TOWN OF TIMNATH, COLORADO
RESOLUTION NO. 54, SERIES 2017

A RESOLUTION APPROVING A COMPREHENSIVE PLAN AMENDMENT FOR THE RANCHVIEW ESTATES SUBDIVISION LOCATED SOUTH OF BUSS GROVE AND WEST OF HARMONY SUBDIVISION TO MAKE MODIFICATIONS TO THE FUTURE LAND USE MAP FROM VERY LOW DENSITY RESIDENTIAL TO LOW DENSITY RESIDENTIAL

WHEREAS, the Town Council of the Town of Timnath (“Town”) pursuant to C.R.S. § 31-15-103, has the power to pass resolutions; and

WHEREAS, the Town of Timnath, Colorado, acting through its Planning Commission and Town Council is empowered pursuant to C.R.S. § 31-23-201, et seq., to make and adopt a comprehensive plan; and

WHEREAS, public notice has been posted that the Planning Commission will be considering the Comprehensive Plan Amendment at a Public Hearing at the September 5, 2017 meeting; and

WHEREAS, the Planning Commission of the Town of Timnath has conducted a public hearing on September 5, 2017 and has recommended approval of the Comprehensive Plan Amendment to the Town Council by passing vote of 5-0; and

WHEREAS, public notice has been posted that the Town Council of the Town of Timnath will be considering the Comprehensive Plan Amendment at a Public Hearing at the September 6, 2017 meeting; and

WHEREAS, the Town Council of the Town of Timnath has determined it is in the best interest of the citizens and the Town of Timnath to amend the Future Land Use Map within the Town’s adopted Comprehensive Plan.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF TIMNATH, COLORADO as follows:

Section 1. Approval
The Comprehensive Plan Amendment is hereby approved in substantially the form as attached hereto Exhibit A, subject to technical or otherwise non-substantive modifications, as deemed necessary by the Town Manager in consultation with the Town Planner, Engineer, Legal Counsel, and other applicable staff or consultants.
INTRODUCED, MOVED, AND ADOPTED BY THE TOWN COUNCIL OF THE TOWN OF TIMNATH, ON SEPTEMBER 6, 2017.

TOWN OF TIMNATH, COLORADO

Jill Grossman-Belisle, Mayor

ATTEST:

Milissa Peters, CMC
Town Clerk
EXHIBIT A

Amended Future Land Use Plan Map
North Timnath Farms / McMorris Property - COMPREHENSIVE PLAN AMENDMENT

TWO TRACTS OF LAND LOCATED IN NE1/4 OF SECTION 35, TOWNSHIP 7 NORTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN; TOWN OF TIMNATH, COUNTY OF LARIMER, STATE OF COLORADO

Existing

Proposed

LEGAL DESCRIPTIONS

A PARCEL OF LAND LOCATED IN THE NORTHWEST QUARTER OF SECTION 35, TOWNSHIP 7 NORTH, RANGE 68 WEST OF THE SIXTH PRINCIPAL MERIDIAN; TOWN OF TIMNATH, COUNTY OF LARIMER, STATE OF COLORADO, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMPREHENSIVE PLAN - FUTURE LAND USE MAP - EXISTING (ENLARGED)

ENLARGED AREA

COMPREHENSIVE PLAN - FUTURE LAND USE MAP - PROPOSED AMENDMENT (ENLARGED)

PLANNING COMMISSION CERTIFICATE

APPROVED THIS 17TH DAY OF ___________ BY THE TOWN PLANNING COMMISSION.

CHAIRPERSON: ____________________________

TOWN COUNCIL CERTIFICATE

APPROVED THIS ____________ DAY OF ___________ BY THE TOWN COUNCIL.

MAYOR: ____________________________

TOWN CLERK: ____________________________