

ORDINANCE NO. 2033

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:

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, County of Mesa, State of Colorado, to wit:

Village Fair, situated in the City of Grand Junction, County of Mesa, State of Colorado and being part of the NE1/4 NE1/4 of Section 11, T.1 S., R.1.W. of the Ute Meridian, said real property being more particularly described as follows:

Beginning at the NE Corner of said Section 11; Thence S 00 deg. 01 min. 09 sec. E along the east line of the NE1/4 NE1/4 of said Section 11 a distance of 548.50 feet; Thence S 89 deg. 58 min. 51 sec. W 123.83 feet to a point on the northerly right of way of the Grand Valley Canal; Thence along and northerly right of way of the Grand Valley Canal by the following five (5) courses and distances; (1) N 46 deg. 16 min. 19 sec. E 101.24 feet; (2) N 59 deg. 05 min. 46 sec. W 69.85 feet; (3) N 69 deg. 35 min. 52 sec. W 74.60 feet; (4) N 78 deg. 40 min. 57 sec. W 138.22 feet; (5) N 77 deg. 03 min. 21 sec. W 81.27 feet; Thence N 00 deg. 00 min. 00 sec. E 371.35 feet to a point on the north line of the NE1/4 NE1/4 of said Section 11; Thence 90 deg. 00 min. 00 sec. E along said north line of the NE1/4 NE1/4 of said Section 11 a distance of 541.40 feet to the point of beginning, containing 5.610 acres.

from RMF-64 (Residential Multi-Family - 64 units per acre) to PB (Planned Business).

PASSED and ADOPTED this 3rd day of February, 1982.

Louis R. Brach

\_\_\_\_\_  
President of the Council

Attest:

Neva B. Lockhart

\_\_\_\_\_  
City Clerk

I HEREBY CERTIFY that the foregoing ordinance, being Ordinance No. 2033, 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 20th day of January, 1982, 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 4th day of February, 1982.

Neva B. Lockhart

Neva B. Lockhart, CMC  
City Clerk

Published: January 22, 1982

Published: February 5, 1982

Effective: March 7, 1982