1	BY AUTHORITY			
2	ORDINANCE NO COUNCIL BILL NO. CB21-1030			
3	SERIES OF 2021 COMMITTEE OF REFERENC			
4	Land Use, Transportation & Infrastructure			
5	<u>A BILL</u>			
6 7 8	For an ordinance changing the zoning classification for 1090 South Dayton Street in Windsor.			
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 OS-B district, is justified			
13	by one of the circumstances set forth in Section 12.4.10.8 of the Denver Zoning Code, and is			
14	consistent with the neighborhood context and the stated purpose and intent of the proposed zone			
15	district;			
16	NOW THEREFORE, BE IT ENACTED BY THE COUNCIL OF THE CITY AND COUNTY OF			
17	DENVER:			
18	Section 1. That upon consideration of a change in the zoning classification of the land area			
19	hereinafter described, Council finds:			
20	a. The land area hereinafter described is presently classified as S-SU-I.			
21	b. It is proposed that the land area hereinafter described be changed to OS-B.			
22	Section 2. That the zoning classification of the land area in the City and County of Denver			
23	described as follows shall be and hereby is changed from S-SU-I to OS-B:			
24 25 26 27 28 29 30 31 32	TRACT 38, RANGE VIEW, FOURTH FILING EXCEPT THOSE PORTIONS CONVEYED TO THE CITY OF AURORA BY WARRANTY DEED RECORDED JUNE 22, 1993 UNDER RECEPTION NO. R-93-0079834, CITY AND COUNTY OF DENVER, STATE OF COLORADO.			
33 34 35 36 37	CAPTION A PARCEL LOCATED IN THE SOUTHEAST QUARTER OF SECTION 15, TOWNSHIP 4 SOUTH, RANGE 67 WEST OF THE SIXTH PRINCIPAL MERIDIAN, CITY AND COUNTY OF DENVER, STATE OF COLORADO			
38	in addition, thereto those portions of all abutting public rights-of-way, but only to the centerline			
39	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 COMMITTEE APPROVAL DATE: September 14, 2021
- 4 MAYOR-COUNCIL DATE: September 21, 2021, by Consent

5	PASSED BY THE COUNCIL:				
6		- PRESIDENT - MAYOR - CLERK AND RECORDER, EX-OFFICIO CLERK OF THE CITY AND COUNTY OF DENVER			
7	APPROVED:				
8 9 10	ATTEST:				
11	NOTICE PUBLISHED IN THE DAILY JOURNAL:				
12	PREPARED BY: Nathan J. Lucero, Assistant City At	torney	DATE: October 7, 2021		
13 14 15 16 17	Pursuant to Section 13-9, 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.				
18	Kristin M. Bronson, Denver City Attorney				
19 20	BY: <u>Jonathan griffin</u> , Assistant City Attorn	ey DATE:	Oct 7, 2021		