

**CITY OF GRAND JUNCTION, COLORADO**

**ORDINANCE NO. 3494**

**AN ORDINANCE ANNEXING TERRITORY TO THE  
CITY OF GRAND JUNCTION, COLORADO**

**ODA ANNEXATION**

**APPROXIMATELY 21.18 ACRES**

**LOCATED AT 2561 RIVER ROAD AND INCLUDING  
A PORTION OF THE RIVERFRONT TRAIL**

**WHEREAS**, on the 20<sup>th</sup> day of November, 2002, the City Council of the City of Grand Junction considered a petition for the annexation of the following described territory to the City of Grand Junction; and

**WHEREAS**, a hearing on the petition was duly held after proper notice on the 15<sup>th</sup> day of January, 2003; and

**WHEREAS**, the City Council determined that said territory was eligible for annexation and that no election was necessary to determine whether such territory should be annexed.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE  
CITY OF GRAND JUNCTION, COLORADO:**

**That the property situates in Mesa County, Colorado, and described to wit:**

**PERIMETER BOUNDARY LEGAL DESCRIPTION  
ODA ANNEXATION**

A certain parcel of land lying in the Northwest Quarter (NW 1/4) of Section 15, Township 1 South, Range 1 West of the Ute Meridian, County of Mesa, State of Colorado and being bounded as follows:

On the North by the North line of the South half (S1/2) of the NW 1/4 of said Section 15; on the East by the West line of the D & RGW ANNEXATION WEST, having Ordinance Number 2135, assigned by the City of Grand Junction, Colorado; on the South by the North line of the WEST SIDE PLANT ANNEXATION, having Ordinance Number 1502, assigned by the City of Grand Junction, Colorado; on the West by the East bank of the Colorado River.

CONTAINING 21.18 +/- Acres (922,490 Sq. Ft.+/-), as described.

be and is hereby annexed to the City of Grand Junction, Colorado.

**INTRODUCED** on first reading on the 20<sup>th</sup> day November, 2002.

**ADOPTED** and ordered published this 15th day of January, 2003.

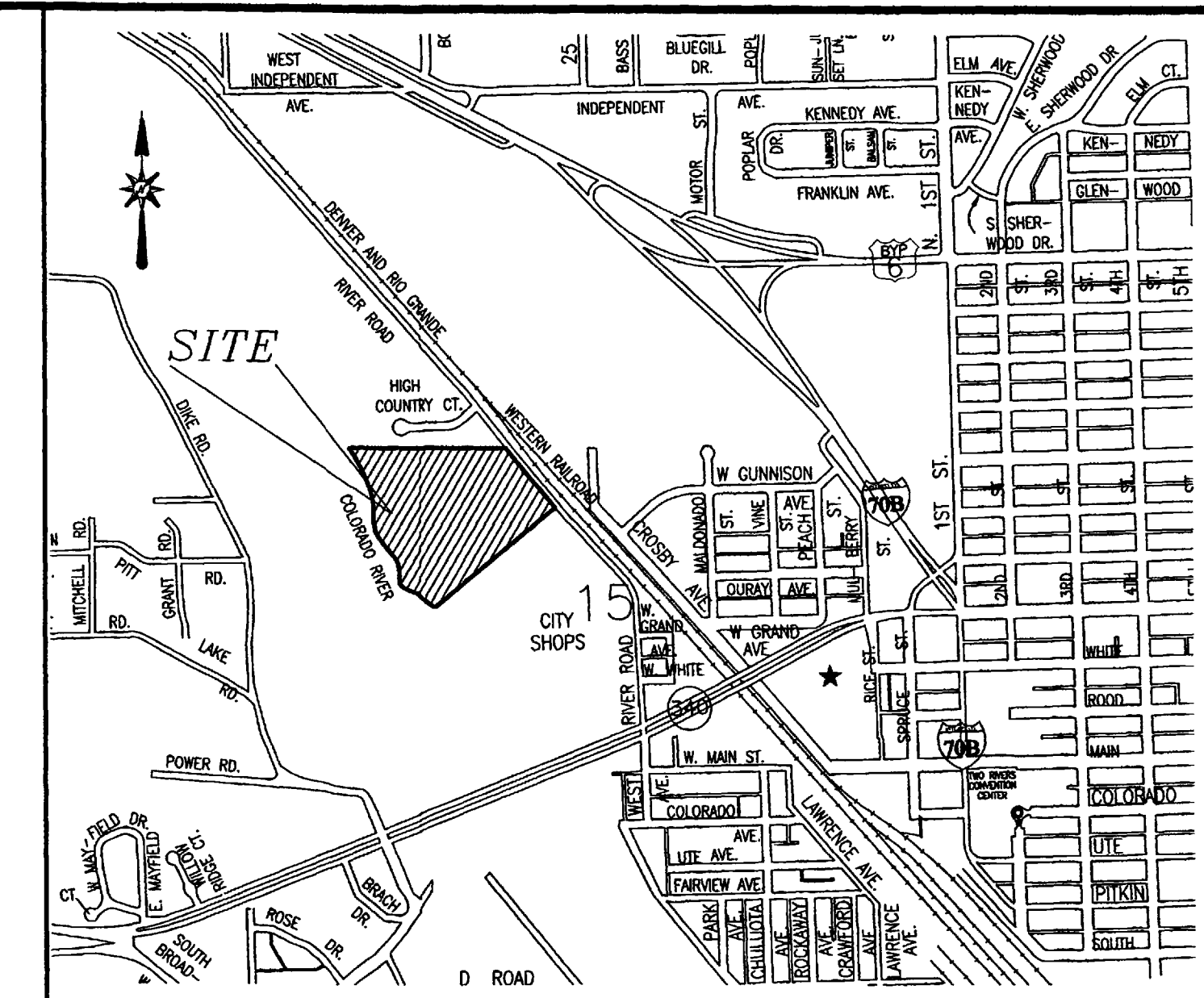
Attest:

