

**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. 82-02

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**

SUMMIT VIEW MEADOWS ANNEXATION

LOCATED AT 3146 D ½ ROAD

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:

**PERIMETER BOUDARY LEGAL DESCRIPTION
SUMMIT VIEW MEADOWS ANNEXATION**

A Serial Annexation Comprising Summit View Meadows Annexation No. 1, Summit View Meadows Annexation No. 2 and Summit View Meadows Annexation No. 3:

SUMMIT VIEW MEADOWS ANNEXATION NO. 1

A certain parcel of land lying in the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4) and the Northeast Quarter of the Southeast Quarter (NE 1/4 SE 1/4) 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 Southwest Corner of the SE 1/4 NE 1/4 of said Section 16, and considering the South line of said SE 1/4 NE 1/4 of said Section 16 to bear N 89°51'59" E with all bearings contained herein being relative thereto; thence, from said Point of Beginning, N 89°51'59" E along the South line of the SE 1/4 NE 1/4 of said Section 16 a distance of 190.00 feet to a point on the Southerly extension of the East line of Fruitvale Meadows Amended, as same is recorded in Plat Book 18, Page 132 of the Public Records of Mesa County, Colorado; thence N 00°22'49" E along said extended line, a distance of 30.00 feet to a point on the North right of way for D 1/2 Road, also being the Southeast corner of said Fruitvale Meadows Amended; thence N 89°51'59" E along a line 30.00 feet North of and parallel to the South line of the SE 1/4 NE 1/4 of said Section 16, a

distance of 500.00 feet; thence S 00°00'00" E a distance of 10.00 feet; thence S 89°51'59" W along a line 20.00 feet North of and parallel to the South line of the SE 1/4 NE 1/4 of said Section 16 a distance of 490.07 feet; thence S 00°22'49" W along a line 10.00 feet East of and parallel to a line being the Southerly extension of the East line of the said Fruitvale Meadows Amended, a distance of 30.00 feet; thence S 89°51'59" W along a line 10.00 feet South of parallel to the South line of the SE 1/4 NE 1/4 of said Section 16, a distance of 189.91 feet; thence S 00°08'01" E along a line 10.00 feet East of and parallel to the West line of the NE 1/4 SE 1/4 of said Section 16, a distance of 20.00 feet; thence S 89°51'59" W along a line 30.00 feet South of and parallel to the South line of the SE 1/4 NE 1/4 of said Section 16, a distance of 10.00 feet; thence N 00°08'01" W along the West line of the NE 1/4 SE 1/4 of said Section 16, a distance of 30.00 feet, more or less, to the POINT OF BEGINNING.

CONTAINING 0.1699 Acres (7,399.89 Square Feet) more or less, as described.

SUMMIT VIEW MEADOWS ANNEXATION NO. 2

A certain parcel of land lying in the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of Section 15 and the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4) and the Northeast Quarter of the Southeast Quarter (NE 1/4 SE 1/4) of Section 16, all lying within 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 the Northeast Quarter of the Southeast Quarter (NE 1/4 SE 1/4) of said Section 16, and considering the South line of the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4) of said Section 16 to bear N 89°51'59" E with all bearings contained herein being relative thereto; thence from said Point of Commencement, S 00°08'01" E along the West line of the Northeast Quarter of the Southeast Quarter (NE 1/4 SE 1/4) of said Section 16, a distance of 30.00 feet; thence N 89°51'59" E along a line 30.00 feet South of and parallel to the South line of the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4) of said Section 16, a distance of 10.00 feet to the POINT OF BEGINNING; thence from said Point of Beginning, N 00°08'01" W along a line 10.00 feet East of and parallel to the West line of the Northeast Quarter of the Southeast Quarter (NE 1/4 SE 1/4) of said Section 16, a distance of 20.00 feet; thence N 89°51'59" E along a line 10.00 feet South of and parallel to the South line of the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4) of said Section 16, a distance of 189.91 feet; thence N 00°22'49" E a distance of 30.00 feet; thence N 89°51'59" E along a line 20.00 feet North of and parallel to the South line of the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4) of said Section 16, a distance of 490.07 feet; thence N 00°00'00" W a distance of 10.00 feet; thence N 89°51'59" E along a line 30.00 feet North of and parallel to the South line of the Southeast Quarter of the Northeast Quarter (SE

