



2020/2021 REMINDERS & INFORMATION

COVID 19

- The Land Use Office is open by appointment only.
- One person at a time.
- Masks are required.
- Cleaning & Sanitation procedures are in place.

Land Use Webpage- www.conejoscounty.org

Conejos County Website contains a lot of helpful information for landowners and the general public. See the Land Use Department page for information and applications. All applications must be downloaded to be electronically filled in and submitted to our office. Call our office if you need help. See Public Notices, Resource Documents such as the Land Use Code. Links include the SLV E911 Authority, the Division of Water Resources, State DORA for Electrical, Gas & Plumbing Permits, State Septic Regulations and Wildfire Risks to Communities.

Mobile Home Installers Program (MHIP)

Any mobile home being installed anywhere in Conejos County must be installed and inspected per State Regulations.

Special Use Permits

Permits are required for any type of business conducted on your property. Short-term overnight lodging, beauty shops, auto repair shops, etc.

Reverse E911 Registration

Emergency alerts are managed by the SLV E911 Authority. You can register online at www.slve911.org or call 719-480-8469 for assistance.

Post your Reflective Address Sign so it is visible from a public road. Signs for sale at the Land Use Office.

Post Construction fees (double) are charged if you build or start building without a permit.

Inspections required—please give the inspector 24 hours notice

7 Steps to Developing Vacant Land

1: Legal Access—Make sure you have proof that you have legal access from a public road.

2: Physical Address—Apply for a physical address; contact the Land Use Office.

3: Soil Evaluation—Evaluate your soil to determine what is needed to build structures and place a septic system.

4: Well Permit—You must have a legal water supply in order to dwell/occupy your property.

5: Building Permits—get your permits at the Land Use Office for anything you are building on your property.

6: Electrical, gas & plumbing permits:

These are State permits. Get more information and apply online.

7: Septic System—An Onsite Wastewater Treatment System (OWTS) is required in order to dwell on your property.

If you don't know—ask! - We are here to help you.

What is New in 2021

New Building Code—The Land Use Staff will continue working on adopting the 2018 IRC Building Code. Watch the newspaper and County website for public notices.

New Junk and Rubbish Regulations—We have received numerous complaints from neighbors about the Junk & Rubbish problems in Conejos County. We will be modifying the current regulations. Call the Land Use Office if you would like to serve on a Task Force/Committee to help with the amendment of County Junk and Rubbish Regulations.

New Recreational Vehicle (RV) Use Regulations—Living in an RV is not allowed in Conejos County. Camping is not allowed in a Residential Zone District. We are amending our regulations to clarify and establish guidelines for permits to allow for the use of RV's.