



MORGAN COUNTY
PLANNING, ZONING & BUILDING DEPT.
 231 Ensign, P.O. Box 596
 Fort Morgan, Colorado 80701
 PHONE (970) 542-3526 FAX (970) 542-3509
 E-mail: pcherry@co.morgan.co.us

Filing Deadline: _____

Meeting Date: _____

AREAS & ACTIVITIES OF STATE INTEREST

(1041 permit)

APPLICANT

LANDOWNER

Name _____

Name _____

Address _____

Address _____

Phone () _____

Phone () _____

Email _____

Email _____

TECHNICAL INFORMATION

Address of property or general location _____ Zone District _____

Size of property (Sq.Ft. or Acres) _____ Present Use of Property _____

Proposed Use of Property _____

Complete Legal Description of property. If not enough space, attach to application and label "Exhibit 2": _____

Is property located within 1320' (1/4) of a livestock confinement facility? _____

APPLICANT'S STATEMENT

I certify that the information and exhibits I have submitted are true and correct to the best of my knowledge. Applicant must be signed by landowner.

 Applicant Signature

Date

 Landowner Signature

Date

STAFF USE ONLY:	Date Received _____	Received by _____
Fee Payment _____	Check # _____	Paid by _____
Other permits required: _____		
Comments _____		



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ATTACHMENT LIST (1041)

- ___ Exhibit A: Description of proposed facility and site.
- ___ Exhibit B: Narrative describing project and purpose of request.
- ___ Exhibit C: Description of the present use and zoning.
- ___ Exhibit D: Vicinity map showing the proposed site and the surrounding area. The project area to be shown shall be defined as follows:
 1. If a power plant is proposed, the area within fifty (50) miles from the site.
 2. If new transmission lines or pipelines are proposed, provide map showing all existing transmission lines and pipelines for a distance of two miles beyond any reasonable alternative studied.
 3. For upgrades of existing transmission lines or gas pipelines, provide a map showing all existing transmission lines and pipelines within one mile on either side of the proposed alignment.
 4. For all other major facilities of a public utility, the area within ten (10) miles of the site if another major facility is proposed.
- ___ Exhibit E: Type of facility - specify where applicable
 1. Approximate floor space of office building.
 2. The voltages and lengths of transmission lines.
 3. Power source and generating capacity.
 4. The functions and sizes of substations.
 5. The diameters and lengths of pipelines.
 6. The capacities of the storage tanks and types of petroleum derivative to be stored.
 7. Corridor locations.
 8. Service area
 9. Resource area (source of power being generated or transmitted, source of petroleum derivative being transported).
- ___ Exhibit F: Narrative of compliance of this proposal with the Morgan County Comprehensive Plan.
- ___ Exhibit G: Development or implementation schedule of project. If Vesting of Rights is desired additional application and fees are required.
 1. Estimate maximum number of employees, number of shifts and employees per shift during construction, operation, and maintenance phases of the project.



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- _____ Exhibit H: The names and addresses of all surface property owners of the project site and within 1320' of the boundaries of the property proposed to be physically disturbed, except for transmission line or pipeline projects, for which the names and addresses of all surface property owners for 500 feet on either side of the centerline of the proposed alignment shall be provided.

- _____ Exhibit I: The planned access to the project site and the means the applicant intends to use to obtain a legal right to utilize such access, including copies of any access or right-of-way agreements entered into by the date of the application for such access.

- _____ Exhibit J: The names and addresses of persons or entities with an interest in any real property proposed to be physically disturbed or crossed by the activity or development which is the subject of the application.

- _____ Exhibit K: The names and addresses of mineral interest holders with an interest in any real property proposed to be physically disturbed or crossed by the activity or development.

- _____ Exhibit L: Summarization of major natural and socio-economic environment constraints as they affect the site selection and construction of the facility as proposed.

- _____ Exhibit M: Summarization of the effects of the proposed site selection and construction upon the natural and socio-economic environment of the impact area. Included should be an analysis of impacts upon agricultural productivity and agricultural resources and upon vested water rights.

- _____ Exhibit N: Analysis of the long-term effects of the proposed site selection and construction upon the physical and socio economic development of the impact area.

- _____ Exhibit O: Right to Farm Policy / Notice.

- _____ Exhibit P: Additional information as required by staff and as listed "Guidelines and Regulations for Areas and Activities of State Interest, Morgan County"
 - _____ P1: _____
 - _____ P2: _____
 - _____ P3: _____
 - _____ P4: _____

- _____ Exhibit Q: Non-refundable application fee of \$800.00, plus any additional deposits as required by staff.



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MORGAN COUNTY RIGHT TO FARM POLICY / NOTICE

Morgan County is one of the most productive agricultural counties in Colorado. Ranching, farming, animal feeding, and all other manner of agricultural activities and operations in Morgan County are integral and necessary elements of the continued vitality of the county's economy, culture, landscape and lifestyle. Morgan County specifically recognizes the importance of agricultural operations as necessary and worthy of recognition and protection.

Landowners, residents and visitors must be prepared to accept as normal the effects of agriculture and rural living. These may include noise from tractors, equipment, and aerial spraying sometimes at night or in the early morning; dust from animal pens, field work, harvesting, and gravel roads; odor from animal confinement operations, silage and manure; smoke from ditch burning; flies and mosquitoes; the use of pesticides and fertilizers, including aerial spraying; and movement of livestock or machinery on public roads. Under the provisions of the State of Colorado's "Right to Farm" law (Section 35-3.5-101 and following, C.R.S.), all normal and non-negligent agricultural operations may not be considered nuisances.

Also public services in a rural area are not at the same level as in an urban or suburban setting. Road maintenance may be at a lower level, mail delivery may not be as frequent, utility services may be nonexistent or subject to interruption, law enforcement, fire protection and ambulance service will have considerably longer response times, snow may not be removed from county roads for several days after a major snow storm. First priority for snow removal is that school bus routes are normally cleared first.

Children are exposed to different hazards in a rural setting than they are in an urban or suburban area. Farm and oilfield equipment, ponds, and irrigation ditches, electrical service to pumps and oil field operations, high speed traffic, noxious weeds, livestock, and territorial farm dogs may present real threats to children. It is necessary that children's activities be properly supervised for both the protection of the children and protection of the farmer's livelihood.

All rural residents and property owners are encouraged to learn about their rights and responsibilities and to act as good neighbors and citizens of Morgan County. This includes but is not limited to obligations under Colorado State law and Morgan County Zoning Regulations regarding maintenance of fences, controlling weeds, keeping livestock and pets under control. There may be provisions of which you are unaware. For example, because Colorado is a Fence Law State, owners of property may be required to fence livestock out.

Information regarding these topics may be obtained from the Colorado State University Cooperative Extension Office, the County Planning and Zoning Department, and the County Attorney.

RECEIPT AND STATEMENT OF UNDERSTANDING

I hereby certify that I have received, read, and understood the Morgan County Statement of Policy and Notice regarding Right to Farm.

I further state that I am aware that the conditions of living in an unincorporated area are different than living in a town or city and that the responsibilities of rural residents are different from urban or suburban residents. I understand that under Colorado law that a pre-existing, non-negligent agricultural operation may not be considered a public or private nuisance.

To Be Signed by Landowner

Signature	Date

Printed Name	

Address	
