

ORDINANCE NO. 17-24

AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF COLORADO SPRINGS RELATING TO 2.5 ACRES LOCATED BETWEEN 20TH STREET AND 21ST STREET FROM WEST COLORADO AVENUE TO WEST PIKES PEAK AVENUE FROM C5 (GENERAL BUSINESS), C5/P (GENERAL BUSINESS WITH PLANNED PROVISIONAL OVERLAY) AND R2 (TWO-FAMILY RESIDENTIAL) TO C5/CR (GENERAL BUSINESS WITH CONDITIONS OF RECORD)

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 2.5 acres located between 20th Street and 21st Street from West Colorado Avenue to West Pikes Peak Avenue as described in Exhibit A and depicted in Exhibit B, which are attached hereto and made a part hereof by reference, from C5 (General Business), C5/P (General Business with Planned Provisional Overlay) and R2 (Two-Family Residential) to C5/cr (General Business with conditions of record), pursuant to the Zoning Ordinance of the City of Colorado Springs, subject to the following Conditions of Record:

The following uses are prohibited:

1. Automotive service
2. Automotive rental
3. Automotive repair garage
4. Automotive sales
5. Automotive wash
6. Bar
7. Campground


8. Construction sales and service
9. Convenience food sales
10. Kennel
11. Liquor sales
12. Medical Marijuana Facility
13. Drive-in or fast food restaurant
14. Sexually oriented business
15. Construction and/or contractor yards
16. Custom manufacturing
17. Light general industry

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 14th day of March 2017.

Finally passed: March 28th, 2017



Council President

ATTEST:



Sarah B. Johnson, City Clerk



LEGAL DESCRIPTION

PROPOSED SACRED HEART SUBDIVISION FILING NO.1:

A TRACT OF LAND LOCATED BETWEEN WEST COLORADO AVENUE TO THE WEST, WEST PIKES PEAK AVENUE TO THE EAST, SOUTH 21ST STREET TO THE NORTH AND SOUTH 20TH STREET TO THE SOUTH. (BEARING REFERRED TO HEREIN ARE BASED ON THE NORTH LINE OF WEST COLORADO AVENUE AS BEARING N 52°23'04" W)

A TRACT OF LAND LOCATED NE ¼ OF THE SE ¼ OF SECTION 11, TOWNSHIP 14 SOUTH, RANGE 67 WEST OF THE 6TH PRINCIPAL MERIDIAN, EL PASO COUNTY, COLORADO, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHERLY MOST CORNER OF BLOCK 164 OF COLORADO CITY, A SUBDIVISION PLAT RECORDED IN PLAT BOOK 786 AT PAGE A-5 OF THE RECORDS OF EL PASO COUNTY, COLORADO,

THENCE S52°23'04"E, 360.00 FEET ALONG A NORTHEASTERLY LINE OF SAID BLOCK 164 TO THE EASTERLY MOST CORNER THEREOF;

THENCE CONTINUE S52°23'04"E, 120.00 FEET;

THENCE S37°36'56"W, 104.00 FEET;

THENCE N52°23'04"W, 120.00 FEET;

THENCE S37°36'56"W, 18.00 FEET TO A POINT ON THE NORTHEASTERLY LINE OF LOT 1 BLOCK 1 WEST COLORADO AVENUE MEDICAL BUILDING SUBDIVISION, A SUBDIVISION RECORDED UNDER PLAT BOOK Y-3 AT PAGE 10, RECEPTION NUMBER 1233695 OF THE RECORDS OF EL PASO COUNTY, COLORADO;

THENCE S52°23'04"E, 120.00 FEET ALONG SAID NORTHEASTERLY LINE OF SAID LOT 1 BLOCK 1 WEST COLORADO AVENUE MEDICAL BUILDING SUBDIVISION TO THE EASTERLY MOST CORNER THEREOF;

