

ORDINANCE NO. 2440

CHANGING THE ZONING ON CERTAIN LANDS WITHIN THE CITY LOCATED SOUTH OF HORIZON DRIVE AND WEST OF HORIZON TOWERS

The City Council finds that the applicant has complied with applicable regulations of the City's Development Code, and that the Planning Commission has recommended that the rezoning request be granted.

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

That the zoning category on the following lands be changed as indicated:

A parcel of land situate in the S2SE4NE4 of Section 2, T1S, R1W, of the Ute Meridian and previously described in Book 1335, Page 563, Mesa County records and also described according to survey as follows:

Commencing at the E4 Corner of said Section 2, and considering the line between said E4 Corner and the SW Corner of said SE4NE4 of Section 2 to bear S 89 deg. 52 min. 44 sec. W with all bearings herein contained relative thereto; thence S 89 deg. 52 min. 44 sec. W 527.80 feet to the point of beginning; thence S 89 deg. 52 min. 44 sec. W 621.89 feet to the easterly right-of-way line of Horizon Drive; thence along said right-of-way line N 26 deg. 28 min. 16 sec. E 285.90 feet; thence N 36 deg. 28 min. 46 sec. E 92.13 feet to the North line of said S4SE4NE4 Section 2; thence leaving said right-of-way line N 89 deg. 52 min. 40 sec. E 684.11 feet to a point which is 283.85 feet West of the East line of said Section 2; thence along the westerly line of Northwood Subdivision S 33 deg. 43 min. 59 sec. W 197.02 feet; thence N 89 deg. 38 min. 21 sec. W 134.81 feet; thence S 00 deg. 04 min. 29 sec. W 167.15 feet to the point of beginning.

This description contains 4.78 acres more or less.

Is hereby rezoned from RSF-4 to PR.

PASSED and ADOPTED this 6th day of September, 1989.

R.T. Mantlo

President of the Council

Attest:

Neva B. Lockhart, CMC

City Clerk

I HEREBY CERTIFY that the foregoing ordinance, being Ordinance No. 2440, 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 16th day of August, 1989, 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 7th day of September, 1989.

Neva B. Lockhart

Neva B. Lockhart, CMC
City Clerk

Published: August 18, 1989

Published: September 8, 1989

Effective: October 8, 1989