

**CITY OF RIFLE, COLORADO  
RESOLUTION NO. 26  
SERIES OF 2015**

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF RIFLE,  
COLORADO, APPROVING THE FINAL PLAT OF THE RIFLE SUPER  
CENTER MINOR SUBDIVISION IN THE CITY OF RIFLE

WHEREAS, NAS Fluids Division Management Company (“Developer”) is the owner of certain real property located in the City of Rifle, Colorado at 4291 West Centennial Parkway, Parcel 217523100142 (hereinafter the "Property"); and

WHEREAS, Developer desires to subdivide the Property into two (2) lots; and

WHEREAS, on August 25, 2015 after a duly-noticed public hearing and pursuant to Rifle Municipal Code §16-5-280, the City of Rifle Planning Commission approved a Combined Sketch Plan and Preliminary Plan for the Property; and

WHEREAS, Developer filed with the Rifle Planning Department an application for Final Subdivision Plat approval for the Property creating two (2) lots; and

WHEREAS, on September 2, 2015 the Rifle City Council reviewed the Final Subdivision Plat application for the Property, and found these documents to be consistent with the approved Combined Sketch/Preliminary Plan; and

WHEREAS, the City Council desires to approve the Final Subdivision Plat of the Rifle Super Center Minor Subdivision pursuant to Rifle Municipal Code §16-5-440(e), subject to all terms and conditions set forth herein.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF RIFLE, COLORADO, THAT:

1. The City Council incorporates the foregoing recitals as findings by the City Council.
2. That certain Final Subdivision Plat for the Rifle Super Center Minor Subdivision is hereby approved.
3. Developer shall comply with all of Developer’s representations made in any applications and in statements during the public hearings before the Planning Commission and City Council and they shall be conditions of approval with which Developer shall comply unless specifically modified. Developer shall also comply in full with the requirements of the Rifle Municipal Code, including without limitation the requirements of the City of Rifle Public Works Manual. Developer shall also comply in full with the conditions of the Planning and Development Department’s staff report presented to the City Council on even date herewith, which conditions must be satisfied prior to the recording of the Final Plat.

4. The Mayor of the City is hereby authorized to indicate the City Council's approval of the Final Plat for the Property by signing two (2) reproducible copies of the Final Plat. A true and correct copy of the Final Plat shall be deposited with the City Clerk and shall be available for public inspection at the Clerk's office after being fully executed by the parties.

5. The City Clerk is hereby directed to file one (1) copy of the Final Plat for the Property and the original of this Resolution in the Office of the City Clerk.

6. The City Clerk is hereby further directed to record this Resolution and the Final Plat for the Property in the Office of the Clerk and Recorder of Garfield County, and to file one (1) certified copy of the Final Plat and this Resolution with the Garfield County Assessor.

THIS RESOLUTION was read, passed, and adopted by the Rifle City Council at a regular meeting held the 2nd day of September, 2015.

Dated this \_\_\_\_ day of \_\_\_\_\_, 2015.

CITY OF RIFLE, COLORADO

BY \_\_\_\_\_  
Mayor

ATTEST:

\_\_\_\_\_  
City Clerk