

**ORDINANCE NO. 3638**

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

**HOLLEY ANNEXATION #1**

**APPROXIMATELY 0.1663 ACRES**

**LOCATED AT 2936 D 1/2 ROAD**

**WHEREAS**, on the 21<sup>st</sup> day of April, 2004, 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 2<sup>nd</sup> day of June, 2004; 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 situate in Mesa County, Colorado, and described to wit:

**HOLLEY ANNEXATION #1**

A certain parcel of land lying in the Southeast Quarter of the Northwest Quarter (SE 1/4 NW 1/4) of Section 17, Township 1 South, Range 1 East of the Ute Principal Meridian, County of Mesa, State of Colorado and being more particularly described as follows: COMMENCING at the Southwest corner of the SE 1/4 NW 1/4 of said Section 17, and assuming the South line of the SE 1/4 NW 1/4 of said Section 17 bears S 89°59'32" E with all other bearings contained herein being relative thereto; thence from said Point of Commencement, S 89°59'32" E along the South line of the SE 1/4 NW 1/4 of said Section 17, a distance of 660.00 feet to the POINT OF BEGINNING; thence from said Point of Beginning, N 00°00'00" W a distance of 180.00 feet; thence N 90°00'00" E a distance of 30.00 feet; thence S 00°00'00" E a distance of 150.00 feet; thence S 89°59'32" E a distance of 61.50 feet; thence S 00°00'00" E a distance of 30.00 feet to a point on the South line of the SE 1/4 NW 1/4 of said Section 17; thence

N 89°59'32" W along the South line of the SE 1/4 NW 1/4 of said Section 17, a distance of 91.50 feet, more or less, to the Point of Beginning.

CONTAINING 0.1663 Acres (7,245.0 Sq. Ft.) more or less, as described.

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

**INTRODUCED** on first reading on the 21<sup>st</sup> day of April, 2004 and ordered published.

**ADOPTED** on second reading this 2<sup>nd</sup> day of June, 2004.

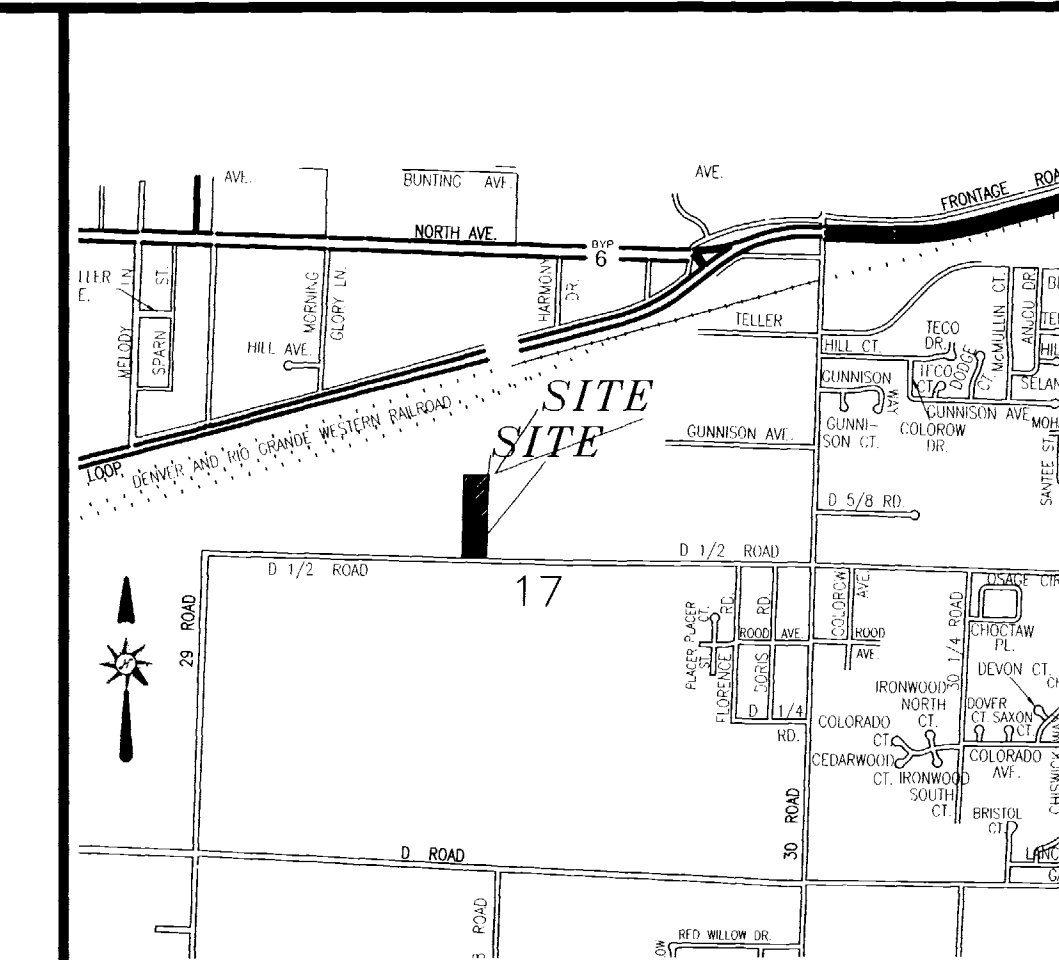
Attest:

