



**TOWN OF MEAD, COLORADO
ORDINANCE NO. 878**

**AN ORDINANCE OF THE TOWN OF MEAD, COLORADO, APPROVING THE
SITE PLAN FOR ANYTIME FITNESS LOCATED AT 301 MAIN STREET**

WHEREAS, the Town of Mead (“Town”) is authorized pursuant to Title 31, Article 23, C.R.S. and Article IV of Chapter 16 of the *Mead Municipal Code* (“Code”) to regulate development; and

WHEREAS, the applicant, NCO Holdings Mead, LLC (“Applicant”), submitted to the Town a land use application for a site plan designated as the Anytime Fitness Site Plan (“Site Plan”), and owns certain property designated in the Site Plan and generally located at 301 Main Street, Town of Mead, State of Colorado, and comprising 0.32 acres, more or less (the “Property”); and

WHEREAS, the Applicant desires to utilize the existing structure located on the Property as a fitness center pursuant to the Site Plan together with certain public improvements on the Property including sidewalks, street cuts, exterior lighting, and landscaping (the “Public Improvements”); and

WHEREAS, upon recommendation of Town staff pursuant to Section 16-4-100 of the Code, the Town Board of Trustees may approve the Site Plan by ordinance; and

WHEREAS, the Town Board of Trustees has reviewed the Site Plan and has determined that the Site Plan satisfies the site plan review criteria set forth in the Code; and

WHEREAS, the administrative record for this case includes, but is not limited to, the Code, the Town of Mead Comprehensive Plan, all other applicable ordinances, resolutions and regulations, the staff report/agenda item summary presented to the Board of Trustees, the site plan application and all other submittals of the Applicant, the Site Plan, and the recording and minutes of the Board of Trustees meeting at which the Site Plan was considered; and

WHEREAS, the Town Board of Trustees desires to approve the Site Plan.

NOW THEREFORE, BE IT ORDAINED by the Board of Trustees of the Town of Mead, Weld County, Colorado, that:

Section 1. Recitals incorporated. The foregoing recitals are incorporated herein as findings of the Board of Trustees.

Section 2. Site Plan Approval. The Site Plan is approved subject to the following conditions:

- a. The Applicant will submit all post-approval documents required by Section 16-4-100 of the Code for prior to the issuance of a building permit.
- b. All Public Improvements will be constructed in accordance with applicable Town standards prior to issuance of a Certificate of Occupancy.

Section 3. The Mayor Pro Tem is hereby authorized to sign the Site Plan on behalf of the Town, and the Town Clerk is hereby authorized to attest the signature of the Mayor Pro Tem on the Site Plan.

Section 4. Effective Date. This ordinance shall be published and become effective as provided by law.

Section 5. Severability. If any part, section, subsection, sentence, clause or phrase of this ordinance is for any reason held to be invalid, such invalidity shall not affect the validity of the remaining sections of the Ordinance. The Board of Trustees hereby declares that it would have passed the ordinance including each part, section, subsection, sentence, clause or phrase thereof, irrespective of the fact that one or more part, section, subsection, sentence, clause or phrase is declared invalid.

Section 6. Repealer. All ordinances or resolutions, or parts thereof, in conflict with this ordinance are hereby repealed, provided that such repealer shall not repeal the repealer clauses of such ordinance nor revive any ordinance thereby.

Section 7. Certification. The Town Clerk shall certify to the passage of this ordinance and make not less than one copy of the ordinance available for inspection by the public during regular business hours.

INTRODUCED, READ, PASSED, AND ADOPTED THIS 24TH DAY OF SEPTEMBER, 2018.

ATTEST:

TOWN OF MEAD:

By:

Mary E. Strutt
Mary E. Strutt, CMC, Town Clerk


By:

Joyce E. Palaszewski
Joyce E. Palaszewski, Mayor Pro Tem