

ORDINANCE 1316

TOWN OF BERTHOUD

AN ORDINANCE OF THE TOWN OF BERTHOUD BOARD OF TRUSTEES AMENDING  
THE ZONING MAP OF THE TOWN OF BERTHOUD TO REZONE PROPERTY  
PREVIOUSLY KNOWN AS THE SOMMERS PUD FROM PUD WITH LIGHT  
INDUSTRIAL AND MIXED RESIDENTIAL TO FARMSTEAD ACRES PUD WITH  
COMMERCIAL, LIGHT INDUSTRIAL, URBAN RESIDENTIAL, AND SUBURBAN USES.

WHEREAS, certain property previously known as the “Sommers PUD” has heretofore been zoned by the Town of Berthoud as Planned Unit Development for 9.015 acres; for Industrial and Mixed-use Residential; through Ordinance 1089 in June, 2008; and

WHEREAS, the Planning Commission, has considered the rezoning request of the current owners and, after proper notice and hearing, has recommended that such property be rezoned from Planned Unit Development (PUD) with Industrial and Mixed-Use Residential to Commercial (C-1), Light Industrial (M-1), Urban Residential (UR), and Suburban District (SR); and

WHEREAS, notice was properly posted in the manner required by law and a public hearing was conducted on October 13, 2022 and February 9, 2023, before the Berthoud Planning Commission and a public hearing was conducted on February 28, 2023 before the Board of Trustees as required by law; and

WHEREAS, after the public hearing, the Berthoud Planning Commission, on a six to zero vote, recommended approval of the zoning change sought by the applicant from Planned Unit Development (PUD) with Industrial and Mixed-Use Residential to Commercial (C-1), Light Industrial (M-1), Urban Residential (UR), and Suburban District (SR); and

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF TRUSTEES OF THE TOWN OF BERTHOUD, COLORADO:

Section 1. Map Revision: The official zoning map of the Town of Berthoud shall be amended hereinafter and which property is commonly known the Sommers PUD as described in Exhibit A from Planned Unit Development (PUD) with Industrial and Mixed-Use Residential to Commercial (C-1) for 0.32 acres more or less; to Light Industrial (M-1), for 2.76 acres more or less; to Urban Residential (UR) for 4.82 acres more or less; and to Suburban District (SR), for 1.10 acres more or less. .

Section 2. Interpretation: This Ordinance shall be so interpreted and construed to effectuate its general purpose.

Section 3. Publication: The Town Clerk shall certify to the passage of this Ordinance and cause its contents to be published and shall cause the appropriate change to be made to the official Berthoud Zoning District Map.

Section 4. Effective Date: The provisions of this Ordinance shall take effect thirty days after publication as required by law.

INTRODUCED, READ, ADOPTED, APPROVED, AND ORDERED PUBLISHED IN FULL on this 28th day of February, 2023.

TOWN OF BERTHOUD



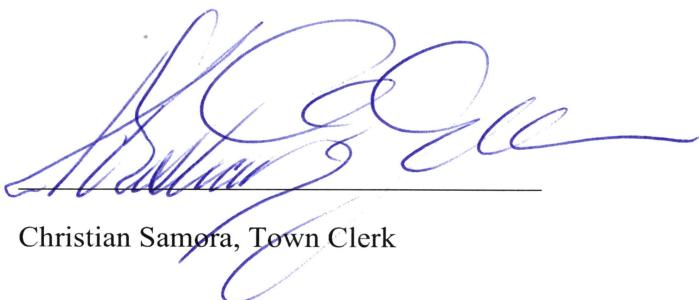
By



William Karspeck, Mayor

ATTEST:

By:



Christian Samora, Town Clerk

## Exhibit A

## FARMSTEAD ACRES SUBDIVISION

SITUATE IN THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 4 NORTH, RANGE 69 WEST OF THE 6TH P.M.  
TOWN OF BERTHOUD, COUNTY OF LARIMER, STATE OF COLORADO

