

**Legislative Zone Map Amendment 21i-00116**  
**Approved Legal Description 12/13/2021**

That the zoning classification of the area in the City and County of Denver described as follows or included within the following boundaries shall be and hereby is changed from

**E-SU-D to E-SU-D1**

**HILL TOP SUBDIVISION**

Block 1, Lots 1 to 26

Block 2, Lots 1 to 10

**MOORE'S ADDITION**

Block 2, Lots 16 to 30

**P. T. BARNUM'S SUBDIVISION**

Block 109, Lots 1 to 20, and Lots 23 to 40

Block 110, Lots 1 to 40

Block 111, Lots 1 to 20, and Lots 23 to 40

Block 112, Lots 1 to 40

Block 113, Lots 1 to 16, and Lots 23 to 40

Block 114, Lots 1 to 40

Block 115, Lots 1 to 24

Block 116, Lots 1 to 24

**SUBDIVISION OF PART OF P. T. BARNUM'S SUBDIVISION**

Lots 1 to 25

Lots 27 to 37

**VILLA PARK**

Block 17, Lots 25 to 48

Block 18, Lots 1 to 48

Block 19, Lots 1 to 48

Block 20, Lots 1 to 24, and Lots 27 to 34, and Lots 37 to 48

Block 21, Lots 1 to 48

Block 22, Lots 1 to 48

Block 25, Lots 1 to 22

Block 26, Lots 1 to 48

Block 27, Lots 1 to 48

Block 28, Lots 1 to 48

Block 29, Lots 1 to 48

Block 30, Lots 1 to 48

Block 31, Lots 1 to 48

Block 32, Lots 25 to 48

**SUBDIVISION BLOCKS 23 AND WEST HALF BLOCK 24 VILLA PARK**

Block 23, Lots 1 to 48

Block 24, Lots 1 to 24

**WINDSOR**

Block 19, Lots 1 to 5

TOGETHER WITH

**The Unplatted Parcels by Street and Address:**

**N. HAZEL CT.**

740, 744, 748, 752, 756, 760

TOGETHER WITH

All Vacated Street or Alley Rights of Way lying adjacent to described areas.

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.

That the zoning classification of the area in the City and County of Denver described as follows or included within the following boundaries shall be and hereby is changed from

**E-SU-DX to E-SU-D1X**

**Alameda Gardens**

Block 1, Lots 1 to 8  
Block 2, Lots 1 to 14

**Alameda Hills Filing No. 1**

Block 1, Lots 1 to 8  
Block 2, Lots 1 to 6  
Block 3, Lots 1 to 15  
Block 4, Lots 1 to 18  
Block 5, Lots 1 to 13

**Alameda Hills Filing No. 2**

Block 1, Lots 1 to 9  
Block 2, Lots 1 to 24  
Block 3, Lots 1 to 24

**Alameda Hills Filing No. 3**

Block 4, Lots 1 to 13  
Block 5, Lots 1 to 17  
Block 6, Lots 1 to 21  
Block 7, Lots 1 to 11  
Block 8, Lots 1 to 12  
Block 9, Lots 1 to 2

**APPELS ADDITION TO WINDSOR, PLAT OF**

Block 1, Lots 1 to 18

**BONITA HEIGHTS**

Block 1, Lots 1 to 36  
Block 2, Lots 1 to 34

**BURGESS' ADDITION**

Block 1, Lots 1 to 50

**BURNS SUNSET HEIGHTS**

Block 1, Lots 3 to 26  
Block 2, Lots 3 to 26  
Block 3, Lots 3 to 26  
Block 4, Lots 3 to 26  
Block 5, Lots 3 to 14

Block 6, Lots 1 to 20  
Block 7, Lots 1 to 40  
Block 8, Lots 1 to 40  
Block 9, Lots 1 to 40  
Block 10, Lots 1 to 40  
Block 11, Lots 1 to 11  
Block 12, Lots 1 to 22  
Block 13, Lots 1 to 22  
Block 14, Lots 1 to 22  
Block 15, Lots 1 to 11

**COURTNEY SUBDIVISION**

Lots 1 to 8

**CRISP'S ADDITION TO THE CITY OF DENVER**

Block 1, Lots 5 to 14  
Block 2, Lots 3 to 26  
Block 3, Lots 3 to 8, and Lots 11 to 26  
Block 4, Lots 3 to 26  
Block 5, Lots 3 to 26  
Block 6, Lots 1 to 40  
Block 7, Lots 1 to 40  
Block 8, Lots 1 to 40  
Block 9, Lots 1 to 40  
Block 10, Lots 1 to 20  
Block 12, Lots 1 to 22  
Block 13, Lots 1 to 22  
Block 14, Lots 1 to 22  
Block 15, Lots 1 to 22

