

ORDINANCE 2019-04

AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF FRUITA BY REZONING APPROXIMATELY 4.33 ACRES OF PROPERTY LOCATED AT 1849 J 2/10 ROAD FROM RURAL RESIDENTIAL TO A COMMUNITY RESIDENTIAL ZONE

WHEREAS, the subject property is shown and described in attached Exhibit A

WHEREAS, the applicants have requested the property be rezoned from Rural Residential to Community Residential, and

WHEREAS, at their December 11, 2018, public meeting, the Fruita Planning Commission recommended approval of the rezone request to Community Residential to the Fruita City Council, and

WHEREAS, a public hearing was held by the City Council on January 15, 2019, for the rezoning 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 4.33 acres, is hereby zoned Community Residential.

**PASSED AND ADOPTED BY THE FRUITA CITY COUNCIL, THIS
_____ DAY OF _____, 2019.**

City of Fruita

ATTEST:

Joel Kincaid, Mayor

Margaret Sell, City Clerk