

4612 N 119TH ST ERIE PROPOSAL- ANNEXATION

Owner: Bev Vernon Future Owner: Vernetta Angelo (daughter)

To whom it may concern:

Vernetta Angelo and Bev Vernon are pleased to present this proposal for your review. We look forward to working with you in a successful annexation of 4612 N 119th St into the Town of Erie.

Our intentions with 4612 N 119th St and the proposed annexation is to tie into Erie's available utilities. We understand the options for sewer and know that water would be further down the road if at all. The current septic system needs replaced and we realize the cost to tie into Erie's sewer would be more cost effective.

In addition, we plan to improve the property and the family farmhouse. After annexation we plan to work with the town of Erie building department in obtaining permits for some much needed improvements. We plan to make this long-time family home our forever home and raise our children in the same home many of us family members were raised. We love Erie and we are very proud to be raising our kids here as our family's history runs deep in it's roots.

Thank you for your consideration.

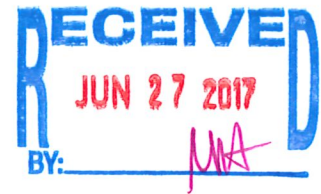
Best Regards,

Vernetta Angelo and Bev Vernon

**TOWN OF ERIE**

Community Development Department – Planning Division

645 Holbrook Street – PO Box 750 – Erie, CO 80516

Tel: 303.926.2770 – Fax: 303.926.2706 – Web: www.erieco.gov**LAND USE APPLICATION***Please fill in this form completely. Incomplete applications will not be processed.***STAFF USE ONLY**FILE NAME: 4612 N. 119th Street AnnexationFILE NO: AN-000913-2017DATE SUBMITTED: 6/27/17FEES PAID: 2,000-**PROJECT/BUSINESS NAME:** Annexing 4612 N 119th st.**PROJECT ADDRESS:** 4612 N 119th St. Erie, CO 80516**PROJECT DESCRIPTION:** Annexing 4612 + 5000 into town of Erie.
Annexing 4612 N. 119th St. Erie, CO into
the Town of Erie.**LEGAL DESCRIPTION** (attach legal description if Metes & Bounds)Subdivision Name: LEGAL: 2.34 AC M/L NE 1/4 14-IN-69 (see attached)Filing #: _____ Lot #: _____ Block #: _____ Section: 14 Township: 01N Range: 69**OWNER** (attach separate sheets if multiple)Name/Company: Beverly A VernonContact Person: Vernetha AngeloAddress: 10675 Goosehawk Dr.City/State/Zip: Lafayette, CO 80026Phone: 303-562-5976 Fax: 303-776-9644E-mail: bevybus@hypermail.net**AUTHORIZED REPRESENTATIVE**

Company/Firm: _____

Contact Person: Vernetha Angelo (daughter)Address: 5000 N 119th StCity/State/Zip: Erie, CO 80516Phone: 303-775-0146 Fax: 303-776-9644E-mail: v.angelo@bhspros.com**MINERAL RIGHTS OWNER** (attach separate sheets if multiple)Name/Company: Beverly A VernonAddress: (Same as above)

City/State/Zip: _____

MINERAL LEASE HOLDER (attach separate sheets if multiple)

Name/Company: _____

Address: _____

City/State/Zip: _____

LAND-USE & SUMMARY INFORMATIONPresent Zoning: A (Boulder County)Proposed Zoning: RR town of ErieGross Acreage: 2.4751

Gross Site Density (du/ac): _____

Lots/Units Proposed: 1Gross Floor Area: 3,213**SERVICE PROVIDERS**Electric: Xcel

Metro District: _____

Water (if other than Town): Left HandGas: Xcel

Fire District: _____

Sewer (if other than Town): Septic**PAGE TWO MUST BE SIGNED AND NOTARIZED**

DEVELOPMENT REVIEW FEES			
ANNEXATION		SUBDIVISION	
☐ Major (10+ acres)	\$ 4000.00	☐ Sketch Plan	\$ 1000.00 + 10.00 per lot
☒ Minor (less than 10 acres)	\$ 2000.00	☐ Preliminary Plat	\$ 2000.00 + 40.00 per lot
☐ Deannexation	\$ 1000.00	☐ Final Plat	\$ 2000.00 + 20.00 per lot
COMPREHENSIVE PLAN AMENDMENT		☐ Minor Subdivision Plat	\$ 2000.00
☐ Major	\$ 3000.00	☐ Minor Amendment Plat	\$ 1000.00 + 10.00 per lot
☐ Minor	\$ 1200.00	☐ Road Vacation (constructed)	\$ 1000.00
ZONING/REZONING		☐ Road Vacation (paper)	\$ 100.00
☐ Rezoning	\$ 1700.00 + 10.00 per acre	SITE PLAN	
☐ PUD Rezoning	\$ 1700.00 + 10.00 per acre	☐ Residential	\$ 1400.00 + 10.00 per unit
☐ PUD Amendment	\$ 1700.00 + 10.00 per acre	☐ Non-Resi. (>10,000 sq. ft.)	\$ 2200.00
☐ Major PD Amendment	\$ 3700.00 + 10.00 per acre	☐ Non-Resi. (>2,000 sq. ft.)	\$ 1000.00
☐ Minor PD Amendment	\$ 500.00	☐ Non-Resi. (<2,000 sq. ft.)	\$ 200.00
SPECIAL REVIEW USE		☐ Amendment (major)	\$ 1100.00
☐ Major	\$ 1000.00	☐ Amendment (minor)	\$ 350.00
☐ Minor	\$ 400.00	VARIANCE	
☐ Oil & Gas	\$ 1200.00	\$ 600.00	
		SERVICE PLAN	
		\$ 10,000.00	

