

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 3916

**AN ORDINANCE VACATING PORTIONS OF THE PUBLIC RIGHTS-OF-WAY
LOCATED ON RONDA LEE ROAD, JON HALL ROAD AND A TWENTY
FOOT UNNAMED RIGHT-OF-WAY TO THE SOUTH OF JON HALL
ROAD, ALL BEING IMMEDIATELY WEST OF 29 ½ ROAD
EXTENDING APPROXIMATELY 658 FEET WEST**

Recitals:

This is a request to vacate the south three feet of the Ronda Lee Road right-of-way, three feet on the north and south side of the Jon Hall Road right-of-way and an unnamed twenty foot right-of-way to the south of Jon Hall Road.

The Planning Commission, having heard and considered the request, found the criteria of the Zoning and Development Code to have been met, and recommends that the vacation be approved as requested.

The City Council finds that the request to vacate the herein described rights-of-ways is consistent with the Growth Plan and Section 2.11 of the Zoning and Development Code.

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

1. The following described rights-of-way are hereby vacated:

A. The North three feet and the South three feet of a fifty foot strip of land described in a document recorded in Book 775 at Page 421 and excepted as road right of way in a document recorded in Book 969 at Page 480, in the Mesa County records, as it crosses the E ½ NE ¼ NW ¼ of Section 32, Township 1 South, Range 1 East of the Ute Meridian, Mesa County, Colorado.

B. The South twenty feet of the E ½ NE ¼ NW ¼ of Section 32, Township 1 South, Range 1 East of the Ute Meridian, Mesa County, Colorado; as reserved "for a public highway" in a document recorded in Book 120 at Page 563, and accepted as a dedication to the public for purposes of a public road by the Mesa County Commissioners in Resolution No. MCM 2005-167, recorded in Book 4011 at Page 663 of the Mesa County records.

C. The South three feet of a fifty foot strip of land described in a document recorded in Book 752 at Page 573 and excepted as road right of way in a document recorded in Book 969 at Page 480, in the Mesa County records, as it crosses the E ½ NE ¼ NW ¼ of Section 32, Township 1 South, Range 1 East of the Ute Meridian, Mesa County, Colorado.

As depicted on Exhibits "A, B and C" attached to this ordinance.

Introduced for first reading on this 7th day of June, 2006.

Passed and Adopted this 19th day of June, 2006.

ATTEST:

