

RESOLUTION NO. PC2020-11

A RESOLUTION RECOMMENDING APPROVAL OF AN INITIAL ZONING AND SKETCH PLAN REQUEST FOR PROPERTY TO BE ANNEXED TO THE TOWN AND KNOWN AS THE KAUFFMAN ANNEXATION NO. 4 TO THE TOWN OF KEENESBURG

WHEREAS, there has been submitted to the Planning Commission of the Town of Keenesburg a request for approval of initial zoning and site plan for property to be annexed to the Town and known as the Kauffman Annexation No. 4 to the Town of Keenesburg; and

WHEREAS, all materials related to the proposed initial zoning and sketch plan request have been reviewed by Town Staff and found with conditions to be in compliance with Town of Keenesburg 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 Commission finds the initial zoning request, to zone the property Light Industrial (LI), and sketch plan should be approved.

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

Section 1. The Planning Commission hereby recommends approval of the proposed initial zoning of Light Industrial (LI) and sketch plan for the property annexed to the Town and known as the Kauffman Annexation No. 4 to the Town of Keenesburg, subject to the following conditions:

1. Prior to review of the sketch plan by the Board the applicant shall adequately address the referral comments from the Town Engineer, Public Works Director, and the Fire District.
2. Address redlines provided by Town Attorney and any other staff members.
3. Provide a pdf of the final drawing documents prior to printing on mylars for review and approval.
4. As part of the preliminary plat submittal the applicant shall address the adopted design standards that pertain to this development. This includes but is not limited to landscaping, lighting, and signage for the proposed development.

INTRODUCED, READ, and ADOPTED this 3rd day of September, 2020.

TOWN OF KEENESBURG, COLORADO
PLANNING COMMISSION

John Howell, Chair

ATTEST:

Teri Smith, Secretary