

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 3601

**An Ordinance Vacating a 10' strip of Right-of-Way
LOCATED along the eastern 10' of Lot 16, Bookcliff Heights Subdivision**

RECITALS:

A request to vacate a 10' strip of right-of-way located on the eastern 10' of Lot 16 of the Bookcliff Heights Subdivision has been submitted by St. Mary's Hospital.

The 10' strip of right-of-way was not intended for vehicular traffic and is not needed by St. Mary's Hospital. The request to vacate is made to allow expansion on the western campus of St. Mary's Hospital.

The City Council finds that the request to vacate the 10' right-of-way is consistent with the Growth Plan, the Grand Valley Circulation Plan and Section 2.11 of the Zoning and Development Code.

The Planning Commission, having heard and considered the request, found the criteria of the Zoning Code to have been met, and recommends that the vacation be approved as requested subject to the condition that any required utility easement(s) be dedicated concurrently with the recordation of the vacation ordinance.

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

The following described dedicated right-of-way is hereby vacated subject to the listed conditions:

1. Applicants shall pay all recording/documentation fees for the Vacation Ordinance, any easement documents and dedication documents.
2. Any required utility easement(s) be dedicated concurrently with the recordation of the vacation ordinance.

The following right-of-way is shown on "Right-of-Way Vacation Site Plan" as part of this vacation of description.

Dedicated right-of-way to be vacated:

That 10' wide strip as shown on Bookcliff Heights (Plat Bk 7 Pg 72) lying east of the east line of Lot 16 of said Bookcliff Heights Sub.

Introduced for first reading on this 21st day of January, 2004

PASSED and ADOPTED this 4th day of February, 2004.

ATTEST:

/s/ Jim Spehar
President of City Council

/s/ Stephanie Tuin
City Clerk



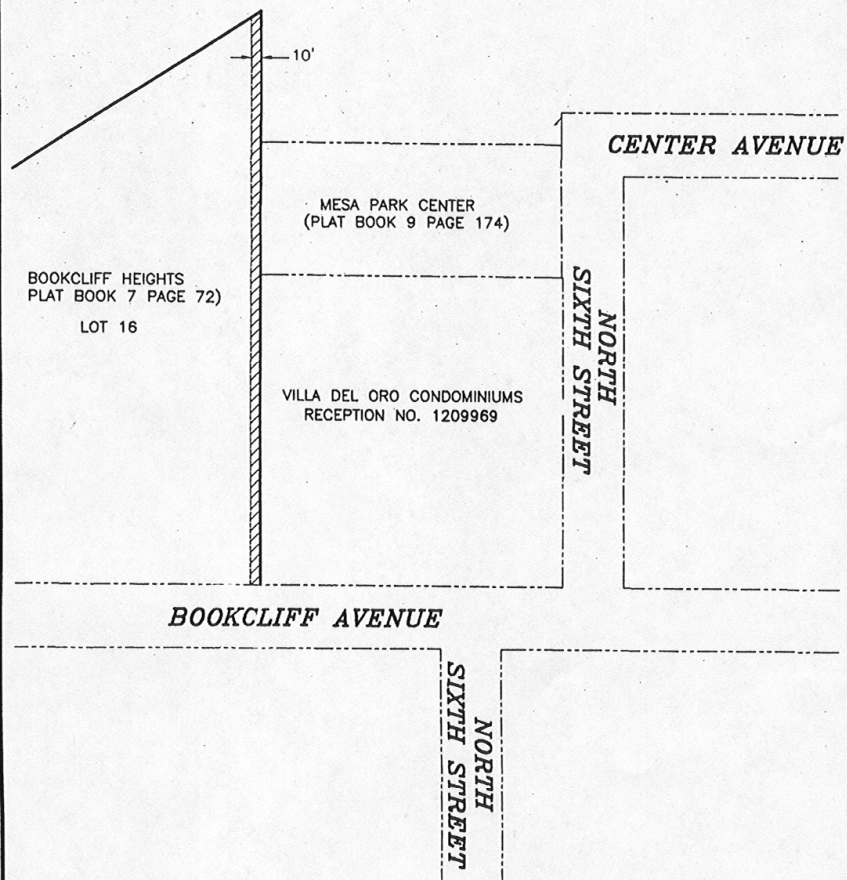
NOT TO SCALE

LEGEND



ALLEY TO BE VACATED

ST. MARY'S HOSPITAL



ROLLAND ENGINEERING
405 Ridgeview Blvd
Grand Jct. CO 81503
(970) 243-8300

File Name: D:\1119\LEGDOC\ROWEXHBT.DWG				
RIGHT-OF-WAY VACATION SITE PLAN				
Designed	KTS	Checked	RAM	Proj# 1119
Drawn		Date	4/18/02	Sheet 2 OF 2