

**A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF BASALT, COLORADO,
ADOPTING AMENDMENTS TO THE 2007 TOWN OF BASALT MASTER PLAN TO ADD
THE BASALT HIGH SCHOOL PROPERTY TO THE URBAN GROWTH BOUNDARY
(UGB) AND TO MAKE OTHER REVISIONS TO REFLECT THE CHANGES TO THE UGB**

**TOWN OF BASALT, COLORADO
RESOLUTION NO. 04
SERIES OF 2017**

WHEREAS, the Town of Basalt Planning and Zoning Commission (hereinafter "Commission") is authorized by Section 31-23-206, C.R.S., "to make and adopt a master plan for the physical development of the municipality, including any areas outside its boundaries, subject to the approval of the governmental body having jurisdiction thereof, which in the Commission's judgment bear relation to the planning of such municipality." The Commission has made and adopted Urban Growth Boundary (UGB) changes to the Master Plan to include the Basalt High School Property at 600 Southside Drive (herein "UGB Amendments") in the UGB and recommends its adoption by the Town Council as provided for in Section 1.3(H) of the Home Rule Charter.

WHEREAS, the Town of Basalt Town Council (hereinafter Council) is authorized by Section 1.3(H) of the Home Rule Charter to adopt and maintain a comprehensive Master Plan for the Town.

WHEREAS, Section 1.3(H) of the Home Rule Charter requires that any development review application filed with the Town under this Section, including but not limited to, all applications for planned unit development, site plan, special review, rezoning or text amendment shall demonstrate that the proposal is in general conformance with the Master Plan as then in effect and that any such development application shall require a finding by the approving body that the application is in general conformance with the Master Plan as then in effect.

WHEREAS, the Town Council of the Town of Basalt at a worksession on September 12, 2016, expressed that they were interested in considering the concept of including the Basalt High School Property in the Town's UGB for consideration of affordable housing projects on the properties.

WHEREAS, Town Staff has prepared a revised East Basalt Future Land Use Map designating the Basalt High School Property in the UGB with a future land use designation of Medium Density Residential on those portions of the property that could be developed with residential development.

WHEREAS, Town Staff has also prepared a revised Typologies Map for East Basalt designating the upper bench area of the High School Property subject to the UGB Amendments as 1c- Mixed Density Residential with Affordable Housing and Manufactured Housing Overlays.

WHEREAS, at a noticed public hearing on February 21, 2017, the Commission continued the public hearing to February 22, 2017.

WHEREAS, the Commission held a continued public hearing on February 22, 2017, considered the input presented to date, and subsequently adopted the amendments to the Master Plan and recommended approval of the amendments to the Council by approving P&Z Resolution No. 01, Series of 2017.

WHEREAS, the Council recognizes that the Town Staff provided the Commission and the Council with the necessary research, analysis and advice to reach appropriate conclusions.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF BASALT, COLORADO:

1. The Town Council of the Town of Basalt hereby finds, determines, and declares that all finding made above as part of the Recitals are adopted as part of this Resolution, and the adoption of the UGB Amendments as a supplement to the 2007 Basalt Master Plan is necessary and proper for the health, safety, and welfare of the Town of Basalt, Colorado, and the inhabitants thereof.
2. The UGB Amendments as presented at the February 28, 2017 Council meeting are hereby adopted.
3. The UGB Amendments are adopted as a supplement to the 2007 Basalt Master Plan. The UGB Amendments include maps replacing and superseding portions of the 2007 Basalt Master Plan relating to the Basalt High School Property at 600 Southside Drive and text to be added to Section 5 of the Master Plan.
4. A Copy of the UGB Amendment shall be available for review at the Office of the Town Clerk of the Town of Basalt and on the Town's website.

Approved by a vote of 7 to 0 this 28th day of February, 2017.

