

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE No. 2695

Ordinance Zoning Blue Heron II Annexation

Recitals.

The property known as the Blue Heron II Annexation, Lots 10,11 and 12, Riverside Subdivision, except the west 60 feet of Lot 10, more particularly described on Exhibit A, attached and incorporated herein by reference, was annexed to the City by Ordinance No. 2685, and requires a City zoning designation be applied to the property. The property was zoned County Industrial (I) and is surrounded by City Light Industrial (I-1) and County Industrial (I) zoning. Existing uses in the area are commercial and light industrial in nature.

After public notice and public hearing as required by the Zoning and Development Code, the Grand Junction Planning Commission recommended approval of the zone of annexation to Light Industrial (I-1).

The City Council has determined that the requested zoning is in conformance with the stated criteria of Section 4-4-4 and Section 4-11 of the Zoning and Development Code.

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

Lots 10, 11, and 12 in Riverside Subdivision, except the West 60 feet of Lot 10 are hereby zoned Light Industrial (I-1).

Introduced on first reading this 16th day of June, 1993.

PASSED and ADOPTED on second reading this 7th day of July, 1993.

ATTEST:

Mayor

City Clerk