

1 **BY AUTHORITY**

2 ORDINANCE NO. _____
3 SERIES OF 2013

COUNCIL BILL NO. CB13-0663
COMMITTEE OF REFERENCE:
Land Use, Transportation & Infrastructure

5 **A BILL**

6 **For an ordinance changing the zoning classification for 850 North Kalamath**
7 **Street.**

8
9 **WHEREAS**, the City Council has determined, based on evidence and testimony presented
10 at the public hearing, that the map amendment set forth below conforms with applicable City laws,
11 is in accordance with the Comprehensive Plan, is necessary to promote the public health, safety
12 and general welfare of the City, is justified by one of the circumstances set forth in Section
13 12.4.10.14 of the Denver Zoning Code, and is consistent with the neighborhood context and the
14 stated purpose and intent of the proposed zone district;

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

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

- 19 1. That the land area hereinafter described is presently classified as PUD #582.
20 2. That the City Council proposes that the land area hereinafter described be changed to
21 G-MU-3.

22 **Section 2.** That the zoning classification for the land area in the City and County of Denver
23 described as follows shall be and hereby is changed from PUD #582 to G-MU-3:

24
25 **850 N Kalamath Street**

26 A parcel of land located in the Southeast One-quarter of Section 4, Township 4 South,
27 Range 68 West of the Sixth Principal Meridian, City and County of Denver, State of
28 Colorado, more particularly described as follows:
29 Lots 1 through 12, inclusive, of Block 31, Hunts Addition , City and County of Denver,
30 State of Colorado.
31 Containing 45,000 square feet, or 1.033 acres, more or less.
32

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

35 **Section 3.** That this ordinance shall be recorded by the Manager of Community Planning
36 and Development in the real property records of the Denver County Clerk and Recorder.

1 COMMITTEE APPROVAL DATE: October 8, 2013
2 MAYOR-COUNCIL DATE: October 15, 2013
3 PASSED BY THE COUNCIL: _____, 2013
4 _____ - PRESIDENT
5 APPROVED: _____ - MAYOR _____, 2013
6 ATTEST: _____ - CLERK AND RECORDER,
7 EX-OFFICIO CLERK OF THE
8 CITY AND COUNTY OF DENVER
9 NOTICE PUBLISHED IN THE DAILY JOURNAL: _____, 2013; _____, 2013
10 PREPARED BY: Brent A. Eisen, Assistant City Attorney DATE: October 17, 2013
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 Douglas J. Friednash, Denver City Attorney
16 BY: _____, Assistant City Attorney DATE: _____, 2013