/s/ James J. Doody
President of City Council

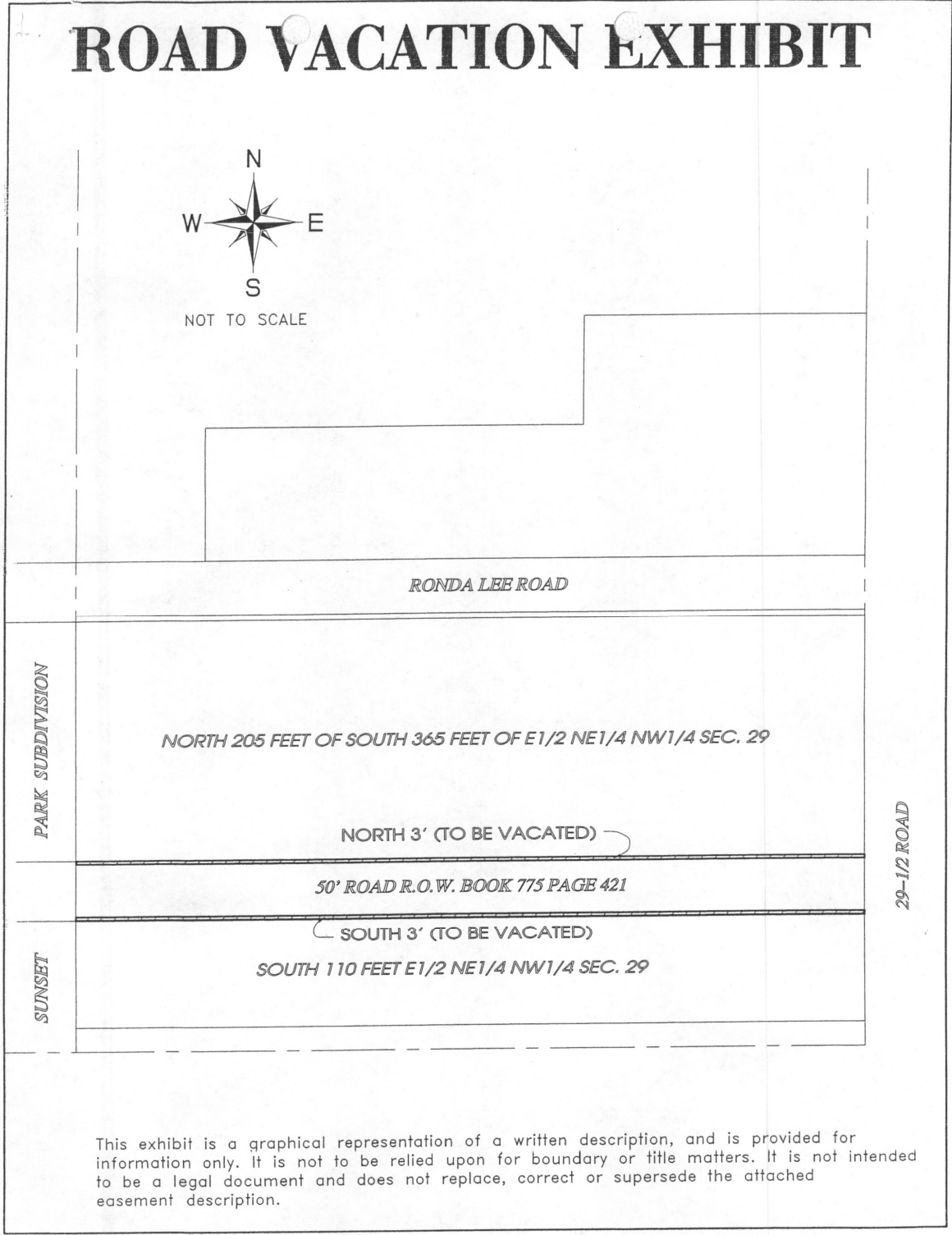
/s/ Stephanie Tuin
City Clerk

Exhibit "A"

ROAD VACATION EXHIBIT



NOT TO SCALE



PARK SUBDIVISION

SUNSET

29-12 ROAD

RONDA LEE ROAD

NORTH 205 FEET OF SOUTH 365 FEET OF E 1/2 NE 1/4 NW 1/4 SEC. 29

NORTH 3' (TO BE VACATED)

50' ROAD R.O.W. BOOK 775 PAGE 421

SOUTH 3' (TO BE VACATED)

