

**TOWN OF NEW CASTLE, COLORADO
RESOLUTION NO. PZ 2022-2**

**A RESOLUTION OF THE NEW CASTLE PLANNING AND ZONING
COMMISSION RECOMMENDING APPROVAL OF AMENDMENTS TO
SECTIONS 16.04.060 & 17.104.020 OF THE NEW CASTLE MUNICIPAL
CODE.**

WHEREAS, pursuant to Chapter 17.08 of the Town of New Castle (“Town”) Municipal Code (“Code”), the Town has established a Planning & Zoning Commission (the “Commission”); and

WHEREAS, pursuant to Section 17.92.030(B) of the Code, the Commission must consider and provide a recommendation regarding amendments to Title 17 of the Code; and

WHEREAS, Town staff has identified the need to amend Sections 16.04.060 and 17.104.020 to correct certain inaccuracies resulting from prior Code amendments; and

WHEREAS, pursuant to section 17.92.030(B) of the Code, the Planning Commission held a public hearing on March 9, 2022, to consider the proposed Code amendments; and

WHEREAS, based on the testimony and evidence presented at the hearing, the Commission now desires to recommend that Council approve the Code amendments set forth herein.

NOW, THEREFORE, BE IT RESOLVED BY THE NEW CASTLE PLANNING AND ZONING COMMISSION AS FOLLOWS:

1. Recitals. The foregoing recitals are incorporated by reference herein as findings and determinations of the Council.
2. Recommendation. The Commission approves of the changes to Code Sections 16.04.060 and 17.104.020 set forth below, with added language in **bold** and **underlined** and removed language ~~stricken~~, and recommends that Town Council adopt the same.

Section 16.04.060 – Planning Commission

The planning commission is responsible for making investigations and reports on the design and improvement of proposed subdivisions and requiring conformance of such subdivisions with the town's comprehensive plan and any transportation, land use, or other special plans as may be adopted by the town council. This title shall be implemented and administered utilizing the assistance and cooperation of elected and appointed officials of the town, Garfield County and the state as well as the services of consultants when required. **Except for those plats that may be approved administratively under this title, no** ~~No~~ plat of a subdivision of land within the jurisdiction and scope of this title shall be filed and recorded until it has been ~~approved~~ **reviewed**

by the planning commission, ~~as well as~~ **and approved** by the council, and **with** such approval indicated by the signature of the ~~chairperson of the planning commission~~ **mayor** on the final plat.

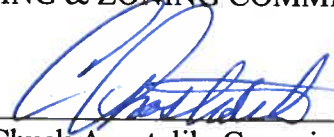
Section 17.104.020 – Zone District Classifications

Castle Valley Ranch, a planned unit development, is divided into the following zone district classifications. Except for lands within an approved subdivision plat, the boundaries for each zone district and planning area and the location of roadways and easements shall be general only. The precise boundaries and locations of all such features shall be shown on each filing as the same is subdivided and a final plat thereof recorded; provided, however, no major deviations shall be allowed from the general boundaries shown on the updated PUD master plan map. All future subdivision and development of the PUD shall be subject to the approval by the town council of a final subdivision plat and a final PUD development plan for each new filing in accordance with the procedures set forth in ~~Titles 13 and 14~~ **Titles 16 and 17** of this code. In accordance with and subject to the procedures and standards set forth in ~~Title 14~~ **Title 17**, the uses, densities, and other restrictions of each of the zone district classifications listed below may be modified or amended as part of the PUD development plan process for future filings, and the precise zone district text for each filing shall be determined at the time of approval of a final PUD development plan for that filing.



TOWN OF NEW CASTLE, COLORADO,
PLANNING & ZONING COMMISSION

By:



Chuck Apostolik, Commission Chair

ATTEST:



Mindy Andis, Deputy Town Clerk