All fees **include** both Town of Erie Planning & Engineering review. These fees **do not include** referral agency review fees, outside consultant review fees, or review fees incurred by consultants acting on behalf of staff. See Town of Erie Municipal Code, Title 2-10-5 for all COMMUNITY DEVELOPMENT FEES.

The undersigned is fully aware of the request/proposal being made and the actions being initiated on the referenced property. The undersigned understand that the application must be found to be complete by the Town of Erie before the request can officially be accepted and the development review process initiated. The undersigned is aware that the applicant is fully responsible for all reasonable costs associated with the review of the application/request being made to the Town of Erie. Pursuant to Chapter 7 (Section 7.2.B.5) of the Unified Development Code (UDC) of the Town of Erie, applicants shall pay all costs billed by the Town for legal, engineering and planning costs incurred by staff, including consultants acting on behalf of staff, necessary for project review. By this acknowledgement, the undersigned hereby certify that the above information is true and correct.

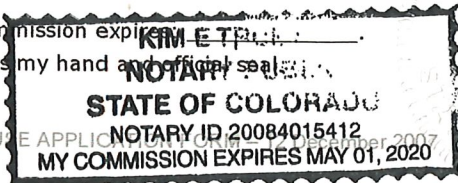
Owner: Beverly A. Luman
 Owner: _____
 Applicant: W. L. Luman, for

Date: 8/30/16
 Date: _____
 Date: 8/30/16

STATE OF COLORADO)
 County of BOULDER) ss.

The foregoing instrument was acknowledged before
 me this 1st day of SEPTEMBER, 20 16
 by KIM E. IRUMAN

My commission expires _____
 Witness my hand and official seal



Kim E. Iruman
 Notary Public

Certification of Trust

(Affidavit of Trust)

(Pursuant to Colorado Revised Statutes §11-105-111)

The undersigned, being all of the acting trustee(s) of the Trust described below, hereby certify as follows:

1. The following trust is the subject of this Certification of Trust:

BEVERLY A. VERNON and VOYLE L. VERNON, Trustees, or their successors in trust, under the BEVERLY A. VERNON LIVING TRUST, dated March 14, 2000, and any amendments thereto.

2. The name and address of the currently acting Trustee(s) of the trust are as follows:

BEVERLY A. VERNON
10675 Goose Haven Drive
Lafayette, CO 80026

VOYLE L. VERNON
10675 Goose Haven Drive
Lafayette, CO 80026

3. The Trust is an inter vivos trust created by an agreement executed on March 14, 2000.
4. The name of the Trustmaker/Grantor/Settlor of the Trust is BEVERLY A. VERNON, also known as BEVERLY ANN VERNON.
5. The powers of the Trustee under the Trust Instrument include the power to open a checking or other depository account or investment account, and to draw on such accounts, as well as each of the following additional powers:

The power to borrow money on behalf of the Trust;

The power to pledge depository accounts of the Trust and security for any borrowing; and

The power to pledge other assets of the Trust as security.

6. The name of the successor Trustee(s) are set forth below.

a. The Trustees upon the disability of BEVERLY A. VERNON are:

VOYLE L. VERNON

VERNETTA ANGELO

b. The Trustees upon the death of BEVERLY A. VERNON are:

VOYLE L. VERNON

VERNETTA ANGELO

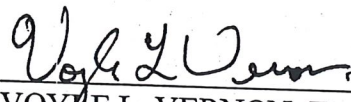
7. If any issues or questions arise as to the successor Trustee(s), please refer to Article Fifteen of the Trust.
8. The Trust is revocable and BEVERLY A. VERNON has the power to amend or revoke the Trust.
9. Pursuant to the terms of the trust, any co-Trustee is authorized to act for and conduct business on behalf of the trust without the consent of the Trustmaker.
10. The tax identification number of the Trust is the Social Security number of BEVERLY A. VERNON.
11. The Trust was established under the laws of the State of Colorado.
12. Title to assets of the Trust should be taken in the following form:

BEVERLY A. VERNON and VOYLE L. VERNON, Trustees, or their successors in trust, under the BEVERLY A. VERNON LIVING TRUST, dated March 14, 2000, and any amendments thereto.
13. The Trust has not been revoked, modified, or amended in any manner that would cause the representations contained in this Certification of Trust to be incorrect.
14. Attached to this Certification of Trust and incorporated in it are selected provisions of the trust evidencing the following:
 - a. Article One - Creation of the trust and initial Trustees
 - b. Article Eighteen - Signature page(s)
15. The trust provisions which are not attached to this Certification of Trust are of a personal nature and set forth the distribution of trust property. They do not modify the powers of the Trustee(s).

