

ORDINANCE NO. 20-12

AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF COLORADO SPRINGS RELATING TO 0.44 ACRES LOCATED AT 532 WEST COLORADO AVENUE FROM C-6 (GENERAL BUSINESS) TO PUD (PLANNED UNIT DEVELOPMENT: MULTI-FAMILY RESIDENTIAL, MAXIMUM DENSITY OF 114 DWELLING UNITS PER ACRE [NOT TO EXCEED 50 UNITS] WITH A 60-FOOT MAXIMUM BUILDING HEIGHT)

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

Section 1. The zoning map of the City of Colorado Springs is hereby amended by rezoning 0.44 acres located at 532 West Colorado Avenue, as described in Exhibit A and depicted in Exhibit B, both of which are attached hereto and made a part hereof, from C-6 (General Business) to PUD (Planned Unit Development: multi-family residential, maximum density of 114 dwelling units per acre [not to exceed 50 units] with a 60-foot maximum building height), pursuant to the Zoning Ordinance of the City of Colorado Springs.

Section 2. This ordinance shall be in full force and effect from and after its passage and publication as provided by Charter.

Section 3. Council deems it appropriate that this ordinance be published by title and summary prepared by the City Clerk and that this ordinance shall be available for inspection and acquisition in the Office of the City Clerk.

Introduced, read, passed on first reading and ordered published this 28th day of January, 2020.

Finally passed: February 11th, 2020

ATTEST:



Sarah B. Johnson, City Clerk




Council President

I HEREBY CERTIFY, that the foregoing ordinance entitled **“AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF COLORADO SPRINGS RELATING TO 0.44 ACRES LOCATED AT 532 WEST COLORADO AVENUE FROM C-6 (GENERAL BUSINESS) TO PUD (PLANNED UNIT DEVELOPMENT: MULTI-FAMILY RESIDENTIAL, MAXIMUM DENSITY OF 114 DWELLING UNITS PER ACRE [NOT TO EXCEED 50 UNITS] WITH A 60-FOOT MAXIMUM BUILDING HEIGHT)”** was introduced and read at a regular meeting of the City Council of the City of Colorado Springs, held on January 28th, 2020; that said ordinance was finally passed at a regular meeting of the City Council of said City, held on the 11th day of February, 2020, and that the same was published by title and summary, in accordance with Section 3-80 of Article III of the Charter, in the Transcript, a newspaper published and in general circulation in said City, at least ten days before its passage.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of the City, this 11th day of February, 2020.


Sarah B. Johnson, City Clerk



1st Publication Date: January 31st, 2019
2nd Publication Date: February 14th, 2020

