

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE No. 2681

Ordinance Zoning Property Located at the
Southeast Corner of 12th Street and F 1/2
Road

Recitals.

A rezoning has been requested on the subject property from RSF-4 to PR with a maximum density of 21 units per acre. The proposal is for a retirement center of and assisted care facilities. The request to rezone is consistent with the development of the 12th Street corridor and meets the criteria of the 12th Street corridor guidelines.

After public notice and public hearing as required by the Zoning and Development Code, the Grand Junction Planning Commission recommends approval of the rezoning and has approved an outline development plan for the subject property.

The City Council finds that the requested rezoning is in conformance with the stated criteria of Section 4-4-4 of the Zoning and Development Code.

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

The NW 1/4 NW 1/4 SW 1/4 of Section 1, T1S R1W, Ute Meridian is hereby zoned PR with a maximum density of 21 units per acre.

Introduced on first reading this 19th day of May, 1993.

PASSED and ADOPTED on second reading this 2nd day of June, 1993.

Mayor

ATTEST:

City Clerk