

BY AUTHORITY

ORDINANCE NO. _____
SERIES OF 2021

COUNCIL BILL NO. CB21-0159
COMMITTEE OF REFERENCE:
Land Use, Transportation & Infrastructure

A BILL

For an ordinance changing the zoning classification for Multiple Properties in Berkeley.

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 U-SU-C, CO-6 and U-SU-C1, CO-6 districts;

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:

- a. The land area hereinafter described is presently classified as U-SU-C and U-SU-C1.
- b. It is proposed that the land area hereinafter described be changed to U-SU-C, CO-6 and U-SU-C1, CO-6.

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 U-SU-C to U-SU-C, CO-6:

- Harkness Heights Subdivision
 - All of Block 2
 - Block 3, Lots 1 through 12, and Lots 15 through 48
 - All of Blocks 4 through 8
 - Block 9, Lots 11 through 47
 - All of Blocks 10 through 12
 - Block 13, Lot A and Lot B, Lots 1 through 24, and Lots 29 through 48
 - All of Blocks 14 and 15
 - Block 16, Lot A, and Lots 1 through 44

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.

Section 3. 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 U-SU-C1 to U-SU-C1, CO-6:

- Harkness Heights Subdivision

1
2 Block 3, Lot 13 and Lot 14
3

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

6 **Section 4.** That this ordinance shall be recorded by the Manager of Community Planning and
7 Development in the real property records of the Denver County Clerk and Recorder.

8 COMMITTEE APPROVAL DATE: February 16, 2021

9 MAYOR-COUNCIL DATE: February 23, 2021 by Consent

10 PASSED BY THE COUNCIL: _____ March 30, 2021

11 

- PRESIDENT

12 APPROVED: _____ - MAYOR _____

13 ATTEST: _____ - CLERK AND RECORDER,
14 EX-OFFICIO CLERK OF THE
15 CITY AND COUNTY OF DENVER

16 NOTICE PUBLISHED IN THE DAILY JOURNAL: _____; _____

17 PREPARED BY: Nathan J. Lucero, Assistant City Attorney DATE: February 25, 2021

18 Pursuant to Section 13-12, D.R.M.C., this proposed ordinance has been reviewed by the office of
19 the City Attorney. We find no irregularity as to form and have no legal objection to the proposed
20 ordinance. The proposed ordinance is not submitted to the City Council for approval pursuant to
21 § 3.2.6 of the Charter.

22 Kristin M. Bronson, Denver City Attorney

23 

BY: _____, Assistant City Attorney

DATE: Feb 24, 2021