

ORDINANCE NO. 625

AN ORDINANCE TO AMEND THE ZONING MAP ACCOMPANYING ORDINANCE NO. 432 AND BEING A PART THEREOF.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GRAND JUNCTION, COLORADO:

That the Zoning Map adopted in and accompanying Ordinance No. 432 and particularly referred to in Section 1 thereof, be and it is hereby amended and supplemented in the following instances, to-wit:

(a) That portion of Residence "A" District as shown on the Zoning map and described as follows: The west 140 feet of the south one-half of Lot 11, Capitol Hill subdivision, the west 140 feet of Lots 12, 13 and the north one-half of Lot 15 in Capitol Hill Subdivision, also Lot 1 and Lots 26 to 32 inclusive, in Elm Avenue Subdivision of Lot 14, Capitol Hill Subdivision, all in the City of Grand Junction, Colorado, is hereby changed to Residence "B" District.

(b) That Blocks 1 to 12, inclusive, Slocomb's Addition be added to the zoning map and zoned as Residence "B" District.

(c) That the following described tract known as North Avenue Addition be added to the zoning map and zoned as Business "B" District:

(d) Beginning at the southwest corner of Section 11, T. 1 S., R. 1 W., Ute Meridian, thence east 2,482 feet, thence north 330 feet to the south bank of the Mesa County Ditch, thence northwesterly along the south bank of the said ditch to a point due north of the northwest corner of Lot 1, Block 7, Shafroth-Rogers Subdivision, thence south to the northwest corner of the said Lot 1, Block 7, thence west 1,649 feet, thence south 44 degrees 27 1/2 minutes west 299.85 feet, thence west 70 feet, thence south to point of beginning, which includes all of Blocks 4, 5, 6, and 7, Shafroth-Rogers Subdivision:

(d) That the following described tract of land known as Harr's Addition be added to the zoning map and zoned as Business "B" District:

All that part of the Southwest quarter of Section 11, T. 1 S., R. 1 W., Ute Meridian, lying south of the right-of-way of the canal of the Grand Valley Irrigation Company, and east of a line running north from the point on the south line of said Section 11, said point being located 2,482 feet east of the southwest corner of said Section 11, and approximately 135 feet west of the southeast corner of the southwest quarter of said section:

(e) That the following described tract known as Brown's Addition be added to the zoning map and zoned as Business "B"

District:

Beginning at a point 430 feet south of the northeast corner of Section 15, T. 1 S., R. 1 W. of the Ute Meridian, in Mesa County, Colorado, thence north 89 degrees, 11 minutes west 267 feet; thence south 0 degrees, 2 minutes east 260 feet, south 89 degrees, 11 minutes, east 267 feet; thence north 0 degrees, 2 minutes, west 260 feet to the point of beginning.

Passed and adopted this 27th day of March, A. D. 1940.

/s/ O. E. Boston
President of the Council

Attest:

/s/ Helen C. Tomlinson
City Clerk

I HEREBY CERTIFY That the foregoing ordinance, being Ordinance No. 625, was introduced, read and ordered published by the City Council of the City of Grand Junction, Colorado, at a regular meeting of said body held on the 6th day of March, A. D. 1940, and that the same was published in The Daily Sentinel, a newspaper published and in general circulation in said City at least ten days before its final passage.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said City, this 28th day of March, A. D. 1940.

/s/ Helen C. Tomlinson
City Clerk

1st publication March 8th, 1940.
Last publication March 29th, 1940.