1	BY AUTHORITY		
2	ORDINANCE NO COUNCIL BILL NO. CB17-0564		
3	SERIES OF 2017 COMMITTEE OF REFERENCE:		
4	Land Use, Transportation & Infrastructure		
5	<u>A BILL</u>		
6 7	For an ordinance changing the zoning classification for 2232 and 2246 Irving Street in Sloan Lake.		
8	WHEREAS, the City Council has determined, based on evidence and testimony presented		
9	at the public hearing, that the map amendment set forth below conforms with applicable City laws,		
10	is consistent with the City's adopted plans, furthers the public health, safety and general welfare of		
11	the City, will result in regulations and restrictions that are uniform within the U-MX-2x district, is		
12	justified by one of the circumstances set forth in Section 12.4.10.8 of the Denver Zoning Code, and		
13	is consistent with the neighborhood context and the stated purpose and intent of the proposed zone		
14	district;		
15	NOW THEREFORE, BE IT ENACTED BY THE COUNCIL OF THE CITY AND COUNTY OF		
16	DENVER:		
17	Section 1. That upon consideration of a change in the zoning classification of the land area		
18	hereinafter described, Council finds:		
19	a. The land area hereinafter described is presently classified as U-SU-C.		
20	b. It is proposed that the land area hereinafter described be changed to U-MX-2x.		
21	Section 2. That the zoning classification of the land area in the City and County of Denver		
22	described as follows shall be and hereby is changed from U-SU-C to U-MX-2x:		
23	Legal Description for 2246 and 2232 Irving St.		
24 25 26 27	The south 30 feet of lots 24 to 26. Inclusive and the west 20 feet of lot 23, block 16, resubdivision of blocks 2, 10 and 16 in Witter and Cofield's Subdivision in the town of Highlands City and County of Denver, State of Colorado And		
28 29 30 31 32	The north 110 feet of lots 24 to 26 inclusive and the north 110 feet and east 10 feet of south 30 feet of lot 23, block 16, resubdivision of blocks 2,10, and 16 in Witter and Cofield's subdivision in the town of Highlands, City and County of Denver, State of Colorado Also known by street and number 2232 and 2246 Irving Street, Denver Colorado 80211		
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.		

1	Section 3. That this ordinance shall be recorded by the Manager of Community Planning and		
2	Development in the real property records of the Denver County Clerk and Recorder.		
3	3 COMMITTEE APPROVAL DATE: May 23, 2017		
4	4 MAYOR-COUNCIL DATE: May 30, 2017		
5	5 PASSED BY THE COUNCIL:		
6	6 PRESIDENT		
7	7 APPROVED: MAYOR		
8 9 10	9 EX-OFFICIO CLERK C	OF THE	
11	1 NOTICE PUBLISHED IN THE DAILY JOURNAL:;;		
12	2 PREPARED BY: Nathan J. Lucero, Assistant City Attorney D.	ATE: June 8, 2017	
13 14 15 16	Pursuant to Section 13-12, D.R.M.C., this proposed ordinance has been reviewed by the office of the City Attorney. We find no irregularity as to form, and have no legal objection to the proposed ordinance. The proposed ordinance is not submitted to the City Council for approval pursuant to § 3.2.6 of the Charter.		
17	7 Kristin M. Bronson, Denver City Attorney		
18	8 BY:, Assistant City Attorney DATE:		