Commissioner Griffin moved that the following Resolution be adopted:

BEFORE THE BOARD OF COUNTY COMMISSIONERS

OF THE COUNTY OF JEFFERSON

STATE OF COLORADO

RESOLUTION NO. CC13-100

Case Number: 13-100759RZ

Map Number(s): 78

Owner/Applicant: Dustin M. Voag

Location: 16180 Mount Vernon Road

Section 1, Township 4 South,

Range 70 West

From: Residential-Two District (R-2)

To: Planned Development (PD)

Purpose: To rezone from Residential-Two (R-2)

to Planned Development (PD) to allow

for horses.

Approximate Area: 1.79 Acres

WHEREAS, Dustin M. Voag filed an application with the Planning and Zoning Division of Jefferson County to rezone the subject property from Residential-Two District (R-2) to Planned Development (PD) to rezone from Residential-Two (R-2) to Planned Development (PD) to allow for horses; and

WHEREAS, a public hearing was held by the Jefferson County Planning Commission on March 13, 2013, at which time the Planning Commission by formal resolution recommended approval with conditions of the subject rezoning application; and

WHEREAS, after notice as provided by law, a public hearing was held by this Board on March 26, 2013; and

WHEREAS, based on the study of the Comprehensive Master Plan and the Zoning Resolution, recommendations of the Jefferson County Planning Commission, recommendations of the Jefferson County Planning and Zoning Division, comments of public officials and agencies, and testimony and written comments from all interested parties, this Board finds as follows:

- 1. That proper posting, publication and public notice were provided as required by law for the hearings before the Planning Commission and the Board of County Commissioners of Jefferson County.
- 2. That the hearings before the Planning Commission and the Board of County Commissioners were extensive and complete, that all pertinent facts, matters and issues were submitted and that all interested parties were heard at those hearings.
- 3. The proposal is in general conformance with the Comprehensive Master Plan because it meets all applicable sections of the Plan policies.
- 4. The proposed land uses are compatible with existing and allowable land uses in the surrounding area because lot sizes are compatible and horses are prevalent in the area.
- 5. The proposed land uses will not result in significant impacts to the health, safety, and welfare of the residents and landowners in the surrounding area.
- 6. That each of the factors set forth above is adequate independently to support this resolution.
- 7. The subject property is served by the Pleasant View Metropolitan District (Fire), Pleasant View Water and Sanitation District (Sewer) and Private Well.
- 8. No known commercial mineral deposits exist on the subject property.

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NOW, THEREFORE, BE IT RESOLVED that Rezoning Case No. 13-100759RZ to rezone from Residential-Two District (R-2) to Planned Development (PD) the following described unincorporated area of Jefferson County, attached hereto as Exhibit A, be and hereby is APPROVED subject to the following condition:

1. Revisions to the Official Development Plan in accordance with the red-marked print dated March 26, 2013.

Commissioner Tighe seconded the adoption of the foregoing Resolution. The roll having been called, the vote was as follows:

Commissioner Faye Griffin Aye
Commissioner Casey Tighe Aye
Commissioner Donald Rosier, Chairman Aye

The Resolution was adopted by unanimous vote of the Board of County Commissioners of the County of Jefferson, State of Colorado.

Dated: March 26, 2013

EXHIBIT A

Case No. <u>13-100759RZ</u> Legal Description Street Location of Property 16180 Mount Vernon Road Is there an existing structure at this address? No Type the legal description and address below. Tract 14, Vernon Gardens 2^{nd} Filling, recorded at Reception Number 27178791, County of Jefferson, State of Colorado Containing 1.79 Acres, more or less.

Advise of Ortho Map No. 78 Section 1 Township 4 S. Range 70 W. Calculated Acreage 1.79 Acres Checked by: Ben Hasten Address Assigned (or verified) 16180 Mount Vernon Road