

**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 4th day of September, 2002, the following Resolution was adopted:

CITY OF GRAND JUNCTION, COLORADO

RESOLUTION NO. 81-02

**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***

DM SOUTH ANNEXATION

A serial annexation comprising DM South Annex #1 and DM South Annex #2 and including a portion of the 30 Road right-of-way.

LOCATED AT 511 30 RD

WHEREAS, on the 4th day of September, 2002, 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:

DM SOUTH ANNEXATION #1

A certain parcel of land lying in the Southwest Quarter of the Southwest Quarter (SW 1/4 SW 1/4) of Section 9, 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 Northwest corner of said SW 1/4 SW 1/4 of Section 9, and considering the West line of the SW 1/4 SW 1/4 of said Section 9 to bear S 00°07'28" E with all bearings contained herein being relative thereto; thence from said Point of Commencement, N 89°58'02" E along the North line of the SW 1/4 SW 1/4 of said Section 9, a distance of 40.00 feet; thence S 00°07'28" E along a line 40.00 feet East of and parallel to, the West line of the SW 1/4 SW 1/4 of said Section 9, also being the existing East right of way for 30 Road as now in use, a distance of 141.00 feet to the POINT OF BEGINNING; thence from said Point of Beginning, continue S 00°07'28" E along said East right of way, a distance of 450.00 feet; thence S 89°52'32" W a distance of 2.00 feet; thence N 00°07'28" W, along a line 38.00 feet East of and parallel to, the West line of the SW 1/4 SW 1/4 of said Section 9, a distance of 450.00 feet; thence N 89°58'02" E a distance of 2.00 feet, more or less, to the Point of Beginning.

CONTAINING 0.0207 Acres (900.00 Square Feet) more or less, as described.

and,

DM SOUTH ANNEXATION #2

A certain parcel of land lying in the Southeast Quarter of the Southeast Quarter (SE 1/4 SE 1/4) of Section 8 and the Southwest Quarter of the Southwest Quarter (SW 1/4 SW 1/4) of Section 9, all lying in 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 Northwest corner of said SW 1/4 SW 1/4 of Section 9, and considering the West line of the SW 1/4 SW 1/4 of said Section 9 to bear S 00°07'28" E with all bearings contained herein being relative thereto; thence from said Point of Commencement, N 89°58'02" E along the North line of the SW 1/4 SW 1/4 of said Section 9, a distance of 40.00 feet; thence S 00°07'28" E along a line 40.00 feet East of and parallel to, the West line of the SW 1/4 SW 1/4 of said Section 9, also being the existing East right of way for 30 Road as now in use, a distance of 141.00 feet; thence S 89°58'02" W a distance of 2.00 feet to the POINT OF BEGINNING; thence from said Point of Beginning, S 00°07'28" E along along a line 38.00 feet East of and parallel to the West line of the SW 1/4 SW 1/4 of said Section 9, a distance of 450.00 feet; thence N 89°52'32" E a distance of 2.00 feet; thence S 00°07'28" E, along said East right of way for 30 Road, a distance of 88.86 feet; thence S 89°52'32" W a distance of 370.62 feet, more or less, to a point on the East line of Ford Subdivision, as same is recorded in Plat Book 7, Page 50 of the Public Records of Mesa County, Colorado; thence N 00°06'27" W, along said East line, a distance of 200.00 feet; thence N 89°52'32" E a distance of 366.56 feet, more or less, to a point on a line 36.00 feet East of and parallel to the West line of the SW 1/4 SW 1/4 of said Section 9; thence N 00°07'28" W, along said parallel line, a distance of 338.87 feet; thence N 89°58'02" E a distance of 2.00 feet, more or less, to the Point of Beginning.

CONTAINING 1.7120 Acres (74,574.22 Square Feet) more or less, as described

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 16th day of October, 2002, 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 4th day of September, 2002.

Attest:

/s/ Cindy Enos-Martinez
President of the Council

/s/ Stephanie Tuin
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 Tuin
City Clerk