

ORDINANCE NO. 864

AN ORDINANCE RELATING TO THE ZONING OF
PROPERTY LOCATED IN SECTION 11, TOWNSHIP
4 SOUTH, RANGE 70 WEST OF THE 6TH P.M.
TO THE CITY OF GOLDEN, COLORADO IN THE
VICINITY OF INTERSTATE 70 AND ROONEY ROAD
NOW OWNED BY INTERSTATES-DENVER WEST,
AND AMENDING THE ZONING MAPS OF THE CITY
OF GOLDEN ACCORDINGLY

WHEREAS, Interstates-Denver West, a Colorado Joint Venture
has made application to the City of Golden for zoning of the herein-
after described property to P.U.D. (Community Development District)
to permit the development of commercial and light industrial uses;
and

WHEREAS, public hearings on the zoning have been held before
the Planning Commission and City Council and the application is com-
plete and in accordance with the Planned Unit Development procedures
and regulations of the City of Golden.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY
OF GOLDEN, COLORADO:

Section 1. The hereinafter described property located in the
City of Golden, County of Jefferson, State of Colorado, described in
Exhibit "A" hereto and incorporated herein by this reference, be and
the same is hereby zoned to P.U.D. (Planned Unit Development)
(Community Development District) for commercial and light industrial
use. The P.U.D. shall be known as the Interstates-Denver West Joint
Venture Development Plan No. 3 and the Final Development Plan regula-
tions and covenants will be executed as specified by the City Council
of the City of Golden, Colorado. The zone district maps as adopted by
Ordinance No. 454 of the City of Golden be and the same are hereby
amended to show the said property to be zoned P.U.D. (Planned Unit
Development).

Section 2. All ordinances and portions of ordinances in con-
flict herewith are hereby repealed.

Introduced, read and ordered published this 9th day of
July, 1981.

Adopted, approved and ordered published this 13th day of
August, 1981.

Frank I. Leek, Mayor

ATTEST:

Sharon L. Bennetts, City Clerk

I, Sharon L. Bennetts, City Clerk of the City of Golden, Colorado, do hereby certify that the foregoing ordinance was introduced and read at a regular meeting of the City Council of said City, held on the 9th day of July, 1981, and was published as a proposed ordinance in the Colorado Transcript, legal newspaper, as the law directs fifteen days or more prior to its passage; and, that on the 13th day of August, 1981, the said proposed ordinance was read and passed by the City Council at a regular meeting and ordered published in the aforesaid newspaper as the law directs.

Witness my hand and official seal of the City of Golden, Colorado, this 18th day of August, 1981.

(SEAL)

Attest:

Sharon L. Bennetts, City Clerk

EXHIBIT "A"

A parcel of land lying in W $\frac{1}{2}$ of Section 11, T4S, R70W, of the 6th P.M., Jefferson County, Colorado, more particularly described as follows:

Commencing at the S $\frac{1}{4}$ Corner of said Section 11; thence N 0 $^{\circ}$ 23'30" W and along the North-South Centerline of said Section 11 a distance of 1033.00 feet to the Point of Beginning, said point lying on the Northwesterly R.O.W. Line of Interstate Highway 70; thence continuing along the last described course a distance of 1577.17 feet to the center of said Section 11; thence S 88 $^{\circ}$ 55'30" W and along the East-West Centerline of said Section 11 a distance of 1299.96 feet; thence N 0 $^{\circ}$ 26'48" W a distance of 50.00 feet; thence N 88 $^{\circ}$ 55'30" E a distance of 179.17 feet; thence N 0 $^{\circ}$ 15'30" W a distance of 200.00 feet; thence S 88 $^{\circ}$ 55'30" W a distance of 200.00 feet to a point lying on the West Line of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of said Section 11; thence S 0 $^{\circ}$ 15'30" E and along the West Line of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of said Section 11 a distance of 250.00 feet to the SW Corner of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of said Section 11; thence S 0 $^{\circ}$ 15'30" E a distance of 36.00 feet; thence S 89 $^{\circ}$ 40'45" E a distance of 698.05 feet; thence S 40 $^{\circ}$ 09'51" E a distance of 961.25 feet; thence S 0 $^{\circ}$ 07'12" E a distance of 797.40 feet to a point lying on the Northwesterly R.O.W. Line of Interstate Highway 70; thence N 30 $^{\circ}$ 48'00" E and along said Northwesterly R.O.W. Line a distance of 22.75 feet to the Point of Beginning.