# TOWN OF TIMNATH, COLORADO RESOLUTION NO. 12, SERIES 2023

### A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF TIMNATH APPROVING TOWN COUNCIL WAIVERS TO THE RAINTREE ANIMAL HOSPITAL SITE PLAN, GENERALLY LOCATED NORTH OF HARMONY ROAD AND EAST OF SIGNAL TREE DRIVE

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 (the "Developer") has submitted a Waiver Request for The Timnath Police Station Site Plan, more particularly described in Exhibit A (legal description) and Exhibit B (Requested Waivers) and attached hereto and incorporated herein by this reference (the "Property"); and

WHEREAS, a hearing with the Town Council was held on February 14, 2023 and upon hearing the statements of staff, the applicant(s) and giving consideration to the recommendations, the Town Council determines as provided below.

BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF TIMNATH, COLORADO:

#### Section 1. Approval

The Waivers are hereby approved in substantially the form as attached hereto, 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 with the following condition:

INTRODUCED, MOVED, AND ADOPTED BY THE TOWN COUNCIL OF THE TOWN OF TIMNATH, ON FEBRUARY 14, 2023

TOWN OF TIMNATH, COLORADO

Mark J. Soukup, Mayor

ATTEST:

Milissa Garcia-Peters, CMC

Town Clerk

# **EXHIBIT A**

# Legal Description of Property Proposed for the Site Plan

LOT 4, TIMNATH LANDING FILING NO. 5

### **EXHIBIT B**

# **Requested Waivers**

5.3.5.1.F. Fences, Walls, and Hedges - Height

No more than 6 feet high for the rear property line, or the side yard to the front building face of the building.

SITE PLAN APPLICATION

## **JATIGEE AUIMAL HOSPITAL**

ANIMAL ARTS

ANIMAL ARTS

5000 E. HARMONY RD TIMNATH, COLORADO

RAINTREE ANIMAL HOSPITAL



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