

**Town of Erie  
Planning Commission  
Resolution No. P25-01**

**A Resolution of the Planning Commission of the Town of Erie  
Recommending that the Town Council Approve the Summerfield  
Preliminary Plat No. 2 with Conditions**

**Whereas**, on December 20, 2022, TL Summerfield, LLC filed an application for approval of the Summerfield Preliminary Plat No. 2 (the "Application"); and

**Whereas**, on February 19, 2025, the Planning Commission conducted a properly-noticed public hearing on the Application.

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

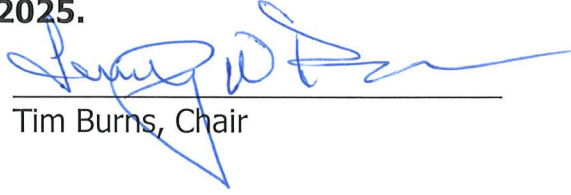
**Section 1.** Findings. The Planning Commission finds and determines as follows:

- a. The Application, subject to the conditions set forth in Section 2 hereof, meets all the criteria set forth in the Erie Municipal Code (the "Code") and complies with Title 10 of the Code (the "UDC") and other applicable law; and
- b. The Application is consistent with the Town's Comprehensive Plan.

**Section 2.** Decision. Based on the foregoing findings, the Planning Commission hereby recommends that the Town Council approve the Application with the following conditions:

- a. At the time of Final Plat, Applicant shall execute a detailed Development Agreement in the form provided by the Town;
- b. Applicant shall make technical corrections to the Preliminary Plat and related documents as directed by the Town; and
- c. At the time of Final Plat, Applicant shall install additional traffic calming measures as directed or approved by the Town at: (1) the intersection of Blue Spruce Drive and Meadow Boulevard; (2) the intersection of Blue Spruce Drive and Pikes Peak Parkway; and (3) along the section of Blue Spruce Drive from Park End Street to Pikes Peak Parkway.

**Adopted this 19<sup>th</sup> day of February, 2025.**



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Tim Burns, Chair

Attest:



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Doug Trettin, Secretary