/s/ Stephanie Tuin  
City Clerk

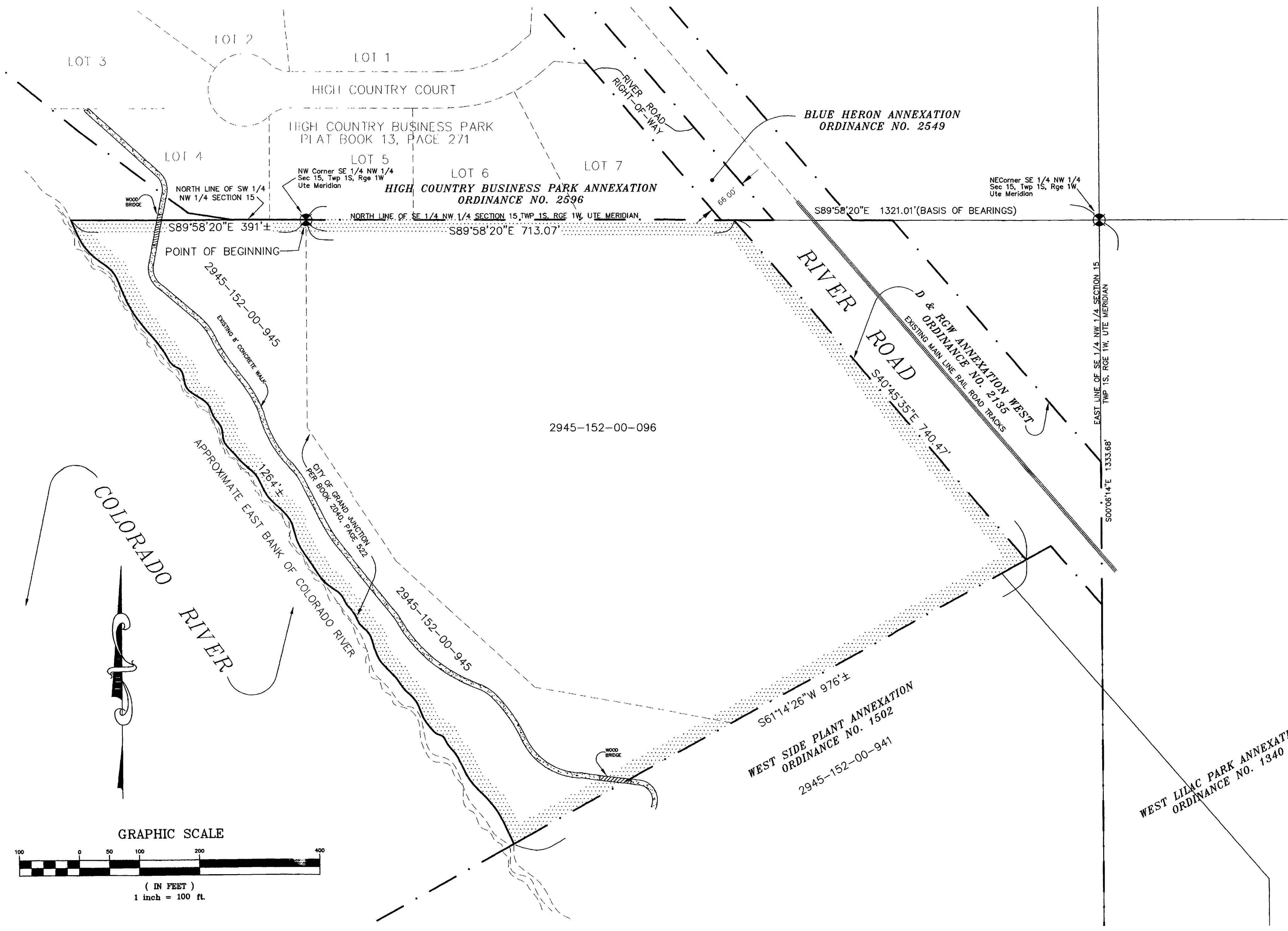
/s/ Cindy Enos-Martinez  
President of the Council

# ODA ANNEXATION

SITUATE IN THE NW 1/4 OF SECTION 15, TWP 1S, RGE 1W, UTE MERIDIAN  
 COUNTY OF MESA, STATE OF COLORADO



VICINITY MAP (NOT TO SCALE)



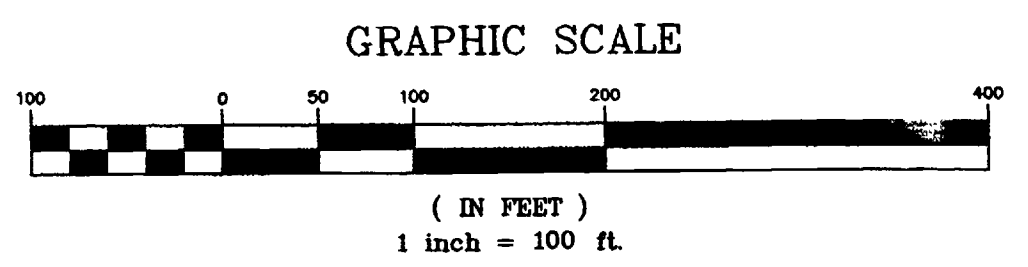
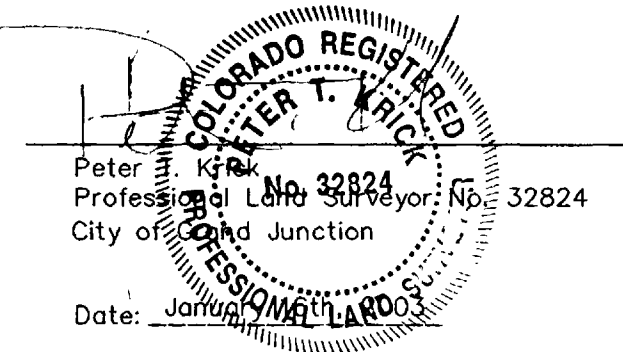
### Legal Description

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On the North by the North line of the South half (S1/2) of the NW 1/4 of said Section 15; on the East by the West line of the D & RGW ANNEXATION WEST, having Ordinance Number 2135, assigned by the City of Grand Junction, Colorado; on the South by the North line of the WEST SIDE PLANT ANNEXATION, having Ordinance Number 1502, assigned by the City of Grand Junction, Colorado; on the West by the East bank of the Colorado River.

CONTAINING 21.18 +/- Acres (922,490 Sq. Ft. +/-), as described.

The Description contained herein has been derived from subdivision plats and deed descriptions as they appear in the office of the Mesa County Clerk and Recorder. This plat does not constitute a legal survey, and is not intended to be used as a means for establishing or verifying property boundary lines.



AREA OF ANNEXATION	ORDINANCE NO.	EFFECTIVE DATE
ANNEXATION PERIMETER	3494	February 16th, 2003
CONTIGUOUS PERIMETER		
AREA IN SQUARE FEET		
AREA IN ACRES		

LEGEND	
ANNEXATION BOUNDARY	—
EXISTING CITY LIMITS	- - -
SECTION OR ALIQUOT CORNER	⊕

THIS IS NOT A BOUNDARY SURVEY

Notice: According to Colorado law you have 60 days from the effective date shown hereon to file a complaint based upon any defect on this plat. If no complaint is filed within said 60 days then said plat stands despite all defects and/or errors.

DRAWN BY	PTK	DATE	10-31-2002
DESIGNED BY	PTK	DATE	
CHECKED BY	TW	DATE	
APPROVED BY		DATE	

DEPARTMENT OF PUBLIC WORKS AND UTILITIES  
 ENGINEERING AND TECHNICAL SERVICES DIVISIONS  
 CITY OF GRAND JUNCTION, COLORADO

ODA ANNEXATION  
 1 OF 1  
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