

**Town of Erie
Planning Commission
Resolution No. P21-17**

**A Resolution of the Planning Commission of the Town of Erie
Recommending that the Board of Trustees Approve an Ordinance
Rezoning Portions of the Westerly Property from Low Density
Residential to Agricultural/Open Space, and from
Agricultural/Open Space to Low Density Residential, as shown on
the Westerly Zoning Map Amendment No. 2**

Whereas, Erie Land Company, LLC, 1225 17th Street, Suite 2420, Denver, CO 80202 (the "Applicant") own the real property more particularly described as a portion of the West Half of Section 21, Township 1 North, Range 68 West, 6th P.M., Town of Erie, County of Weld, State of Colorado (the "Property");

Whereas, on September 29, 2020, Applicant filed an application (the "Application") to rezone portions of the Property from Low Density Residential to Agricultural/Open Space, and from Agricultural/Open Space to Low Density Residential;

Whereas, the application for Rezoning is detailed on the zoning map titled Erie Westerly Zoning Map Amendment No. 2, attached hereto; and

Whereas, on October 6, 2021, the Planning Commission held a properly-noticed public hearing on the Application.

Now, Therefore, be it Resolved by the Planning Commission of the Town of Erie, Colorado, that:

Section 1. Findings. Upon consideration of the Application and supporting documentation, hearing the statements of Town staff and the public, and giving due consideration to the matter, the Planning Commission finds and determines as follows:

- a. The Application meets the criteria set forth in Section 7-5 of Title 10 of the Erie Municipal Code (the "UDC"); and
- b. The Application is consistent with the Comprehensive Plan and all applicable provisions of the UDC and applicable law.

Section 2. Decision. The Planning Commission hereby recommends that the Board of Trustees adopt the ordinance rezoning the Property as shown on the Westerly Zoning Map Amendment No. 2, with the following conditions:

- a. Prior to consideration by the Board of Trustees, Applicant shall make all technical corrections to the Application as required by the Town.

Adopted this 6th day of October 2021.



Kelly Zuniga, Chair

Attest:



Melinda Helmer, Secretary