

ORDINANCE NO. 1858

AN ORDINANCE OF THE CITY OF MONTROSE, COLORADO, PROVIDING FOR THE ZONING OF A PORTION OF REVISED MEADOWGATE ADDITION NO. 2 AS "R-L", RURAL LIVING DISTRICT.

WHEREAS, the **Revised Meadowgate Addition No. 2** has been recently annexed to the City of Montrose, Colorado; and

WHEREAS, the required initial zoning has been reviewed by the Planning Commission and has been recommended in accordance with the requirements of the City Code; and

WHEREAS, the proposed recommendation is substantially in accordance with the City's Master Plan, is compatible with existing zoning in nearby or adjoining properties, and is in the public interest.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MONTROSE, COLORADO, as follows:

SECTION 1:

The Official zoning Map is amended to designate:

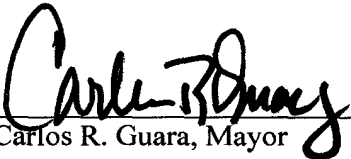
1. **The portion of Revised Meadowgate Addition No. 2**, according to the Official Annexation Map, as described hereinbelow, together with any abutting right-of-way, and as depicted in Exhibit A attached hereto, as "R-L", Rural Living District, with a minimum lot size of 1 acre and a 1 unit per acre overall density:

Revised Meadowgate Addition No. 2 with the exception of:

Marbella Minor Subdivision, Lot 2, recorded in Book 12, Page 1428 in the Montrose County Clerk and Recorder's Office, and Lots 3, 4, 5, and 6, Section 1, Township 48 North, Range 9 West, N.M.P.M. (with the exception of Marbella Summit Subdivision, Filing #1 recorded in Book 12, Page 1273, Marbella Summit Subdivision, Filing #2, in Book 12, Page 1360 and Marbella Minor Subdivision, recorded in Book 12, Page 1428 of the Montrose County Clerk and Recorder's Office); and

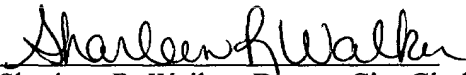
Marbella South, Lots 1 and 2, a re-subdivision of Lot 3, Marbella Minor Subdivision recorded in Book 13, Page 264 of the Montrose County Clerk and Recorder's Office.

INTRODUCED, READ and PASSED on first reading this 5th day of July, 2001.



Carlos R. Guara, Mayor

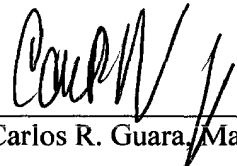
ATTEST:



Sharleen R. Walker, Deputy City Clerk

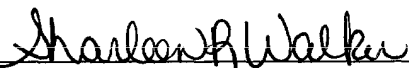
You will please take notice that the Montrose City Council will hold a hearing upon the above Ordinance and on the question of its adoption on second reading on Thursday, 19th, day of July, 2001, at the hour of 7:00 p.m. at Montrose City Hall in Montrose, Colorado.

INTRODUCED, READ and ADOPTED on second reading this 19th day of July, 2001.



