

RESOLUTION NO. 2015 - __

**A RESOLUTION APPROVING THE SITE DEVELOPMENT PLAN FOR THE
PROPOSED LOT 1, BLOCK 1, PROMENADE AT CASTLE ROCK, FILING NO. 1**

WHEREAS, Promenade at Castle Rock, LLC (“Owner/Master Developer”) has requested a Site Development Plan for the proposed Lot 1, Block 1 of Promenade at Castle Rock, Filing No. 1, which is pending subdivision plat approval and recordation (“Lot 1, Block 1”), attached as ***Exhibit 1*** (“Site Development Plan”); and

WHEREAS, the Site Development Plan supports the goals and objectives of the Vision 2020 and the 2020 Comprehensive Master Plan; and

WHEREAS, the Site Development Plan complies with the Promenade at Castle Rock Planned Development Plan (PDP) and the Promenade at Castle Rock Planned Development Zoning Regulations; and

WHEREAS, the Site Development Plan complies with the review and approval criteria found in 17.38.040 of the Town of Castle Rock Municipal Code; and

WHEREAS, public hearings on the Site Development Plan have been held before the Planning Commission and Town Council in accordance with the applicable provisions of the Castle Rock Municipal Code.

**NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE
TOWN OF CASTLE ROCK, COLORADO AS FOLLOWS:**

Section 1. Site Development Plan Approval. The Site Development for the proposed Lot 1, Block 1, Promenade at Castle Rock, Filing No. 1 Plan is hereby approved with the following conditions:

1. Pursuant to 7.03 of the Promenade at Castle Rock Development Agreement, the approval of the Site Development Plan shall be conditioned on the issuance of the Access Permit (as defined therein) for the connection to Castle Rock Parkway by the Colorado Department of Transportation prior to the issuance of a building permit for Lot 1, Block 1, and

2. All staff comments are addressed and a revised Site Development Plan reflecting the conditions set forth herein is submitted and accepted by Town staff prior to execution recordation of the Site Development Plan.

PASSED, APPROVED AND ADOPTED on first and final reading this 18th day of August, 2015, by the Town Council of the Town of Castle Rock by a vote of ____ for and ____ against.

ATTEST:

TOWN OF CASTLE ROCK

Sally A. Misare, Town Clerk

Paul Donahue, Mayor

Approved as to form:

Approved as to content:

Robert J. Slentz, Town Attorney

Bill Detweiler, Development Services Director