

ORDINANCE NO: Z-885-13

INTRODUCED BY: AMADOR, BENSON, BULLOCK, CARSON, DOUGLAS, ELLIOTT,
 FORD, MCELLOWNEY, TETER

AN ORDINANCE REZONING FROM AG TO I-2 ZONE DISTRICT THE PROPERTY DESCRIBED IN EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF, COMMONLY KNOWN AS 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 November 6, 2013 concerning land hereinafter described, and that said Notice was published October 29, 2013 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 December 16, 2013 regarding rezoning of land hereinafter described, and that said Notice was published December 3, 2013 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.

INTRODUCED, PASSED ON FIRST READING AND PUBLIC NOTICE ORDERED THIS 16TH DAY OF DECEMBER 2013.

PASSED ON SECOND AND FINAL READING AND PUBLIC NOTICE ORDERED THIS 6TH DAY OF JANUARY 2014.

CITY OF COMMERCE CITY, COLORADO

BY _____
Sean Ford, Mayor

ATTEST:

Laura J. Bauer, City Clerk

Exhibit “A”
(Legal Description)
Case #Z-885-13

Parcel A:

That part of the E ½ SE ¼ NW ¼ of Section 28, Township 2 South, Range 67 West, a parcel of land which includes what was formerly platted as Block 28, Irondale, now vacated and more or less the N ½ of Meredith Park, once dedicated for public use but now vacated and which dedication was never accepted nor used by the public, contained in the following description:

Beginning at a point on the East line of Block 28, which point is 391.95 feet South of the Northeast corner of said Block 28; thence continuing South on said East line and the East line projected 258 feet more or less to the South line of E ½ SE ¼ NW ¼ NE ¼ of said Section 28; thence West along the said South line to a point on the West line of said Block 28 projected South; thence North along the said West line 258 feet more or less to a point which is 391.95 feet South of the Northeast corner of said Block 28; thence East to the Point of Beginning;

Together with and including all vacated adjacent streets and all vacated inter-adjacent streets and alleys, County of Adams, State of Colorado.

PROPERTY DESCRIPTION

ALL THAT PORTION OF MARTI KENNELS SUBDIVISION, BEING A PART OF THE NORTHEAST ¼ OF SECTION 28, TOWNSHIP 2 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, CONTY OF ADAMS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

CONSIDERING THE WEST LINE OF THE NORTHEAST ¼ OF SAID SECTION 28 TO BEAR NORTH 00°28'24" EAST, AS MONUMENTED BY A 3 ¼ " ALUMINUM CAP LS 17488 IN RANGE BOX ON THE SOUTH AND BY A 3 ¼ "ALUMINUM CAP LS 17488 IN RANGE BOX ON THE NORTH, WITH ALL BEARINGS CONTAINED HEREIN, RELATIVE THERETO;

COMMENCING AT THE SOUTHWEST CORNER OF THE NORTHEAST ¼ OF SAID SECTION 28; THENCE COINCIDENT WITH THE WEST LINE OF THE NORTHEAST ¼ OF SAID SECTION 28 NORTH 00°28'24" EAST, A DISTANCE OF 1546.63 FEET TO THE INTERSECTION OF SAID WEST LINE AND THE SOUTH LINE OF SAID MARTI KENNELS SUBDIVISION EXTENDED WESTERLY; THENCE COINCIDENT WITH SAID SOUTH LINE EXTENDED WESTERLY SOUTH 89°58'19" EAST, A DISTANCE OF 969.46 FEET TO THE SOUTHWEST CORNER OF SAID MARTI KENNELS SUBDIVISION; THENCE CONTINUING COINCIDENT WITH SAID SOUTH LINE SOUTH 89°58'19" EAST, A DISTANCE OF 29.57 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING COINCIDENT WITH SAID SOUTH LINE SOUTH 89°58'19" EAST, A DISTANCE OF 295.47 FEET TO THE SOUTHERLY CORNER OF SAID MARTI KENNELS SUBDIVISION; THENCE COINCIDENT WITH THE EASTERLY LINE OF SAID MARTI KENNELS SUBDIVISION NORTH 00°40'36" EAST, A DISTANCE OF 35.06 FEET TO A SOUTHERLY CORNER OF SAID MARTI SUBDIVISION; THENCE SOUTH 89°58'17" WEST, A DISTANCE OF 295.87 FEET; THENCE SOUTH 00°01'41" WEST, A DISTANCE OF 34.70 FEET TO THE POINT OF BEGINNING, CONTAINING 0.237 ACRES, MORE OR LESS.