

Memo

To: Honorable Mayor Pinkham
Board of Trustees
Town Administrator Halburnt

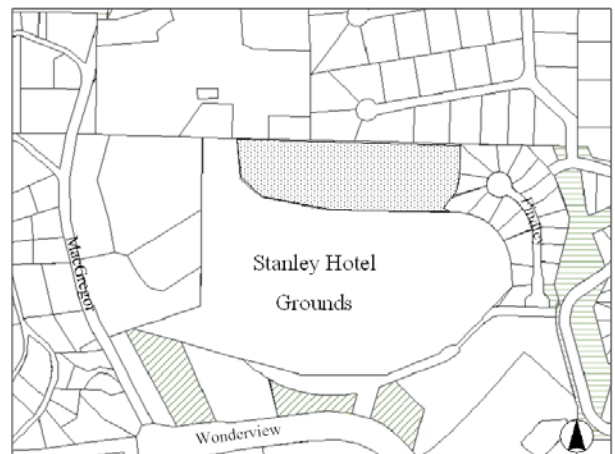
From: Dave Shirk, Planner

Date: June 23, 2009

Subject: **Overlook Condominiums, 3rd Supplemental Map (Unit Numbers 318, 320, 402, and 404)**

Background. This is the third supplemental condominium map for the Overlook development, located north of the Stanley Hotel. The Town Board approved the preliminary condominium map in February 2004. This proposed supplemental map finalizes 4 units, with 8 units of the 46 approved units remaining to be finalized.

This map is consistent with the approved preliminary plat and development plan. The purpose of this map is to allow individual sale of the units.



Budget. N/A

Action. Staff recommends **APPROVAL** of the proposed condominium map for the Overlook Condominium project, **CONDITIONAL TO:**

1. Compliance with memo from Town Attorney White dated June 8, 2009, regarding minor changes to the dedication statement and a proposed emergency access easement.
2. The conditions imposed by the Town Board on February 24, 2004 (original approval).

GREGORY A. WHITE
Attorney at Law

North Park Place
1423 West 29th Street
Loveland, Colorado 80538

970/667-5310
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June 8, 2009

DAVE SHIRK, PLANNER II
COMMUNITY DEVELOPMENT DEPT
TOWN OF ESTES PARK
PO BOX 1200
ESTES PARK, CO 80517

Re: Supplemental Condominium Map #3 – Overlook Condominiums

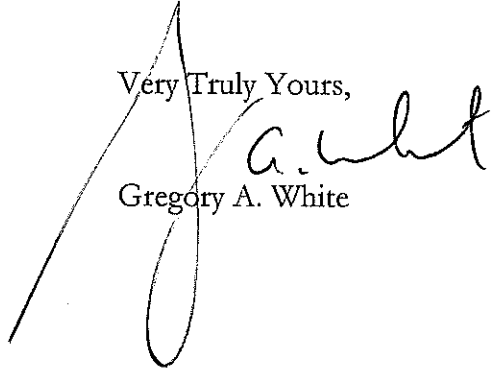
Dear Mr. Shirk:

I have the following comments:

1. The Dedication Statement needs to contain the recording information of the original Condominium Declaration and refer to this as the Supplemental Map #3.
2. The term “proposed” for the 24 foot wide emergency access easement needs to be removed and the phrase “dedicated by this Supplemental Map #3” added to the access easement.

If you have any questions, please do not hesitate to give me a call.

Very Truly Yours,


Gregory A. White

GAW/ldr

cc: Cornerstone Engineering, Jes Reetz
Fax: 970/586-2459