

RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS
OF PITKIN COUNTY, COLORADO, GRANTING

FINAL PLAT APPROVAL OF THE
AIRPORT BUSINESS CENTER ROWHOUSE PROJECT

BOOK 380 PAGE 811

Resolution No. 79-161

WHEREAS, the Board considered the final plat application of the Airport Business Center Rowhouses located on Lot 1, Block 7, of the Airport Business Center (the "project") at their December 17, 1979 meeting, and

WHEREAS, the Board has previously approved the General Submission application of the project pursuant to Resolution No. 78-125 finding therein that the development will not be exclusionary as defined in Resolution No. 74-87 because of, among other things, its location in proximity to certain industrial uses and within a service/commercial/industrial district, its incorporation of commercial space, and past experience with other residential units in the ABC, and

WHEREAS, the Board conditioned the Detailed Submission approval on several conditions which were incorporated in the Board's Detailed Submission approval granted pursuant to Resolution No. 78-152, and

WHEREAS, the Board of County Commissioners finds that the final plat application meets the conditions therein specified and suggest certain language to clarify the interrelationship of those conditions.

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Pitkin County, Colorado, that it does hereby approve the final plat of the Airport Business Center Rowhouse Project, subject to the land lease incorporating the following specific elements:

1. The units shall be the primary residence of the owner occupying the same. In the event the unit owner desires to rent the residential portion thereof, all leases shall be longer than six months in duration and shall contain the other requirements listed in Resolution 78-152 and provided for below.
2. The occupancy in the project shall be limited to employers and employees in Pitkin County.
3. Employees and employers shall be defined as those persons who have resided and been employed in Pitkin County during the two (2) year period immediately prior to their occupancy on the premises and con-

tinue to be employed for a minimum of ten (10) months each year.

4. The Pitkin County Housing Authority shall verify the qualifications of potential purchasers prior to the transfer of ownership. Prior to sale of any and all dwelling units in the project, whether initial or subsequent sales of the same unit, the Airport Business Center Corporation shall present to the Housing Authority those persons which, in their judgment, meet the above qualification criteria. No transfer of ownership shall be accomplished to any person, until the Housing Authority has certified that such person is eligible.

5. These conditions shall not be amended without prior approval of the Board of County Commissioners of Pitkin County, Colorado.

Approved by the Board of County Commissioners of Pitkin County, Colorado, on December 17, 1979

BOARD OF COUNTY COMMISSIONERS
OF PITKIN COUNTY, COLORADO

By Michael Kinsley
Michael Kinsley
Vice-Chairman

ATTEST:
S. R. Hawalt
Deputy Clerk and Recorder
APPROVED AS TO FORM:

Lawrence Smith
County Attorney