**DEE'S SUBDIVISION**

Lots 1 to 12

**HAWKINS' SUBDIV. BLOCK 3 HILL & WEBSTER'S ADDITION**

Block 3, Lots 1 to 48

**Hill and Webster's Addition**

All of Blocks 1, 2, 4, and Blocks 7 to 12

**JENSEN SUBDIVISION**

Block N/A, Lots 1 to 22

**KELLY JAMES SUBDIVISION**

Block 1, Lots 1 to 26

**LEWIS HURST SUBDIVISION**

Block N/A, Lots 1 to 10

**Lowrey Heights**

Block 3, Lots 21 to 24

Block 4, Lots 17 to 24

Block 5, Lots 17 to 24

Block 6, Lots 17 to 24

Block 7, Lots 17 to 24

Block 8, Lots 17 to 20

Block 9, Lots 1 to 20

Block 10, Lots 1 to 40

Block 11, Lots 1 to 40

Block 12, Lots 1 to 40

Block 13, Lots 1 to 40

Block 14, Lots 1 to 40

Block 15, Lots 1 to 40

Block 16, Lots 21 to 36

Block 17, Lots 1 to 40

Block 18, Lots 1 to 40

Block 19, Lots 1 to 40

Block 20, Lots 1 to 40

Block 21, Lots 1 to 40

Block 22, Lots 1 to 40

Block 23, Lots 1 to 40

Block 24, Lots 1 to 20 EXCEPT the City Owned Parcel Schedule Number 05073-17-023-000

**Lull Heights**

Block 1, Lots 1 to 18

Block 2, Lots 1 to 12

Block 3, Lots 1 to 14

**NICHOLSON-ROSS SUBDIVISION**

Block 1, Lots 1 to 20

Block 2, Lots 1 to 24

**P.T. BARNUM'S SUBDIVISION**

Block 14, Lots 1 to 20

Block 15, Lots 1 to 40

Block 16, Lots 1 to 40

Block 17, Lots 1 to 20

Block 44, Lots 1 to 20  
Block 45, Lots 17 to 30  
Block 46, Lots 1 to 20, and Lots 33 to 40  
Block 67, Lots 7 to 16  
Block 68, Lots 1 to 4, and Lots 11 to 16, and Lots 21 to 31, and Lots 35 to 40  
Block 69, Lots 1 to 16  
Block 69, the EAST 62.5' of Lots 23 and 24  
Block 69, Lots 25 to 40  
Block 70, Lots 1 to 20, and Lots 23 to 40  
Block 71, Lots 1 to 40  
Block 72, Lots 5 to 40  
Block 73, Lots 1 to 11  
Block 73, Lots 12 and 13 EXCEPT the City Owned Parcel Schedule Number 05071-37-0270-000  
Block 73, Lots 16 to 26  
Block 73, Lots 27 to 40 EXCEPT the City Owned Parcels Schedule Numbers 05071-37-0310-000  
And 05071-37-0140-000  
Block 74, Lots 1 to 12  
Block 74, Lots 13 and 14 EXCEPT the City Owned Parcel Schedule Number 05071-38-0180-000  
Block 74, Lots 21 to 24  
Block 74, Lot 25 EXCEPT the City Owned Parcel Schedule Number 05071-38-0200-000  
Block 74, Lots 29 to 40  
Block 75, Lots 1 to 40  
Block 76, Lots 1 to 40  
Block 77, Lots 1 to 40  
Block 78, Lots 1 to 40  
Block 79, Lots 1 to 20, and Lots 23 to 40  
Block 80, Lots 1 to 18, and the NORTH 10' of Lot 19  
Block 80, Lots 23 to 40  
Block 81, Lots 1 to 18, and Lots 21 to 40  
Block 82, Lots 1 to 40  
Block 83, Lots 1 to 40  
Block 84, Lots 1 to 20  
Block 97, Lots 1 to 20  
Block 98, Lots 1 to 20  
Block 108, Lots 16 to 20

