

**TOWN OF TIMNATH, COLORADO
RESOLUTION NO. 29, SERIES 2023**

**A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF TIMNATH
APPROVING THE HARMONY SUBDIVISION 7TH FILING FINAL PLAT,
GENERALLY LOCATED EAST OF CLUB DRIVE AND NORTH OF HARMONY
ROAD.**

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, Paragon Investment, LLC (the “Developer”) has submitted a Final Plat for the Harmony Subdivision, more particularly described in Exhibit A (legal description) and Exhibit B (Final Plat) and attached hereto and incorporated herein by this reference (the “Property”); and

WHEREAS, a properly noticed public hearing was held on March 21, 2023, and the above described Final Plat was recommended for approval to the Town Council by the Town of Timnath Planning Commission by unanimous (4-0) vote; and

WHEREAS, a properly noticed public hearing with the Town Council was held on April 11, 2023 and upon hearing the statements of staff, the applicant(s), the public, and giving consideration to the recommendations from Planning Commission, the Town Council determines as provided below.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF TIMNATH, COLORADO AS FOLLOW:

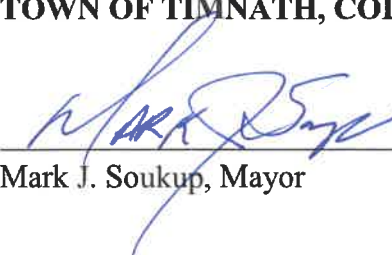
Section 1. Approval

The Final Plat is 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.

INTRODUCED, MOVED, AND ADOPTED BY THE TOWN COUNCIL OF THE TOWN OF TIMNATH, ON APRIL 11, 2023.

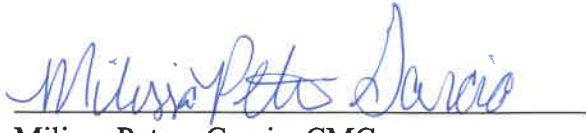
TOWN OF TIMNATH, COLORADO





Mark J. Soukup, Mayor

ATTEST:



Milissa Peters-Garcia, CMC

Town Clerk

EXHIBIT A

Legal Description of Property Proposed for Final Plat

SECTION 36, TOWNSHIP 7 NORTH, RANGE 68 WEST, 6TH P.M.

SAID DESCRIBED TRACT CONTAINS 642.93 ACRES (28,005,993 SQUARE FEET), MORE OR LESS AND IS SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY NOW ON RECORD OR EXISTING.

EXHIBIT B

Final Plat

[attached]

