

CITY OF WHEAT RIDGE, COLORADO
Resolution No. 29
Series 2018

TITLE: A RESOLUTION APPROVING A SPECIFIC DEVELOPMENT PLAN FOR PROPERTY ZONED PLANNED RESIDENTIAL DEVELOPMENT AT 7955 W. 42ND AVENUE (CASE NO. WZ-17-09/YARROW GARDENS)

WHEREAS, Chapter 26 of the Wheat Ridge Code of Laws establishes the procedures for the City's review and approval of requests for land use cases; and,

WHEREAS, EnviroFinance Group has submitted a land use application for approval of a Specific Development Plan for property in the Planned Residential Development zone district located at 7955 W. 42nd Avenue; and,

WHEREAS, the Specific Development Plan will allow for redevelopment opportunities on an underutilized property and increased housing options; and,

WHEREAS, all requirements for a Specific Development Plan have been met; and,

WHEREAS, the City Council has conducted a public hearing complying with all public notice requirements as required by Section 26-109 of the Code of Laws.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Wheat Ridge, Colorado, as follows:

A RESOLUTION APPROVING A SPECIFIC DEVELOPMENT PLAN FOR PROPERTY ZONED PLANNED RESIDENTIAL DEVELOPMENT AT 7955 W. 42ND AVENUE (CASE NO. WZ-17-09) IS HEREBY APPROVED FOR THE FOLLOWING REASONS:

1. City Council has conducted a proper public hearing meeting all public notice requirements as required by Section 26-109 and 26-407 of the Code of Laws.
2. The proposed Specific Development Plan has been reviewed by the Planning Commission, which has forwarded its recommendation for approval.
3. All requirements of a Specific Development Plan have been met.
4. The proposed plat will facilitate redevelopment of the site consistent with the approved PRD zoning.


DONE AND RESOLVED by the City Council this 11th day of June, 2018.

By:



Bud Starker, Mayor

ATTEST:



Janelle Shaver, City Clerk
Robin Eaton, Deputy City Clerk

