

RESOLUTION NO. PC2020-07

A RESOLUTION RECOMMENDING APPROVAL OF A FINAL PLAT FOR THE MARKET STREET BUSINESS CENTER SUBDIVISION

WHEREAS, by Resolution No. 2019-58 adopted on November 18, 2019, the Board of Trustees approved with conditions preliminary and final plats for the Market Street Business Park Subdivision, which plat was not recorded; and

WHEREAS, there has been submitted to the Planning and Zoning Commission of the Town of Keenesburg a request for approval of a revised final plat for Market Street Business Park Subdivision, which is now known as the Market Street Business Center Subdivision; and

WHEREAS, all materials related to the application have been reviewed by Town Staff and found with conditions to be in compliance with Town of Keenesburg subdivision and zoning ordinances and related Town ordinances, regulations, and policies; and

WHEREAS, after a duly-noticed public hearing, at which evidence and testimony were entered into the record, the Planning and Zoning Commission finds the revised plat to be in compliance with Town of Keenesburg subdivision and zoning ordinances and related Town ordinances, regulations, and policies and should therefore be approved, subject to those conditions set forth herein.

NOW, THEREFORE, BE IT RESOLVED BY THE PLANNING COMMISSION OF THE TOWN OF KEENESBURG, COLORADO:

Section 1. The Planning and Zoning Commission hereby recommends approval of the final plat for the Market Street Business Center Subdivision, subject to the following conditions, all of which conditions shall be met prior to recording.

1. Provide a current title commitment and revise the plat to include a lienholder consent if determined necessary by the Town.
2. A pdf of the final plat shall be sent to staff for review and approval prior to submitting the signed mylar.
3. Prior to finalizing the Subdivision Improvements Agreement the applicant shall adequately address any redlines provided by the Town Engineer for construction documents.

PASSED AND ADOPTED this 9th day of July, 2020.

John Howell, Chair

ATTEST:

Teri Smith, Secretary

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