

Clear Creek County Zoning Regulations: Section 26

SECTION 26. ROAD VACATIONS

A. PURPOSE

To provide a means by which former roadways, or portions thereof, are zoned or rezoned in an orderly and consistent manner with the land they vest in.

B. DEFINITIONS

ROADWAY: Includes any platted or designated public street, alley, lane, parkway, avenue, road, or other public way, whether or not it has been used as such.

C. PROCESS

The process to vacate a roadway, or any portion thereof, is as defined in Part 3 of Article 2 of Title 43 C.R.S., as amended.

D. ZONING DESIGNATION OF THE VACATED ROADWAY

Any roadway, or any portion thereof, vacated by the Board of County Commissioners shall acquire the zoning of the land to which it adjoins. Any roadway, or any portion thereof, vacated prior to the date of adoption of these Regulations shall be deemed zoned the same as the land to which it adjoined, as of the date of the adoption of these Regulations.

E. EFFECTIVE DATE OF ZONING

The zoning becomes effective as of the date of recording of the Board of County Commissioner's Resolution approving the vacation of the roadway. Any previously approved Road Vacation is hereby deemed zoned the same as the land to which it adjoined, as of the date of the adoption of these Regulations.

F. PAYMENT OF COSTS

The applicant requesting a Road Vacation shall pay the appropriate fee, as adopted by the Board of County Commissioners.

G. OTHER PROVISIONS UNAFFECTED

Approval of a Road Vacation shall not constitute an exemption from or waiver of any other provisions of these Regulations pertaining to the development and use of property.