/s/ Bruce Hill  
President of the Council

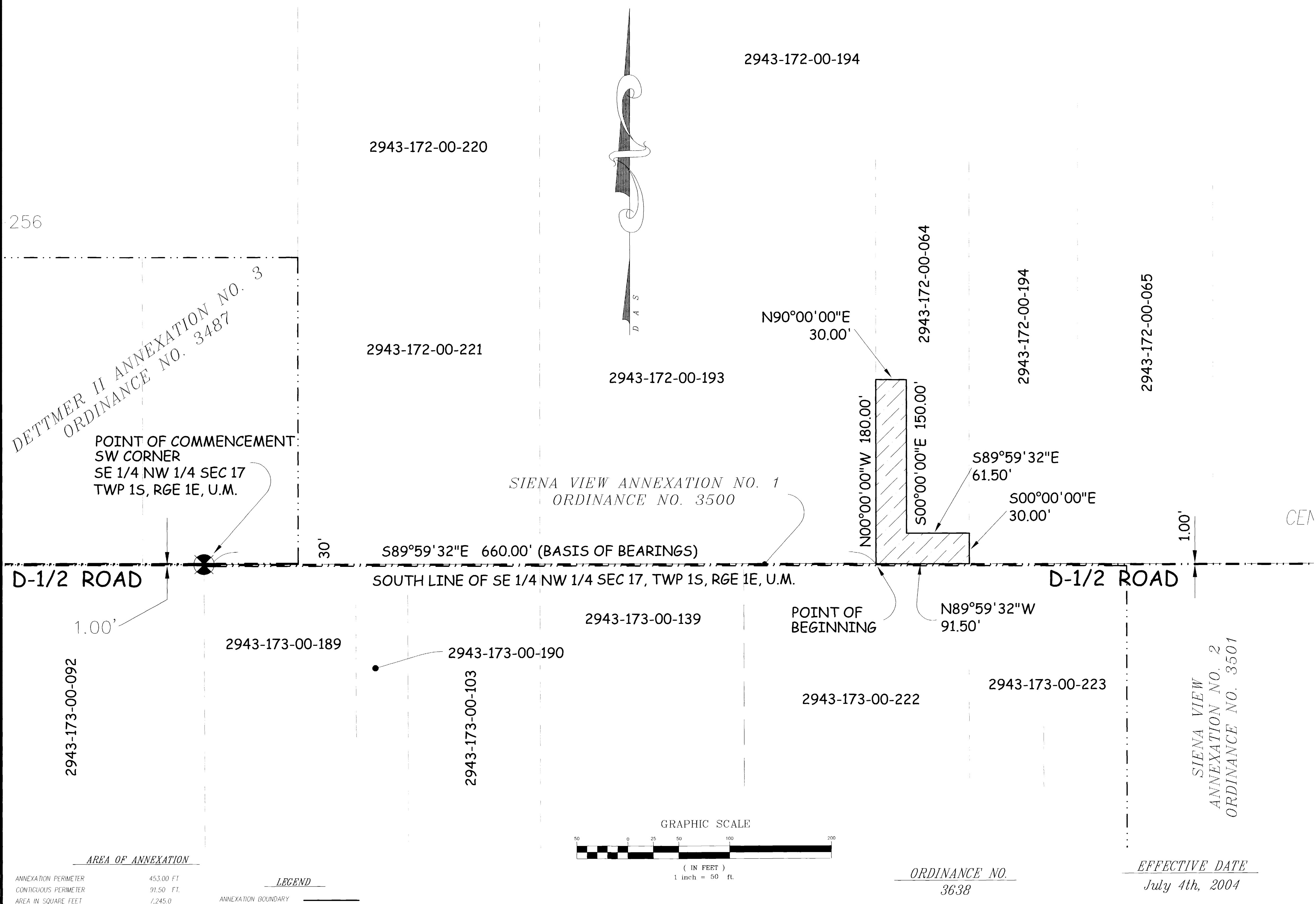
/s/ Stephanie Tuin  
City Clerk

# HOLLEY ANNEXATION NO. 1

SITUATE IN THE SE 1/4 OF THE NW 1/4 OF SECTION 17, T1S, R1E, U.M.  
COUNTY OF MESA, STATE OF COLORADO



LOCATION MAP: NOT-TO-SCALE



## LEGAL DESCRIPTION

A certain parcel of land lying in the Southeast Quarter of the Northwest Quarter (SE 1/4 NW 1/4) of Section 17, Township 1 South, Range 1 East of the Ute Principal Meridian, County of Mesa, State of Colorado and being more particularly described as follows:

COMMENCING at the Southwest corner of the SE 1/4 NW 1/4 of said Section 17, and assuming the South line of the SE 1/4 NW 1/4 of said Section 17 bears S 89°59'32" E with all other bearings contained herein being relative thereto; thence from said Point of Commencement, S 89°59'32" E along the South line of the SE 1/4 NW 1/4 of said Section 17, a distance of 660.00 feet to the POINT OF BEGINNING; thence from said Point of Beginning, N 00°00'00" W a distance of 180.00 feet; thence N 90°00'00" E a distance of 30.00 feet; thence S 00°00'00" E a distance of 150.00 feet; thence S 89°59'32" E a distance of 61.50 feet; thence S 00°00'00" E a distance of 30.00 feet to a point on the South line of the SE 1/4 NW 1/4 of said Section 17; thence N 89°59'32" W along the South line of the SE 1/4 NW 1/4 of said Section 17, a distance of 91.50 feet, more or less, to the Point of Beginning.

