



**TOWN OF SILT
RESOLUTION NO. 21
SERIES OF 2020**

A RESOLUTION OF THE TOWN OF SILT (“TOWN”) RESCINDING THE GYPSUM RANCH CO LLC PRE-ANNEXATION AGREEMENT FOR A PROPERTY LOCATED NORTHWEST OF THE TOWN OF SILT WATER AND WASTEWATER TREATMENT FACILITIES, ALSO KNOWN AS PARCEL # 2179-093-00-716, IN GARFIELD COUNTY, STATE OF COLORADO

WHEREAS, Gypsum Ranch CO LLC, hereinafter “Owner” is the owner of real property in Garfield County described as Parcel # 2179-093-00-716, hereinafter “Subject Property”, located northwest of the Town of Silt water and wastewater treatment plants and west of the Wheeler State Wildlife Area; and

WHEREAS, on or about April 21, 2018, the Owner submitted to the Town for its review and approval a draft pre-annexation agreement for the Subject Property, which contemplated annexation of the Subject Property within ten (10) years, assuming Town approves appropriate zoning with such land uses as tiny homes, special event venue, private community center, public and private trails, oil and gas extraction (from off-site location), and sand/gravel/aggregate extraction; and

WHEREAS, on or about June 5, 2018, the Town of Silt Planning & Zoning Commission (“Commission”) reviewed the Gypsum Ranch CO LLC Pre-Annexation Agreement, associated maps, site plan, and documents; and

WHEREAS, on or about June 5, 2018, the Commission recommended to the Board of Trustees approval of the Gypsum Ranch LLC Pre-Annexation Agreement, citing the Commission’s desire to see more submittals from the Owner; and

WHEREAS, on or about June 25, 2018, the Board of Trustees (“Board”) reviewed the Gypsum Ranch LLC Pre-Annexation Agreement, associated maps, site plan, and documents; and

WHEREAS, on or about June 25, 2018, the Board approved the Gypsum Ranch Pre-Annexation Agreement, as written; and

WHEREAS, on or about March 23, 2020, the Board considered the request by Gypsum Ranch CO LLC to rescind the Gypsum Ranch CO LLC Pre-Annexation Agreement; and

WHEREAS, the Town wishes to negotiate with Gypsum Ranch CO LLC for the dedication and conveyance of a 181.7-acre parcel (Parcel # 2179-093-00-716) to the west of the Silt River Preserve and which is currently slated for dedication to the Colorado Park and Wildlife, upon reclamation at the conclusion of the site mining operations by Silt Sand and Gravel, LLC; and



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WHEREAS, Gypsum Ranch CO LLC agrees to pay for reimbursable fees for the Town's review of this application, including but not limited to attorney fees and administrative fees; and

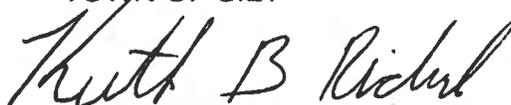
WHEREAS, on or about March 23, 2020, the Board approved the request, in exchange for Gypsum Ranch CO LLC diligence in negotiating to convey the 181.7-acre parcel (Parcel # 2179-093-00-716) to the west of the Silt River Preserve to the Town of Silt.

NOW, THEREFORE, BE IT RESOLVED, BY THE BOARD OF TRUSTEES OF THE TOWN OF SILT, COLORADO, in consideration of the premises and the mutual covenants and agreements of the parties, as memorialized in the recitals above, that the Pre-Annexation Agreement is hereby rescinded.

INTRODUCED, READ, PASSED AND ADOPTED at a regular meeting of the Board of Trustees of the Town of Silt, Colorado held on the 23rd day of March, 2020.

ATTEST:


Town Clerk Sheila M. McIntyre, CMC

TOWN OF SILT

Mayor Keith B. Richel

Agreed:


Gypsum Ranch CO LLC

