

BY AUTHORITY

ORDINANCE NO. _____
SERIES OF 2014

COUNCIL BILL NO. CB14-0266
COMMITTEE OF REFERENCE:
Land Use, Transportation & Infrastructure

A BILL

For an ordinance changing the zoning classification for portions of 2800, 2900 and 3000 blocks of Welton Street.

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 in accordance with the Comprehensive Plan, and is necessary to promote the public health, safety and general welfare of the City;

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 C-MX-3.
2. That City Council proposes that the land area hereinafter described be changed C-MX-5.

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 C-MX-3 to C-MX-5:

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1 A parcel of land in the SW ¼ of Section 26, Township 3 South, Range 68 West
2 of the 6th P. M., City and County of Denver, State of Colorado, more particularly
3 described as follows:

4 Beginning at the intersection of the centerline of 28th Street and the
5 southwesterly extension of the centerline of the alley in Block 71 of Case and
6 Ebert's Addition to Denver;

7 thence northeasterly along said extended centerline of the alley in Block 71,
8 and continuing along said extended centerline along the alley centerlines of
9 Blocks 72 and 73, said Case and Ebert's addition to the point of intersection
10 with the northwesterly extension of the southeasterly 18.75 feet of Lot 29, said
11 Block 73 Case and Ebert's Addition;

12 thence southeasterly along said line of the southwesterly 18.75 feet of Lot 29,
13 Block 73 Case and Ebert's Addition to the point of intersection with the
14 centerline of Welton Street;

15 thence southwesterly along said centerline of Welton St. to the centerline of
16 29th St.;

17 thence southeasterly along said centerline of 29th St. to the intersection of the
18 northeasterly extension of the southwesterly centerline of the alley in block 77
19 of Case and Ebert's Addition to Denver;

20 thence southwesterly along said extended centerline of the alley in Block 77 to
21 the centerline of 28th St.;

22 thence northwesterly along said centerline of 28th St. to the Point Of Beginning.

23 Containing 7.01 Acres, more or less.
24

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

27 **Section 3.** That this ordinance shall be recorded by the Manager of Community Planning
28 and Development in the real property records of the Denver County Clerk and Recorder.
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1 COMMITTEE APPROVAL DATE: April 15, 2014

2 MAYOR-COUNCIL DATE: April 22, 2014

3 PASSED BY THE COUNCIL: _____, 2014
4 _____ - PRESIDENT

5 APPROVED: _____ - MAYOR _____, 2014

6 ATTEST: _____ - CLERK AND RECORDER,
7 EX-OFFICIO CLERK OF THE
8 CITY AND COUNTY OF DENVER

9 NOTICE PUBLISHED IN THE DAILY JOURNAL: _____, 2014; _____, 2014

10 PREPARED BY: Brent A. Eisen, Assistant City Attorney DATE: April 24, 2014

11 Pursuant to section 13-12, D.R.M.C., this proposed ordinance has been reviewed by the office of
12 the City Attorney. We find no irregularity as to form, and have no legal objection to the proposed
13 ordinance. The proposed ordinance is not submitted to the City Council for approval pursuant to
14 § 3.2.6 of the Charter.

15 D. Scott Martinez, Denver City Attorney

16 BY: _____, Assistant City Attorney DATE: _____, 2014