# ORDINANCE NO. 3932

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

#### **VODOPICH ANNEXATION**

#### **APPROXIMATELY 3.23 ACRES**

#### LOCATED AT 3023 F 1/2 ROAD

**WHEREAS**, on the 7<sup>th</sup> day of June, 2006, 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 19<sup>th</sup> day of July, 2006; 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:

#### Vodopich Annexation

A certain parcel of land located in the Northwest Quarter of the Southwest Quarter (NW1/4 SW1/4) of Section 4, Township 1 South, Range 1 East of the Ute Principal Meridian, County of Mesa, State of Colorado and being more particularly described as follows:

BEGINNING at the Northeast corner of the NW1/4 SW1/4 of said Section 4 and assuming the East line of the NW1/4 SW1/4 of said Section 4 bears S00°10'25"E with all other bearings contained herein being relative thereto; thence from said Point of Beginning, S00°10'25"E along the East line of the NW1/4 SW1/4 of said Section 4 a distance of 453.62 feet to the Price Ditch, as described in Book 2266, Page 760 of the Mesa County, Colorado Public Records; thence N62°01'59"W along said Price Ditch a distance of 461.46; thence N00°01'57"W a distance of 236.96 feet to a point on the North line of the NW1/4 SW1/4 of said Section 4;

thence N89°57'52"E along the North line of the NW1/4 SW1/4 of said Section 4, a distance of 406.33, more or less to the POINT OF BEGINNING.

Said parcel contains 3.23 acres (140,707 square feet), more or less, as described.

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

**INTRODUCED** on first reading on the 7<sup>th</sup> day of June, 2006 and ordered published.

**ADOPTED** this 19<sup>th</sup> day of July, 2006.

<u>/s/ Bonnie Beckstein</u>
President of the Council Pro Tem

<u>/s/ Stephanie Tuin</u>
City Clerk

### VODOPICH ANNEXATION SITUATE IN THE NW 1/4 OF THE SW 1/4 OF SECTION 4, T1S, R1E, U.M. COUNTY OF MESA, STATE OF COLORADO NW 1/4 SW 1/4 FAIRCLOUD SUBDIVISION FILING NO. 2 PLAT BOOK 18, PAGE 77 FAIRCLOUD SUBDIVISION FILING NO. 3 2943-042-00-040 2943-042-00-183 2943-042-00-186 2943-042-00-042 2943-042-00-043 PLAT BOOK 18, PAGE 78 NW CORNER NW 1/4 SW 1/4 2943-042-00-090 SEC 4, T. 15, R. 1E UTE NE CORNER NW,1/4 SW 1/4 MERIDIAN , SEC 4, T. 1S, R. 1E UTE GODBY ANNEXATION NO. 1 MERIDIAN TRACT "A" ORDINANCE NO. 3259\ GODBY ANNEXATION NO. 1 GODBY ANNEXATION NO. 2 ORDINANCE NO. 3259 ORDINANCE NO. 3260\ NORTH LINE OF NW 1/4 SW 1/4 SEC 4 F-1/2 ROAD F-1/2 ROAD GODBY ANNEXATION NO. 2 ORDINANCE NO. 3260 2943-043-00-048 2943-043-00-047 EAST ASPENWOOD COURT N 1/2 NE 1/4 SW 1LAURADALE SUBDIVISION FILING NO. ONE HAYS MINOR SUBDIVISION PLAT BOOK 13, PAGE 484 COUNTRY ROAD COUNTRY ROAD LAURADALE SUBDIVISION FILING NO. COUNTRY ROAD AS BLOCK FIVE PLAT BOOK 12, PAGE 246 NORTH LINE OF THE S 1/2 NW 1/4 SW 1/4 SEC 4 T. 1 SOUTH, R. 1 EAST, UTE MERIDIAN BLOCK 1 BLOCK 2 NW CORNER 5 1/2 NW 1/4 SW 1/4 SEC 4, T. 15, R. 1E UTE MERIDIAN NE CORNER S 1/2 NW 1/4 SW 1/4 SEC 4, T. 15, R. 1E UTE 5 MONARCH GLEN SUBDIVISION ROYAL COURT ROYAL COURT FILING NO. TWO PLAT BOOK 3841, PAGES 372-373 BLOCK 6 LOT 1 BLOCK 2 KRIZMAN ANNEXATION NO. TRACT A MOUNTAIN VISTA SUBDIVISION ORDINANCE NO. 3482 PLAT BOOK 17, PAGE 264-266 F3/10 ROAD F 3/10 ROAD BLOCK 3 BLOCK 4 BLOCK 6 BLФCK 3 11 · BLOCK ONE BLOCK 4 MONARCH GLEN SUBDIVISION PLAT BOOK 3629, PAGES 848-849. BLOCK 1 HALL ANNEXATION NO. 3 ORDINANCE NO. 3177 TRACT D AREA OF ANNEXATION GRAPHIC SCALE ORDINANCE NO. EFFECTIVE DATE 1559.58 FT ANNEXATION PERIMETER *LEGEND* CONTIGUOUS PERIMETER 406.33 FT. AUGUST 20, 2006 AREA IN SQUARE FEET 140,707\*\*\* 3.23 EXISTING CITY LIMITS 1 inch = 100 ft. NOT A BOUNDARY SURVEY \*\*\*(CONTAINS NO AREA WITHIN PUBLIC RIGHTS OF WAY) DRAWN BY \_\_\_\_\_ DATE \_\_04-25-06\_ SCALE PUBLIC WORKS Notice: According to Colorado law you must commence any legal action based upon any defect in this survey within three DESIGNED BY years after you first discover such defect. In no event may any action based upon any defect in this survey be

