



Town of Johnstown

TOWN COUNCIL AGENDA COMMUNICATIONS

AGENDA DATE:	June 06, 2022
SUBJECT:	Subdivision Development and Improvement Agreement – Purvis Farm, 6037 Johnstown, LLC.
ACTION PROPOSED:	Consideration and Approval of the Subdivision Development and Improvement Agreement – Purvis Farm, 6037 Johnstown, LLC.
ATTACHMENTS:	1. Subdivision Development and Improvement Agreement with Exhibits
PRESENTED BY:	Kim Meyer, Planning & Development Director

AGENDA ITEM DESCRIPTION:

6037 Johnstown, LLC, has requested Final Subdivision Plat and Final Development Plan for a development called Purvis Farm, encompassing ± 110 acres located on the northeast corner of Colorado Blvd. and State Highway 60.

The proposed agreement is based upon the Town's standard agreement and requires payment of required fees and taxes, and construction of all improvements in accordance with Town-approved development plans and construction plans.

Exhibit B-3 – Special Provisions includes the following obligations of the Developer:

- Full-width improvements and reconstruction of Colorado Blvd. adjacent to the project's frontage, for which the Town will reimburse for costs related to the west half of that roadway, which would not typically be the Developer's responsibility.
- \$100,000 cash-in-lieu for the future intersection improvements at Colorado Blvd. and Hwy 60.
- Connecting sidewalk (interim design, minimum) along Hwy 60, to complete the walk to Colorado Blvd.
- \$260,000 pro rata participation in extension of the Town's sanitary sewer interceptor from CR 50, south to the property.

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- Provision of a utility easement to the Town near CR 46.5 (Johnstown Farms area) to facilitate construction of the sanitary sewer interceptor. Town will pay \$2493 for this easement.
- Final plan approvals from CDOT and the ditch/lateral company

Staff recommends approval of the agreement to facilitate the appropriate construction of and obligations for the Development.

LEGAL ADVICE:

The agreement was prepared by the Town Attorney.

FINANCIAL ADVICE :

N/A

RECOMMENDED ACTION:

Approve the Subdivision Development and Improvement Agreement for Purvis Farm, 6037 Johnstown, LLC

SUGGESTED MOTIONS:

For Approval

I move to approve the Subdivision Development and Improvement Agreement for Purvis Farm.

For Denial

I move to deny the Subdivision Development and Improvement Agreement for Purvis Farm.

Reviewed and Approved for Presentation,



Town Manager

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