

BY AUTHORITY

ORDINANCE NO. _____
SERIES OF 2016

COUNCIL BILL NO. CB16-0249
COMMITTEE OF REFERENCE:
Neighborhoods & Planning

A BILL

For an ordinance changing the zoning classification for 30-50 South Colorado Boulevard.

WHEREAS, the City Council has determined, based on evidence and testimony presented at the public hearing, that the map amendment set forth below conforms with applicable City laws, is consistent with the City’s adopted plans, furthers the public health, safety and general welfare of the City, will result in regulations and restrictions that are uniform within the G-RH-3 district, is justified by one of the circumstances set forth in Section 12.4.10.8 of the Denver Zoning Code, and is consistent with the neighborhood context and the stated purpose and intent of the proposed zone district;

NOW THEREFORE, BE IT ENACTED BY THE COUNCIL OF THE CITY AND COUNTY OF DENVER:

Section 1. That upon consideration of a change in the zoning classification of the land area hereinafter described, Council finds:

- 1. That the land area hereinafter described is presently classified as E-SU-D.
- 2. That the Owner proposes that the land area hereinafter described be changed to G-RH-3.

Section 2. That the zoning classification of the land area in the City and County of Denver described as follows shall be and hereby is changed from E-SU-D to G-RH-3:

30 S. Colorado Boulevard:
PLOT 2, BLOCK 53, THE EASTERN CAPITOL HILL SUBDIVISION, THE PLAT OF WHICH WAS RECORDED IN PLAT BOOK 4 AT PAGE 12, CITY AND COUNTY OF DENVER, STATE OF COLORADO.

in addition thereto those portions of all abutting public rights-of-way, but only to the centerline thereof, which are immediately adjacent to the aforesaid specifically described area.

50 S. Colorado Boulevard:
PLOTS 3, 4, AND 5, BLOCK 53, THE EASTERN CAPITOL HILL SUBDIVISION, THE PLAT OF WHICH WAS RECORDED IN PLAT BOOK 4 AT PAGE 12, EXCEPT ANY PORTION OF PLOT 5 LYING WITHIN LEETSDALE DRIVE, CITY AND COUNTY OF DENVER, STATE OF COLORADO.

in addition thereto those portions of all abutting public rights-of-way, but only to the centerline thereof, which are immediately adjacent to the aforesaid specifically described area.