Effective Date: February 19th, 2020

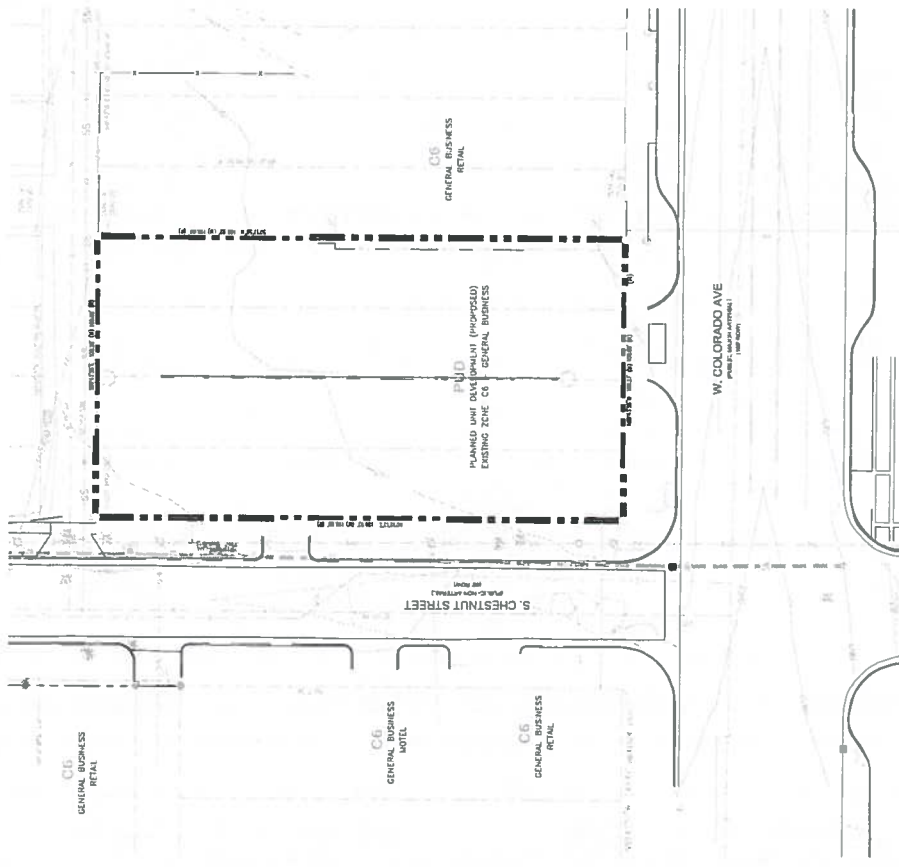
Initial: SBJ
City Clerk

**Exhibit A - Zone Change
532 W. Colorado Apartments**

LEGAL DESCRIPTION (FROM THE OLDEST RECORDED DEED):

LOTS 29, 30, 31, AND 32, BLOCK 5, PARRISH'S ADDITION TO THE CITY OF COLORADO SPRINGS, COUNTY OF EL PASO, STATE OF COLORADO.

Parrish's Addition to Colorado Springs, Lots 29, 30, 31 and 32, Block 5 532 W. Colorado Ave., Colorado Springs, CO PUD - ZONE CHANGE JULY 2019



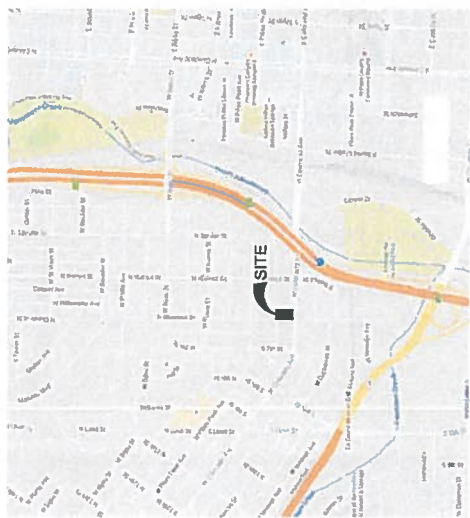
LEGAL DESCRIPTION
 IDEAL DESCRIPTION (FROM THE QUARTER RECORDED DEED):
 CONTAINING 19.843 OF 18.844 ACRES, MORE OR LESS,
 SPRINGS, COUNTY OF EL PASO, STATE OF COLORADO

PROJECT INFORMATION:
 TAX ID # 71112914
 MASTER PLAN WEST SIDE WATER PLAN
 CURRENT ZONE C6 GENERAL BUSINESS
 PROPOSED ZONE CHANGE PUD
 USE TYPE VACANT/PARKING LOT

EXISTING
 PROPOSED RESIDENTIAL, COMMERCIAL AND OFFICE
 PROPOSED DENSITY 12.00 DU/AC
 MAXIMUM BUILDING HEIGHT 35'-0"

SETBACKS
 EXISTING MINIMUM BUILDING AND PARKING LOT SETBACKS
 DETERMINED BY COMPLIANCE WITH THE LANDSCAPE
 REGULATIONS AS LISTED IN ARTICLE 4
 OF THE CITY CODE.

PROPOSED
 FRONT - SOUTH A WEST
 SIDE (EAST) 10'-0"
 SIDE (WEST) 10'-0"
 ZERO LOT LINE



OWNERSHIP
 Parrish Holdings, Inc.
 1175 S. Tejon Ave.
 Colorado Springs, CO 80921

PREPARED BY
 PLANETLANDSCAPE ARCHITECT
 1175 S. Tejon Ave.
 Colorado Springs, CO 80921

CIVIL ENGINEER
 PLANETLANDSCAPE ARCHITECT, INC.
 1175 S. Tejon Ave., Suite 107
 Colorado Springs, CO 80921

ARCHITECT
 PLANETLANDSCAPE ARCHITECTS
 4923 S. Osage Street
 Colorado Springs, CO 80921



CITY APPROVAL STAMP
 CITY FILE NO. CPC PUE 14-08887

532 W. COLORADO AVE APARTMENTS

PUD - ZONE CHANGE

DESIGNED BY: PLANETLANDSCAPE ARCHITECTS
 DATE: 05/20/19
 SHEET NO.: 1 OF 1 SHEETS

Land Patterns, Inc.
 Landscape Architecture & Planning
 148 S. Tejon Ave., Suite 107
 Colorado Springs, CO 80921

GOODWIN KNIGHT
 8605 Explore Drive #250
 Colorado Springs, CO 80902

CLIENT/OWNER:

NO.	DATE	DESCRIPTION	BY

REVISIONS

REVISION DESCRIPTION (DATE)

REVISION DESCRIPTION (DATE)