☒ Farmers ☐ Other: _____
Gas Source: ☐ Atmos Energy ☒ Propane ☐ Other: _____

- 11) Irrigation Water: ☐ Yes ☒ No
Provided by: _____

- 12) Fire Mitigation Plan: Is the property located in an area identified on the A or B Community at Risk Map, or other areas that fall outside of the A or B Zone that have native vegetative cover deemed to be a wildfire risk:
☐ Yes, requires a Comprehensive Wildfire Mitigation Plan:
☐ Attached ☐ In Process
Fire Mitigation Plan Prepared by: _____
☒ No, Waiver Granted by Planning Department Staff;
☒ Submittal of Affidavit with directional photos ☐ Attached ☒ In Process
- 13) Weed Plan: ☐ Attached ☒ In Process
Prepared by: _____
☐ No, Waiver Granted by Planning Department Staff
_____, Planning Director
- 14) Professional Review Fee collected: ☐ Yes ☒ No
- 15) Municipal Review: ☐ Cortez ☐ Dolores ☐ Mancos ☒ Not Applicable

- 16) Other: _____

- 17) A brief description of any/all planned or future development(s) that require a successive High Impact Approval for the Proposed Development:

PROHIBITION ON LEGAL ADVICE Staff members cannot give legal advice. This prohibition includes assisting or advising with documents to file or record, completing the documents, or assessing the legality or "correctness of a document(s)." If this type of assistance is required, contact your attorney or legal advisor. C.R.S. 12-5-101

The landowner by signing this acknowledges that all federal, state and local permits will be obtained.

Applicant
Date: _____

Applicant
Date: _____

COUNTY USE ONLY

Based on the information provided herein, this Application complies with the application submittal requirements per the Montezuma County Land Use Code.

Planning Director Review: _____ Date: _____

CUTLINDA

HANCOCK, DANDA

WRIGHT, BOBBY JA

MALIN, MARC K.

FETERMAN, JEROM

CUTLINDA

16
CALDWELL, VIRGIL

16.5
FETERMAN, JERRY

BOAZ, BENJAMIN L. HANCOCK FAMILY T

MAHAFFEY, ALBERT

MAHAFFEY, GREG

HANCOCK FAMILY T

HANCOCK FAMILY T

FETERMAN, JERRY

HANCOCK FAMILY T

HANCOCK FAMILY T

HANCOCK FAMILY T

HANCOCK FAMILY T

MAHAFFEY, SCOTT
ding™

MAHAFFEY, TRACY

Date: 4/17

Name of Developer: Harcort Farm Trust**SUBMITTALS FOR REZONING AND PRESKETCH PUBLIC HEARING**Zoning AR3-9 AR10-34 AGZ AR35+ Other

Zoning Application signed by property owner(s)

Pre-Sketch Plan for proposed development as defined in LUC 5302

Proof of ownership: Title Commitment or Policy / Certificate of Ownership

For land under .35 acres Exemption / Resolution No. or proof of parcel origin (prior to No

All rights-of-ways must be proven that provide access to each proposed lot; Road Mainte

Agent: Authorization from landowners for third party representation

Evidence of electrical services

Septic Information: Copy of current septic permit(s)

Domestic water. Letter from water service supplier; copy of tap certificate(s); letter propo

Division of Water Resources form with supporting documentation, if wells are applicable.

Floodplain Development Certification if property is within an area determined to be a floo

Proof that the Taxes have been paid for the most recent year

Mineral Owners. Current names and mailing addresses

Storm Water Permit required (if you disturb more than 1 acre of surface soil) ☐ Yes

CDOT Access Permit

If accessing off a green signed county road you must submit County Access Per

Addressing/Access will be reviewed

Prior to Board review, the Applicants are required to notice all adjacent land use owners

Planning Staff will notice all agencies in Montezuma County

Zoning Application Fees: \$ Road Impact Fees: \$ Access:

Planning staff will determine if additional information will be required to be subm

Sketch Plan as required in the LUC at 5402 Huddleston

Plat Review completed by County Surveyor

Geologic Hazards Investigation / Plan. Required on all moderate and major impact classi

Fire Hazards Plan. A Fire Hazards Plan must be submitted. Note: Any recommendation

by the Board of County Commissioners. ADDITIONAL REQUEST ADDED

Weed Control Plan on an approved Montezuma County Weed Control Form

Restrictive Covenants are required. Minimum requirements are outlined in the LUC.

