

**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 16th day of June, 1999, the following Resolution was adopted:

CITY OF GRAND JUNCTION, COLORADO

RESOLUTION NO. 75-99

**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**

WORLD HARVEST CHURCH ANNEXATION

**THE WORLD HARVEST CHURCH ANNEXATION LOCATED AT THE
NORTHEAST CORNER OF 28 ¼ ROAD AND F ROAD**

WHEREAS, on the 16th 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:

WORLD HARVEST CHURCH ANNEXATION

A parcel of land situate in the Southwest 1/4 of Section 6, Township 1 South, Range 1 East of the Ute Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Beginning at the northwest corner of Lot 2 of Patterson Road Minor Subdivision as found recorded in Plat Book 15 at Page 188 of the records of the Mesa County Clerk and Recorder, whence the SW 1/16 corner of said Section 6 bears N 89°58'30" W along the north line of the SE 1/4 SW 1/4 of said Section 6 a distance of 80.00 feet; thence S 89°58'30" E along the north line of said Lot 2 a distance of 588.40 feet to the northeast corner of said Lot 2; thence S 00°18'31" E along the east line of said Lot 2 a distance of 1271.57 feet to the southeast corner of said Lot 2; thence S 00°18'31" E a distance of 20.00 feet to a point; thence N 89°59'34" W along a line 30 feet north of and parallel with the south line of the SE 1/4 SW 1/4 of said Section 6 a distance of 518.66 feet to a point; thence N 00°00'26" E a distance of 20.00 feet to the southwest corner of Lot 2 of said Patterson Road Minor Subdivision; thence along the east right-of-way line for 28 1/4 Road the following 5 courses:

- 1) N 44°59'32" W a distance of 49.50 feet;
- 2) N 00°00'30" E a distance 51.37 feet;
- 3) 178.02 feet along the arc of a curve the left, having a radius of 710.00 feet, a delta angle of 14°21'56" and a chord bearing N 07°10'28" W a distance of 177.55 feet;

- 4) 157.96 feet along the arc of a curve to the right, having a radius of 630.00 feet, a delta angle of 14°21'58" and a chord bearing N 07°10'27" W a distance of 157.55 feet;
- 5) N 00°00'32" E a distance of 852.88 feet to the point of beginning, containing 17.26 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 4th day of August, 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 16th day of June, 1999.

Attest:

/s/ Stephanie Nye
City Clerk

/s/ Gene Kinsey
President of City Council

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

Published:

June 18, 1999
June 25, 1999
July 2, 1999
July 9, 1999