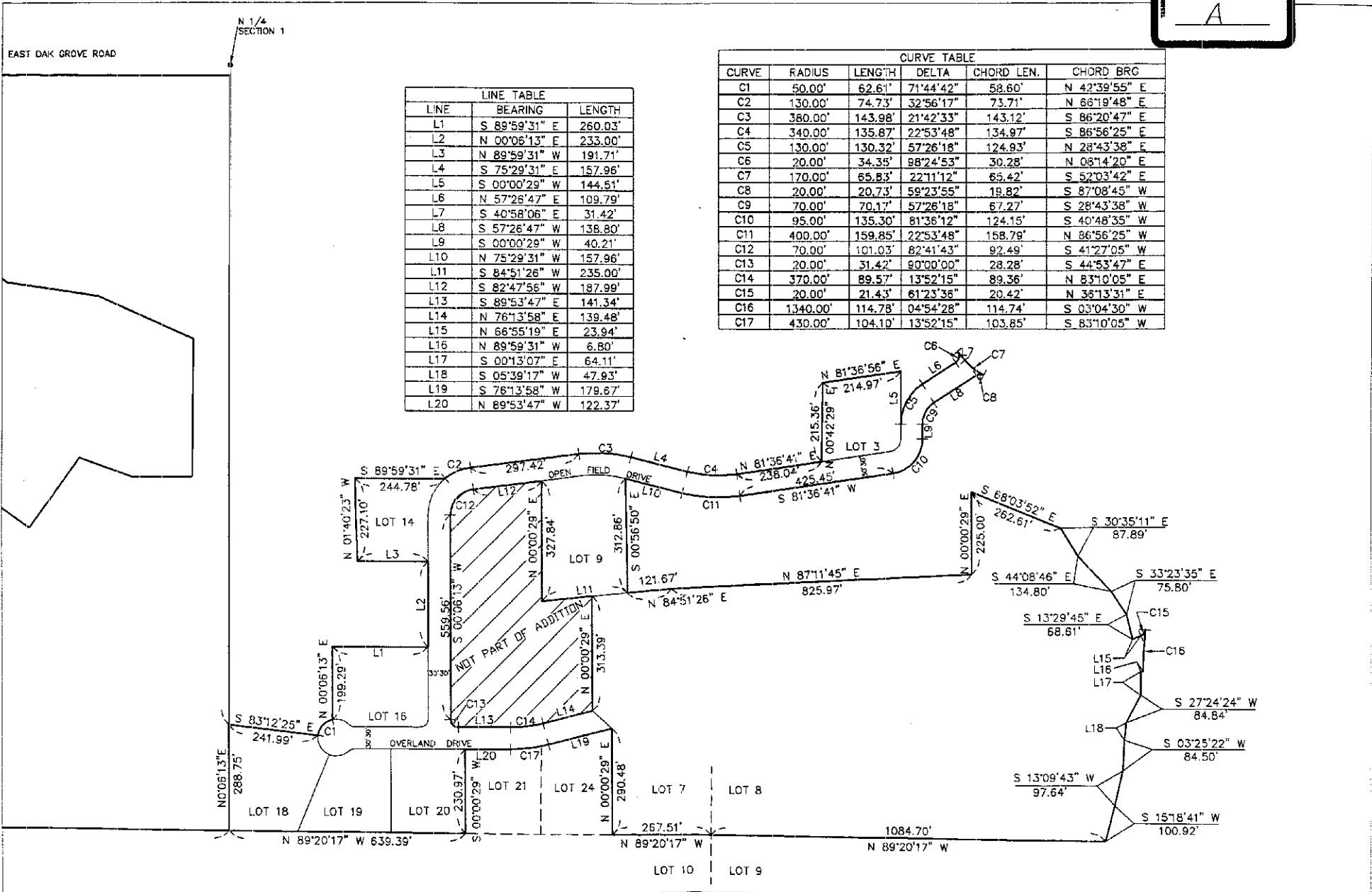
Carlos R. Guara, Mayor

ATTEST:



Sharleen R. Walker, Deputy City Clerk

EXHIBIT
A



LINE TABLE		
LINE	BEARING	LENGTH
L1	S 89°59'31" E	260.03'
L2	N 00°06'13" E	233.00'
L3	N 89°59'31" W	191.71'
L4	S 75°29'31" E	157.96'
L5	S 00°00'29" W	144.51'
L6	N 57°26'47" E	109.79'
L7	S 40°58'06" E	31.42'
L8	S 57°26'47" W	138.80'
L9	S 00°00'29" W	40.21'
L10	N 75°29'31" W	157.96'
L11	S 84°51'26" W	235.00'
L12	S 82°47'56" W	187.99'
L13	S 89°53'47" E	141.34'
L14	N 76°13'58" E	139.48'
L15	N 66°55'19" E	23.94'
L16	N 89°59'31" W	6.80'
L17	S 00°13'07" E	64.11'
L18	S 05°39'17" W	47.93'
L19	S 76°13'58" W	179.67'
L20	N 89°53'47" W	122.37'

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD LEN.	CHORD BRG
C1	50.00'	62.61'	71°44'42"	58.60'	N 42°39'55" E
C2	130.00'	74.73'	32°56'17"	73.71'	N 66°19'48" E
C3	380.00'	143.98'	21°42'33"	143.12'	S 86°20'47" E
C4	340.00'	135.87'	22°53'48"	134.97'	S 86°56'25" E
C5	130.00'	130.32'	57°26'18"	124.93'	N 28°43'38" E
C6	20.00'	34.35'	88°24'53"	30.28'	N 08°14'20" E
C7	170.00'	65.83'	22°11'12"	65.42'	S 52°03'42" E
C8	20.00'	20.73'	59°23'55"	19.82'	S 87°08'45" W
C9	70.00'	70.17'	57°26'18"	67.27'	S 28°43'38" W
C10	95.00'	135.30'	81°36'12"	124.15'	S 40°48'55" W
C11	400.00'	159.85'	22°53'48"	158.79'	N 86°56'25" W
C12	70.00'	101.03'	82°41'43"	92.49'	S 41°27'05" W
C13	20.00'	31.42'	90°00'00"	28.28'	S 44°53'47" E
C14	370.00'	89.57'	13°52'15"	89.36'	N 83°10'05" E
C15	20.00'	21.43'	61°23'36"	20.42'	N 36°13'31" E
C16	1340.00'	114.78'	04°54'28"	114.74'	S 03°04'30" W
C17	430.00'	104.10'	13°52'15"	103.85'	S 83°10'05" W