

# EL PASO



# COUNTY

COMMISSIONERS:  
DARRYL GLENN (PRESIDENT)  
MARK WALLER (PRESIDENT PRO TEMPORE)

STAN VANDERWERF  
LONGINOS GONZALEZ JR  
PEGGY LITTLETON

## Department of Public Works

ADA/Safety ~ Facilities ~ Fleet ~ Security and Parking ~ Transportation ~  
Office of Emergency Management/Hazardous Materials Team

<b>Project No.:</b>	ER CO40-047
<b>Project Code:</b>	21422
<b>Location:</b>	Judge Orr Box Culvert
<b>Parcel:</b>	Drainage Easement (PE-1)

## NOTICE OF INTENT TO VACATE

January 30, 2018

Daniel S. & Tia D. Ferguson Family LLLP  
13202 Judge Orr Road  
Peyton, CO 80831

RE: 12925 Judge Orr Road  
El Paso County, Colorado Assessor Parcel No. 4305006002

Dear Ferguson Family:

The El Paso County Department of Public Works (the "County") is proceeding with the implementation of the Judge Orr Box Culvert, County Project No. ER CO40-047 (the "Project"). The Project has progressed to a point where the County has determined it necessary to finalize all aspects of real property interest relating to the Project. This final aspect will be the vacation of the following designated interest:

1. Drainage Easement – 1, a existing fifty foot drainage easement segmenting PE-1, a non-exclusive permanent easement, for the benefit of El Paso County, CO, its agents, contractors, and assigns.

This parcel is described in the attached Legal Descriptions and exhibits (the "Property"). The Planning and Community Services Department of the County has been selected as the representative for the vacate process. The Property is an extraneous plat with no associated title-work and will not be subject to appraisal prior to vacation. This vacation is necessary as the Bennett Ranch Channel no longer flows along the easement, rendering its purpose superfluous.

The Project incorporates federal funding, and is subject to the Colorado Department of Transportation's (CDOT's) oversight of the survey, valuation, and acquisition processes. A CDOT Right-of-Way Information Booklet describing the acquisition process is enclosed for your review.

Should you have any questions, or need additional information, please contact our office at 719-520-6894, or me directly at 719-520-6842. Thank you for your time and cooperation.



Sincerely,

John Andrews  
Engineer I  
El Paso County – Department of Public Works

Enclosures:    Legal Description and Exhibit(s)  
                     Right of Way Plan Sheet  
                     CDOT Right of Way Information Booklet



# EL PASO



# COUNTY

COMMISSIONERS:  
DARRYL GLENN (PRESIDENT)  
MARK WALLER (PRESIDENT PRO TEMPORE)

STAN VANDERWERF  
LONGINOS GONZALEZ JR  
PEGGY LITTLETON

## Department of Public Works

ADA/Safety ~ Facilities ~ Fleet ~ Security and Parking ~ Transportation ~  
Office of Emergency Management/Hazardous Materials Team

<b>Project No.:</b>	ER CO40-047
<b>Project Code:</b>	21422
<b>Location:</b>	Judge Orr Box Culvert
<b>Parcel:</b>	Drainage Easement (PE-1)

## NOTICE OF INTENT TO VACATE

January 30, 2018

Brian Ritz  
3716 Templeton Gap Road  
Colorado Springs, CO 80907

RE: 12925 Judge Orr Road  
El Paso County, Colorado Assessor Parcel No. 4305006002

Dear Ritz Family:

The El Paso County Department of Public Works (the "County") is proceeding with the implementation of the Judge Orr Box Culvert, County Project No. ER CO40-047 (the "Project"). The Project has progressed to a point where the County has determined it necessary to finalize all aspects of real property interest relating to the Project. This final aspect will be the vacation of the following designated interest:

1. Drainage Easement – 1, a existing fifty foot drainage easement segmenting PE-1, a non-exclusive permanent easement, for the benefit of El Paso County, CO, its agents, contractors, and assigns.

This parcel is described in the attached Legal Descriptions and exhibits (the "Property"). The Planning and Community Services Department of the County has been selected as the representative for the vacate process. The Property is an extraneous plat with no associated title-work and will not be subject to appraisal prior to vacation. This vacation is necessary as the Bennett Ranch Channel no longer flows along the easement, rendering its purpose superfluous.

The Project incorporates federal funding, and is subject to the Colorado Department of Transportation's (CDOT's) oversight of the survey, valuation, and acquisition processes. A CDOT Right-of-Way Information Booklet describing the acquisition process is enclosed for your review.

Should you have any questions, or need additional information, please contact our office at 719-520-6894, or me directly at 719-520-6842. Thank you for your time and cooperation.



Sincerely,

John Andrews  
Engineer I  
El Paso County – Department of Public Works

Enclosures:    Legal Description and Exhibit(s)  
                     Right of Way Plan Sheet  
                     CDOT Right of Way Information Booklet



U.S. Postal Service™  
**CERTIFIED MAIL™ RECEIPT**  
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at [www.usps.com](http://www.usps.com)®

**OFFICIAL USE**

Postage	\$
Certified Fee	
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$

Postmark  
Here

Sent To Brian Ritz  
Street, Apt. No.,  
or PO Box No. 3716 Templeton Gap Rd  
City, State, ZIP+4 C/S/C 80907

PS Form 3800, August 2006

See Reverse for Instructions

U.S. Postal Service™  
**CERTIFIED MAIL™ RECEIPT**  
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at [www.usps.com](http://www.usps.com)®

**OFFICIAL USE**

Postage	\$
Certified Fee	
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$

Postmark  
Here

Sent To Daniel S + Tia D Ferguson LLP  
Street, Apt. No.,  
or PO Box No. 13202 Judge Orr Rd  
City, State, ZIP+4 Peyton, CO 80831

PS Form 3800, August 2006

See Reverse for Instructions