Urban Influence Zone: ☐ yes ☐ no ☐ Cortez ☐ Dolores ☐ MancosIs the property in CRP or a Conservation Easement: ☐ yes ☒ no (submit copy of any)Is there irrigation water attached to the proposed development: ☐ yes ☒ noFloodplain Development Certification required: ☐ yes ☐ no

If amending an existing development, you will be required to submit non-opposition letter

Drainage Plan (determined by Planning Department Staff or Montezuma County Road R

Prior to Board review, the Applicants are required to notice all adjacent land use owners

All Federal, State, and Local permits must be obtained prior to final approval of the propo

SUBMITTALS AND INFRASTRUCTURE COMPLETED PRIOR TO THE BOARD OF C

Utilities: Signature of Utility company on Final Plat

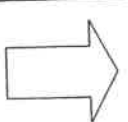
Driveway Permit: Access constructed to Montezuma County Road & Bridge Standards, f

Fire Hazards Plan: Certification of Compliance

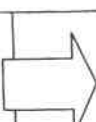
Road signs purchased and installed which may include a subdivision map at the entrance

Other: Other:

For a complete rezoning application, the following submittals are required with your rezoning application.



For a complete subdivision application, the following additional submittals are required with your subdivision application. (must also include rezoning submittals if zoning is in place)



Due before BOCC Final Approval

Plan.	Dev.	Received	Name of Developer
X	X	X	SUBMITTALS FOR REZONING AND PRESKETCH PUBLIC HEARING
X	X	X	Zoning <u>AR3-9</u> AR10-34 AGZ AR35+ Other
X	X	X	Zoning Application signed by property owner(s)
X	X	X	Pre-Sketch Plan for proposed development as defined in LUC 5302
X	X	X	Proof of ownership: Title Commitment or Policy / Certificate of Ownership
X	X	X	For land under .35 acres Exemption / Resolution No. or proof of parcel origin (prior to No
X	X	X	All rights-of-ways must be proven that provide access to each proposed lot; Road Mainte
X	X	X	Agent: Authorization from landowners for third party representation
X	X	X	Evidence of electrical services
X	X	X	Septic Information: Copy of current septic permit(s)
X	X	X	Domestic water. Letter from water service supplier; copy of tap certificate(s); letter propo
X	X	X	Division of Water Resources form with supporting documentation, if wells are applicable.
X	X	X	Floodplain Development Certification if property is within an area determined to be a floo
X	X	X	Proof that the Taxes have been paid for the most recent year
X	X	X	Mineral Owners. Current names and mailing addresses
X	X	X	Storm Water Permit required (if you disturb more than 1 acre of surface soil) <input type="checkbox"/> Yes
X	X	X	CDOT Access Permit
X	X	X	If accessing off a green signed county road you must submit County Access Per
X	X	X	Addressing/Access will be reviewed
X	X	X	Prior to Board review, the Applicants are required to notice all adjacent land use owners
X	X	X	Planning Staff will notice all agencies in Montezuma County
X	X	X	Zoning Application Fees: \$ Road Impact Fees: \$ Access:
X	X	X	Planning staff will determine if additional information will be required to be subm
X	X	X	Sketch Plan as required in the LUC at 5402 <u>Huddleston</u>
X	X	X	Plat Review completed by County Surveyor
X	X	X	Geologic Hazards Investigation / Plan. Required on all moderate and major impact classi
X	X	X	Fire Hazards Plan. A Fire Hazards Plan must be submitted. Note: Any recommendation
X	X	X	by the Board of County Commissioners. <u>ADDITIONAL REQUEST ADDED</u>
X	X	X	Weed Control Plan on an approved Montezuma County Weed Control Form
X	X	X	Restrictive Covenants are required. Minimum requirements are outlined in the LUC.
X	X	X	Urban Influence Zone: <input type="checkbox"/> yes <input type="checkbox"/> no <input type="checkbox"/> Cortez <input type="checkbox"/> Dolores <input type="checkbox"/> Mancos
X	X	X	Is the property in CRP or a Conservation Easement: <input type="checkbox"/> yes <input checked="" type="checkbox"/> no (submit copy of any)
X	X	X	Is there irrigation water attached to the proposed development: <input type="checkbox"/> yes <input checked="" type="checkbox"/> no
X	X	X	Floodplain Development Certification required: <input type="checkbox"/> yes <input type="checkbox"/> no
X	X	X	If amending an existing development, you will be required to submit non-opposition letter
X	X	X	Drainage Plan (determined by Planning Department Staff or Montezuma County Road R
X	X	X	Prior to Board review, the Applicants are required to notice all adjacent land use owners
X	X	X	All Federal, State, and Local permits must be obtained prior to final approval of the propo
X	X	X	SUBMITTALS AND INFRASTRUCTURE COMPLETED PRIOR TO THE BOARD OF C
X	X	X	Utilities: Signature of Utility company on Final Plat
X	X	X	Driveway Permit: Access constructed to Montezuma County Road & Bridge Standards, f
X	X	X	Fire Hazards Plan: Certification of Compliance
X	X	X	Road signs purchased and installed which may include a subdivision map at the entrance
X	X	X	Other: Other: