

**TOWN OF MORRISON, COLORADO
BOARD OF TRUSTEES
ORDINANCE NO. 559**

**AN ORDINANCE AMENDING TITLE 10 OF THE MORRISON MUNICIPAL CODE
REGARDING GROUND-FLOOR COMMERCIAL USES IN THE MX-N DISTRICT**

WHEREAS, the Town of Morrison is a Colorado home rule municipality operating under a Home Rule Charter approved by the electorate pursuant to Article XX of the Colorado Constitution and governed by its elected Board of Trustees;

WHEREAS, the Board has authority pursuant to the Home Rule Charter and C.R.S. § 31-16-101, *et seq.* to adopt and enforce all ordinances; and

WHEREAS, the Board desires to amend Title 10 of the Morrison Municipal Code to require ground-floor commercial uses in the MX-N district to promote sales tax generation in the Town.

NOW, THEREFORE, BE IT ORDAINED by the Board of Trustees of the Town of Morrison, Colorado:

Section 1. Title 10 of the Morrison Municipal Code is hereby amended by the addition of a new section 10-B-2 to read as follows:

10-B-2: DISTRICT-SPECIFIC STANDARDS:

A. MX-N District: In the MX-N District, fifty percent (50%) of the ground floor of all residential uses shall be comprised of commercial uses.

Section 2. Section 10-F-3 of the Morrison Municipal Code is hereby amended by the addition of the following definition to appear alphabetically:

GROUND FLOOR: The building story that is located at or nearest to grade, where the finished floor elevation is no more than five (5) feet above or below the average finished grade around the building perimeter, and that contains the primary pedestrian entrance.

Section 3. Severability. If any article, section, paragraph, sentence, clause or phrase of this Ordinance, or the standards adopted herein is held to be unconstitutional or invalid for any reason, such decision will not affect the validity or constitutionality of the remaining portions of this Ordinance. The Board of Trustees hereby declares that it would have passed this Ordinance and each part hereof irrespective of the fact that any one part or parts are declared unconstitutional or invalid.

Section 4. Effective Date. This Ordinance shall take effect fifteen (15) days after adoption and publication in accordance with Section 3.9 and 3.14 of the Home Rule Charter.

INTRODUCED, READ, PASSED AND ADOPTED by the Board of Trustees of the Town of Morrison, Colorado by a vote of ___ yes and _____nays, this 3rd day of March, 2026.

TOWN OF MORRISON

Chris Wolfe, Mayor

ATTEST:

Courtney Christensen, Town Clerk