



## Board Summary Report

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**File #:** 26-165

**Agenda Date:** 3/31/2026

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**To:** Board of County Commissioners

**Through:** Ceila Rethamel, Acting Director, Public Works & Development

**Prepared By:**  
Kat Hammer, Senior Planner, Public Works and Development

**Subject:**  
VAC25-005 Sky Ranch Public Use Easement Vacation

**Purpose and Request:**

The applicant and owner, Charter Development Company LLC, is seeking approval to vacate a portion of a public use easement within the Sky Ranch Development near the intersection of East 10<sup>th</sup> Avenue and North Carrie Street. The easement was originally dedicated as part of Sky Ranch Academy Subdivision Exemption Plat (Reception No. E2018387).

**Alignment with Strategic Plan:** Good Governance - Plan for future service, infrastructure, and fiscal needs.

**Background and Discussion:**

The original public use easement dedication was intended for the meandering sidewalk adjacent to North Carrie Street. As part of the construction of the roundabout located at East 10<sup>th</sup> Avenue and North Carrie Street, a portion of the sidewalk will be relocated. Therefore, a portion of the existing public use easement is no longer needed. A new public use easement was approved by the Board of County Commissioners on November 18, 2025 (Reception No. E5084151).

The proposed easement vacation meets the criteria for approval as per Code Section 5-6.7; namely: The vacation is in accordance with any original conditions of approval for the subject parcel's final plat, preliminary development plan, final development plan, general development plan, specific development plan, or other applicable documents; and, the vacation is in keeping with the spirit and intent of Section 4-2.4, Land Division Standards (subsection c is not applicable as this is not a roadway vacation). Specifically, the previous dedication of an alternative public use easement ensures continuing public pedestrian access along previously approved street designs. That easement dedication provides for adequate, safe, and efficient public improvements, meeting the spirit and intent of Section 4-2.4.A.2.c.

**Alternatives:** The Board of County Commissioners has alternatives that include the following:

1. Approve the easement vacation.
2. Deny the easement vacation.

3. Continue to a date certain to obtain additional information.

**Fiscal Impact:** This application does not appear to fiscally impact the County.

**Alignment with Strategic Implementation Strategies:** This proposal is a quasi-judicial application and is evaluated against criteria in the Land Development Code.

**Concurrence:** The Public Works and Development Planning and Engineering Services Divisions have reviewed the application and is recommending approval of this case.