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Taryn Power – Summit County Recorder

RESOLUTION NO. 2023-51

**BOARD OF COUNTY COMMISSIONERS
OF THE
COUNTY OF SUMMIT
STATE OF COLORADO**

A RESOLUTION APPROVING PLANNING CASE #PLN23-020, A REQUEST FOR A CLASS 6 GENERAL SUBDIVISION EXEMPTION TO REPLAT TRACTS A & G, KEYSTONE VILLAGE SUB. #1, ZONED KEYSTONE PUD. (Applicant: Lodge LLC);

WHEREAS, Lodge LLC has applied to the Board of County Commissioners for a General Subdivision Exemption to replat Tracts A & G, Keystone Village Sub. #1, zoned Keystone PUD; and,

WHEREAS, the Planning Department has reviewed the application and recommends that it be approved; and,

WHEREAS, the Board of County Commissioners has reviewed the application at a meeting held on May 23, 2023 and considered the evidence and testimony presented at the meeting; and,

WHEREAS, the Board of County Commissioners finds as follows:

1. The subdivision exemption is not within the purposes of the State subdivision statutes as the subject parcel has already gone through the subdivision process. The lot line between Tract A and Tract G is being adjusted.
2. This subdivision exemption is in compliance with the Zoning Regulations and the Keystone PUD. This General Subdivision Exemption will comply with the lot size and setback requirements of the PUD.
3. This subdivision exemption meets the intent of the Subdivision Regulations. The lot has appropriate access, water supply, sewer services, and is located within the Summit Fire and EMS response area. All future development on the proposed lots will be require site plan review as well as building and grading permits.
4. The proposed subdivision exemption is in general conformance with the advisory goals, policies and provisions of the Summit County Countywide Comprehensive Plan and the Snake River Master Plan.
5. The applicant has provided evidence that all areas of the proposed subdivision exemption that may involve soil or topographical conditions presenting hazards or requiring special precautions have been identified. There are no identified areas of concern on this site.
6. The Treasurer’s Office has confirmed that all taxes for the subject property have been paid in full.
7. The general subdivision exemption plat has been drawn according to Development Code regulations and is suitable for recording.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF SUMMIT, STATE OF COLORADO, THAT a Request for a Class 6 General Subdivision Exemption to replat Tracts A & G, Keystone Village Sub. #1, zoned Keystone PUD, is hereby approved.

ADOPTED THIS 23RD DAY OF MAY, 2023

COUNTY OF SUMMIT
STATE OF COLORADO
BY AND THROUGH ITS
BOARD OF COUNTY COMMISSIONERS

ATTEST:


Taryn Power, Clerk & Recorder




Joshua Blanchard, Chair of the BOCC