

ORDINANCE 2018-13

AN ORDINANCE OF THE FRUITA CITY COUNCIL AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF FRUITA BY ZONING NEWLY ANNEXED PROPERTY CONSISTING OF APPROXIMATELY 2.73 ACRES OF LAND LOCATED AT 1816 K ROAD TO COMMUNITY RESIDENTIAL

WHEREAS, the subject property is shown and described in attached Exhibit A and was recently annexed to the City of Fruita by Ordinance 2018-12, and

WHEREAS, newly annexed property must be zoned in accordance with applicable law, and

WHEREAS, at their February 13, 2018, public meeting, the Fruita Planning Commission recommended approval of a Community Residential zone to the Fruita City Council, and

WHEREAS, a public hearing was held by the City Council on February 6, 2018, for the annexation and zoning request, and

WHEREAS, the requested zone is consistent with the city's goals and policies including the city's Master Plan.

WHEREAS, the requested zone meets the approval criteria of Section 17.13.060 of the Fruita Land Use Code that must be considered for an Amendment to the Official Zoning Map (rezone).

NOW THEREFORE, BE IT HEREBY ORDAINED BY THE CITY COUNCIL OF THE CITY OF FRUITA COLORADO AS FOLLOWS:

THAT the Official Zoning Map adopted pursuant to Section 17.07.020 of the Fruita Land Use Code is hereby amended and that the subject property shown and described on the attached Exhibit A, containing approximately 2.73 acres, is hereby zoned Community Residential.

**PASSED AND ADOPTED BY THE FRUITA CITY COUNCIL, THIS
_____ DAY OF _____, 2018.**

City of Fruita

ATTEST:

Lori Buck, Mayor

Margaret Sell, City Clerk