

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 4401

**AN ORDINANCE ZONING THE LAHUE ANNEXATION
TO R-8 (RESIDENTIAL 8 DU/ACRE)**

LOCATED AT 514 MORNING GLORY LANE

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 zoning the LaHue Annexation to the R-8 (Residential 8 du/acre) zone district finding that it conforms with the recommended land use category as shown on the future land use map of the Growth Plan and the Growth Plan's goals and policies and is generally compatible with land uses located in the surrounding area. The zone district meets the criteria found in Section 2.6 of the Zoning and Development Code.

After public notice and public hearing before the Grand Junction City Council, City Council finds that the R-8 (Residential 8 du/acre) zone district is in conformance with the stated criteria of Section 2.6 of the Grand Junction Zoning and Development Code.

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

The following property be zoned R-8 (Residential 8 du/acre).

LAHUE ANNEXATION

A parcel of land situated in the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 8, Township 1 South, Range 1 East of the Ute Meridian being more particularly described as follows: Beginning at a point 660 feet north and 170 feet West of the Southeast Corner of the SW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of said Section 8; thence North 88.2 feet; West 160 feet; thence South 88.2 feet; thence East 160 feet more or less to the Point of Beginning: Except the West 20 feet for Road. County of Mesa, State of Colorado

INTRODUCED on first reading the 14th day of December, 2009 and ordered published.

ADOPTED on second reading the 6th day of January, 2010.

ATTEST:

/s/: Bruce Hill
President of the Council

/s/: Stephanie Tuin
City Clerk