**CITY OF GRAND JUNCTION, COLORADO**

**ORDINANCE NO. 4642**

**AN ORDINANCE ZONING THE FIRE STATION NO. 4 ANNEXATION**

**TO R-4 (RESIDENTIAL 4 DU/AC)**

**LOCATED AT 2880 B ½ ROAD**

Recitals

After public notice and public hearing as required by the Grand Junction Municipal Code, the Grand Junction Planning Commission recommended approval of zoning the Fire Station No. 4 Annexation to the R-4 (Residential 4 du/ac) zone district finding that it conforms with the recommended land use category as shown on the future land use map of the Comprehensive Plan and the Comprehensive 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 21.02.140 of the Grand Junction Municipal Code.

After public notice and public hearing before the Grand Junction City Council, City Council finds that the R-4 (Residential 4 du/ac) zone district is in conformance with the stated criteria of Section 21.02.140 of the Grand Junction Municipal Code.

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

The following property be zoned the R-4 (Residential 4 du/ac).

FIRE STATION NO. 4ANNEXATION

Lots 1 and 2 of the Fire Station No. 4 Subdivision Sec 30 T1S R1E, City of Grand Junction, Mesa County, Colorado containing 3.548 acres.

**INTRODUCED** on first reading the 15th day of October, 2014 and ordered published in pamphlet form.

**ADOPTED** on second reading the 5th day of November, 2014 and ordered published in pamphlet form.

ATTEST:

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President of the Council

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City Clerk