

ORDINANCE NO. 1766

AN ORDINANCE AMENDING THE ZONING MAP, A PART OF CHAPTER 32 OF THE CODE OF ORDINANCES OF THE CITY OF GRAND JUNCTION, BY ADDING THE ZONING OF CERTAIN LANDS WITHIN THE CITY.

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

That the Zoning Map, a part of Chapter 32 of the Code of Ordinances of the City of Grand Junction, be amended by adding the zoning on the following described land situate in the City of Grand Junction, Mesa County, Colorado, to wit:

In the West Half of the Northeast Quarter and in the West Half of the Southeast Quarter of Section 36, Township 1 North, Range 1 West of the Ute Meridian, and more particularly described as follows: Commencing at the Southwest Corner of the Northwest Quarter of the Southeast Quarter, Section 36, Township 1 North, Range 1 West of the Ute Meridian; thence North 89° 48' 30" East along the South line of the northwest Quarter of the Southeast Quarter, Section 36, 294.02 feet to a point on the Westerly right of way line of Horizon Drive; thence North 31° 22' 30" East along said right of way 107.03 feet; thence north 27° 20' 00" East along said right of way 432.0 feet to the true point of beginning; thence North 27° 20' 00" East along said right of way 213.76 feet to a point on the Southerly right of way line of Highway I-70; thence along the Southerly right of way line of Highway I-70 the following courses: (North 21° 18' 26" West 495.89 feet; thence North 32° 59' 09" West 240.10 feet; thence North 39° 24' 02" West 75.00 feet; thence north 42° 00' 08" West 74.44 feet; thence North 44° 52' 04" West 309.32 feet; thence North 55° 39' 51" West 31.97 feet) to a point on the West line of the Northeast Quarter of said Section 36; thence South 00° 15' 05" East along said West line 363.80 feet to the Southwest Corner of the northeast Quarter of said Section 36; thence South 00° 13' 42" East along the West line of the Southeast Quarter of said Section 36, a distance of 658.42 feet to the Northwest Corner of the Southwest Quarter of the Northwest Quarter of the Southeast Quarter of said Section 36; thence North 89° 46' 08" East along the North line of said Southwest Quarter of the Northwest Quarter of the Southeast Quarter 329.81 feet to the Northeast Corner of the West Half of the South- of the NW1/4 of the Southeast Quarter; thence Southwest1/4 00° 13' 42" East along the East line of West Half of the Southwest Quarter of the Northwest Quarter of the Southeast Quarter 68.97 feet; thence South 62° 40' 00" East 248.20 feet to the true point of beginning,

to the zoning category H.O. (Highway Oriented).

PASSED and ADOPTED this 20th day of September, 1978.

Karl M. Johnson

President of the Council

Attest:

Neva B. Lockhart, CMC

City Clerk

I HEREBY CERTIFY that the foregoing ordinance, being Ordinance No. 1766, 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 September, 1978, 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 21st day of September, 1978.

Neva B. Lockhart

Neva B. Lockhart, CMC
City Clerk

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