

ORDINANCE NO. 3.49

AN ORDINANCE AMENDING
THE ZONING DISTRICT MAP OF
THE TOWN OF LARKSPUR, COLORADO
(BARNEKOW ANNEXATION)

WHEREAS, the Town Council of the Town of Larkspur finds that:

- (a) A petition has been filed with the Town Clerk praying for an amendment to the Zoning District Map of the Town of Larkspur; and
- (b) That said petition has been forwarded to the said Town Council; and
- (c) That public meetings and hearings, following notice duly made and published pursuant to applicable Colorado State Statute and Town of Larkspur Ordinances, have been held before the Planning and Zoning Commission of the Town of Larkspur, and the Town Council of the Town of Larkspur; and
- (d) That said amendment complies with the stated purposes of Larkspur Zoning Ordinance.

NOW, THEREFORE, BE IT ORDAINED, BY THE TOWN COUNCIL OF THE TOWN OF LARKSPUR, as follows:

1. That the Zoning Classification of the lands, consisting of 126,623 square feet, described in Exhibit "A", attached hereto and made a part hereof, (hereinafter the "Land") is changed from Zoning Classification A-1 (Agricultural) to Zoning Classification PD (Planned Development).

2. That the Development Guide, with reference to the Barnekow PD, a copy of which is attached hereto as Exhibit "B" and the Development Plan, a copy of which is attached hereto as Exhibit "C", are hereby approved and incorporated, by reference, into this Ordinance.

3. That the Town of Larkspur Zoning Map showing the boundaries of the various Zone Districts within the Town shall be, and the same is, hereby amended in the following particulars, to-wit:

That the real property described in Exhibit "A" hereto, recently annexed to the Town of Larkspur, known as the

Barnekow Annexation to the Town of Larkspur, shall be included within the boundaries of the District designated as Planned Development.

4. That in the event that any provision hereof shall be determined to be illegal or void by the final order of any court of competent jurisdiction, the remaining provisions shall remain in full force and effect.

Introduced as an ordinance at a regular meeting of the Town Council of the Town of Larkspur, Colorado, on the 12th day of ~~July~~ ^{April}, 1989, and passed by a vote of 6 for and 0 against, ~~1 abstention~~ and ordered published.

Wm. E. Lucero
Wm. E. Lucero, Mayor Pro Tem

ATTEST:

Cheryl Fitzgerald
Town Clerk

Publication Date: July 18, 1989

I hereby certify that the within Ordinance No. 349 was published on the 12th day of July, 1989, in the Douglas County News-Press, the newspaper of general circulation published in the County of Douglas, State of Colorado; and I further certify that the within Ordinance No. 349 was posted on the bulletin board at the Town Hall of the Town of Larkspur from July 19, 1989 to July 24, 1989.

Cheryl Fitzgerald
Town Clerk

EXHIBIT "A"

PROPERTY DESCRIPTION

A tract of land situated in the Northeast 1/4 of Section 33, Township 9 South, Range 67 West of the 6th Principal Meridian, Douglas County, Colorado, more particularly described as follows; Commencing at the Northeast corner of said Section 33; Thence S65° 35' 15" W a distance of 1039.32 feet to a point on the centerline of the Larkspur Road (County Road No. 60) and to the true point of beginning; Thence N89° 24' 00" W along said centerline a distance of 287.85 feet; Thence N0° 36' 00" E a distance of 443.89 feet; Thence S89° 24' 00" E a distance of 282.67 feet; Thence S0° 04' 08" E a distance of 443.92 feet to the point of beginning; Containing 2.907 acres, more or less.