

ORDINANCE NO. 1345

AN ORDINANCE AMENDING SECTIONS OF THE ZONING ORDINANCE OF THE CITY OF GRAND JUNCTION CONCERNING COMMERCIAL RESIDENCES AND BOARDING AND ROOMING HOUSES.

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

That the Classification 1.6 of the Residential Use under a.. Use Groups, of Section 3, Chapter 32 of the Code of Ordinances of the City of Grand Junction be amended to read as follows:

1. Section 3. ZONE CLASSIFICATIONS.

a. Use Groups:

(1) Residential Use . . .

1.6 Commercial residence, limited . . . consists of lodging, boarding or rooming house where three (3) or more rooms are used for living and sleeping on a non-transient rental basis.

2. That the definition of boarding and rooming house contained in sub-section b. (Terms and Words) in Section 11 of Chapter 32 of the Code of Ordinances of the City of Grand Junction be amended to read as follows:

Section 11. DEFINITIONS AND LIMITATIONS.

b. Terms and Words:

Boarding and Rooming House . . . A building containing a single dwelling unit and three (3) or more guest rooms where lodging is provided, with or without meals, for compensation. "Compensation" may include money, services, or other things of value. Two rooms may be rented in single-family zones without being classed as a boarding or rooming house. Rooms rented in single-family zones must have a minimum of 80 square feet per occupant.

PASSED AND ADOPTED this 21st day of January, 1970.

R. G. Youngerman\President of the Council

ATTEST:

Helen C. Tomlinson\City Clerk

I HEREBY CERTIFY that the foregoing ordinance, being Ordinance No. 1345, 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 7th day of January, 1970, 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 22nd day of January, 1970.

Helen C. Tomlinson\City Clerk

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