

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 3519

**AN ORDINANCE ZONING THE SERIANI ANNEXATION –
Lot 12, BANNER INDUSTRIAL PARK**

TO LIGHT INDUSTRIAL (I-1)

LOCATED AT 2986 Gunnison Avenue

Recitals.

After public notice and public hearing as required by the Grand Junction Zoning and Development Code, the Grand Junction Planning Commission recommended approval of applying an I-1 zone district to this annexation.

After public notice and public hearing before the Grand Junction City Council, City Council finds that an I-1 zone district be established for the following reasons:

- The zone district meets the criteria of Section 2.14.F of the Zoning and Development Code by conforming to the current Growth Plan Future Land Use Map.
- This zone district meets the criteria found in Section 2.6 of the Zoning and Development Code.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GRAND JUNCTION THAT:

The following property shall be zoned Light Industrial (I-1) zone district

Includes the following tax parcel: 2943-171-07-012

Lot 12, Banner Industrial Park, Mesa County, Colorado

CONTAINING 0.68 Acres (29,966 Square Feet), more or less as described.

Introduced on first reading on the 2nd day April, 2003.

PASSED and ADOPTED on second reading this 16th day of April , 2003.

Attest:

/s/: Stephanie Tuin
City Clerk

/s/: Cindy Enos-Martinez
President of the Council