

**TOWN OF NEW CASTLE, COLORADO
RESOLUTION NO. PZ 2023-3**

**A RESOLUTION OF THE NEW CASTLE PLANNING AND ZONING COMMISSION
RECOMMENDING APPROVAL OF THE UPDATED ZONE DISTRICT MAP OF THE
TOWN OF NEW CASTLE AND THE REPEAL SECTION 17.84.060 OF THE NEW CASTLE
MUNICIPAL CODE.**

WHEREAS, pursuant to Chapter 17.08 of the New Castle Municipal Code (“Code”), the Town of New Castle (“Town”) has established a Planning & Zoning Commission (“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 have updated the Zoning District Map of the Town (“Zoning Map”) pursuant to Section 17.16.010 of the Code; and

WHEREAS, Town staff find that including all approved site plans for conditional uses on the Zoning Map as required by Section 17.84.060 of the Code would create an undue burden on Town resources and make the map unnecessarily complicated and unreadable to citizens; and

WHEREAS, in accordance with Section 17.92.030(B) of the Code, the Commission held a public hearing on June 28, 2023, to consider approval of the updated Zoning Map and the repeal of Section 17.84.060; and

WHEREAS, based on the testimony and evidence presented at the hearing, the Commission now desires to recommend that the Town Council approve the Zoning Map and the Code amendment 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 Commission.
2. Recommendation. The Commission recommends approval of the Zoning Map attached hereto as Exhibit A and incorporated herein by reference, and the repeal of Code Section 17.84.060.

TOWN OF NEW CASTLE, COLORADO,
PLANNING & ZONING COMMISSION

By: 
Chuck Apostolik, Chair

ATTEST:


