

**RESOLUTION OF THE TOWN COUNCIL OF BASALT, COLORADO, EXTENDING
THE PLANNED UNIT DEVELOPMENT SKETCH PLAN APPROVAL FOR THE
PROPERTY KNOWN AS THE ST. VINCENT CATHOLIC CHURCH PROPERTY**

**Town of Basalt, Colorado
Resolution No. 1
Series of 2009**

RECITALS

1. St Vincent Parish (“Applicant”), on behalf of the Archdioceses of Denver, submitted in September of 2007, an application for Sketch Plan PUD for the property known as the St. Vincent Catholic Church Property, which property is more particularly described in **Exhibit A** (The “Property”). Said application was subsequently revised through the sketch plan review process.

2. The Applicant received sketch plan approval for an 8,420 square foot addition to the existing St. Vincent Catholic Church, all as more fully described in the application, on January 5, 2008 pursuant to Town Council Resolution No. 2, Series of 2009.

3. The Applicant submitted an application to extend the sketch plan approval by one year in December of 2008.

4. The Basalt Town Council considered the application at a public hearing on February 10, 2009. Throughout the meeting, evidence and testimony was offered by the Applicant, staff and members of the public.

5. The Basalt Town Council finds that the Applicant’s request described herein to be consistent with the applicable provisions of the Town Code.

NOW, THEREFORE, BE IT RESOLVED by the Basalt Town Council of Basalt, Colorado, as follows:

The Basalt Town Council incorporates the above recitals, all exhibits as references, as findings and determinations, and conclusively makes all of the findings of fact, determinations and conclusions contained herein.

Please return to:
TOWN OF BASALT
101 Midland Avenue
Basalt, CO 81621

FINDINGS

1. Based on the evidence, testimony, exhibits, and comments from the public, Applicant and Town Staff, the Basalt Town Council finds and determines as follows in accordance with Town Code §§ 16-63(b) for the purposes of sketch plan approval:

2. The PUD Plan conforms with the provisions of Article 16 of the Town Code provided that the conditions contained in this resolution are satisfied.

3. The PUD development will not have an adverse environmental impact, such as excessively increasing traffic hazards or congestion, overloading utilities or otherwise being detrimental to the general welfare of the community.

4. The PUD development will complement and be integrated with the existing and approved but not yet existing development in the area.

5. The PUD development will provide numerous community benefits.

6. The variations from the strict requirements of the Town Code are designed to improve the efficiency of the development pattern, preserve existing natural assets, accomplish a more desirable residential or commercial environment, or encourage the use of open space and recreational facilities.

7. The variances from strict compliance with the Code requirements are justified because the PUD Plan exceeds certain design standards or contains certain exceptional and desirable features that enhance the overall PUD Plan.

8. The PUD Plan satisfies one or more of the purposes set forth in § 24-67-102(1), C.R.S.

CONCLUSIONS

Based on the evidence, testimony, exhibits, and comments from the public, Applicant and Town Staff, the Basalt Town Council hereby grants a 1-year extension for the Sketch Plan Planned Unit Development for the St. Vincent Catholic Church Property, subject to the conditions contained herein.

1. All provisions of the sketch plan approval granted pursuant to Town Council Resolution No. 2, Series of 2008, shall be applicable with the exception that the Sketch Plan approval shall now expire on January 5, 2010, unless a complete Preliminary Plan application is submitted to the Town prior to the expiration date.

2. As the Town of Basalt's Sketch Plan approval does not create any vested rights, the Preliminary Plan application shall be required to satisfy any new municipal code requirements adopted prior to submittal of a Preliminary Plan application.

3. This Resolution shall be recorded with the Offices of the Clerk and Recorder of Eagle County.

4. Pursuant to § 16-65(b)(2), Town Code, this approval shall not form the basis for any actionable reliance for the Applicant and shall not create any obligation for the Town Council to provide later approvals on the property.

READ AND ADOPTED by a vote of 4 to 0 on February 10, 2009.

TOWN OF BASALT, COLORADO

By: _____
Leroy Duroux, Mayor

ATTEST:

By: _____
Pam Schilling, Clerk

EXHIBIT A

PROPERTY DESCRIPTION

THE PROPERTY SUBJECT TO THE APPLICATION IS COMMONLY KNOWN AS 250 MIDLAND AVENUE AND IS LEGALLY DESCRIBED AS THAT PART OF LOT 34 IN BLOCK 3, IN THE TOWN OF BASALT, EAGLE COUNTY, COLORADO DESCRIBED AS FOLLOWS: STARTING AT THE SOUTHEAST CORNER RUNNING 111.5' NORTH, THENCE WESTERLY TO THE WEST LINE OF LOT 34, THENCE SOUTHERLY 129.7' ALONG THE WEST LINE OF LOT 34 TO THE SOUTHWEST CORNER, THENCE ALONG THE SOUTHERLY LINE OF LOT 34 TO THE POINT OF BEGINNING AND THE SOUTH ½ OF LOTS 35 AND 36, BLOCK 3, TOWN OF BASALT, EAGLE COUNTY, COLORADO

