

**RESOLUTION NO. 8
SERIES 2025**

**INTRODUCED BY: SUSAN MAGUIRE
SECONDED BY: EARL HOELLEN**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF CHERRY HILLS
VILLAGE APPROVING A CORRECTION TO THE ZONING MAP
FOR TRACT B OF THE GLENMOOR OF CHERRY HILLS SUBDIVISION
FROM R-3, 1-ACRE RESIDENTIAL ZONE DISTRICT TO THE
O-1, OPEN SPACE, PARKS, AND RECREATION AREA DISTRICT**

WHEREAS, pursuant to Section 16-2-20(e) of the Municipal Code ("Code"), drafting errors to the Official Zoning Map ("Zoning Map") may be corrected by the City Council ("Council") by resolution; and

WHEREAS, the Glenmoor Country Club ("Owner") is the record property owner of a certain parcel of land, being that property ("Property") more particularly described in **Exhibit A**; and

WHEREAS, the Property was rezoned from the R-3, 1-Acre Residential Zone District to the F-1, Floodplain and Recreation District by Ordinance 4, Series 1983; and

WHEREAS, the Zoning Map has shown the Property zoned R-3, 1-Acre Residential Zone District since at least 1988; and

WHEREAS, the Property was subdivided into Tract B of the Glenmoor of Cherry Hills subdivision which was recorded by the Arapahoe County Clerk and Recorder on September 12, 1983, under Reception Number 232269; and

WHEREAS, the City of Cherry Hills Village ("City") changed the F-1, Floodplain and Recreation District to the O-1, Open Space, Parks, and Recreation Area District by Ordinance 17, Series 2000; and

WHEREAS, City Council desires to correct the drafting error for Tract B of the Glenmoor of Cherry Hills subdivision on the Zoning Map.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF CHERRY HILLS VILLAGE:

Section 1. Incorporation of Recitals. The recitals contained above are incorporated herein by reference and are adopted as findings of the City Council.

Section 2. Drafting Error Correction Approved. The Zoning Map correction referenced herein is hereby approved. City staff is directed to revise the Zoning Map to reflect this correction in conformance with Section 16-2-20 of the Municipal Code.

Section 3. Effective Date. This Resolution shall be effective immediately upon its adoption.

Section 4. Repealer. All resolutions or parts thereof in conflict with this resolution are hereby repealed, provided that such repealer shall not repeal the repealer clauses of such resolution or revive any resolution.

Section 5. Severability. If any provision of this resolution is found by a court of competent jurisdiction to be invalid, the remaining provisions of this resolution will remain valid, it being the intent of the City that the provisions of this resolution are severable.

Introduced, passed and adopted at a regular meeting of City Council this 21st day of January, 2025, by a vote of 5 yes and 0 no.

(SEAL)

Kathleen Brown
Kathleen Brown, Mayor

ATTEST:

Laura Gillespie
Laura Gillespie, City Clerk

APPROVED AS TO FORM:

Kathie B. Guckenberger
Kathie B. Guckenberger, City Attorney

Exhibit A
Legal Description

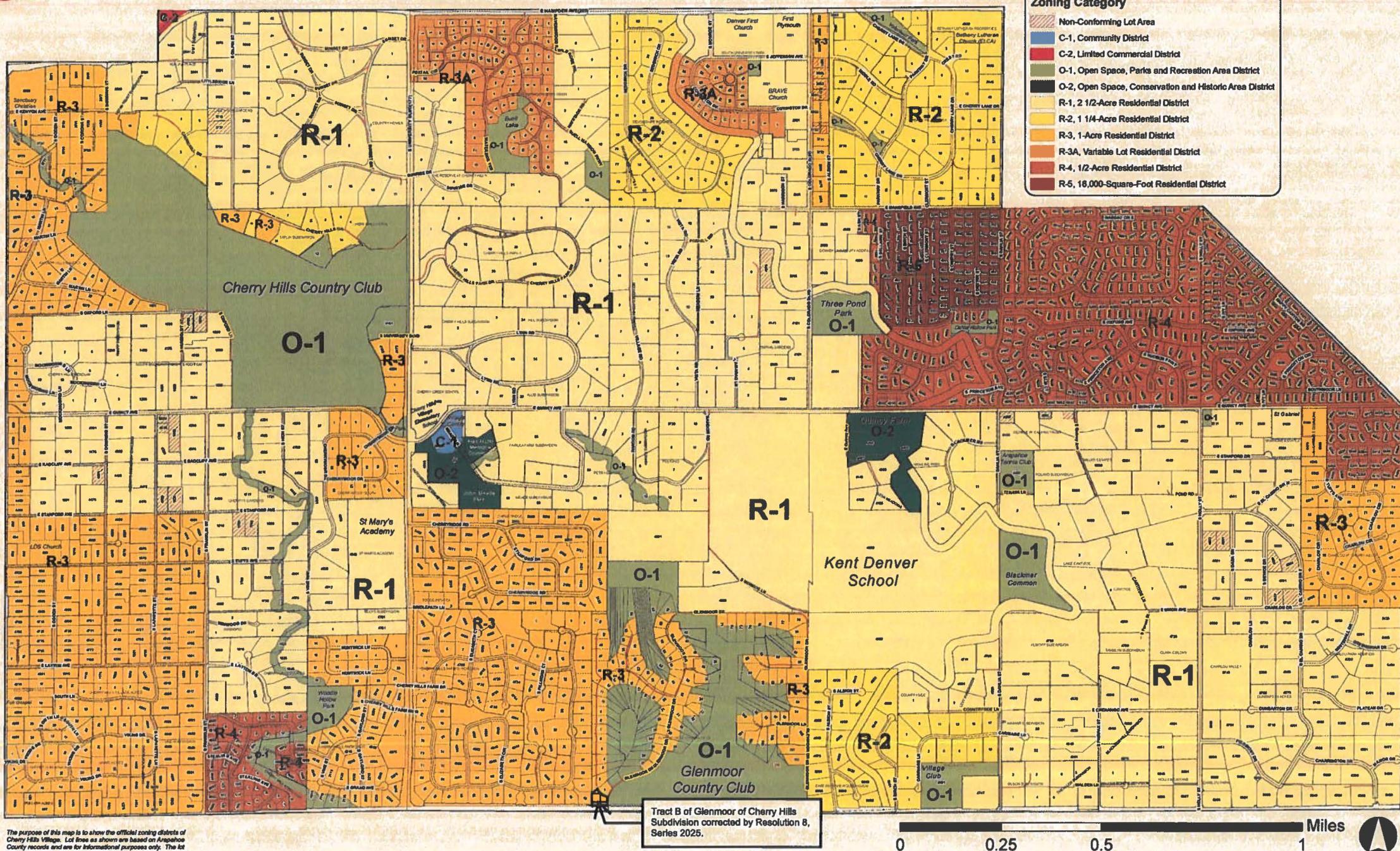
TRACT B OF THE GLENMOOR OF CHERRY HILLS SUBDIVISION

Exhibit B
Corrected Zoning Map



CHERRY HILLS VILLAGE OFFICIAL ZONING MAP

Map Updated: 3/25/2019



The purpose of this map is to show the official zoning districts of Cherry Hills Village. Lot lines as shown are based on Arapahoe County records and are for informational purposes only. The lot lines shown may not accurately reflect the legal subdivision status of the lots under municipal ordinance.