

**CITY OF RIFLE, COLORADO**  
**ORDINANCE NO. 23**  
**SERIES OF 2015**

AN ORDINANCE OF THE CITY OF RIFLE, COLORADO ZONING  
CERTAIN REAL PROPERTY KNOWN AS THE RIFLE ANIMAL SHELTER  
ANNEXATION PUBLIC (PZ) ZONE DISTRICT

WHEREAS, in August 2015 Maurice and Eileen Brown (“Petitioner”) filed with the City Clerk of the City of Rifle, Colorado, a petition and request that the City Council commence proceedings to annex to the City a certain unincorporated tract of land located in the County of Garfield, State of Colorado, known as the Rifle Animal Shelter Annexation described on Exhibit A, attached hereto and incorporated herein by reference (hereinafter the “Property”); and

WHEREAS, by Ordinance No. 22, Series of 2015 the City of Rifle annexed the Property to the City; and

WHEREAS, Petitioner has filed an application to zone the Property Public (PZ) Zone District, and on September 29, 2015 the City of Rifle Planning Commission considered the zoning application for the Property and recommended that the City Council zone the Property PZ Zone District; and

WHEREAS, as required by the Rifle Municipal Code, the public hearing on the zoning application for the Property was held on October 7, 2015 at a regularly scheduled meeting of the Rifle City Council.

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

1. The aforementioned recitals are hereby fully incorporated herein.
2. The Property described on Exhibit A is hereby zoned Public (PZ) Zone District.
3. Within thirty (30) days after the effective date of this Ordinance, the City Clerk shall incorporate the terms of this Ordinance into the Geographical Information System described in RMC § 16-3-20, shall cause a printed copy of the amendment to the City Zone District Map to be made, which shall be dated and signed by the Mayor and attested to by the City Clerk, and which shall bear the seal of the City. The amended map shall include the number of this Ordinance. The signed original printed copy of the Zoning Map shall be filed with the City Clerk. The Clerk shall also record a certified copy of this Ordinance with the Garfield County Clerk and Recorder. The City staff is further directed to comply with all provisions of the Rifle Land Use Regulations, RMC § 16-1-10, *et seq.*, to implement the provisions of this Ordinance.

INTRODUCED on October 7, 2015, read by title, passed on first reading, and ordered published by title as required by the Charter.

INTRODUCED a second time at a regular meeting of the Council of the City of Rifle, Colorado held on October 21, 2015, passed without amendment, approved, and ordered published in full as required by the Charter.

Dated this \_\_\_\_ day of \_\_\_\_\_, 2015.

CITY OF RIFLE, COLORADO

BY \_\_\_\_\_  
Mayor

ATTEST:

\_\_\_\_\_  
City Clerk

**EXHIBIT A**

A PARCEL OF LAND SITUATE IN THE E1/2 OF THE NE1/4 OF SECTION 8,  
TOWNSHIP 6 SOUTH,  
RANGE 93 WEST OF THE SIXTH PRINCIPAL MERIDIAN, COUNTY OF GARFIELD,  
STATE OF COLORADO

BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION 8; THENCE  
S16°27'54"W 2045.29 FEET TO THE TRUE POINT OF BEGINNING; THENCE  
N88°15'15"W 707.71 FEET TO A POINT ON THE SOUTHERLY COUNTY ROAD  
RIGHT-OF-WAY LINE; THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE  
N15°17'01"E 156.40 FEET; THENCE ALONG SAID SOUTHERLY RIGHT-OF-WAY  
LINE ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A RADIUS OF  
586.60 FEET, AN ARC LENGTH OF 217.77 FEET, CHORD BEARS N26°06'26"E  
216.52 FEET; THENCE DEPARTING SAID SOUTHERLY RIGHT-OF-WAY LINE  
S58°18'56"E 84.48 FEET; THENCE ALONG THE ARC OF A CURVE TO THE LEFT  
HAVING A RADIUS OF 75.01 FEET, AN ARC LENGTH OF 70.13 FEET, CHORD  
BEARS S85°06'02"E 67.60 FEET; THENCE ALONG THE ARC OF A CURVE TO  
THE RIGHT HAVING A RADIUS OF 300.00 FEET, AN ARC LENGTH OF 217.71  
FEET, CHORD BEARS N89°18'06"E 212.97 FEET; THENCE S69°54'29"E 31.03  
FEET; THENCE ALONG THE ARC OF A CURVE TO THE RIGHT HAVING A  
RADIUS OF 75.00 FEET, AN ARC LENGTH OF 96.75 FEET, CHORD BEARS  
S32°57'04"E 90.18 FEET; THENCE S04°00'21"W 54.48 FEET; THENCE ALONG  
THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 75.00 FEET, AN  
ARC LENGTH OF 64.82 FEET, CHORD BEARS S20°45'08"E 62.82 FEET;  
THENCE S45°30'37"E 171.08 FEET TO THE POINT OF BEGINNING. SAID  
PARCEL OF LAND CONTAINING 3.969 ACRES, MORE OR LESS.