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Taryn Power – Summit County Recorder

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RESOLUTION NO. 2023-87

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

A RESOLUTION APPROVING PLANNING CASE PLN23-071, a Final Plat to subdivide six (6) single family residential lots, Ranch at Breckenridge Phase 2, Filing No. 2; TR 7-77, Sec 04, Qtr 1: Mining Claim(s) cont 199.2660 acres Bellevue Mill Site MS# 18129-B, Croesus No. 1-6 MS# 9913 & 15281, Ranch at Breckenridge Expansion Property, zoned Ranch at Breckenridge PUD (Applicant: Joanna Hopkins); and

WHEREAS, Joanna Hopkins has applied to the Board of County Commissioners for a Final Plat to subdivide six (6) single family residential lots, Ranch at Breckenridge Phase 2, Filing No. 2; TR 7-77, Sec 04, Qtr 1: Mining Claim(s) cont 199.2660 acres Bellevue Mill Site MS# 18129-B, Croesus No. 1-6 MS# 9913 & 15281, Ranch at Breckenridge Expansion Property, zoned Ranch at Breckenridge PUD.; and

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

WHEREAS, the Board of County Commissioners has reviewed the application at a public meeting held on November 14, 2023, and considered the evidence and testimony presented at the meeting; and

WHEREAS, the Board of County Commissioners finds as follows:

1. The proposed Final Plat is consistent with the approved Preliminary Plat. This final plat will plat six (6) residential lots. The remaining 5 lots will be platted via a future final plat application.
2. The State Water Resources Engineer has commented that the proposed water supply can be provided without causing material injury to decreed water rights, so long as for ordinary household purposes.
3. The applicant has demonstrated that on site sewage disposal systems can comply with state and County Environmental Health standards.
4. The proposed subdivision is consistent with the Subdivision Regulations applicable to the subject property including provisions for water/sewer services, access to the County road system, and fire protection.
5. All ad valorem taxes have been paid in full.
6. The final plat map is drawn in conformance with the standards for Subdivision and all other applicable standards contained in Chapter 8 of the Land Use and Development Code.
7. No change has occurred which would result in an inability to make the findings required for approval of Preliminary Plat. Adequate provisions have been made for water, sewer, utilities, and access to the subdivision.


NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF SUMMIT, STATE OF COLORADO, THAT a Final Plat to subdivide six (6) single family residential lots, Ranch at Breckenridge Phase 2, Filing No. 2; TR 7-77, Sec 04, Qtr 1: Mining Claim(s) cont. 199.2660 acres Bellevue Mill Site MS# 18129-B, Croesus No. 1-6 MS# 9913 & 15281, Ranch at Breckenridge Expansion Property, zoned Ranch at Breckenridge PUD, is hereby approved with the following conditions:

1. Prior to issuance of grading permit for Cumberland Drive, the applicant will show the grading for extension of the Spiral Staircase Trail to the south of Cumberland Drive, to the satisfaction of the Open Space and Trails Department.
2. Prior to issuance of any building or grading permits, a Subdivision Improvements Agreement shall be recorded, and a full financial guarantee provided for all required site improvements.

ADOPTED THIS 14TH DAY OF NOVEMBER, 2023.



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



Tamara Pogue, Vice-Chair

ATTEST:



Taryn Power, Clerk & Recorder