

**ORDINANCE NO. 18**  
**(Series 2006)**

**AN ORDINANCE OF THE CITY COUNCIL FOR THE CITY OF SALIDA, COLORADO REZONING A 0.21 ACRE AREA OF LAND KNOWN AS LOTS 5, 6, 6 1/2, 7 AND THE NORTHEASTERLY 15 FEET OF LOT 8, BLOCK 152, KELSEY'S ADDITION AS MANUFACTURED HOUSING RESIDENTIAL (R-4)**

**WHEREAS**, in the year 2003, the applicants constructed the existing two-unit structure on the property; and

**WHEREAS**, the Planning Commission conducted a public hearing on the zoning for the subject territory on November 28, 2006, and forwarded to the City Council its recommendation that the subject territory be rezoned as Manufactured Housing Residential (R-4); and

**WHEREAS**, the proposed zoning for the subject territory is consistent with the policies and goals of the City's land use regulations and Comprehensive Plan, and will advance the public interest and welfare; and

**WHEREAS**, the proposed zoning is in compliance with the review standards for map amendments because an R-4 zone district designation for this parcel is compatible with the zoning and use of nearby and neighboring properties.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL FOR THE CITY OF SALIDA, COLORADO** as follows:

**Section One**

That the entirety of the territory comprising Lots 5, 6, 6 1/2, 7 and the northeasterly 15 feet of Lot 8, Block 152, Kelsey's Addition, to wit, the 0.21 acres, be and is hereby zoned as Manufactured Housing Residential.

**Section Two**

The City Clerk is hereby directed to undertake the following actions upon the adoption of this Ordinance:

1. Publish this Ordinance in its entirety in a newspaper of general circulation in the City of Salida.
2. Promptly amend the official city zoning district map to incorporate and reflect the zoning of the subject property.

**Section Three**

This Ordinance shall not have any effect on existing litigation and shall not operate as an abatement of any action or proceeding now pending under or by virtue of any ordinance repealed or amended as herein provided, and the same shall be construed and concluded under such prior ordinances.

**Section Four**

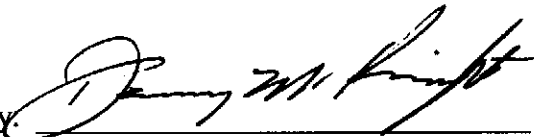
The provisions of this Ordinance are severable and the invalidity of any section, phrase, clause or portion of the Ordinance as determined by a court of competent jurisdiction shall not affect the validity or effectiveness of the remainder of the Ordinance.

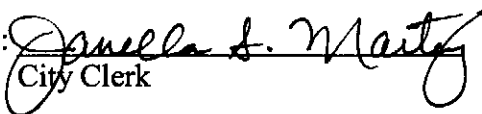
**INTRODUCED ON FIRST READING, ADOPTED and ORDERED PUBLISHED IN FULL** in a newspaper of general circulation in the City of Salida by the City Council on 4<sup>th</sup> day of December, 2006 and set for second reading and public hearing on the 18<sup>th</sup> day of December, 2006.

**INTRODUCED ON SECOND READING, FINALLY ADOPTED and ORDERED PUBLISHED BY TITLE ONLY**, by the City Council on the 18<sup>th</sup> day of December, 2006.

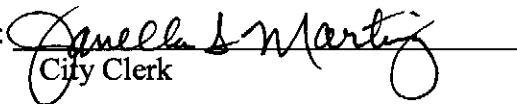
CITY OF SALIDA

[SEAL]

By:   
Mayor

ATTEST:   
City Clerk

**PUBLISHED IN FULL** in the Mountain Mail after First Reading on the 8<sup>th</sup> day of December, 2006, and **BY TITLE ONLY**, after Final Adoption on the 22<sup>nd</sup> day of December, 2006.

By:   
City Clerk