

ORDINANCE NO. 1920

AN ORDINANCE AMENDING THE ZONING MAP, A PART OF CHAPTER 32 OF THE CODE OF ORDINANCES OF THE CITY OF GRAND JUNCTION BY CHANGING 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 changing the zoning of the following described land situate in the City of Grand Junction, Mesa County, Colorado, to wit:

A portion of Lot 3, Capitol Hill Subdivision located in the Northeast Quarter of the Northeast Quarter of Section 11, Township 1 South, Range 1 West, Ute Meridian, being more particularly described as follows: Commencing at the Southeast Corner of the Northeast Quarter of the Northeast Quarter of said Section 11; thence North 00 deg. 01 min. 03 sec. East along the East line of the Northeast Quarter of the Northeast Quarter of said Section 11, with all bearings contained herein being relative thereto, a distance of 329.75 feet; thence North 90 deg. 00 min. 00 sec. West 69.51 feet to the True Point of Beginning; thence continuing North 90 deg. 00 min. 00 sec. West 590.50 feet to a point on the East boundary of Little Bookcliff Subdivision, a subdivision in Mesa County, Colorado; thence Northerly along the East boundary of said Little Bookcliff Subdivision to a point on the Southern right of way of the Grand Valley Irrigation Canal by the following two courses: North 01 deg. 07 min. 00 sec. East 523.0 feet; North 32 deg. 26 min. 00 sec. East 36.50 feet; thence Southeasterly along the Southern right of way of said Grand Valley Irrigation Canal to the True Point of Beginning by the following ten courses: South 62 deg. 33 min. 00 sec. East 84.74 feet; South 79 deg. 23 min. 00 sec. East 171.18 feet; South 71 deg. 03 min. 00 sec. East 83.06 feet; South 55 deg. 39 min. 33 sec. East 86.45 feet; South 41 deg. 46 min. 30 sec. East 70.35 feet; South 25 deg. 33 min. 12 sec. East 51.47 feet; South 18 deg. 30 min. 06 sec. East 143.40 feet; South 14 deg. 27 min. 00 sec. East 76.81 feet; South 30 deg. 07 min. 48 sec. East 46.33 feet; South 11 deg. 11 min. 42 sec. East 58.79 feet,

from R-3 (Residential - Multi-Family) to B-1 (Limited Business).

PASSED and ADOPTED this 5th day of November, 1980.

Jane S. Quimby

President of the Council

Attest:

Neva B. Lockhart, CMC

City Clerk

I HEREBY CERTIFY that the foregoing ordinance, being Ordinance No. 1920, 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 15th day of October, 1980, 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 6th day of November, 1980.

Neva B. Lockhart

Neva B. Lockhart, CMC
City Clerk

Published: October 17, 1980

Published: November 7, 1980

Effective: December 7, 1980