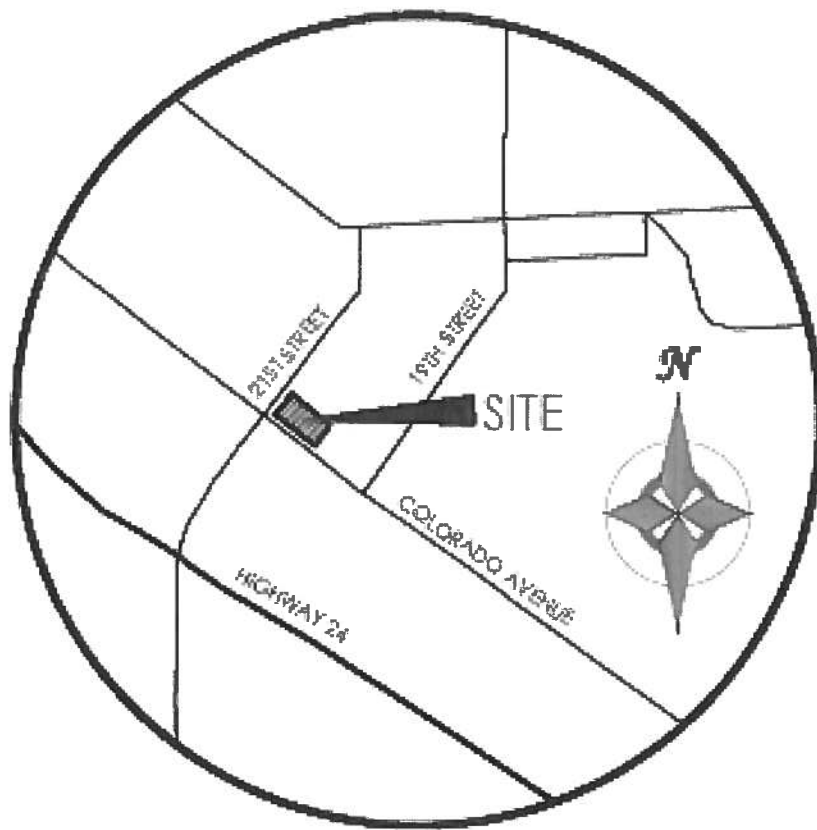
THENCE S37°36'56"W, 118.00 FEET ALONG THE SOUTHEASTERLY LINE OF SAID WEST COLORADO AVENUE MEDICAL BUILDING SUBDIVISION TO THE SOUTHERLY MOST CORNER THEREOF;

THENCE N52°23'04"W, 330.00 FEET ALONG THE SOUTHWESTERLY LINE OF SAID WEST COLORADO AVENUE MEDICAL BUILDING SUBDIVISION TO THE WESTERLY MOST CORNER THEREOF;

THENCE CONTINUE N52°23'04"W, 150.00 FEET TO THE WESTERLY MOST CORNER OF SAID BLOCK 164 OF COLORADO CITY;

THENCE N37°36'56"E, 240.00 FEET ALONG THE NORTHWESTERLY LINE OF SAID BLOCK 164 OF COLORADO CITY TO THE NORTHERLY MOST CORNER THEREOF AND THE POINT OF BEGINNING.

AREA = 113,040 SQ. FT. +/-



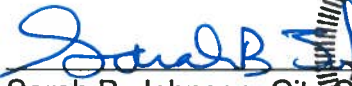
0


VICINITY MAP

NOT TO SCALE

I HEREBY CERTIFY, that the foregoing ordinance entitled “AN ORDINANCE AMENDING THE ZONING MAP OF THE CITY OF COLORADO SPRINGS RELATING TO 2.5 ACRES LOCATED BETWEEN 20TH STREET AND 21ST STREET FROM WEST COLORADO AVENUE TO WEST PIKES PEAK AVENUE FROM C5 (GENERAL BUSINESS), C5/P (GENERAL BUSINESS WITH PLANNED PROVISIONAL OVERLAY) AND R2 (TWO-FAMILY RESIDENTIAL) TO C5/CR (GENERAL BUSINESS WITH CONDITIONS OF RECORD)” was introduced and read at a regular meeting of the City Council of the City of Colorado Springs, held on March 14th, 2017; that said ordinance was finally passed at a regular meeting of the City Council of said City, held on the 28th day of March, 2017, 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 28th day of March, 2017.


Sarah B. Johnson, City Clerk



1st Publication Date: March 17th, 2017

2nd Publication Date: March 31st, 2017

Effective Date: April 5th, 2017

Initial: SBS
City Clerk