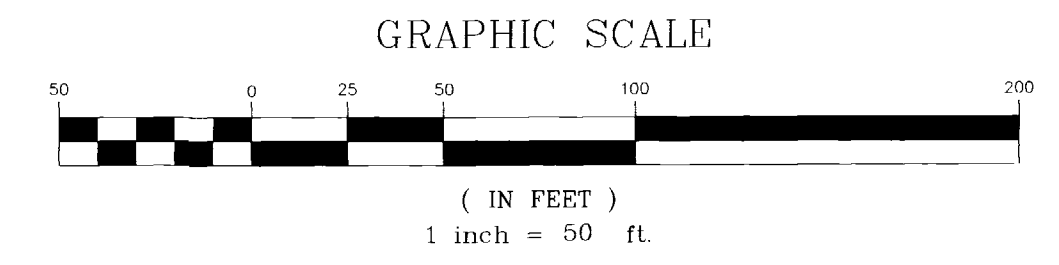
N:\Cadd\Annex by PTK\Holley Annexation Drawing.dwg 6/3/2004 9:55:36 AM MDT

**AREA OF ANNEXATION**

ANNEXATION PERIMETER	453.00 FT
CONTIGUOUS PERIMETER	91.50 FT.
AREA IN SQUARE FEET	1,245.0
AREA IN ACRES	0.1663

**LEGEND**

ANNEXATION BOUNDARY	—
EXISTING CITY LIMITS	- - - -



ORDINANCE NO.  
3638

EFFECTIVE DATE  
July 4th, 2004

The Description(s) contained herein have 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.

*Peter T. Krick*  
No. 32824  
06-03-2004  
REGISTERED PROFESSIONAL LAND SURVEYOR  
PETER T. KRICK, PLS No. 32824  
Professional Land Surveyor for the  
City of Grand Junction  
DATE: June 3rd, 2004

THIS IS NOT A BOUNDARY SURVEY

<p>Notice: According to Colorado law you must commence any legal action based upon any defect in this survey within three years after you first discover such defect. In no event may any action based upon any defect in this survey be commenced more than ten years from the date of the certification shown herein.</p>	<p>DRAWN BY P.T.K. DATE 03-26-2004</p> <p>DESIGNED BY DATE</p> <p>CHECKED BY T.W. DATE</p> <p>APPROVED BY DATE</p>
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SCALE  
1" = 50'



PUBLIC WORKS  
AND UTILITIES  
REAL ESTATE DIVISION

HOLLEY ANNEXATION NO. 1