

**TOWN OF PALISADE, COLORADO  
ORDINANCE NO. 2021-05**

**AN ORDINANCE OF THE TOWN OF PALISADE, COLORADO,  
AMENDING THE ZONE DISTRICT MAP OF THE TOWN BY ZONING  
CERTAIN PROPERTY KNOWN AS 724 37 3/10 ROAD (MESA COUNTY  
PARCEL NO. 2937-092-00-035) FROM HIGH DENSITY RESIDENTIAL  
(HDR) TO HOSPITALITY RETAIL (HR) ZONE DISTRICT.**

**WHEREAS**, the Town of Palisade received an application to amend the zone district map for the Town for property located at 724 37 3/10 Road, Palisade, Colorado legally described below (the "Property") from High Density Residential (HDR) to Hospitality Retail (HR) Zone District; and

**WHEREAS**, public notice has been given as required by Article 3, Section 3.08 of the Palisade Land Development Code; and

**WHEREAS**, said application was reviewed before the Planning Commission on April 8, 2021 as required by Article 4, Section 4.02 of the Palisade Land Development Code; and

**WHEREAS**, the Planning Commission has recommended to the Board of Trustees that it grant the applicant's request to rezone the Property from High Density Residential (HDR) to Hospitality Retail (HR Zone District); and

**WHEREAS**, the Board of Trustees finds and determines that the applicants have provided sufficient evidence that the proposed amendment is desirable, based on the criteria set forth in Section 4.02 of the Land Development Code, and it desires to grant the request and rezone the Property.

**NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF TRUSTEES OF THE TOWN OF PALISADE, COLORADO THAT:**

**Section 1.** The foregoing recitals are incorporated herein as if set forth in full.

**Section 2.** The zone district map of the Town of Palisade is hereby amended so as to provide that the Property located at 724 37 3/10 Road in the Town of Palisade legally described below is zoned from High Density Residential (HDR) to Hospitality Retail (HR)

**Beginning at the Southwest corner of Lot 9 in Palisade Fruit Tracts Subdivision,  
thence North 0°20' East 212.45 feet;  
thence South 89°24' East 254 feet;  
thence South 0°20' West 130.7 feet;  
thence South 72°44' West 266.47 feet to the Point of Beginning.  
County of Mesa, State of Colorado also known by street address as: 724 37 3/10 Road, Palisade, CO 81526. For  
identification purposes only: Parcel no.: 2937-092-00-035**


**INTRODUCED, READ, PASSED, APPROVED AND ORDERED PUBLISHED BY  
TITLE**, at the regular meeting of the Board of Trustees of the Town of Palisade, Colorado held  
on April 13, 2021.

TOWN OF PALISADE, COLORADO

By:

  
\_\_\_\_\_  
Greg Mikolai, Mayor

ATTEST:

  
\_\_\_\_\_  
Town Clerk

