



View over the Flying Horse Ranch Property, Lynx Pass

Conservation Success atop Lynx Pass

Routt County, Colo. (November 2, 2021) –According to a Market Analysis Report produced by Land Title Guarantee Company, Routt County experienced a 48.5% increase in gross volume of real estate sales from 2019 to 2020. This demand has placed significant pressure on development and caused an unprecedented increase in real estate value, challenging the economic viability of our largest and most rooted industries and placing never before seen development pressure on our agricultural lands and open space.

Although the Dequine Family came to the Colorado Cattlemen’s Agricultural Land Trust (CCALT) long before the northwest Colorado real estate markets felt the impact of the COVID-19 pandemic, the recent trends make the conservation of the 321-acre Flying Horse Ranch all the sweeter.

The Flying Horse Ranch sits along the western edge of the Routt National Forest south of Stagecoach State Park and has been in the Dequine Family since 1967. Over the years the property has supported hunting, fishing, sheep, cattle, horse events, and hay production. If you were lucky, you may have attended the Kids Cavalry riding camp hosted each summer on the Ranch. Kids Cavalry was an all-girls riding camp where campers spent their days riding through the National Forest and camped in teepees alongside the property’s 7.5-acre pond. Today, the Flying Horse Ranch supports the production of high-quality horse hay, a small flock of sheep, and board for the neighborhood’s horses. The sheep raised on the Property are processed locally for the Antlers restaurant in Yampa, CO which is owned by members of the third generation of the Dequine Family.

“Its difficult for me to describe just how much this conservation project means to me. I spent 2 weeks each summer at the Kids Cavalry riding camp, and Lou Dequine and his late wife Lydia, are responsible for the creation of many of my fondest childhood memories. The completion of the Flying Horse Ranch conservation easement provided me with the rewarding opportunity to not only protect an ecologically significant property, but to also protect a place and thank a family that played an impactful role in my formative years”, said Amber Pougiales, Assistant Director of External Relations and Conservation Manager, on the experience of seeing this transaction through.

Not only does conservation of the Flying Horse Ranch hold agricultural and recreational value but will maintain area wildlife habitat and natural resource health. Privately owned agricultural lands play a critical role in landscape scale conservation by creating buffer zones to open space, protecting wildlife corridors, and supporting critical wildlife habitat. The various ecotypes and riparian areas that exist on the Property provide significant natural habitat for a wide range of wildlife species. Morrison, Silver, and Bushy Creek converge on the property and flow north

from for approximately four miles before meeting the Yampa River just below the dam of Stagecoach Reservoir. The success of this project means that a key and cherished Routt County landscape will remain undeveloped and open for generations to come.

The conservation easement transaction was made possible by Routt County's Purchase of Development Rights Program, which contributed \$450,000 towards the easement acquisition and an additional \$30,000 for transaction costs. With the Flying Horse Ranch now protected, CCALT now holds 68,481 acres in conservation easement in Routt County.

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About The Colorado Cattlemen's Agricultural Land Trust - [Colorado Cattlemen's Agricultural Land Trust](#) (CCALT) is a nonprofit land conservation organization whose mission is to "...conserve Colorado's western heritage and working landscapes for the benefit of future generations."

About the Routt County PDR Program

To date, [PDR](#) has completed conservation projects totaling more than 60,000 acres in Routt County. For more information, please contact Kendra Alfieri at Routt County, 970-879-0108.