SOUTH 110 FEET E 1/2 NE 1/4 NW 1/4 SEC. 29

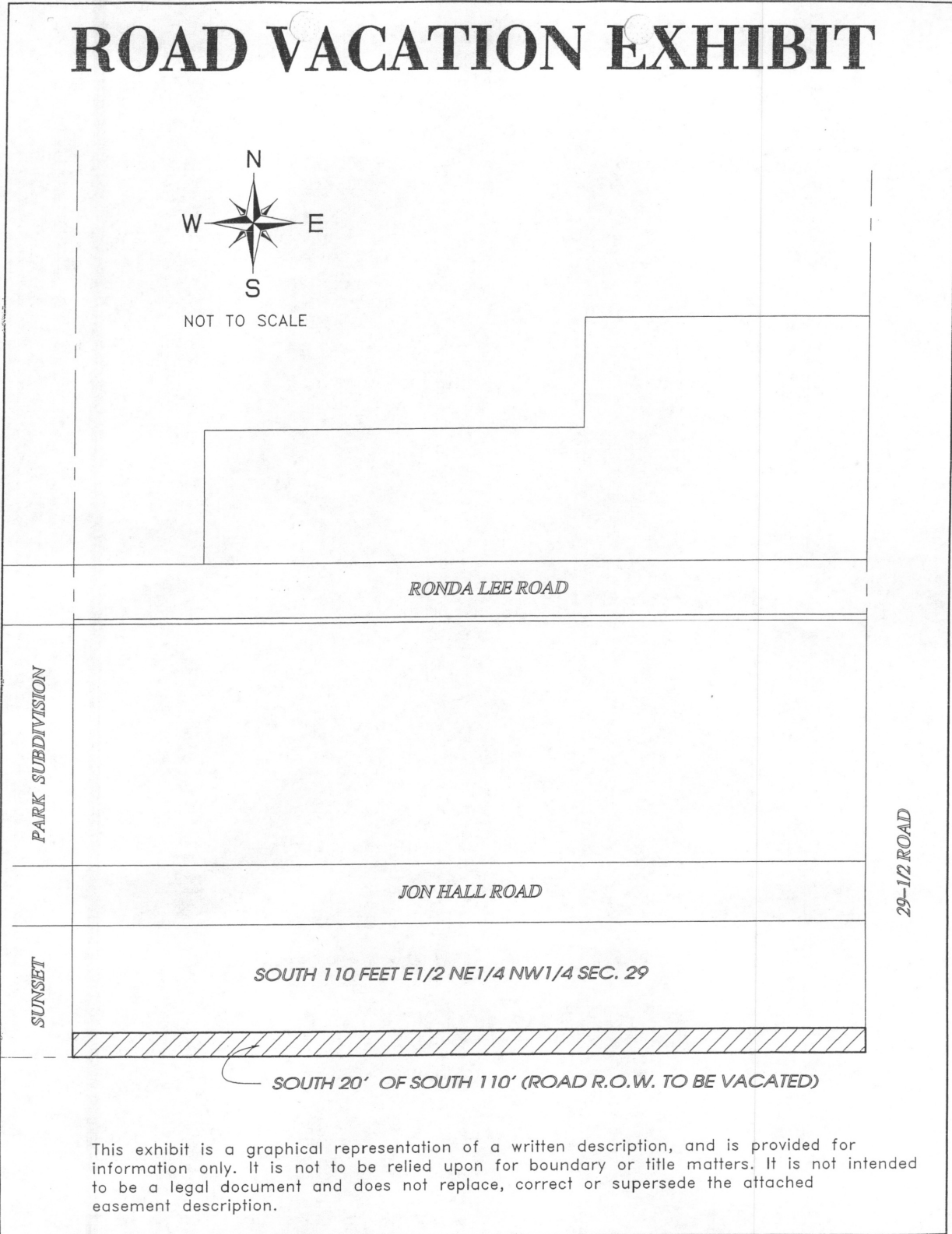
This exhibit is a graphical representation of a written description, and is provided for information only. It is not to be relied upon for boundary or title matters. It is not intended to be a legal document and does not replace, correct or supersede the attached easement description.

Exhibit "B"

