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September 26, 2017

**RE: Importance of Ranching in Larimer County and the State of Colorado.**

Dear Commissioners and Mr. Helmick,

As has been communicated to you previously, the D-Dart Ranch has been part of Colorado's cattle industry for 77 years. This property borders the proposed WOLF II site and thus, will have a significant, negative impact on four families' ability to provide a living, should their application be approved. The manner in which they raise and herd their cattle and the devastating consequences of introducing a significant number of wolf hybrids onto the adjacent property has been explained to you in detail, in preceding letters.

Approving the WOLF II Special Review Application would be in direct violation of Larimer County's "Right to Farm and Ranch Policy". This resolution was adopted by the Board of County Commissioners in September of 1998 in order to protect the viability of agriculture. It was resolved by the Board of County Commissioners of Larimer County that:

**“Ranching, farming, and all manner of agricultural activities and operations within and throughout Larimer County are integral elements of and necessary for the continued vitality of the County’s history, economy, landscape, open space, lifestyle, and culture. Given their importance to Larimer County, Northern Colorado, and the State, agricultural lands and operations are worthy of recognition and protection.”**

The Board of County Commissioners deemed it necessary to establish these policies because, “... the changing nature of land use and demography in particular parts of, and throughout,

Larimer County have increased the incidence of conflicts between agricultural operators and visitors to and residents of rural Larimer county, and have begun to threaten the economic viability of agricultural operations”.

Within the “Right to Farm and Ranch Policy” the board resolves that it shall attempt and aspire to, “(a) conserve, enhance, and encourage ranching, farming, and all manner of agricultural activities and operations within and throughout Larimer County where appropriate; (b) minimize potential conflicts between agricultural and nonagricultural users of land in the County.”

WOLF II is a nonagricultural, tourist based operation which threatens the existence of a sustainable cattle ranch. The D-Dart Ranch is appropriately located and it is the duty of the Board of County Commissioners to protect its ranching heritage. To approve the relocation of WOLF into the immediate area would be a breach of the promises made to the citizens of Larimer County to preserve this historical and essential way of life.

C.R.S. 35-3.5101 states, “It is the declared policy of the state of Colorado to conserve, protect, and encourage the development and improvement of its agricultural land for the production of food and other agricultural products.”

The Larimer County Board of Commissioners has been elected to represent the citizens of our County and, thereby, has the power to sustain the state of Colorado’s declaration to conserve, protect, and encourage agricultural enterprises. With that power, comes the absolute responsibility to support, encourage, and promote those policies and land-use decisions which protect the cattle industry; its grazing lands and herds.

The ranching and farming communities, as well as, the citizens of Larimer County and the state of Colorado, look forward to your reinforcement of these valued principles, in your decision regarding and denial of WOLF’s Special Review Application.

Sincerely,



Robert W. Phillips, Jr.  
Attorney-at-Law  
Founding Partner

cc: Client File