

**NOTICE OF HEARING  
ON PROPOSED ANNEXATION OF LANDS  
TO THE CITY OF GRAND JUNCTION, COLORADO**

**NOTICE IS HEREBY GIVEN** that at a regular meeting of the City Council of the City of Grand Junction, Colorado, held on the 4th day of October, 1995, the following Resolution was adopted:

**CITY OF GRAND JUNCTION, COLORADO**

**RESOLUTION NO. 89-95**

**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**

**WAYMEYER-SCHULTZ ANNEXATION**

**LOCATED AT 589 29 ROAD AND PROPERTY ON THE EAST SIDE  
OF 29 ROAD**

**WHEREAS**, on the 4th day of October, 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 situate in the NW 1/4 NW 1/4 NW 1/4 of Section 8 and in the NE 1/4 NE 1/4 of Section 7, Township 1 South, Range 1 East of the Ute Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Commencing at the Northwest corner of said Section 8, thence South along the West line of said Section 8 a distance of 508.00 feet to the True Point of Beginning of the parcel of land described herein; thence continuing along the West line of said Section 8, South a distance of 27.00 feet to the Northwest corner of a parcel of land as described in Book 1236 at Page 991 of the records of the Mesa County Clerk and Recorder; thence East along the North line of said parcel of land a distance of 330.00 feet to the Northeast corner of said parcel of land; thence South along the East line of said parcel of land a distance of 125.00 feet to the Southeast corner of said parcel of land; thence West along the South line of said parcel of land ( said South line also being the South line of said NW 1/4 NW 1/4 NW 1/4 ) a distance of 330.00 feet to the Southwest corner of said parcel of land; thence North along the West line of said parcel of land (said West line also being the East line of said Section 7 and West line of said Section 8 ) a distance of 32.00 feet to a point; thence crossing the West 1/2 of 29 Road and along the South line of a parcel of land as described in Book 959 at Page 39 of the records of said Mesa County Clerk and Recorder,  
N 89°59'00" W a distance of 122.00 feet to the Southwest corner of said parcel of land; thence North along the West line of said parcel of land a distance of 120.00 feet to the Northwest corner of said parcel of land; thence along the North line of said parcel of land and extending across the West 1/2 of said 29 Road, S 89°59'00" E a distance of 122.00 feet to a point on the East line of said Section 7 and point of beginning. Said parcel of land contains 1.29 acres more or less.

Excepting therefrom the following described parcel of land which was previously annexed to the City of Grand Junction as part of the Graff Annexation pursuant to City Ordinance No.1988.

A parcel of land situate in the NE 1/4 of the NE 1/4 of Section 7, Township 1 South, Range 1 East of the Ute Meridian, County of Mesa, State of

Colorado, being more particularly described as follows:

Commencing at the Northeast corner of said Section 7, thence South along the East line of said Section 7 a distance of 508.00 feet to the True Point of Beginning of the parcel described herein; thence continuing along the East line of said Section 7 South a distance of 120.00 feet to a point; thence crossing the West 1/2 of 29 Road, N 89°59'00" W a distance of 30.00 feet to the Southeast corner of a parcel of land as described in Book 959 at Page 39 of the records of the Mesa County Clerk and Recorder; thence along the East line of said parcel of land North a distance of 120.00 feet to the Northeast corner of said parcel of land; thence crossing the West 1/2 of said 29 Road, S 89°59'00" E a distance of 30.00 feet to the point of beginning. Said parcel of land contains 0.08 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 15th day of November, 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 4th day of October, 1995.

Attest:

/s/ Ron Maupin  
President of the Council

/s/ Stephanie Nye  
City Clerk

**NOTICE IS FURTHER GIVEN** that a hearing will be held in accordance with the Resolution on the date and at the time and place set forth in the Resolution.

—  
/s/ Stephanie Nye  
City Clerk

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