ROAD VACATION EXHIBIT



NOT TO SCALE



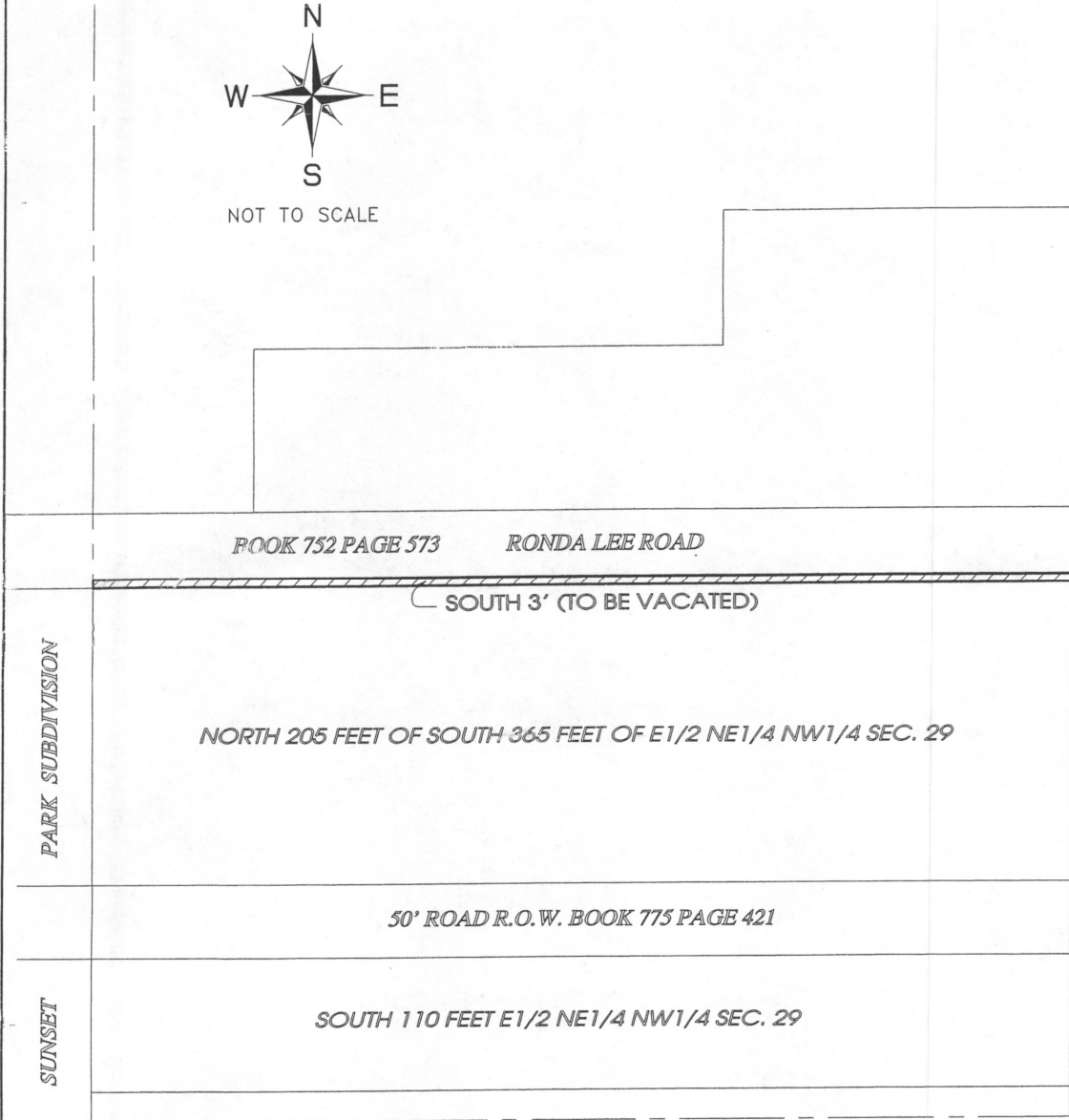
This exhibit is a graphical representation of a written description, and is provided for information only. It is not to be relied upon for boundary or title matters. It is not intended to be a legal document and does not replace, correct or supersede the attached easement description.

Exhibit "C"

ROAD VACATION EXHIBIT



NOT TO SCALE



BOOK 752 PAGE 573 RONDA LEE ROAD

SOUTH 3' (TO BE VACATED)

PARK SUBDIVISION

NORTH 205 FEET OF SOUTH 365 FEET OF E1/2 NE1/4 NW1/4 SEC. 29

50' ROAD R.O.W. BOOK 775 PAGE 421

SUNSET

SOUTH 110 FEET E1/2 NE1/4 NW1/4 SEC. 29

29-1/2 ROAD

This exhibit is a graphical representation of a written description, and is provided for information only. It is not to be relied upon for boundary or title matters. It is not intended to be a legal document and does not replace, correct or supersede the attached easement description.