

TOWN OF JOHNSTOWN, COLORADO
RESOLUTION NO. 2022-35

APPROVING THE PRELIMINARY/FINAL PLAT FOR EAST LEDGE ROCK CENTER SUBDIVISION FILING NO. 2, BEING A SUBDIVISION OF LOTS 1-5 AND TRACTS A & B OF EAST LEDGE ROCK CENTER SUBDIVISION FILING NO. 1 AND SUBDIVISION EXEMPTION 665, SITUATED IN THE NORTHEAST QUARTER OF SECTION 11, TOWNSHIP 4 NORTH, RANGE 68 WEST OF THE 6TH P.M., TOWN OF JOHNSTOWN, COUNTY OF WELD, STATE OF COLORADO, CONSISTING OF APPROXIMATELY 153.651 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, Ledge Rock Center, LLC, a Kansas limited liability company, submitted an application to the Town for approval of a Preliminary/Final Plat for East Ledge Rock Center Subdivision Filing No. 2, being a Subdivision of Lots 1-5 and Tracts A & B of East Ledge Rock Center Subdivision Filing No. 1 and Subdivision Exemption 665, situated in the Northeast Quarter of Section 11, Township 4 North, Range 68 West of the 6th P.M., Town of Johnstown, County of Weld, State of Colorado, consisting of approximately 153.651 acres; and

WHEREAS, on August 10, 2022, the Planning and Zoning Commission held a hearing, reviewed the request and recommended that the Town Council approve the Preliminary/Final Plat for East Ledge Rock Center Subdivision Filing No. 2; and

WHEREAS, on August 15, 2022, the Town Council held a public hearing concerning approval of the Preliminary/Final Plat for East Ledge Rock Center Subdivision Filing No. 2, and, after considering the Planning and Zoning Commission’s recommendation, reviewing the file and conducting such hearing, found that the Preliminary/Final Plat for East Ledge Rock Center Subdivision Filing No. 2 is consistent with the Town’s Comprehensive Plan, is in compliance with the Johnstown Municipal Code and with the Town’s regulations, aligns with the approved Ledge Rock Center Outline Development Plan and will contribute to a logical pattern of growth and infrastructure extension; and

WHEREAS, based on the foregoing, the Town Council desires to approve the Preliminary/Final Plat for East Ledge Rock Center Subdivision Filing No. 2.

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

Section 1. Preliminary/Final Plat Approval: The Preliminary/Final Plat for East Ledge Rock Center Subdivision Filing No. 2, being a Subdivision of Lots 1-5 and Tracts A & B of East Ledge Rock Center Subdivision Filing No. 1 and Subdivision Exemption 665, situated in the Northeast Quarter of Section 11, Township 4 North, Range 68 West of the 6th P.M., Town of Johnstown, County of Weld, State of Colorado, consisting of approximately 153.651 acres, attached hereto and incorporated herein by reference at Exhibit A, is hereby approved.

Section 3. Recording: The Town Clerk is hereby directed to obtain the appropriate signatures for the Preliminary/Final Plat for East Ledge Rock Center Subdivision Filing No. 2 and have it properly recorded at the Office of the Weld County Clerk and Recorder.

PASSED, SIGNED, APPROVED, AND ADOPTED THIS ___ day of August, 2022.

ATTEST:

TOWN OF JOHNSTOWN, COLORADO

By: _____
Hannah Hill, Town Clerk

By: _____
Gary Lebsack, Mayor