

RESOLUTION NO. 2016-085

**A RESOLUTION APPROVING THE HILLSIDE/ARBORS
SITE DEVELOPMENT PLAN**

WHEREAS, Wolfensberger Property Group, LLC has requested approval of the Hillside/Arbors Site Development Plan (“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 Hillside Planned Development Plan and the Hillside PD Zoning Regulations; and

WHEREAS, the Site Development Plan complies with the Arbors Planned Development Plan and the Arbors PD Zoning Regulations; and

WHEREAS, the Site Development Plan complies with the review and approval criteria found in 17.10 and 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 Hillside/Arbors Site Development Plan, attached as ***Exhibit I***, is hereby approved with the condition that the proposed 20-foot IREA easement and the proposed 20-foot Access & Utility easement from the site to Coachline Road are obtained or an alternative utility plan is demonstrated prior to Construction Document approval.

PASSED, APPROVED AND ADOPTED on first and final reading this 20th day of September, 2016 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