

**RESOLUTION NO. 102-01**

A RESOLUTION ACCEPTING PETITIONS FOR ANNEXATION, MAKING CERTAIN FINDINGS, DETERMINING THAT PROPERTY KNOWN AS

**RUBY MEADOWS ANNEXATION**

**IS ELIGIBLE FOR ANNEXATION**

**LOCATED at Gunnison Avenue between East Valley Street and 30 <sup>3</sup>/<sub>4</sub> Road**

**WHEREAS**, on the 15th day of August, 2001, 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:

**Ruby Meadows Annexation No. 1**

A certain parcel of land located in the Northwest Quarter of the Northeast Quarter (NW <sup>1</sup>/<sub>4</sub> NE <sup>1</sup>/<sub>4</sub>) of Section 16, 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 Southeast corner of Austin Acres, as same is recorded in Plat Book 12, Page 248, Reception No. 1219400, Public Records of Mesa County, Colorado, and considering the South line of the Northwest Quarter of the Northeast Quarter (NW <sup>1</sup>/<sub>4</sub> NE <sup>1</sup>/<sub>4</sub>) of said Section 16 to bear S 89°55'02" W with all bearings contained herein being relative thereto; thence N 00°00'20" W, along the East line of said Austin Acres, a distance of 276.50 feet; thence N 89°55'02" E along a line 276.50 feet North of and parallel with, the South line of the Northwest Quarter of the Northeast Quarter (NW <sup>1</sup>/<sub>4</sub> NE <sup>1</sup>/<sub>4</sub>) of said Section 16, a distance of 446.30 feet to a point on the West line of Sunridge Subdivision-First Addition, as same is recorded in Plat Book 12, Page 220, Reception No. 1209281, Public Records of Mesa County, Colorado; thence S 00°00'07" E, along the West line of said Sunridge Subdivision-First Addition, a distance of 276.50 feet to the Southwest corner of said Sunridge Subdivision-First Addition, said point lying on the South line of the Northwest Quarter of the Northeast Quarter (NW <sup>1</sup>/<sub>4</sub> NE <sup>1</sup>/<sub>4</sub>) of said Section 16; thence S 89°55'02" W, along said South line, also being a portion of the North line of Orchard View Subdivision, as same is recorded in Plat Book 13, Pages 90 and 91, Reception No. 1305750, Public Records of Mesa County, Colorado, a distance of 446.28 feet to the POINT OF BEGINNING.

CONTAINING 2.833 Acres, more or less, as described.

**Ruby Meadows Annexation No. 2**

A certain parcel of land located in the Northwest Quarter of the Northeast Quarter (NW ¼ NE ¼) of Section 16, 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 Southeast corner of Austin Acres, as same is recorded in Plat Book 12, Page 248, Reception No. 1219400, Public Records of Mesa County, Colorado, and considering the South line of the Northwest Quarter of the Northeast Quarter (NW ¼ NE ¼) of said Section 16 to bear S 89°55'02" W with all bearings contained herein being relative thereto; thence N 00°00'20" W, along the East line of said Austin Acres, a distance of 276.50 feet to the TRUE POINT OF BEGINNING; thence continue N 00°00'20" W along the East line of said Austin Acres, a distance of 276.50 feet; thence N 89°55'02" E along a line 553.00 feet North of and parallel with, the South line of the Northwest Quarter of the Northeast Quarter (NW ¼ NE ¼) of said Section 16, a distance of 446.31 feet to a point on the West line of Sunridge Subdivision-First Addition, as same is recorded in Plat Book 12, Page 220, Reception No. 1209281, Public Records of Mesa County, Colorado; thence S 00°00'07" E, along the West line of said Sunridge Subdivision-First Addition, a distance of 276.50 feet; thence S 89°55'02" W along a line 276.50 feet North of and parallel with, the South line of the Northwest Quarter of the Northeast Quarter (NW ¼ NE ¼) of said Section 16, a distance of 446.30 feet to the POINT OF BEGINNING.

CONTAINING 2.833 Acres, more or less, as described.

**WHEREAS**, a hearing on the petition was duly held after proper notice on the 3rd day of October, 2001; 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 3rd day of October, 2001.

/s/ Cindy Enos-Martinez  
President of the Council

**Attest:**

/s/ Stephanie Tuin  
City Clerk