1	BY AUTHORITY				
2	ORDINANCE NO COUNCIL BILL NO. CB16-0249				
3	SERIES OF 2016 COMMITTEE OF REFERENCE:				
4	Neighborhoods & Planning				
5	<u>A BILL</u>				
6 7 8	For an ordinance changing the zoning classification for 30-50 South Colorado Boulevard.				
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 consistent with the City's adopted plans, furthers the public health, safety and general welfare of				
12	the City, will result in regulations and restrictions that are uniform within the G-RH-3 district, is				
13	justified by one of the circumstances set forth in Section 12.4.10.8 of the Denver Zoning Code,				
14	and is consistent with the neighborhood context and the stated purpose and intent of the proposed				
15	zone district;				
16	NOW THEREFORE, BE IT ENACTED BY THE COUNCIL OF THE CITY AND COUNTY				
17	OF DENVER:				
18	Section 1. That upon consideration of a change in the zoning classification of the land area				
19	hereinafter described, Council finds:				
20	 That the land area hereinafter described is presently classified as E-SU-D. 				
21	2. That the Owner proposes that the land area hereinafter described be changed to G-RH-3.				
22	Section 2. That the zoning classification of the land area in the City and County of				
23	Denver described as follows shall be and hereby is changed from E-SU-D to G-RH-3:				
24252627	30 S. Colorado Boulevard : PLOT 2, BLOCK 53, THE EASTERN CAPITOL HILL SUBDIVISION, THE PLAT OF WHICH WAS RECORDED IN PLAT BOOK 4 AT PAGE 12, CITY AND COUNTY OF DENVER, STATE OF COLORADO.				
28	in addition thereto those portions of all abutting public rights-of-way, but only to the centerline				
29	thereof, which are immediately adjacent to the aforesaid specifically described area.				
30 31 32 33 34	50 S. Colorado Boulevard : PLOTS 3, 4, AND 5, BLOCK 53, THE EASTERN CAPITOL HILL SUBDIVISION, THE PLAT OF WHICH WAS RECORDED IN PLAT BOOK 4 AT PAGE 12, EXCEPT ANY PORTION OF PLOT 5 LYING WITHIN LEETSDALE DRIVE, CITY AND COUNTY OF DENVER, STATE OF COLORADO.				
35	in addition thereto those portions of all abutting public rights-of-way, but only to the centerline				
36	thereof, which are immediately adjacent to the aforesaid specifically described area.				

1	Section 3. I hat this ordinance shall be recorded by the Manager of Community Planning				
2	and Development in the real property records of the Denver County Clerk and Recorder.				
3					
4	COMMITTEE APPROVAL DATE: April 13, 2016.				
5	MAYOR-COUNCIL DATE: April 19, 2016.				
6	PASSED BY THE COUNCIL:		······································	2016	
7		PRESIDENT			
8	APPROVED:	MAYOR	,	2016	
9	ATTEST:				
10 11		EX-OFFICIO CLER CITY AND COUNT			
12	NOTICE PUBLISHED IN THE DAILY JOURNAL:	2016 [.]		2016	
13	PREPARED BY: Nathan J. Lucero, Assistant City A				
13 14	FREFARED BT. Nathan J. Eucero, Assistant City A	.ttorri e y	DATE. April 21,	, 2010	
15	Pursuant to Section 13-12, D.R.M.C., this proposed				
16	the City Attorney. We find no irregularity as to form				
17	ordinance. The proposed ordinance is not submitted	to the City Council to	r approval pursual	nt to	
18	§ 3.2.6 of the Charter.				
19	D. Scott Martinez, Denver City Attorney				
20	BY:, Assistant City Attorn	ney DATE:	, 20	016	