

ORDINANCE NO. 2415

AN AMENDMENT TO THE CITY CODE INCREASING THE JURISDICTION OF THE BOARD OF ADJUSTMENT TO HEAR AND DECIDE APPEALS FOR VARIANCES FOR NONCONFORMING USES AND THOSE APPLICABLE REGULATIONS IN CHAPTER 5 OF THE ZONING & DEVELOPMENT CODE.

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

Section 4-9-3 of the Zoning & Development Code of the City of Grand Junction is hereby amended by adding paragraph C. as follows:

"C. the Zoning and Development Code Board of Appeals may vary the provisions of this section (4-9) when all of the criteria set forth in Section 10-1-1B.2. have been satisfied. Application and processing shall be in accordance with the provisions of Chapter 10."

The introductory statement of Chapter 5 of the Grand Junction Zoning and Development Code of the City of Grand Junction is hereby repealed and reenacted to read as follows:

"The development, maintenance or operation of any use which is subsequent to the provisions of this Code shall be allowed only when it complies with the standards and regulations as described in this chapter. Unless otherwise specified, requests for variances from the regulations contained in this chapter shall be processed and evaluated in accordance with the provisions of Chapter 10, Variance."

Section 20-1-1A of the Grand Junction Zoning and Development Code of the City of Grand Junction is hereby amended by the addition of a new paragraph 5 which shall read as follows:

"5. Hear and decide appeals for a variance for a nonconforming use as described in Section 4-9 and for those regulations in Chapter 5 of this Code for which no specific appeal process is stated."

PASSED and ADOPTED this 21st day of December, 1988.

John W. Bennett

President of the Council

Attest:

Neva B. Lockhart, CMC\City Clerk

I HEREBY CERTIFY that the foregoing ordinance, being Ordinance No. 2415, 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 December, 1988, 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 December, 1988.

Neva B. Lockhart, CMC

Neva B. Lockhart, CMC
City Clerk

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