

**FRASER BOARD OF
TRUSTEES RESOLUTION
2023-06-02**

A RESOLUTION APPROVING A CONDITIONAL USE PERMIT FOR WAPITI VISTA TOWNHOMES, 832 WAPITI DRIVE, FRASER - PTARMIGAN SUBDIVISION LOT: 15 Block: MH, GRAND COUNTY, COLORADO, PART OF SEC. 19, TOWNSHIP 1 SOUTH, RANGE 75 WEST OF THE 6TH PM.

WHEREAS, at the regular meeting of the Fraser Planning Commission held on May 24, 2023, applicant Jardie Lauinger received a recommendation of approval for a Conditional Use Permit for Wapiti Vista Townhomes at 832 Wapiti Drive, and

WHEREAS, at the regular meeting of the Fraser Board of Trustees held on June 7, 2023, applicant Jardie Lauinger received approval for a Conditional Use Permit for Wapiti Vista Townhomes at 832 Wapiti Drive, and

WHEREAS, 832 WAPITI LLC, a Colorado limited liability company, as to an undivided 65% interest and WAPITI VISTA TOWNHOMES LLC, a Colorado limited liability company, as to an undivided 35% interest, are the current owners of the property; and

WHEREAS, the applicant is requesting Conditional Use Permit approval for Wapiti Vista Townhomes, which would allow three townhouses to be constructed on reduced lot sizes at 832 Wapiti Drive in Fraser; and

WHEREAS, Staff has determined that this application is in compliance with the Land Development Code of the Town of Fraser when the conditions listed below have been addressed.

NOW THEREFORE BE IT RESOLVED that the Fraser Board of Trustees has voted to approve this development application with the following conditions:

1. Applicant shall submit an application for a Major Site Plan for three residential units. This development application shall be scheduled for Planning Commission once a complete application has been submitted.
2. Applicant to address Agency Review Comments included in packet, and revise and resubmit documents accordingly.
3. Applicant shall submit an application for a Minor Subdivision and Final Plat following approval of a Conditional Use Permit and Major Site Plan.

READ, PASSED ON ROLL CALL VOTE, AND ADOPTED BY THE BOARD OF TRUSTEES THIS ____ DAY OF JUNE 2023.

Votes in favor: ____
Votes opposed: ____
Absent: ____

BOARD OF TRUSTEES OF THE
TOWN OF FRASER, COLORADO

BY: _____
Mayor

(SEAL)

ATTEST:

Town Clerk