**PAULINE SUBDIVISION**

Lots 1 to 20

**RODGERS SUBDIVISION**

Lots 1 to 10

**SCHRADER HEIGHTS**

Block 1, Lots 1 to 18

Block 2, Lots 1 to 36

**Subdivision of Blocks A, B, C, D, E, F, G, H, J, K, L & 105 as marked on Plat of P.T. Barnum's Subdivision**

Block 117, Lots 16 to 24

Block 118, Lots 1 to 24

Block 120, Lots 12 to 29

Block 121, Lots 12 to 29

Block 122, Lots 12 to 29

Block 123, Lots 12 to 29

Block 124, Lots 12 to 29

Block 125, Lots 12 to 29

Block 126, Lots 12 to 29

Block 127, Lots 1 to 9

Block 128, Lots 1 to 20

Block 129, Lots 1 to 20

Block 130, Lots 1 to 20

Block 131, Lots 1 to 5

Block 132, Lots 1 to 20

Block 133, Lots 1 to 20

Block 134, Lots 1 to 5 EXCEPT the CDOT Owned Parcel Schedule Number 05073-43-0030-000

Block 135, Lots 1 to 5, and lots 8 to 12

Block 136, Lots 1 to 5

**VILLA PARK ADDITION**

Block 1, Lots 1 to 30

Block 2, Lots 1 to 30

Block 3, Lots 1 to 30

Block 4, Lots 1 to 30, and the WEST 1/2 of Vacated Winona Ct. Adjacent to Block 4 VILLA PARK ADDITION

Block 5, Lots 1 to 30, and the EAST 1/2 of Vacated Winona Ct. Adjacent to Block 5 VILLA PARK ADDITION

Block 6, Lots 1 to 30

**WAGNER'S ADDITION**

Block 1, Lots 1 to 25, and Lots 44 to 68

**WINDSOR**

Block 19, Lots 8 to 17

Block 20, Lots 1 to 34

Block 21, Lots 1 to 34

Block 22, Lots 1 to 51

Block 23, Lots 1 to 28, and Lots 35 to 68

Block 24, Lots 1 to 34, and Lots 39 to 68

Block 25, Lots 1 to 68

Block 26, Lots 1 to 68

Block 27, Lots 1 to 68

TOGETHER WITH

**The Unplatted Parcels by Street and Address**

**W. 4TH AVE.**

4525, 4529, 4535, 4595

4601, 4615, 4665, 4675

4703, 4751

**W. 5TH AVE.**

4500, 4516, 4590, 4595

4600, 4625, 4630, 4660, 4670, 4680, 4690

4760, 4780, 4790

4800, 4801, 4820, 4830, 4849

5100

**W. 6TH AVE.**

4500, 4520

4600, 4640, 4656

4700

4860, 4870, 4890, 4896

4900, 4970, 4990

5000, 5010, 5020, 5030, 5090

5100, 5130

**W. ALAMEDA AVE.**

4325

4401

**W. BYERS PL.**

4335

**W. CEDAR AVE.**

5005

**W. HURST PL.**

4905, 4935, 4971, 4991

**N. SHERIDAN BLVD.**

400, 410, 420, 430, 440, 444

**N. UTICA ST.**

465, 475, 485

501, 521, 531, 541, 551, 561, 571, 581, 591

655, 665, 675, 685

**N. VRAIN ST.**

509, 510, 517, 520, 525, 535, 540, 545, 550, 555, 560, 565, 570, 575, 580

605, 611, 619, 627, 635, 643, 650, 651, 659, 660, 667, 670, 675, 680

703

**S. VRAIN ST.**

210, 211, 220, 225, 230, 231, 240, 241, 250, 251, 260, 261

**N. WINONA CT.**

415, 421, 425, 435, 445, 455, 460, 465, 470, 475, 485, 495

500, 501, 510, 515, 520, 525, 530, 535, 540, 545, 550, 555, 560, 565, 570, 575

620, 624, 628, 636, 642, 646

**N. WOLFF ST.**

400, 405, 411, 420, 421, 440, 441, 450, 451, 460, 470, 480, 485, 490, 494, 495, 497

500, 520, 524, 525, 528, 530, 535, 545, 555, 556, 565, 566, 575, 576, 585, 586, 595, 596

**N. XAVIER ST.**

400, 410, 420, 430, 436, 460, 480

520, 530, 540, 550

**N. YATES ST.**

401, 421, 431, 441, 451, 461, 471, 481, 487, 493

501, 521, 535, 545, 555, 565

**N. ZENOBIA ST.**

400, 401, 420, 421, 431, 440, 441, 450, 451, 460, 461, 465, 470, 475, 480, 485, 486, 490

TOGETHER WITH

All Vacated Street or Alley Rights of Way lying adjacent to described areas.

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.