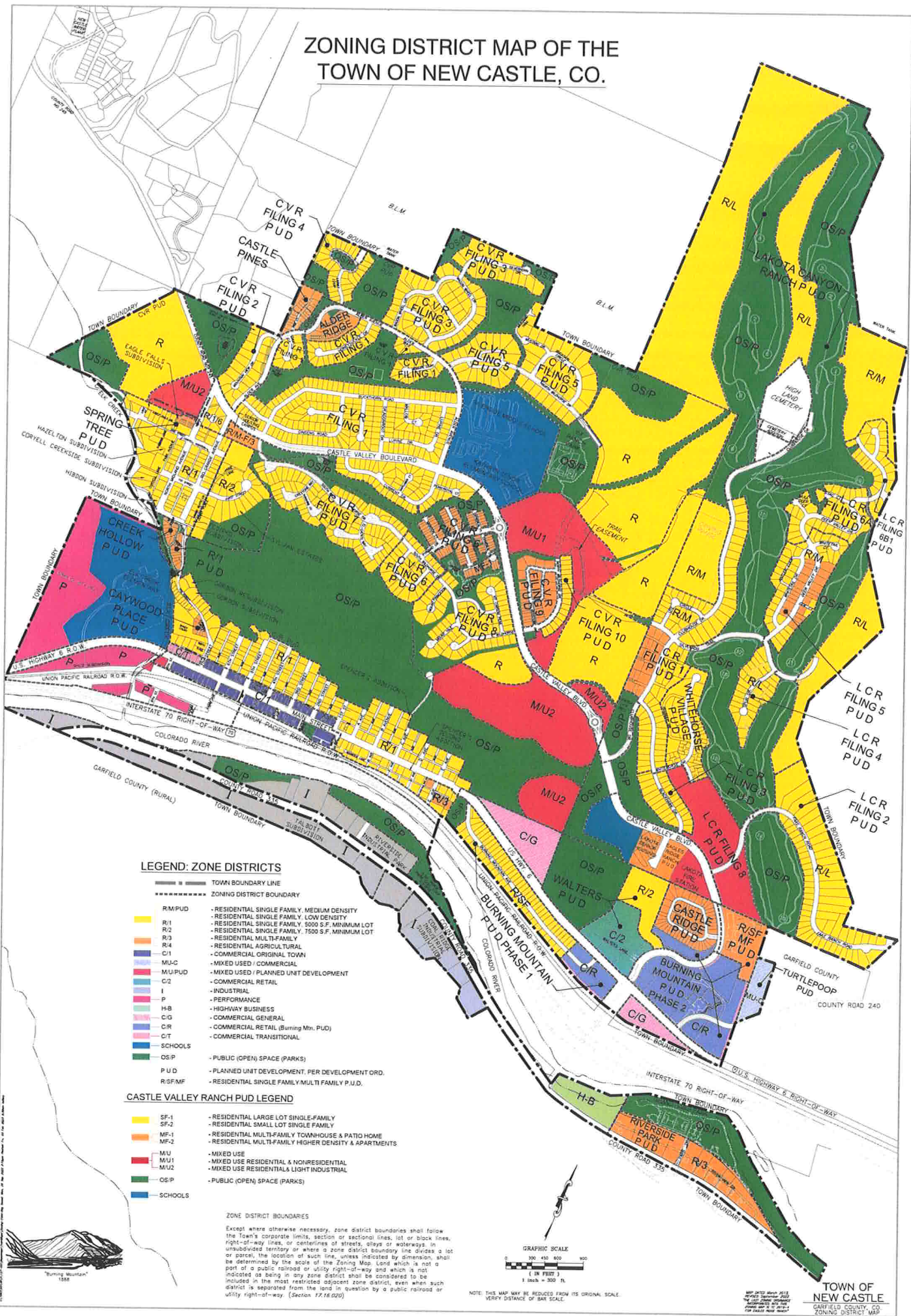

Remi Bordelon, Deputy Town Clerk



Exhibit A

[ZONING MAP]

ZONING DISTRICT MAP OF THE TOWN OF NEW CASTLE, CO.



LEGEND: ZONE DISTRICTS

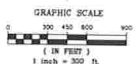
- TOWN BOUNDARY LINE
- - - ZONING DISTRICT BOUNDARY
- RMPUD
- R1 - RESIDENTIAL SINGLE FAMILY, MEDIUM DENSITY
- R2 - RESIDENTIAL SINGLE FAMILY, LOW DENSITY
- R3 - RESIDENTIAL SINGLE FAMILY, 5000 S.F. MINIMUM LOT
- R4 - RESIDENTIAL SINGLE FAMILY, 7500 S.F. MINIMUM LOT
- R5 - RESIDENTIAL MULTI-FAMILY
- R6 - RESIDENTIAL AGRICULTURAL
- C1 - COMMERCIAL ORIGINAL TOWN
- MUC - MIXED USE / COMMERCIAL
- MUPUD - MIXED USE / PLANNED UNIT DEVELOPMENT
- C2 - COMMERCIAL RETAIL
- I - INDUSTRIAL
- P - PERFORMANCE
- H-B - HIGHWAY BUSINESS
- C/G - COMMERCIAL GENERAL
- C/R - COMMERCIAL RETAIL (Burning Mtn. PUD)
- C/T - COMMERCIAL TRANSITIONAL
- S - SCHOOLS
- OSP - PUBLIC (OPEN) SPACE (PARKS)
- PUD - PLANNED UNIT DEVELOPMENT, PER DEVELOPMENT ORD.
- R/SF/MF - RESIDENTIAL SINGLE FAMILY/MULTI FAMILY P.U.D.

CASTLE VALLEY RANCH PUD LEGEND

- SF-1 - RESIDENTIAL LARGE LOT SINGLE-FAMILY
- SF-2 - RESIDENTIAL SMALL LOT SINGLE FAMILY
- MF-1 - RESIDENTIAL MULTI-FAMILY TOWNHOUSE & PATIO HOME
- MF-2 - RESIDENTIAL MULTI-FAMILY HIGHER DENSITY & APARTMENTS
- MU - MIXED USE RESIDENTIAL & NONRESIDENTIAL
- MU1 - MIXED USE RESIDENTIAL & LIGHT INDUSTRIAL
- MU2 - MIXED USE RESIDENTIAL & LIGHT INDUSTRIAL
- OSP - PUBLIC (OPEN) SPACE (PARKS)
- S - SCHOOLS

ZONE DISTRICT BOUNDARIES

Except where otherwise necessary, zone district boundaries shall follow the Town's corporate limits, section or sectional lines, lot or block lines, right-of-way lines, or centerlines of streets, dikes or waterways in unsubdivided territory or where a zone district boundary line divides a lot or parcel, the location of such line, unless indicated by dimension shall be determined by the scale of the Zoning Map. Land which is not part of a public railroad or utility right-of-way and which is not indicated as being in any zone district shall be considered to be included in the most restricted adjacent zone district, even when such district is separated from the land in question by a public railroad or utility right-of-way. (Section 77.18.020)



NOTE: THIS MAP MAY BE REDUCED FROM ITS ORIGINAL SCALE. VERIFY DISTANCE OF BAR SCALE.

TOWN OF NEW CASTLE
GARFIELD COUNTY, CO.
ZONING DISTRICT MAP