

ORDINANCE NO. Z-948-19

INTRODUCED BY: DAVIS, DOUGLAS, FORD, FRANK, GUARDIOLA, HUSEMAN,  
MADERA, TETER

AN ORDINANCE REZONING FROM AG TO I-2 THE PROPERTY DESCRIBED IN EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF, LOCATED AT 8600 VERBENA STREET, COMMERCE CITY, COLORADO, AND AMENDING THE ZONING MAP OF THE CITY OF COMMERCE CITY, COLORADO TO REFLECT SAID REZONING.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF COMMERCE CITY, COLORADO, AS FOLLOWS:

**SECTION 1.** The City Council of the City of Commerce City, Colorado, finds and declares that it has caused to be published in the Commerce City Sentinel Express, a legal newspaper of general circulation in the City of Commerce City, Notice of Public Hearing by the Planning Commission of the City of Commerce City, held April 2, 2019 concerning land hereinafter described, and that said Notice was published March 26, 2019 and that said Hearing was conducted all in compliance with law.

**SECTION 2.** The City Council of the City of Commerce City, Colorado further finds and declares that it has caused to be published in the Commerce City Sentinel Express, a legal newspaper of general circulation in the City of Commerce City, Notice of Public Hearing held on May 6, 2019 regarding rezoning of land hereinafter described, and that said Notice was published on April 9, 2019 and that said Hearing was conducted all in compliance with law.

**SECTION 3.** That the property described in Exhibit "A" attached hereto and made a part hereof, now zoned AG be rezoned I-2 as defined in the Commerce City Land Development Code.

**SECTION 4.** That the zoning map of the City of Commerce City, Colorado be and is hereby amended to reflect the rezoning approved by this ordinance, subject to the following condition:

- A. The applicant shall complete and obtain approval for the active subdivision case to consolidate parcels 172128106002 and 172128106006 with the property located at 8600 Verbena Street.

INTRODUCED, PASSED ON FIRST READING AND PUBLIC NOTICE ORDERED  
THIS 6TH DAY OF MAY 2019

PASSED ON SECOND AND FINAL READING AND PUBLIC NOTICE ORDERED  
THIS 3RD DAY OF JUNE 2019.

CITY OF COMMERCE CITY, COLORADO

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Sean Ford, Mayor

ATTEST

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Laura J. Bauer, MMC, City Clerk

***Exhibit "A"***  
***(Legal Description)***  
***Case #Z-948-19***

**LEGAL DESCRIPTION:**

LOT 1, BLOCK 1 8600 VERBENA SUBDIVISION (RECEPTION NO. 2014000014178), TOGETHER WITH LOT 15 THROUGH LOT 24, (INCLUSIVE) BLOCK 29 IRONDALE SUBDIVISION (FILE 8, 165), TOGETHER WITH THE WEST 7.5 FEET OF THE 15 FOOT WIDE NORTH/SOUTH ALLEY EAST OF AND ADJACENT TO SAID LOT 15 THROUGH LOT 24 (INCLUSIVE), TOGETHER WITH NORTH/SOUTH WABASH STREET WEST OF AND ADJACENT TO SAID LOT 15 THROUGH LOT 24 (INCLUSIVE).

CONTAINING 112,403.00 SQUARE FEET OR 2.58 ACRES MORE OR LESS.