

**CITY OF GRAND JUNCTION, COLORADO**

**RESOLUTION NO. 97-99**

**A RESOLUTION ACCEPTING A PETITION FOR ANNEXATION, MAKING CERTAIN FINDINGS, DETERMINING THAT PROPERTY KNOWN AS FRUITVALE TEXACO ANNEXATION IS ELIGIBLE FOR ANNEXATION**

**LOCATED AT THE NORTHWEST CORNER OF 30 ROAD AND D ROAD AND INCLUDING A PORTION OF THE 30 Road RIGHT-OF-WAY.**

**WHEREAS**, on the 7th day of July, a petition was submitted 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:

**FRUITVALE TEXACO ANNEXATION**

A parcel of land situate in Section 16 and 17, 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 17; thence S 00°00'00" W along the east line of the NE 1/4 NE 1/4 of said Section 17 a distance of 30.07 feet to a point on the south right of way line for I-70B; thence N 90°00'00" W along said south right of way line a distance of 36.00 feet to the True Point of Beginning of the parcel described herein; thence S 00°00'00" W along a line 4.00 feet east of and parallel with the west right of way line for 30 Road a distance of 956.20 feet to a point; thence S 89°57'20" E a distance of 86.00 feet to a point on the east right of way line for said 30 Road; thence S 00°00'00" W along said east right of way line a distance of 333.32 feet to a point on the south line of the NW 1/4 NW 1/4 of Section 16; thence S 89°57'19" W along the south line of said NW 1/4 NW 1/4 a distance of 48.00 feet to a point; thence S 00°00'59" E along a line 2.00 feet east of and parallel with the west line of the SW 1/4 NW 1/4 of said Section 16 a distance of 2.00 feet to a point; thence N 89°59'25" W a distance of 29.00 feet to a point; thence S 00°00'59" E along a line 3.00 feet east of and parallel with the west right of way line for said 30 Road a distance of 1316.19 feet to a point on the south line of the SE 1/4 NE 1/4 of said Section 17; thence N 90°00'00" E along the south line of said SE 1/4 NE 1/4 a distance of 27.00 feet to the East 1/4 corner of said Section 17; thence S 00°00'33" W along the west line of the NW 1/4 SW 1/4 of said Section 16 a distance of 30.00 feet to a point; thence S 89°59'27" E a distance of 30.00 feet to the northwest corner of Block 6 of Farley-Swehla-Mead Amended Subdivision; S 00°00'33" W along the east right of way line for said 30 Road a distance of 872.11 feet to the southwest corner of Lot 3, Block 1 of said Farley-Swehla-Mead Amended Subdivision; thence continuing along said east right of way line

S 00°00'33" W a distance of 417.98 feet to a point on the south line of the NW 1/4 SW 1/4 of said Section 16; thence continuing along the east right of way line for said 30 Road the following 13 courses:

- 1) S 00°01'05" W a distance of 110.01 feet;
- 2) S 89°58'55" E a distance of 20.00 feet to the northwest corner of Lot 1 of Tierra Amarilla Subdivision;
- 3) S 00°01'05" W a distance of 265.16 feet to the southwest corner of Lot 4 of said Tierra Amarilla Subdivision;
- 4) S 23°09'56" W a distance of 50.88 feet;
- 5) S 00°01'05" W a distance of 114.91 feet;
- 6) S 89°58'56" E a distance of 20.00 feet;
- 7) S 00°01'05" W a distance of 50.84 feet;
- 8) N 89°58'53" W a distance of 10.00 feet;
- 9) S 00°01'05" W a distance of 224.00 feet;
- 10) N 89°58'55" W a distance of 10.00 feet;
- 11) S 00°01'05" W a distance of 254.00 feet;
- 12) N 89°58'55" E a distance of 30.00 feet;
- 13) S 00°01'05" W a distance of 253.98 feet to a point on the south line of the SW 1/4 SW 1/4 of said Section 16;

thence N 90°00'00" W along the south line of said SW 1/4 SW 1/4 a distance of 60.00 feet to the southwest corner of said Section 16; thence S 89°57'32" W along the south line of the SE 1/4 SE 1/4 of Section 17 a distance of 165.00 feet to a point; thence N 00°01'05" E a distance of 41.00 feet to a point on the north right of way line for D Road; thence S 89°57'32" W along said north right of way line a distance of 165.00 feet to a point; thence N 00°01'05" E a distance of 223.00 feet to a point; thence N 89°57'32" E a distance of 280.00 feet to the southeast corner of Lot 1 of Wilkinson Subdivision; thence along the west right of way line for said 30 Road the following 5 courses:

