CITY OF CORTEZ
RESOLUTION NO. 19, SERIES 2024

A RESOLUTION APPROVING AN AMENDED PLAT TO CREATE THE 1st AMENDED PLAT OF LOTS 30, 31 AND 40A, SOUTHERN BLUFFS SUBDIVISION, IN THE RESIDENTIAL MANUFACTURED HOME (MH) ZONING DISTRICT IN CORTEZ, COLORADO

WHEREAS, George Cheney and Sally Planalp (the "Applicants"), have applied for approval of a plat amendment to combine 3 lots into 2 and adjust lot lines for lots 30, 31 and 40A, located in the NE/4 Section 35, T.36 N., R.16W., N.M.P.M., Southern Bluffs Subdivision, in the Residential Manufactured Home (MH) zone district in Cortez, Colorado (the "Property"); and

WHEREAS, Land Use Code Section 6.09, Replats and plat amendments, indicates that the owner or developer of a property may request an amended plat pursuant to all code requirements; and

WHEREAS, the City Council reviewed the application and proposed plat for an amended plat for the Property; and

WHEREAS, based on the evidence and testimony presented at the City Council's November 12, 2024 meeting, Staff recommended certain conditions of approval to be considered by the City Council; and

WHEREAS, it appears that all applicable requirements of the City of Cortez Land Use Code for plat amendments have been or can be met.

NOW, THERFORE, BE IT RESOLVED BY THE CITY OF CORTEZ CITY COUNCIL:

THAT, this Resolution No. 19, Series 2024, contains the conditions of approval for the amended plat of the Property; and

THAT, the amended plat and full application for the Property are hereby approved, subject to the following conditions to ensure compliance with the standards in the City of Cortez Land Use Code for a preliminary plat:

1. All requirements of utility providers, City departments, CDOT and affected districts must be satisfied, as outlined in adopted City Codes and other regulatory documents.

AND THAT, the Applicants shall coordinate with City Staff to ensure that these conditions are fully met.

MOVED, SECONDED, AND ADOPTED THIS12th DAY OF NOVEMBER 2024.

Lydia DeHaven, Mayor Pro-tem

ATTEST:

Linda Smith, City Clerk