

STATE OF COLORADO }
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COUNTY OF ELBERT }

At a regular meeting of the Board of County Commissioners for Elbert County, State of Colorado, held at the Courthouse in Kiowa on Wednesday, the 10th day of September A.D 2014, there were present:

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|-----------------|----------------------------|
| Kurt Schlegel | Commissioner Chairman |
| Larry Ross | Commissioner Vice Chairman |
| Robert Rowland | Commissioner |
| Sheryl Caldwell | Deputy, Clerk to the Board |

When the following proceedings, among others, were had and done, to wit:

APPROVE Resolution 14-38

EP14-0011 FORAL MINOR DEVELOPMENT AMENDMENT 1- EXEMPTION FROM PLATTING-LOT 1B

A request to Amend Foral Minor Subdivision Lot 1 to reflect a 16 acre parcel of land, addressed 36340 CR 13 and located in Section 31, Township 7, Range 64, and identified as lot 1B. Applicant requests exemption from the requirements of Elbert County Subdivision Regulations per the exemption criteria within CRS 30-28-101.

WHEREAS, Robert and Brenda Denning (hereinafter “Applicants”) have submitted an application requesting an Exemption from Subdivision for approximately 16 acres of property to create 1 lot; and

WHEREAS, the Project is located in Section 31, Township 7 South, Range 64 West; and

WHEREAS, the existing zoning is Agriculture, A; and

WHEREAS, the Community Development Services Department has made the following Findings related to this application:

- This project has complied with the specified requirements of Section XII, E, of the Subdivision Regulations.
- This project has complied with the specified requirements of the Elbert County Zoning Regulations.
- The applicant has submitted the required documentation to comply with Section XII, E, 3



WHEREAS, on August 21, 2014 the Planning Commission held a public hearing on this application. At the hearing they listened to presentations by staff. Elbert County regulations do not require a recommendation from the Planning Commission for an Exemption from Platting application. On a vote of 9 to 0 the Planning Commission forwarded the application to the Board of County Commissioners for disposition.; and


WHEREAS, the Board of County Commissioners, having found that this hearing was properly noticed, and having reviewed the recommendations of Community & Development Services, the documentation of the Applicants and public comment, and being fully advised in the premise;

BE IT THEREFORE RESOLVED, the Board of County Commissioners do hereby approve EP 14-0011, subject to the following conditions:

1. The applicant will record the Rezone Exhibit within thirty (30) days of the Board of County Commissioner approval.
2. The applicants will be required to remove the public notice sign within seven (7) days of approval by the Board of County Commissioners. A letter to that affect will be placed in the Community and Development Services file, prior to recordation of the Plat Amendment Exhibit
3. The Exemption from Platting will not be effective until all fees are paid, conditions of approval are met, and documents recorded.
4. Adopt the Findings as enumerated herein.

Upon a motion duly made and seconded, the foregoing resolution was adopted by the following vote:


_____ Aye
KURT SCHLEGEL, CHAIRMAN


_____ Aye
ROBERT ROWLAND, VICE CHAIRMAN


_____ Aye
LARRY ROSS, COMMISSIONER

ATTEST: DALLAS SCHROEDER



COUNTY CLERK

BY:

Sheri B Caldwell
Deputy, Clerk to the Board

