

TOWN OF JOHNSTOWN, COLORADO
RESOLUTION NO. 2024-46

APPROVING THE FINAL PLAT AND FINAL DEVELOPMENT PLAN FOR THE PODTBURG SUBDIVISION FILING 1, BEING A REPLAT OF TRACT D-1, NORTHMOOR ACRES SECOND FILING AND LOTS A & B, RECORDED EXEMPTION NO. 1061-24-1 RECX19-0051 AND THE NORTH HALF OF THE NORTHWEST QUARTER AND THE EAST HALF OF SECTION 24, TOWNSHIP 4 NORTH, RANGE 68 WEST OF THE 6TH P.M. AND PART OF SOUTHEAST QUARTER OF SECTION 13, TOWNSHIP 4 NORTH, RANGE 68 WEST OF THE 6TH P.M., TOWN OF JOHNSTOWN, COUNTY OF WELD, STATE OF COLORADO, CONSISTING OF APPROXIMATELY 448.922 ACRES

WHEREAS, the Town of Johnstown, Colorado (the “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, Town Council is vested with authority to administer the affairs of the Town; and

WHEREAS, Podtburg Dairy Limited Partnership, LLLP, a Colorado limited liability limited partnership, submitted an application to the Town for approval of a Final Plat and Final Development Plan for the Podtburg Subdivision Filing 1, being a Replat of Tract D-1, Northmoor Acres Second Filing and Lots A & B, Recorded Exemption No. 1061-24-1 Recx19-0051 and the North Half of the Northwest Quarter and the East Half of Section 24, Township 4 North, Range 68 West of the 6th P.M. and Part of Southeast Quarter of Section 13, Township 4 North, Range 68 West of the 6th P.M., Town of Johnstown, County of Weld, State of Colorado, consisting of approximately 448.922 acres; and

WHEREAS, on May 2, 2022, the Town Council conducted a public hearing and, pursuant to Resolution No. 2022-18, approved the Preliminary Plat and Preliminary Development Plan for the Podtburg Property; and

WHEREAS, on _____, 2024, the Town Council held a public hearing concerning approval of the Final Plat and Final Development Plan for the Podtburg Subdivision Filing 1 and, after reviewing the file and conducting such hearing, found that the Final Plat and Final Development Plan for the Podtburg Subdivision Filing 1 are substantially consistent with the Preliminary Plat and Preliminary Development Plan for the Podtburg Property and 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 Podtburg Subdivision Filing 1.

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 Podtburg Subdivision Filing 1, being a Replat of Tract D-1, Northmoor Acres Second Filing and Lots A & B, Recorded Exemption

No. 1061-24-1 Recx19-0051 and the North Half of the Northwest Quarter and the East Half of Section 24, Township 4 North, Range 68 West of the 6th P.M. and Part of Southeast Quarter of Section 13, Township 4 North, Range 68 West of the 6th P.M., Town of Johnstown, County of Weld, State of Colorado, consisting of approximately 448.922 acres, attached hereto and incorporated herein by reference as Exhibit A, is hereby approved.

Section 2. Final Development Plan Approval: The Final Development Plan for the Podtburg Subdivision Filing 1, attached hereto and incorporated herein by reference as Exhibit B, is hereby approved.

Section 3 Recording: The Town Clerk is hereby directed to obtain the appropriate signatures for the Final Plat for the Podtburg Subdivision Filing 1 and have it properly recorded at the Office of the Weld County Clerk and Recorder.

PASSED, SIGNED, APPROVED, AND ADOPTED THIS ____ day of _____, 2024.

ATTEST:

TOWN OF JOHNSTOWN, COLORADO

By: _____
Hannah Hill, Town Clerk

By: _____
Michael P. Duncan, Mayor

Exhibit A
Legal Description

Known all men by these presents that PODTBURG DAIRY LIMITED PARTNERSHIP, LLLP., being the sole owners of the following described parcel of land:

A parcel of land being the East Half of Section Twenty-four (24), the North Half of the Northwest Quarter of Section Twenty-four (24) and Tract D-1 of the Northmoor Acres Second Filing in the West Half of Section Twenty-four (24), and also being that portion of the Southeast Quarter of Section Thirteen (13) lying Southerly of what is known as the Hillsboro Extension Ditch, all in Township Four North (T.4N.), Range Sixty-eight West (R.68W.), Sixth Principal Meridian (6th P.M.), County of Weld, State of Colorado.

Said described parcels of land contains 448.922 acres (19,555,048 square feet), more or less, including 23.299 acres (1,014,890 square feet), more or less of dedicated road right-of-way.

Exhibit B
Final Development Plan