

**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 2nd day of June, 1999, the following Resolution was adopted:

CITY OF GRAND JUNCTION, COLORADO

RESOLUTION NO. 71-99

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

JOHNSON ANNEXATION

THE JOHNSON ANNEXATION LOCATED AT 719 24 1/2 ROAD

WHEREAS, on the 2nd day of June, 1999, 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:

JOHNSON ANNEXATION

A parcel of land situate in the SW 1/4 & SE 1/4 of Section 33, Township 1 North, Range 1 West of the Ute Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Beginning at the center-south 1/16 corner of said Section 33; thence S 89°57'54" E along the north line of the SW 1/4 SE 1/4 of said Section 33 a distance of 25.00 feet to the northwest corner of Lot 50 of Pomona Park Subdivision; thence S 00°06'34" E along the east right of way line for 24 1/2 Road (said east right of way line being 25.00 feet east of and parallel with the west line of the SW 1/4 SE 1/4 of said Section 33) a distance of 659.41 feet to the southwest corner of said Lot 50; thence crossing said 24 1/2 Road right of way N 89°58'57" W a distance of 50.00 feet to the southeast corner of Lot 51 of said Pomona Park Subdivision; thence N 89°58'57" W along the south line of said Lot 51 and Lot 52 of said Pomona Park Subdivision a distance of 1280.23 feet to the southwest corner of said Lot 52; thence N 00°03'59" W along the east right of way line for 24 1/4 Road (said east right of way line being 15.00 feet east of and parallel with the west line of the SE 1/4 SW 1/4 of said Section 33) a distance of 659.81 feet to the northwest corner of said Lot 52; thence S 89°57'54" E along the north line of said Lots 52 & 51 a distance of 1279.74 feet to the northeast corner of said Lot 51; thence S 89°57'54" E a distance of 25.00 feet to the point of beginning, containing 20.14 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:

1. That a hearing will be held on the 7th day of July, 1999 at Two Rivers Convention Center, 159 Main Street, 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.

2. Pursuant to the State's Annexation Act, the City Council determines that the City may now, and hereby does, exercise jurisdiction over land use issues in the said territory. Requests for building permits, subdivision approvals and zoning approvals shall, as of this date, be submitted to the Community Development Department of the City.

ADOPTED this 2nd day of June, 1999.

Attest:

/s/ Gene Kinsey
President of the Council

/s/ Christine English
Acting 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/ Christine English
Acting City Clerk

Published:

June 4, 1999
June 11, 1999
June 18, 1999
June 25, 1999