16. The signatories of this Certification of Trust are currently the acting Trustee(s) of the trust and declare that the foregoing statements are true and correct and the attached trust provisions are accurate copies, under penalty of perjury.

IN WITNESS WHEREOF, I have under oath executed this Certification of Trust on September 20, 2012, in multiple counterpart originals, and I have directed some photographic copies of this Certification of Trust be made which shall have the same force and effect as an original.


BEVERLY A. VERNON, Trustee


VOYLE L. VERNON, Trustee

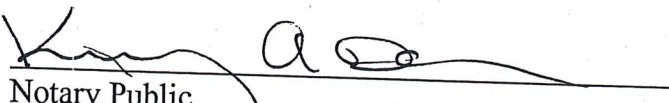
STATE OF COLORADO)

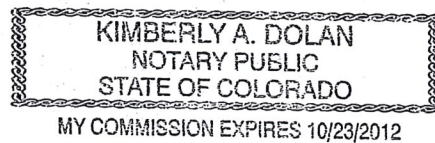
COUNTY OF ADAMS)

ss.

The foregoing Certification of Trust was subscribed and sworn to before me on September 20, 2012, by BEVERLY A. VERNON and VOYLE L. VERNON, as Trustees.

Witness my hand and official seal.


Notary Public



**The Restatement of
the Beverly A. Vernon Living
Trust**

**Article One
Creation of My Trust**

Section 1. My Trust

On March 14, 2000, I, BEVERLY A. VERNON, also known as BEVERLY ANN VERNON, the Trustmaker, executed the BEVERLY A. VERNON LIVING TRUST, dated March 14, 2000. I now wish to restate that original trust, and any amendments, in their entirety. This restatement, dated September 20, 2012, shall replace and supersede my original trust and all prior amendments, except any memoranda that I may have prepared under Article Seven of my original trust or any previous amendments or restatements thereof.

The following shall serve as my initial Trustees:

BEVERLY A. VERNON

and

VOYLE L. VERNON

My trust is a revocable living trust that contains my instructions for my own well-being and that of my loved ones. All references to "my trust" or "trust," unless otherwise stated, shall refer to this Living Trust and the trusts created in it. All references to "Trustee" shall refer to my initial Trustee or Trustees, or their successor or successors in trust.

When the term "Trustmaker" is used in my trust, it shall have the same legal meaning as "Grantor," "Settlor," "Trustor," or any other term referring to the maker of a trust.

Section 4. Tax Identification Number

This trust is a "grantor" trust and does not have a separate employer identification number ("EIN") or taxpayer identification number ("TIN") as long as the Trustmaker is living pursuant to Section 1.671-3(a)(1) of the Regulations. The tax identification number for this trust shall be the Trustmaker's own social security number.

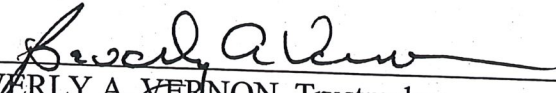
Section 5. Income Taxes to be Filed on Form 1040

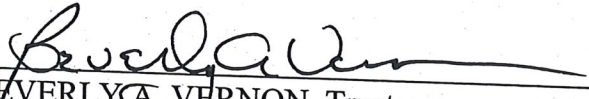
Pursuant to federal income tax law, I am treated as the owner of my trust for tax reporting purposes because I have retained control of the assets transferred to my trust (See IRC Sections 674-677). Also, federal income tax law specifically states that a trust income tax return should not be filed, and all income should be reported on my personal 1040 income tax return (See IRC Regulation 1.671-4).

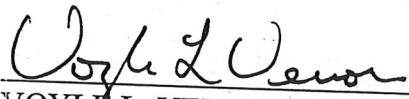
h. Severability

If any provision of this Agreement is declared by a court of competent jurisdiction to be invalid for any reason, such invalidity shall not affect the remaining provisions of this Agreement. The remaining provisions shall be fully severable, and this Agreement shall be construed and enforced as if the invalid provision had never been included in this Agreement.

IN WITNESS WHEREOF, I have executed this Restatement on September 20, 2012.


BEVERLY A. VERNON, Trustmaker


BEVERLY A. VERNON, Trustee


VOYLE L. VERNON, Trustee

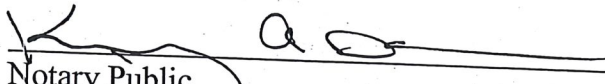
STATE OF COLORADO

COUNTY OF ADAMS

)
)
) SS.

The foregoing Restatement of a Revocable Living Trust was acknowledged before me on September 20, 2012, by BEVERLY A. VERNON, as Trustmaker, and BEVERLY A. VERNON and VOYLE L. VERNON, as Trustees.

Witness my hand and official seal.


Notary Public

