

CITY OF GRAND JUNCTION, COLORADO

RESOLUTION NO. 51-95

A RESOLUTION
REFERRING A PETITION TO THE CITY COUNCIL
FOR THE ANNEXATION OF LANDS
TO THE CITY OF GRAND JUNCTION, COLORADO,
AND SETTING A HEARING ON SUCH ANNEXATION

MAYS SUBDIVISION ANNEXATION

LOCATED ON THE NORTH SIDE OF BROADWAY
AT MAYFIELD DRIVE

WHEREAS, on the 3rd day of May, 1995, a petition was referred to the City Council of the City of Grand Junction, Colorado, for annexation to said City of the following property situate in Mesa County, Colorado, and described as follows:

A parcel of land situated in the Southeast 1/4 of Section 16, Township 1 South, Range 1 West of the Ute Meridian, Mesa County, Colorado, being more particularly described as follows:

Commencing at the Southeast corner of Section 16, Township 1 South, Range 1 West, thence N 90°00'00" W a distance of 655.50 feet to a point; thence N 00°00'00" W a distance of 486.19 feet to a point on the centerline of Colorado State Highway No.340 (Broadway) and True Point of Beginning of the parcel of land as described herein; thence N 00°00'00" E a distance of 141.26 feet to the Southeast corner of Lot 21, Block 1 of May's Subdivision as recorded in Plat Book 9 at Page 183 of the records of the Mesa County Clerk and Recorder; thence along the East line of Lots 21,20,19,18, 17 and 16, Block 1 of said May's Subdivision N 00°00'00" E a distance of 668.00 feet to the Northeast corner of said Lot 16; thence along the Northerly line of Lots 15,14,13 and 12, Block 1 of said May's Subdivision the following 3 courses:

- 1) Thence N 54°30'00" W a distance of 189.92 feet;
- 2) Thence N 75°15'00" W a distance of 120.00 feet;
- 3) Thence S 68°03'00" W a distance of 345.65 feet to the Northwest corner of said Lot 12; thence along the Westerly line of Lots 11,10 and 9, Block 1 of said May's Subdivision the following 4 courses:

- 1) Thence S 10°47'00" W a distance of 192.26 feet;
- 2) Thence S 79°13'00" E a distance of 23.60 feet;
- 3) Thence S 27°45'00" E a distance of 109.50 feet;
- 4) Thence S 10°47'00" W a distance of 224.60 feet to the Southwest corner of said Lot 9; thence along the Northerly line of Lot 7, Block 1 of said May's Subdivision N 79°13'00" W a distance of 91.50 feet to the Northwest corner of said Lot 7; thence along the Westerly line of said Lot 7 and Lots 6 and 5, Block 1 of said May's Subdivision and extending to the centerline of

Colorado State Highway No. 340 (Broadway) S 10°47'00" W a distance of 374.76 feet; thence along the centerline of said Colorado State Highway No.340 and 762.59 feet along the arc of a curve concave to the North having a radius of 1637.10 feet, whose chord bears N 86°53'01" E a distance of 755.72 feet to the Point of Beginning. Said parcel contains 13.82 acres more or less.

WHEREAS, the Council has found and determined that the petition complies substantially with the provisions of the Municipal Annexation Act and a hearing should be held to determine whether or not the lands should be annexed to the City by Ordinance;

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

That a hearing will be held on the 7th day of June, 1995, in the City-County Auditorium in City Hall of the City of Grand Junction, Colorado, at 7:30 p.m. to determine whether one-sixth of the perimeter of the area proposed to be annexed is contiguous with the City; whether a community of interest exists between the territory and the city; whether the territory proposed to be annexed is urban or will be urbanized in the near future; whether the territory is integrated or is capable of being integrated with said City; whether any land in single ownership has been divided by the proposed annexation without the consent of the landowner; whether any land held in identical ownership comprising more than twenty acres which, together with the buildings and improvements thereon, has an assessed valuation in excess of two hundred thousand dollars is included without the landowner's consent; whether any of the land is now subject to other annexation proceedings; and whether an election is required under the Municipal Annexation Act of 1965.

ADOPTED this 3rd day of May, 1995.

Attest:

/s/ Ron Maupin
President of the Council

/s/ Stephanie Nye
City Clerk