

**NOTICE OF ADMINISTRATIVE REVIEW
MORGAN COUNTY PLANNING AND ZONING DEPARTMENT**

Notice is hereby given that on **October 2, 2025**, the Morgan County Planning and Zoning Administrator will conduct an administrative review on the following proposed **Land Use Application**:

- 1. Applicant and Landowner:** Ranches Inc. and Brian Downing
Legal Description: Located in the E½ of the NW¼ of Section 21, Township 3 North, Range 57 West of the 6th P.M., Morgan County, Colorado aka 20264 County Road P, Fort Morgan, CO 80701.
Request: An Exemption from Subdivision to create a 3.05-acre parcel of land from 179.14-acres.

Documents pertaining to the above identified matters are on file in the Planning Administrator's Office, 231 Ensign St., Fort Morgan, Colorado and may be inspected during office hours.

All comments regarding the above applications must be submitted no later than 4 p.m. on October 1, 2025 to the Planning and Zoning Department. Electronic comments may be submitted to permits_licensing@co.morgan.co.us . Comments received after this deadline may not be considered.

IF YOU HAVE ANY QUESTIONS REGARDING THIS APPLICATION, PLEASE CONTACT THE PLANNING OFFICES AT 970-542-3526.

Nicole Hay

Nicole Hay
Morgan County Planning Administrator

Posted to website: September 18, 2025