

ORDINANCE NO. 3825

AN ORDINANCE VACATING A PORTION OF THE PUBLIC SIDEWALK RIGHT OF WAY LOCATED AT 201 AND 205 COLORADO AVENUE

Recitals.

The Grand Junction Downtown Development Authority, hereinafter referred to as the DDA, is the owner of the following described real property, to wit: Lots 1 and 2, Block 123 of the City of Grand Junction, also known as 201 and 205 Colorado Avenue in the City of Grand Junction.

The DDA, in order to facilitate the sale of the property to a private party, has requested that the City vacate a portion of the sidewalk into which the building located on the property encroaches. The sidewalks are within the public rights-of-way for Colorado Avenue and South 2nd Street as dedicated on the original plat of the City of Grand Junction.

In order to insure title to the property, the title company required a survey. The survey, which is incorporated by reference, showed that the building encroaches on the adjacent sidewalks. The extent of encroachment varies with the maximum encroachment being .43 feet. To resolve any question or claim of ownership, vacation of a portion of the sidewalk right of way is proposed. The vacation will accommodate renovation of the building facade

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

City Council finds that the vacation meets the criteria set forth in Section 2-11 of the Zoning and Development Code and in accordance therewith does vacate the area of encroachment not to exceed .43 feet as shown on the improvement survey plat dated August 9, 2005, which survey is on file in the Mesa County land survey records. Said survey is incorporated herein as if fully set forth.

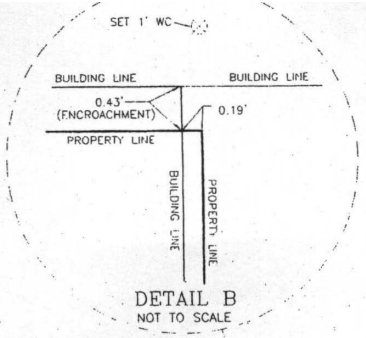
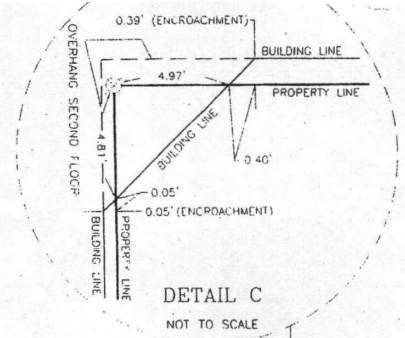
INTRODUCED for FIRST READING and PUBLICATION this 7th day of September 2005.

PASSED on SECOND READING this 21st day of September, 2005.

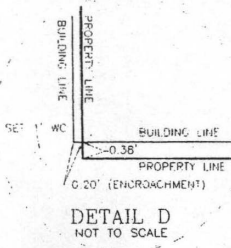
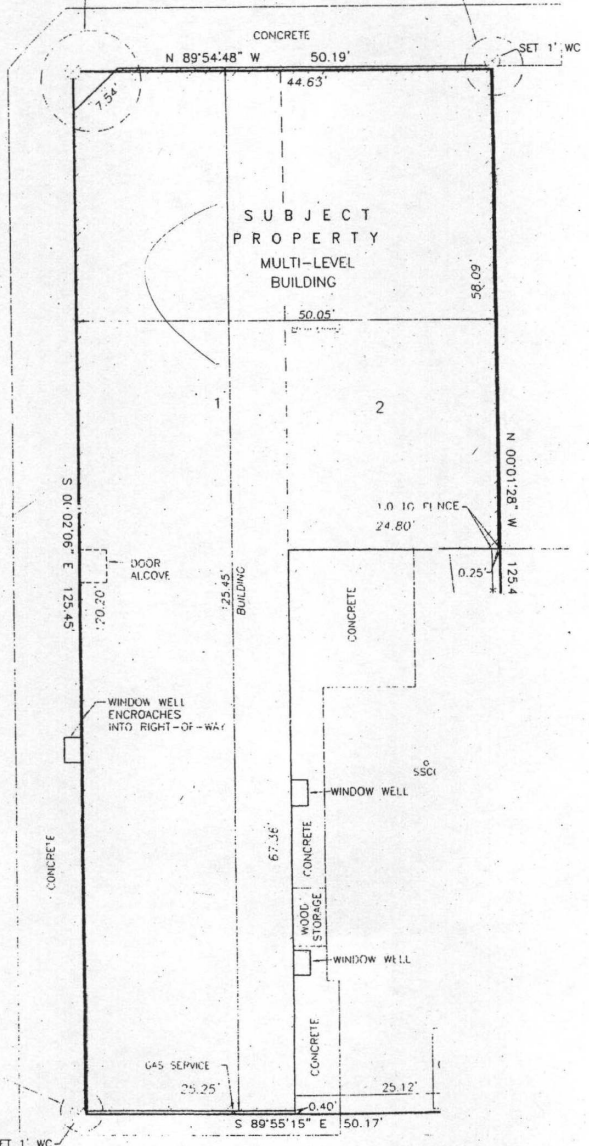
ATTEST:

/s/: Stephannie Tuin
Stephanie Tuin
City Clerk

/s/: Bruce Hill
Bruce Hill
Mayor and President of City Council



SECOND STREET



ALLEY

Exhibit "A"