TOWN COUNCIL OF BASALT, COLORADO

By: _____

Jacque R. Whitsitt, Mayor

ATTEST:

Pamela Schilling, Clerk

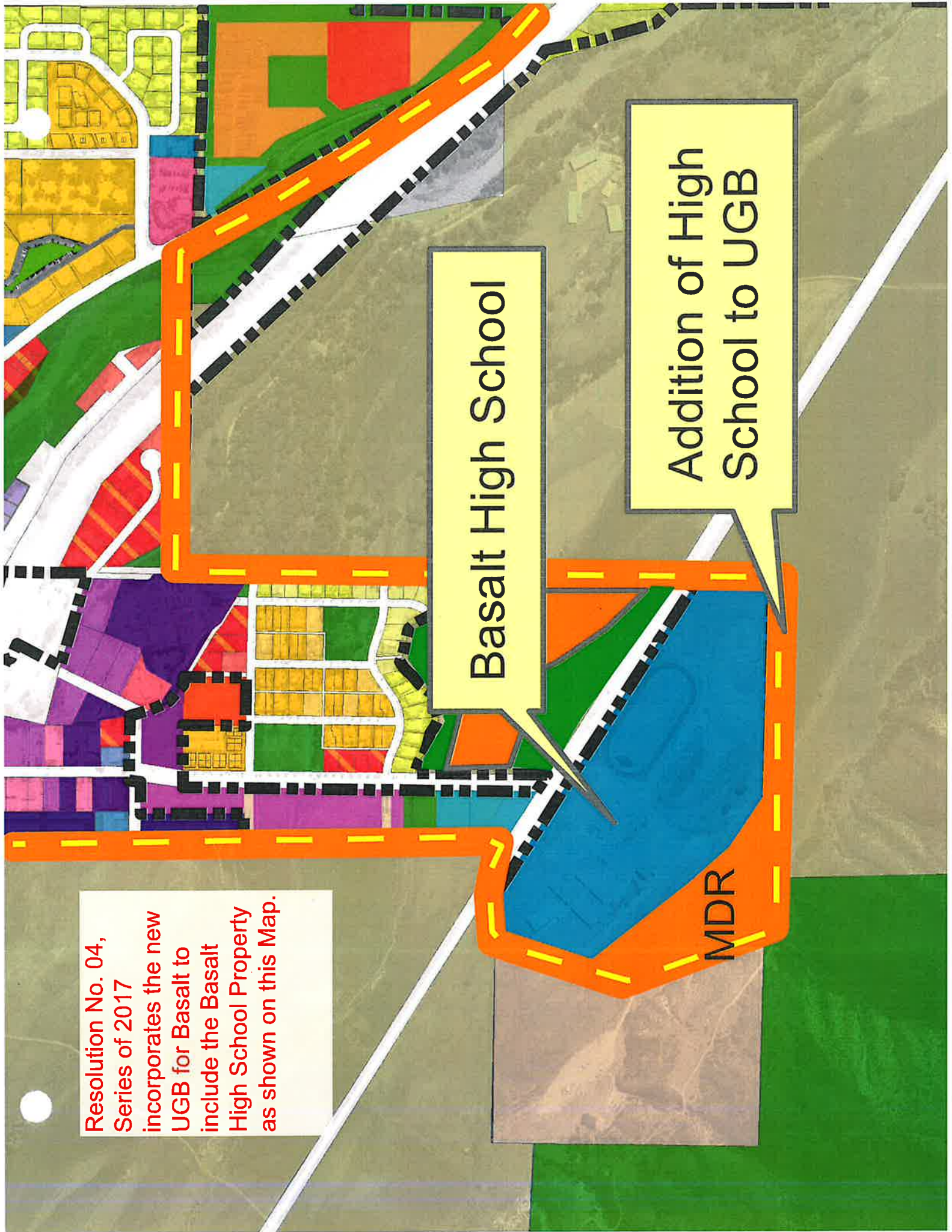


Resolution No. 04,
Series of 2017
incorporates the new
UGB for Basalt to
include the Basalt
High School Property
as shown on this Map.

