

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 4769

AN ORDINANCE REZONING PROPERTIES LOCATED AT 703 23-2/10 ROAD
AND 2350 G ROAD FROM I-2 (GENERAL INDUSTRIAL) TO I-1 (LIGHT
INDUSTRIAL)

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 proposed Industrial Properties Rezone located at 703 23-2/10 Road and 2350 G Road to the I-1 (Light Industrial) zone district, finding that it conforms to and is consistent with the Comprehensive Plan Future Land Use Map designation of Industrial, the goals and policies of the Comprehensive Plan, and is generally compatible with land uses located in the surrounding area.

After public notice and public hearing, the Grand Junction City Council finds that the I-1 (Light Industrial) zone district is in conformance with at least one of the stated criteria of Section 21.02.140 of the Grand Junction Zoning and Development Code.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GRAND JUNCTION THAT THE FOLLOWING PROPERTIES SHALL BE ZONED I-1 (LIGHT INDUSTRIAL):

PARCEL 1: LOT 9 BLK 2 GRAND PARK SOUTH SEC 32 1N 1W - 1.29 AC

PARCEL 2: LOT 1 BLUE STAR PARK SIMPLE SUBDIVISION SEC 32 1N 1W - 1.81 AC

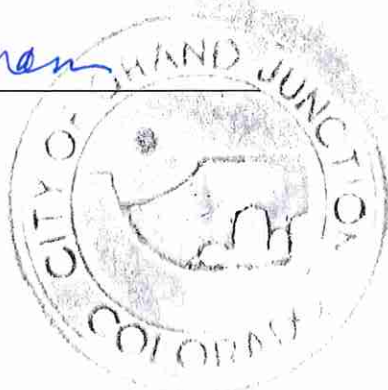
Introduced on first reading this 20th day of September, 2017 and ordered published in pamphlet form.

Adopted on second reading this 4th day of October, 2017 and ordered published in pamphlet form.

ATTEST:

W Winkelman

City Clerk



S. Mark West

Mayor

I HEREBY CERTIFY THAT the foregoing Ordinance, being Ordinance No. 4769 was introduced by the City Council of the City of Grand Junction, Colorado at a regular meeting of said body held on the 20th day of September, 2017 and that the same was published in The Daily Sentinel, a newspaper published and in general circulation in said City, in pamphlet form, at least ten days before its final passage.

I FURTHER CERTIFY THAT a Public Hearing was held on the 4th day of October, 2017, at which Ordinance No. 4769 was read, considered, adopted and ordered published in pamphlet form by the Grand Junction City Council.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said City this 6 day of October, 2017.

W Winkelmann

City Clerk

Published: September 22, 2017
Published: October 6, 2017
Effective: November 5, 2017

