

**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 17th day of January, 2001, the following Resolution was adopted:

CITY OF GRAND JUNCTION, COLORADO

RESOLUTION NO. 6-01

**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**

MOORE ANNEXATION

**LOCATED 457 31 Road and
Including a portion of the 31 Road and E Road Rights-of-way**

WHEREAS, on the 17th day of January, 2001, 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 NE 1/4 of Section 16 and in the NW 1/4 of Section 15, 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 the NE 1/4 NE 1/4 of said Section 16; thence N 89°50'50" E along the north line of said NE 1/4 NE 1/4 a distance of 1321.94 feet to the northeast corner of said Section 16; thence S 89°53'57" E along the north line of the NW 1/4 NW 1/4 of said Section 15 a distance of 495.00 feet to a point; thence S 00°00'00" E a distance of 5.00 feet to a point; thence N 89°53'57" W along a line 5.00 feet south of and parallel with the north line of the NW 1/4 NW 1/4 of said Section 15 a distance of 495.00 feet to a point on the west line of the NW 1/4 NW 1/4 of said Section 15; thence S 00°00'00" E along the west line of said NW 1/4 NW 1/4 a distance of 875.00 feet to a point; thence S 89°53'57" E a distance of 30.00 feet to a point on the east right of way line for 31 Road; thence along the east right of way line for said 31 Road the following 3 courses:

- 1) S 00°00'00" E a distance of 439.61 feet to a point on the north line of the SW 1/4 NW 1/4 of said Section 15;
 - 2) S 89°55'51" E along the north line of said SW 1/4 NW 1/4 a distance of 10.00 feet to a point;
 - 3) S 00°00'00" E a distance of 959.56 feet to a point;
- thence crossing said 31 Road right of way S 90°00'00" W a distance of 73.00 feet to a point on the west right of way line for said 31 Road; thence leaving said west right of way line N 90°00'00" W a distance of 462.00 feet to a point; thence N 00°00'00" E a distance of 140.00 feet to a point; thence N 90°00'00" E a distance of 310.00 feet to a point; thence S 00°00'00" E a distance of 36.00 feet to a point;

thence N 90°00'00" E a distance of 152.00 feet to a point on the west right of way line for said 31 Road; thence leaving said west right of way line N 90°00'00" E a distance of 33.00 feet to a point on the east line of the SE 1/4 NE 1/4 of said Section 16; thence N 00°00'00" E along the east line of said SE 1/4 NE 1/4 a distance of 405.74 feet to a point; thence leaving said east line S 89°49'10" W a distance of 25.00 feet to a point on the west right of way line for said 31 Road; thence along the west right of way line for said 31 Road the following 4 courses:

- 1) N 00°00'00" W a distance of 449.87 feet to a point on the south line of the NE 1/4 NE 1/4 of said Section 16;
- 2) S 89°49'10" W along the south line of said NE 1/4 NE 1/4 a distance of 5.00 feet to a point;
- 3) N 00°00'00" E a distance of 1259.57 feet to a point;
- 4) 31.47 feet along the arc of a curve to the left having a radius of 20.00 feet, a delta angle of 90°09'10" and a long chord bearing N 45°04'35" W a distance of 28.32 feet to a point on the south right of way line for E Road;

thence along the south right of way line for said E Road the following 5 courses:

- 1) S 89°50'50" W a distance of 348.52 feet to a point;
- 2) N 00°00'12" E a distance of 10.00 feet to a point;
- 3) S 89°50'50" W a distance of 262.38 feet to a point;
- 4) S 00°01'40" E a distance of 3.00 feet to a point;
- 5) S 89°50'50" W a distance of 660.96 feet to a point on the west line of the NE 1/4 NE 1/4 of said Section 16; thence N 00°03'17" W along the west line of said NE 1/4 NE 1/4 a distance of 33.00 feet to the point of beginning.

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 March, 2001, in the auditorium of the Grand Junction City Hall, located at 250 N. Fifth 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 17th day of January, 2001.

Attest:

/s/ Gene Kinsey
President of the Council

/s/ Theresa F. Martinez
Deputy 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.

Theresa F. Martinez
Deputy City Clerk

<i>PUBLISHED</i>
January 19, 2001
January 26, 2001
February 2, 2001
February 9, 2001