

ORDINANCE 2019-18

AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF FRUITA BY ZONING APPROXIMATELY 14.83 ACRES OF PROPERTY LOCATED AT 1897 L ROAD TO A RURAL RESIDENTIAL ZONE

WHEREAS, the subject property is shown and described in attached Exhibit A was recently annexed to the City of Fruita by Ordinance 2019-17, and

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

WHEREAS, at their May 14, 2019, public meeting, the Fruita Planning Commission recommended approval of a Rural Residential zone to the Fruita City Council, 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 14.83 acres, is hereby zoned Rural Residential.

**PASSED AND ADOPTED BY THE FRUITA CITY COUNCIL, THIS
16th DAY OF JULY, 2019.**

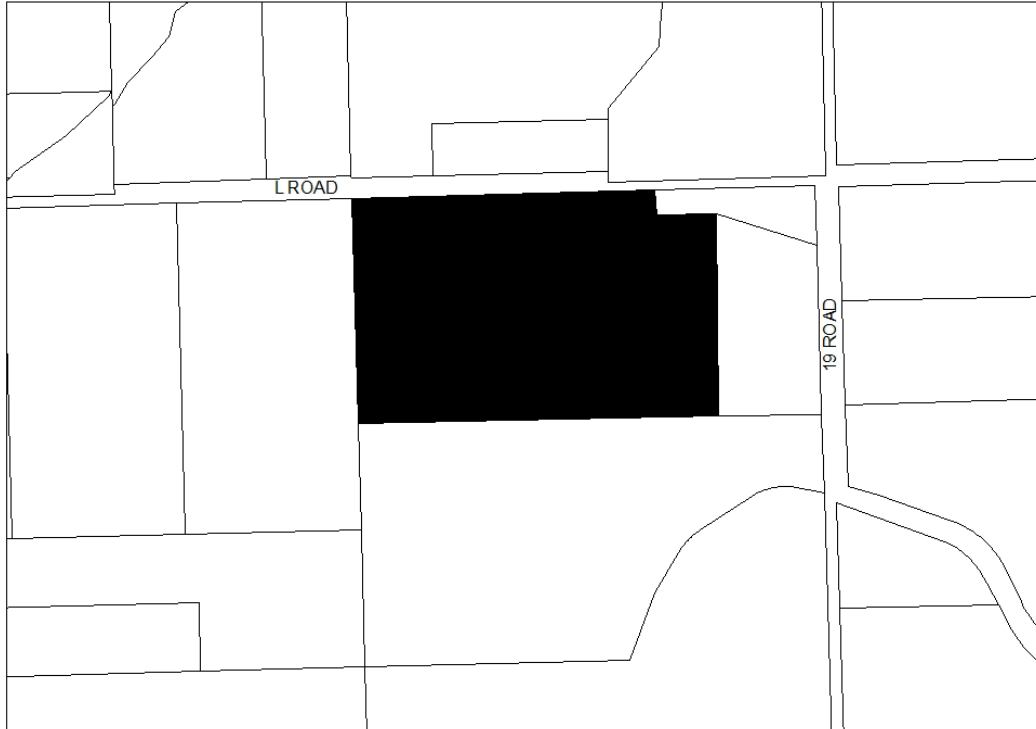
ATTEST:

City of Fruita:

Margaret Sell, City Clerk

Lori Buck, Mayor Pro Tem

EXHIBIT A TO ORDINANCE 2019-18



North one-half of the northeast quarter of the northeast quarter of Section 9, Township 1 North, Range 2 West of the Ute Meridian, being more particularly described as follows:

Beginning at a brass cap of unknown diameter set in monument box marked MESA COUNTY SURVEY MARKER 1141-1, for the east sixteenth corner of said Section 9 and Section 4, whence a brass cap of unknown diameter set in a monument box marked MESA COUNTY SURVEY MARKER 154, for the northeast corner of said Section 9 bears South 89°54'56" East, with all bearing herein relative thereto,

thence bearing South 89 54'56" East along the north line of the northeast quarter of the northeast quarter of said Section 9 a distance of 844.13 feet ;

thence bearing South 0 10'05" East a distance of 101.70 feet; 10'05" East a distance of 101.70 feet; thence bearing North 88 4'52" East a distance of 136.57 feet; 4'52" East a distance of 136.57 feet;

thence bearing South 72 52'05" East a distance of 24.00 feet; 52'05" East a distance of 24.00 feet;

thence bearing South 0 10'05" East a distance of 555.23 feet; 10'05" East a distance of 555.23 feet;

thence bearing North 89 55'06" West a distance of 1004.40 feet to the west line of said northeast quarter of the northeast quarter; 55'06" West a distance of 1004.40 feet to the west line of said northeast quarter of the northeast quarter;

thence bearing North 0 5'40" West a distance of 659.24 feet to the Point of Beginning, 5'40" West a distance of 659.24 feet to the Point of Beginning, Said parcel containing an area of 14.829 Acres, more or less.