COLORADO

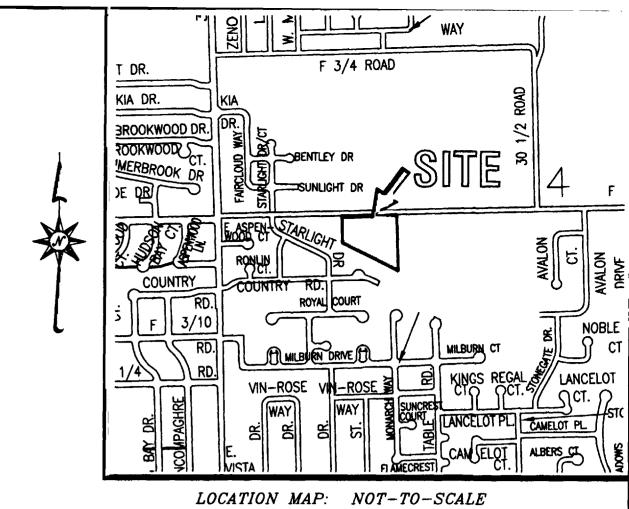
commenced more than ten years from the date of the certification shown hereon.

P.T.K DATE

APPROVED BY \_\_\_\_\_ DATE \_

CHECKED BY

1" = 100'



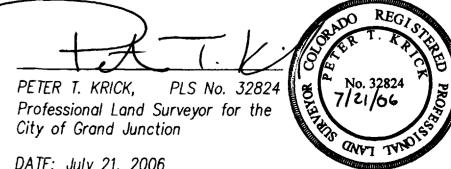
### LEGAL DESCRIPTION

A certain parcel of land located in the Northwest Quarter of the Southwest Quarter (NW1/4 SW1/4) of Section 4, Township 1 South, Range 1 East of the Ute Principal Meridian, County of Mesa, State of Colorado and being more particularly described as follows:

BEGINNING at the Northeast corner of the NW1/4 SW1/4 of said Section 4 and assuming the East line of the NW1/4 SW1/4 of said Section 4 bears 500°10'25"E with all other bearings contained herein being relative thereto; thence from said Point of Beginning, 500°10'25"E along the East line of the NW1/4 SW1/4 of said Section 4 a distance of 453.62 feet to the Price Ditch, as described in Book 2266, Page 760 of the Mesa County, Colorado Public Records: thence N62°01'59"W along said Price Ditch a distance of 461.46; thence N00°01'57"W a distance of 236.96 feet to a point on the North line of the NW1/4 SW1/4 of said Section 4; thence N89°57'52"E along the North line of the NW1/4 SW1/4 of said Section 4, a distance of 406.33, more or less to the POINT OF BEGINNING.

> **ABREVIATIONS** POINT OF COMMENCEMENT POINT OF BEGINNING RIGHT OF WAY SECTION **TOWNSHIP** RANGE UTE MERIDIAN NUMBER SQ. FT. SQUARE FEET CENTRAL ANGLE RADIUS ARC LENGTH CHORD LENGTH CHORD BEARING

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.



DATE: July 21, 2006

AND UTILITIES

REAL ESTATE DIVISION

VODOPICH ANNEXATION

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