

**Town of Erie
Planning Commission
Resolution No. P26-03**

**A Resolution of the Planning Commission of the Town of Erie
Recommending Approval of the Canyon Creek Planned
Development Amendment No. 11 with Conditions**

Whereas, on February 7, 2025, Emerald Development (the "Applicant") filed an application (the "Application") for approval of the Canyon Creek Planned Development Amendment No. 11 (the "Canyon Creek PD"), for real property more particularly described in **Exhibit A** attached hereto;

Whereas, on January 7, 2026, the Planning Commission held a properly-noticed public hearing on the Application and continued the public hearing until February 18, 2026, to allow the Applicant an opportunity to revise the Canyon Creek PD;

Whereas, on February 6, 2026, the Applicant submitted an amended Canyon Creek PD application (the "Amended Application") to the Town; and

Whereas, on February 18, 2026, the Planning Commission held a properly-noticed public hearing on the Amended Application.

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

Section 1. Findings. Upon consideration of the Amended 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 Amended Application meets the applicable criteria set forth in Title 10 of the Erie Municipal Code (the "UDC"); and
- b. The Amended Application is consistent with the Comprehensive Plan.

Section 2. Decision. Based on the foregoing findings, the Planning Commission hereby recommends that the Town Council approve the Amended Application with the following condition: the Applicant shall make all necessary technical corrections as directed by staff prior to the public hearing on the Application by the Town Council.

Adopted this 18th day of February, 2026.

Ben Hemphill, Chair

Attest:

Doug Trettin, Secretary

Exhibit A
Legal Description

Canyon Creek Filing No. 5 Amendment 1, Tract B-1, Tract I, Track H, and Lots 1 through 12.