

**RESOLUTION NO. PC2020-12**

**A RESOLUTION RECOMMENDING APPROVAL OF AN AMENDMENT  
TO THE LOT DIVERSITY REQUIREMENTS IN THE TOWN OF  
KEENESBURG DESIGN STANDARDS**

**WHEREAS**, by Resolution No. 2020-44 adopted on August 17, 2020, the Board of Trustees of the Town of Keenesburg adopted the Town of Keenesburg Design Standards; and

**WHEREAS**, an amendment to the Lot Diversity requirement has been proposed, to increase the size of projects that must provide two (2) or three (3) lot diversity types; and

**WHEREAS**, the Planning Commission finds that the proposed amendment to the Design Standards should be adopted as set forth in this this Resolution.

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

**Section 1.** The Planning Commission hereby recommends the Board of Trustees adopt the following amendment to Section VII.9.1.a.a of the Town of Keenesburg Design Standards (words to be deleted ~~stricken~~; words to be added underlined):

**VII. Lots and blocks**

**9. Lot diversity**

1. Mix of Housing. A mix of permitted housing types and residential use types shall be included in any individual development plan, to the maximum extent reasonably feasible. In order to promote such variety, the following minimum standards shall be met:

a. Single Family Housing, R1:

a. A minimum of two (2) lot diversity types, shall be required on any project development plan containing ~~ten~~ thirty (~~10~~ 30) acres or more, including such plans that are part of a phased overall development; a minimum of three (3) lot diversity types, shall be required on any project development plan containing ~~thirty~~ fifty (~~30~~ 50) acres or more; ~~and a minimum of five (5) lot diversity types, shall be required on any project development plan containing (50) acres or more.~~

**.INTRODUCED, READ, and ADOPTED** this 1<sup>st</sup> day of October, 2020.

PLANNING COMMISSION  
TOWN OF KEENESBURG, COLORADO

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John Howell, Chairperson

ATTEST:

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Teri Smith, Secretary