



1307642

Taryn Power – Summit County Recorder

RESOLUTION NO. 2023 -04

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

A RESOLUTION APPROVING PLN22-075, an appeal of the Snake River Planning Commission decision to approve a Class 4 Site Plan Review for one building containing 47 deed-restricted workforce housing rental units, Wintergreen Ridge; Remainder Tract Z, Village at Wintergreen; zoned Keystone Resort PUD (Applicant – Kimball Crangle, Gorman and Company);

WHEREAS, Kimball Crangle on behalf of Gorman and Company has submitted an application for a Class 4 Site Plan Review for one building containing 47 deed-restricted workforce housing rental units, Wintergreen Ridge; Remainder Tract Z, Village at Wintergreen; zoned Keystone Resort PUD and

WHEREAS, the Board of County Commissioners has reviewed the application at a public hearing on January 10, 2023, with public notice as required by law and considered the evidence and testimony presented at that hearing; and

WHEREAS, in light of such considerations, the Board of County Commissioners of Summit County, Colorado finds that:

1. The application complies with County Zoning Regulations and the Keystone Resort PUD requirements, including but not limited to permitted uses, density, employee housing, landscaping, design standards and other development regulations and standards.
2. The application complies with County Road & Bridge standards.
3. The application complies with County Subdivision Regulations. Water will be provided by the Snake River Water District, and sewer services will be provided by the Snake River Waste Water Treatment Plant.
4. This development proposal is in conformance with all previously approved plans for the site. There are no outstanding conditions from previous approvals.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF SUMMIT, STATE OF COLORADO THAT PLN22-075, a Class 4 Site Plan Review for one building containing 47 deed-restricted workforce housing rental units, Wintergreen Ridge; Remainder Tract Z, Village at Wintergreen; zoned Keystone Resort PUD is hereby approved with the following conditions.

1. Prior to issuance of a building or grading permit, a Site Plan Improvements Agreement shall be recorded, with a full financial guarantee provided for all required site improvements.
2. Prior to the issuance of the building permit, the General Subdivision Exemption Plat shall be recorded.
3. A public trail easement shall be dedicated on Tract 5 after completion of the construction of the trail, and prior to release of the Site Plan Improvements Agreement and associated funds. The applicant will work with the OST Department on the completion of the trail easement dedication.

ADOPTED THIS 10th DAY OF JANUARY 2023.



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

Joshua Blanchard
Joshua Blanchard, Chair

ATTEST:
Tanya Bowen
Clerk & Recorder