

**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 May, 2001, the following Resolution was adopted:

CITY OF GRAND JUNCTION, COLORADO

RESOLUTION NO. 50-01

**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**

LASER JUNCTION ANNEXATION

**LOCATED AT 2547 RIVER ROAD INCLUDING A PORTION OF
THE RIVER TRAIL**

WHEREAS, on the 16th day of May, 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 situated in the N $\frac{1}{2}$ of the NW $\frac{1}{4}$ of Section 15, Township 1 South, Range 1 West of the Ute Meridian, being more particularly described as follows: Beginning at a point whence the Northeast corner of said Section 15 bears 734.32 feet North $0^{\circ}40'$ West along the west line of the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of said Section 15 and 3967.8 feet South $89^{\circ}50'$ East along the North line of said section 15; thence North $84^{\circ}29'$ East 170.54 feet, more or less, to the County Road; Thence South $40^{\circ}47'$ East 160.48 feet along the County Road; Thence South $84^{\circ}29'$ West 1176.54 feet, more or less, to the Colorado River; thence North $46^{\circ}10'$ West 203.10 feet along the Colorado River; thence South $89^{\circ}52'$ East 234.27 feet; Thence North $84^{\circ}29'$ East 812.51 feet, more or less, to the Point of Beginning; as described in Book 2775 at Page 344 Mesa County records and including that parcel of land conveyed to the City of Grand Junction in the instrument recorded January 10, 1994 in Book 2040 at Page 526, Mesa County records.

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 18th day of July, 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 16th day of May, 2001.

Attest:

/s/ Cindy Enos-Martinez
President of the Council

/s/ Stephanie Nye
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/ Stephanie Nye
City Clerk

<i>PUBLISHED</i>
May 18, 2001
May 25, 2001
June 1, 2001
June 8, 2001