

**TOWN OF JOHNSTOWN, COLORADO
RESOLUTION NO. 2023-36**

APPROVING THE PRELIMINARY/FINAL PLAT AND FINAL DEVELOPMENT PLAN FOR THE ROW TOWNHOMES AT 2534 SUBDIVISION, REPLAT OF LOT 3, BLOCK 1, 2534 FILING NO. 2, SITUATED IN THE NORTHEAST QUARTER OF SECTION 14, TOWNSHIP 45 NORTH, RANGE 68 WEST OF THE 6TH P.M., TOWN OF JOHNSTOWN, COUNTY OF LARIMER, STATE OF COLORADO, CONSISTING OF APPROXIMATELY 2.084 ACRES

WHEREAS, the Town of Johnstown, Colorado (“Town”) is a Colorado home rule municipality, duly organized and existing under the laws of the State of Colorado and the Town’s Home Rule Charter; and

WHEREAS, the Town Council is vested with authority to administer the affairs of the Town; and

WHEREAS, MNC Holdings, LLC, a Colorado limited liability company, submitted an application to the Town for approval of a Final Plat and Final Development Plan for The Row Townhomes at 2534 Subdivision, Being a Replat of Lot 3, Block 1 of 2534 Filing No. 2, located in the Northeast Quarter of Section 14, Township 5 North, Range 68 West of the 6th P.M., Town of Johnstown, County of Larimer, State of Colorado, and consisting of approximately 2.084 acres; and

WHEREAS, on July 26, 2023, the Planning and Zoning Commission held a hearing, reviewed the request and recommended that the Town Council approve the Final Plat and Final Development Plan; and

WHEREAS, on August 21, 2023, the Town Council held a public hearing concerning approval of the Final Plat and Final Development Plan and, after considering the Planning and Zoning Commission’s recommendation, reviewing the file and conducting such hearing, found that the Final Plat and Final Development Plan for The Row Townhomes at 2534 Subdivision are consistent with the Town’s Comprehensive Plan and meet the requirements contained in the Johnstown Municipal Code and the Town’s regulations; and

WHEREAS, based on the foregoing, the Town Council desires to approve the Final Plat and Final Development Plan for The Row Townhomes at 2534 Subdivision.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF JOHNSTOWN, COLORADO, THAT:

Section 1. Final Plat Approval: The Final Plat for The Row Townhomes at 2534 Subdivision, Being a Replat of Lot 2 Block 2, Block 4 and Outlot C of Mountain View West Subdivision Replat Amendment No. 1 and Tract A Block 3, 1st Replat of Block 1 Mountain View West Subdivision Replat, located in the Northeast Quarter of Section 14, Township 5 North, Range 68 West of the 6th P.M., Town of Johnstown, County of Larimer, State of Colorado, and consisting

of approximately 2.084 acres, attached hereto and incorporated herein by reference at Exhibit A, is hereby approved.

Section 2. Final Development Plan Approval: The Final Development Plan for The Row Townhomes at 2534 Subdivision, attached hereto and incorporated herein by reference at Exhibit B, is hereby approved.

Section 3. Recording: The Town Clerk is hereby directed to obtain the appropriate signatures for the Final Plat and thereafter record the Final Plat at the office of the Larimer County Clerk and Recorder.

PASSED, SIGNED, APPROVED, AND ADOPTED THIS ____ day of August, 2023.

ATTEST:

TOWN OF JOHNSTOWN, COLORADO

By: _____
Hannah Hill, Town Clerk

By: _____
Troy D. Mellon, Mayor