

TOWN OF PALMER LAKE, COLORADO

RESOLUTION NO. 7-2024

A RESOLUTION APPROVING A CONDITIONAL USE PERMIT TO ALLOW SLAP SHOT HOCKEY LANES, LLC TO OPERATE A SIMULATED HOCKEY FACILITY IN THE GENERAL BUSINESS AND COMMERCIAL (C2) ZONE LOCATED AT 870-872 HWY 105

WHEREAS, the Board of Trustees of the Town of Palmer Lake, Colorado, pursuant to Colorado statute and the Town of Palmer Lake Municipal Code, is vested with the authority of administering the affairs of the Town of Palmer Lake, Colorado; and

WHEREAS, Slap Shot Hockey Lanes, LLC (the “Applicant”) plans to lease property located at 870-872 Highway 105 (the “Property”); and

WHEREAS, the Applicant, with the authorization and consent of the Property owner, has submitted an application for a conditional use permit to operate a simulated hockey facility on the Property; and

WHEREAS, the Property is located in the General Business and Commercial (C2) zone district; and

WHEREAS, Section 17.48.020 of the Palmer Lake Town Code authorizes bowling alleys as a conditional use in the C2 zone district, and such other uses which are not more detrimental, as determined by the planning commission and town board; and

WHEREAS, on December 20, 2023, the Palmer Lake Planning Commission considered the application and determined that the proposed use of the Property as a simulated hockey facility was similar in nature and not more detrimental than a bowling alley, and therefore recommended approval of the conditional use permit for Slap Shot Hockey Lanes by a 6-0 vote.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE TOWN OF PALMER LAKE, COLORADO AS FOLLOWS:

1. The Board of Trustees has reviewed the application, considered the recommendation of the Planning Commission, and the comments of the public and finds that the proposed use is similar in nature and not more detrimental than other uses allowed as conditional uses in the C2 zone, such as bowling alleys.
2. The application of Slapshot Hockey Lanes, LLC for a conditional use permit to operate a simulated hockey facility as described in the application is approved in the C2 zone district at 870-872 Hwy 105 upon the condition that the applicant provide the Town with a copy of a lease showing their right to use the property for the proposed purpose.
3. Severability. If any article, section, paragraph, sentence, clause, or phrase of this Resolution is held to be unconstitutional or invalid for any reason such decision shall not affect the validity or constitutionality of the remaining portions of this Resolution. The Board of Trustees hereby declares that it would have passed this resolution and each part or parts thereof irrespective of the fact that any one part or parts be declared unconstitutional or invalid.

4. Repeal. Existing resolutions or parts of resolutions covering the same matters embraced in this Resolution are hereby repealed and all resolutions or parts of resolutions inconsistent with the provisions of this Resolution are hereby repealed.

INTRODUCED, RESOLVED, AND PASSED AT A REGULAR MEETING OF THE BOARD OF TRUSTEES OF THE TOWN OF PALMER LAKE ON THIS 11th DAY OF JANUARY 2024.

ATTEST:

TOWN OF PALMER LAKE, COLORADO

Dawn A Collins
Dawn A Collins
Town Administrator/Clerk

BY: *Grant Havenar*
Grant Havenar
Mayor