Basalt High School

Addition of High
School to UGB

MDR

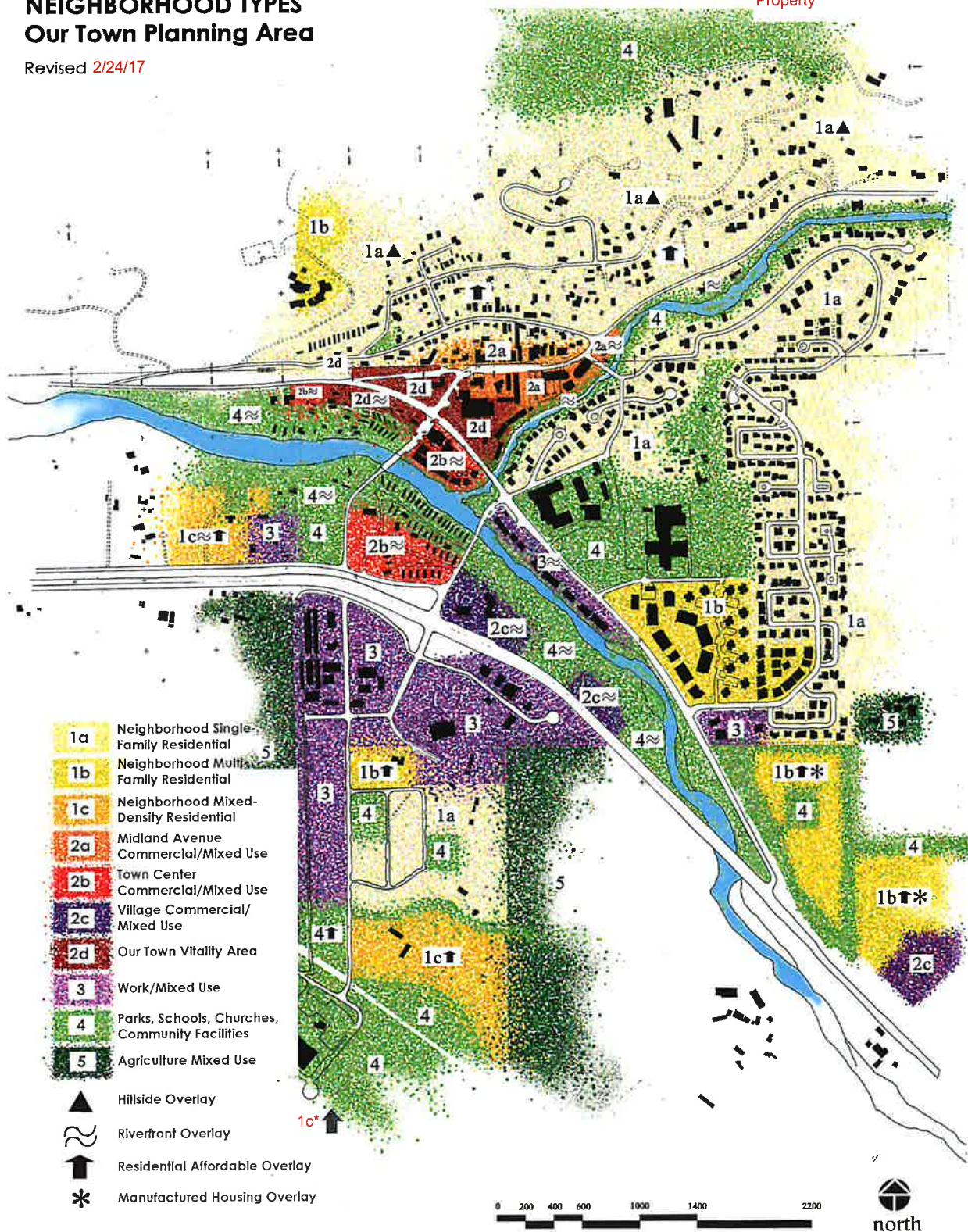


Our Town Master Plan Amendment

NEIGHBORHOOD TYPES Our Town Planning Area

Revised 2/24/17

New typology Map
to include
Neighborhood
typology for Basalt
High School
Property



Text being added to Section 5 of the Master Plan after the Crawford Properties Description

Basalt High School Property

The Basalt High School Property was added to the Urban Growth Boundary in 2017. The flat bench area of the property above Basalt High School is intended to be developed with affordable housing for the School District and others. The bench area has a Medium Density Residential Future Land Use Designation and it is identified as Mixed Density Residential with Affordable Housing and Manufactured Housing Overlays on the Typologies Map.