

ORDINANCE NO. 953

AN ORDINANCE AMENDING THAT PART OF SECTION 2 OF CHAPTER 83 OF THE 1953 COMPILED ORDINANCES OF THE CITY OF GRAND JUNCTION, COLORADO, PERTAINING TO THE USES PERMITTED IN RESIDENCE "C", "D" AND "E" DISTRICTS, AND AMENDING SECTION 3 OF SAID CHAPTER 83 PERTAINING TO ACCESSORY USES IN RESIDENCE DISTRICTS.

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

Section 1. That the portion of Section 2 of Chapter 83 of the 1953 Compiled Ordinances of the City of Grand Junction, Colorado, entitled "Residence "C", "D" and "E" Districts" be and the same is hereby amended to read as follows:

Residence "C", "D" and "E" Districts

1. A use permitted in Residence "A" and "B" Districts.
2. Multiple Dwellings, Apartment Houses, Dormitories, Boarding Houses, Apartment Hotels and Tourist Courts.
3. Philanthropic Institution other than a penal or correctional institution, Hospital or Sanitarium other than for infectious or contagious diseases and other than for the insane and feeble-minded.

Section 2. That Section 3 of Chapter 83 of the 1953 Compiled Ordinances of the City of Grand Junction, Colorado, entitled "Accessory Uses in Residence Districts" be and the same is hereby amended to read as follows:

Accessory Uses In Residence Districts. A use accessory to a use permitted in a residence district shall be permitted in such district. A commercial or advertising sign shall in no case be permitted as an accessory use except that the placing of signs in connection with the sale, renting, construction or improvement of the property, and not exceeding an area of twelve square feet, shall be permitted as an accessory use. A store trade or business shall not be permitted as an accessory use, except that the office of a physician, chiropractor, dentist, attorney, accountant, engineer or musical instructor, in his private residence, and except any person carrying on a customary home occupation may do so in a dwelling or apartment used by him as a private residence, if it is incidental to such residential use. In a dwelling or apartment occupied as a private residence, one or more rooms may be rented or table board furnished. A private garage shall not be permitted as an accessory use except as provided in Section 5.

PASSED AND ADOPTED this 4th day of April, 1956.

/s/ Herbert M. Wright
President of the Council

ATTEST:

/s/ Helen C. Tomlinson
City Clerk

I HEREBY CERTIFY that the foregoing ordinance, being Ordinance No. 953, 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 21st day of March, 1956, 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 5th day of April, 1956.

/s/ Helen C. Tomlinson
City Clerk

Proof of Publication April 6, 1956
Proof of Publication March 23, 1956