

Town of Lyons, Colorado
Board of Trustees
BOT Agenda Cover Sheet
Agenda Item No: IX. 3.
Meeting Date: May 20, 2024

TO: Mayor Rogin and Members of the Board of Trustees

FROM: Victoria Simonsen, Town Administrator

DATE: 05/17/2024

ITEM: Resolution 2024-46, A Resolution of the Town of Lyons, Colorado, Accepting Four Quit Claim Deeds from Lyons Valley Park, Inc. for Parcels Located in Lyons Valley Park

☐ ORDINANCE
☒ MOTION / RESOLUTION
☐ INFORMATION

- I. **REQUEST OR ISSUE:** Ratification of the acceptance of four parcels of land owned by Lyons Valley Park, Inc. that were identified to be deeded to the town (three parcels) upon completion of Lyons Valley Park.
- I. **RECOMMENDED ACTION / NEXT STEPS:** Approve Resolution 2024-46, acknowledging and accepting the acceptance of four parcels of land from Lyons Valley Park, Inc.
- II. **PROJECT HISTORY:** The town has had several Subdivision Improvement Agreements with Lyons Valley Park, Inc. over the past twenty years. As part of those agreements, LVP, Inc. agreed to deed three parcels to the town upon completion of the development. The subdivision is complete, and the corporation has deeded the three parcels, plus an additional parcel located just south of the McConnell Ponds known as 'the triangle lot.' That lot is currently zoned Business.
- III. **FISCAL IMPACTS:** The fiscal impact of owning these parcels remains unknown. It will involve occasional maintenance and wildfire mitigation measures. The use of the triangle lot has not been determined; thus, the fiscal impacts are unknown.
- IV. **LEGAL ISSUES:** The attorney has reviewed the deeds and has drafted the resolution.
- V. **CONFLICTS OR ENVIRONMENTAL ISSUES:** There are no known conflicts. Environmental issues may arise as the lots are undeveloped and near open space.
- VI. **SUMMARY AND ALTERNATIVES:** The Board can accept the deeds and pay the recordation and filing fees of \$23 per lot. There will need to be further conversations on the use and zoning of the triangle lot.