

ORDINANCE NO. 850

AN ORDINANCE RELATING TO THE REZONING OF PROPERTY LOCATED IN SECTION 33, TOWNSHIP 3 SOUTH, RANGE 70 WEST OF THE 6TH P.M. IN THE CITY OF GOLDEN, COLORADO, IN THE VICINITY OF U.S. HIGHWAY 6 AND CLEAR CREEK OWNED BY G-FOURS, INC., AND AMENDING THE ZONING MAPS OF THE CITY OF GOLDEN ACCORDINGLY

WHEREAS, Morey Gibson on behalf of G-Fours, Inc., dba the Old Miner Inn, has made application to the City of Golden for rezoning of the hereinafter described property from C-2 to P.U.D. (Community Development District) to permit the development of buffet condominiums; and

WHEREAS, public hearings on the rezoning have been held before the Planning Commission and City Council and the application is complete 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 changed and rezoned from C-2 (General Commercial) to P.U.D. (Planned Unit Development) (Community Development District) for residential condominium use. The P.U.D. shall be known as G-Fours, Inc. Community Development Zone Plan and the Final Development Plan regulations and covenants are hereby approved and 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 All ordinances and portions of ordinances in conflict herewith are hereby repealed.

Introduced, read and ordered published this 11th day of September, 1980.

Adopted, approved and ordered published this 9th day of October, 1980.

Frank I. Leek, Mayor

ATTEST:

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 11th day of September, 1980, and was published as a proposed ordinance in the Outlook, legal newspaper, as the law directs seven days or more prior to its passage; and, that on the 9th day of October, 1980, the said proposed ordinance was read and passed by the City Council at a regular meeting and ordered published in aforesaid newspaper as the law directs.

Witness my hand and official seal of the City of Golden, Colorado, this 10th day of October, 1980.

Attest: _____

Sharon L. Bennetts, City Clerk of
the City of Golden, Colorado

(S E A L)

EXHIBIT "A"

A tract of land in the Northwest one-quarter of the Northwest one-quarter of Section 33, Township 3 South, Range 70 West of the 6th P.M., more particularly described as follows:

Beginning at the Northeast corner of said Northwest one-quarter of the Northwest one-quarter of Section 33, Township 3 South, Range 70 West, thence South along the East line thereof whose bearing is South $0^{\circ}57'$ East 617.35 feet to the TRUE POINT OF BEGINNING; thence South $86^{\circ}36'30''$ West 262.55 feet to a point; thence North $86^{\circ}49'30''$ West 480.30 feet to a point; thence South $4^{\circ}24'30''$ West 431.49 feet to a point on the centerline of Welch Ditch; thence Easterly along said centerline as follows: South $73^{\circ}46'30''$ East 284.13 feet to a point; thence North $80^{\circ}59'$ East 180.85 feet to a point; thence North $63^{\circ}26'30''$ East 164.05 feet to a point; thence North $73^{\circ}10'$ East 103.09 feet to a point; thence North $88^{\circ}12'30''$ East 83.70 feet to a point on the East line of said Northwest one-quarter of the Northwest one-quarter; thence North along said East line 364.56 feet to the TRUE POINT OF BEGINNING, containing 7.3 acres, more or less.

EXCEPT tracts of land described in Book 1124 at page 321, Book 677 at page 486, Book 1284 at page 524 and in Book 1314 at page 273 as appear of record in the office of Clerk and Recorder of Jefferson County, County of Jefferson, State of Colorado.

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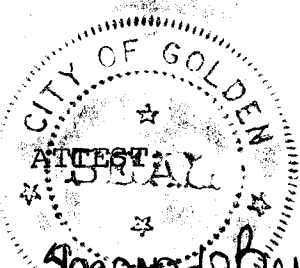
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Frank I. Leek, Mayor

Sharon L. Bennetts
Sharon L. Bennetts, City Clerk

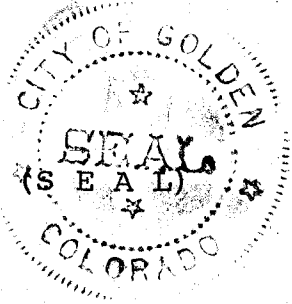
Approved as to form:

Russell J. Sindt
Russell J. Sindt, City Attorney

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Sharon L. Bennetts, City Clerk of
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