

RESOLUTION NO: 2008-32
A RESOLUTION OF THE PLANNING COMMISSION
OF THE TOWN OF EDGEWOOD
TO APPROVE FINAL PLAT OF PHASE ONE
PUEBLO ARTESANOS SU-2007-10

WHEREAS, Mark Jensen and Jim Ulrich, are requesting final plat for phase one of Pueblo Artesanos; and

WHEREAS, the Town council has asked the Commission to reconsider the standing of Rory road public vs. private standing based upon an erroneous interpretation.

WHEREAS, a public hearing was conducted by the Planning Commission on April 7, 2008 to consider the facts as presented by the homeowners of Rory road, neighboring property owners and the developers of Pueblo Artesanos; and

WHEREAS, based upon the facts and an analysis presented in public testimony received and subject to the conditions of approval listed below, the Planning Commission makes the following findings:

- a. The homeowners of Rory road have an easement for the benefit and burden of all owners of Tracts 3-A thru E of Lands of Hill; and
- b. The easement is a non-exclusive easement serving all property known as Tracts 3-A thru E Lands of Hill.

NOW, THEREFORE, BE IT RESOLVED, that the Planning Commission of the Town of Edgewood does hereby approve Pueblo Artesanos Phase One SU-2007-10 subject to the following conditions:

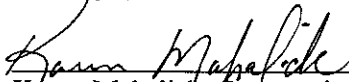
1. Prior to recordation of the Final Subdivision Map Rory road shall be brought into compliance with the Subdivision Ordinance 2005-14 requiring paving for over 59 lots served by a road.
2. SU-2007-10 shall comply with all conditions of approval in the findings approved on November 5, 2007, Final plat of SU-2007-10.

PASSED AND ADOPTED THIS 21st day of April 2008, by the following roll call vote:

AYES: *Wilhite, Schaber, Fulwider*
NOES:
ABSENT:
ABSTAIN:


Vice-Chair Gary Chemistruck

ATTEST:


Karen Mahalick, Community Planning & Development Manager