

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE No. 3330

**ZONING THE MOORE ANNEXATION TO RESIDENTIAL MULTI-FAMILY WITH
A MAXIMUM DENSITY OF 5 UNITS PER ACRE (RMF-5)**

LOCATED AT 457 31 ROAD

Recitals.

After public notice and public hearing as required by the Grand Junction Zoning and Development Code, the Grand Junction Planning Commission recommended approval of applying a RMF-5 zone district to this annexation.

After public notice and public hearing before the Grand Junction City Council, City Council finds that the RMF-5 zone district be established for the following reasons:

- This zone district meets the criteria of Section 2.14.F of the Zoning and Development Code by being identical to or nearly identical to the former Mesa County zoning for each parcel and conforms to the adopted Growth Plan Future Land Use Map.
- This zone district meets the criteria found in Section 2.6 of the Zoning and Development Code.

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

The following property shall be zoned the Residential Multi-family with a maximum density of 5 units per acre (RMF-5) zone district

Includes the following tax parcel #2943-161-00-215

BEG 360FT N OF SEC COR NE4 SEC 16 1S 1E W 495FT N 140FT E 310FT S
36FT E 185FTS 104FT TO POB EXC E 33FT FOR ROW AS DESC IN B-1501
P-525 MESA CO RECORDS

Introduced on first reading this 21st day of February 2001.

PASSED and ADOPTED on second reading this 7th day of March, 2001.

/s/ Gene Kinsey
President of the Council

ATTEST:

/s/ Stephanie Nye
City Clerk