

ORDINANCE 2006-30
AN ORDINANCE AMENDING THE ZONING MAP FOR THE
CITY OF FRUITA AND ZONING NEWLY ANNEXED PROPERTY THEREIN
MAVRAKIS ZONING

WHEREAS, the property to be zoned has been recently annexed to the City of Fruita by Ordinance 2006-29 and

WHEREAS, newly annexed property must be zoned, and

WHEREAS, Mavrakis submitted an application for annexation of property on February 7, 2006,. The City of Fruita has the contiguity to annex this property. The property is presently zoned AFT in Mesa County and the Fruita Community Plan 2020 (FCP) plan shows these properties projected zoning to be **Limited Industrial & Research & Development zone**.

THE CITY OF FRUITA HEREBY ORDAINS:

Section 1: The Zoning Map for the City of Fruita, adopted pursuant to the Land Use Code, is hereby amended and the real property described and shown on the attached Exhibit A, containing approximately 44.38 acres and is located the northeast corner of 15 ½ & River Road is hereby given **Limited Industrial & Research & Development zone** designation.

PASSED AND ADOPTED BY THE FRUITA CITY COUNCIL

THIS 5TH DAY OF SEPTEMBER, 2006

City of Fruita

E. James Adams, Mayor

ATTEST:

City Clerk

ORDINANCE 2006-30
EXHIBIT A
LEGAL DESCRIPTION

Mavrakis Zoning

Beginning at a point on the South line of the N 1/2 SW 1/4 SE 1/4 of Section 12, Township 1 North, Range 3 West of the Ute Meridian from whence the South Quarter corner of said Section 12 bears South 661.4 feet, thence South 89°41' East along the South line of the N 1/2 SW 1/4 SE 1/4 1328.35 feet to the East line of the SW 1/4 SE 1/4 of said Section 12, thence North 1155.4 feet to the Southerly right of way line of the Denver and Rio Grande Western Railroad, thence along said Southerly right of way North 56°37' West 949.

8 feet to the East bank of the wash, thence along said wash to the West line of the SE 1/4 of said Section 12, thence South 1261.3 feet to the point of beginning. In Mesa County Colorado.