- 1) N 00°01'05" E a distance of 656.13 feet to the northeast corner of Lot 5 of said Wilkinson Subdivision;
- 2) N 19°19'22" E a distance of 63.34 feet;
- 3) N 00°01'05" E a distance of 290.80 feet;
- 4) N 00°40'04" W a distance of 79.03' feet to the southeast corner of Lot 8, Block 2 of Central Village Subdivision Re-plat;
- 5) N 00°00'33" E a distance of 1290.10 feet to a point on the south line of the SE 1/4 NE 1/4 of Section 17;

thence N 90°00'00" E along the south line of said SE 1/4 NE 1/4 a distance of 1.00 feet to a point; thence N 00°00'59" W along a line 1.00 feet east of and parallel with the west right of way line for said 30 Road a distance of 30.00 feet to a point; thence S 89°59'27" E a distance of 1.00 feet to a point; thence N 00°00'59" W along a line 2.00 feet east of and parallel with the west right of way line for said 30 Road a distance of 1287.19 feet to a point; thence S 89°59'25" E a distance of 29.00 feet to a point; thence N 00°00'59" W a distance of 1.00 feet to a point on the south line of the NW 1/4 NW 1/4 of Section 16; thence N 00°00'00" E along a line 1.00 feet east of and parallel with the west line of said NW 1/4 NW 1/4 a distance of 332.40 feet to a point; thence N 89°57'20" W a distance of 38.00 feet to a point; thence N 00°00'00" W along a line 3.00 feet east of and parallel with the west right of way line for said 30 Road a distance of

957.20 feet to a point on the south right of way line for I-70B; thence N 90°00'00" E along said south right of way line a distance of 1.00 feet to the point of beginning, containing 6.40 acres more or less.

Except that parcel of land annexed by the Fruitvale Annexation No. 2 ( Ordinance No. 3098 ) situate in the SE 1/4 NE 1/4 of Section 17, 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 East 1/4 corner of said Section 17; thence S 90°00'00" W along the south line of the SE 1/4 NE 1/4 of said Section 17 a distance of 27.00 feet to the True point of Beginning of the parcel described herein; thence S 90°00'00" W along the south line of said SE 1/4 NE 1/4 a distance of 2.00 feet to a point; thence N 00°00'59" W along a line 1.00 feet east of and parallel with the west right of way line for 30 Road a distance of 30.00 feet to a point; thence S 89°59'27" E a distance of 2.00 feet to a point; thence S 00°00'59" E along a line 3.00 feet east of and parallel with the west right of way line for said 30 Road a distance of 30.00 feet to the point of beginning, containing 60.00 square feet.

**WHEREAS**, a hearing on the petition was duly held after proper notice on the 18<sup>th</sup> day of August, 1999; and

**WHEREAS**, the Council has found and determined and does hereby find and determine that said petition is in substantial compliance with statutory requirements therefor; that one-sixth of the perimeter of the area proposed to be annexed is contiguous with the City; that a community of interest exists between the territory and the City; that the territory proposed to be annexed is urban or will be urbanized in the near future; that the said territory is integrated or is capable of being integrated with said City; that no land held in identical ownership has been divided without the consent of the landowner; that no 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; and that no election is required under the Municipal Annexation Act of 1965.

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

The said territory is eligible for annexation to the City of Grand Junction, Colorado, and should be so annexed by Ordinance.

**ADOPTED** this 18th day August, 1999.

Attest:

/s/ Stephanie Nye  
City Clerk

/s/ Gene Kinsey  
President of the Council