1/4 NE 1/4) of said Section 16, a distance of 10.18 feet; thence S 00°00'00"E a distance of 25.00 feet; thence N 89°51'59" E along a line 5.00 feet North of and parallel to the South line of the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4) of said Section 16, a distance of 125.00 feet; thence N 00°00'00" E a distance of 25.00 feet to a point being the Southwest corner of Lot 3, Voegely Minor Subdivision as same is recorded in Plat Book 16, Page 161 of the Public Records of Mesa County, Colorado; thence N 89°51'59" E along the South line of said Voegely Minor Subdivision and the South line of Lot 3 of Tucee Subdivision, as same is recorded in Plat Book 12, Page 345 of the Public Records of Mesa County, Colorado, a distance of 495.00 feet to a point on the East line of the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4) of said Section 16; thence N 00°00'00" E along said East line, a distance of 10.00 feet; thence S 89°57'40" E along a line 40.00 feet North of and parallel to the South line of the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of said Section 15, also being the South line of Palomino Acres, as same is recorded in Plat Book 10, Page 57 of the Public Records of Mesa County, Colorado, a distance of 228.03 feet; thence S 85°30'49" E a distance of 90.27 feet; thence S 89°57'40" E along a line 33.00 feet North of and parallel to the South line of the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of said Section 15, also being the South line of Schaaf Subdivision, as same is recorded in Plat Book 13, Page 398 of the Public Records of Mesa County, Colorado, a distance of 162.00 feet to a point on the West line of Lot 1, Strawberry Acres Filing No. Two, as same is recorded in Plat Book 11, Page 204 of the Public Records of Mesa County, Colorado; thence S 00°02'20" W along said West line of Lot 1, a distance of 3.00 feet to a point being the Southwest corner of said Lot 1; thence S 89°57'40" E, along the South line of said Strawberry Acres Filing No. Two, a distance of 329.64 feet to a point being the Southeast Corner of Lot 3 of said Strawberry Acres Filing No. Two; thence S 00°02'20" W a distance of 5.00 feet; thence N 89°57'40" W along a line 25.00 feet North of and parallel to the South line of the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of said Section 15, a distance of 809.66 feet to a point on the West line of the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of said Section 15; thence S 89°51'59" W along a line 25.00 feet North of and parallel to the South line of the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4) of said Section 16, a distance of 490.00 feet; thence S 00°00'00" E a distance of 25.00 feet to a point on the South line of the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4) of said Section 16; thence S 89°51'59" W along said South line, a distance of 610.26 feet; thence S 00°08'01" E a distance of 30.00 feet; thence S 89°51'59" W along a line 30.00 feet South of and parallel to the South line of the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4) of said Section 16, a distance of 210.12 feet, more or less, to the Point of Beginning.

CONTAINING 0.5770 Acres (25,136.69 Square Feet) more or less, as described.

SUMMIT VIEW MEADOWS ANNEXATION NO. 3

A certain parcel of land lying in the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4), the Southeast Quarter of the Northwest Quarter (SE 1/4 NW 1/4) and the Northeast Quarter of the Southwest Quarter (NE 1/4 SW 1/4) of Section 15 and the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4) of Section 16, all lying within Township 1 South, Range 1 East of the Ute Meridian and being more particularly described as follows:

BEGINNING at the Southeast Corner of the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4) of said Section 16, and considering the South line of the SE 1/4 NE 1/4 of said Section 16 to bear N 89°51'59" E with all bearings contained herein being relative thereto; thence from said Point of Beginning, S 89°51'59" W, along the South line of said SE 1/4 NE 1/4 of said Section 16, a distance of 490.00 feet; thence N 00°00'00" W a distance of 25.00 feet; thence N 89°51'59" E along a line 25.00 feet North of and parallel to the South line of the SE 1/4 NE 1/4 of said Section 16, a distance of 490.00 feet to a point on the East line of the SE 1/4 NE 1/4 of said Section 16; thence S 89°57'40" E along a line 25.00 feet North of and parallel to the South line of the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of said Section 15, a distance of 809.66 feet; thence N 00°02'20" E a distance of 15.00 feet; thence S 89°57'40" E along the South line of Palomino Acres, as same is recorded in Plat Book 10, Page 57, Public Records of Mesa County, Colorado, a distance of 249.94 feet to a point on the West line of Lot 2, Blair Subdivision, as same is recorded in Plat Book 12, Page 272, Public Records of Mesa County, Colorado; thence S 00°02'48" E, along said West line, a distance of 10.00 feet to a point being the Southwest corner of said Lot 2; thence S 89°57'40" E along the South line of said Blair Subdivision, said line being 30.00 feet North of and parallel to the South line of the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of said Section 15, a distance of 250.00 feet to a point on the East line of the SW 1/4 NW 1/4 of said Section 15; thence S 89°57'40" E along the South line of Countryside Subdivision Filing No. One, as same is recorded in Plat Book 11, Page 241, Public Records of Mesa County, Colorado, a distance of 327.45 feet to a point being the Southeast corner of Lot 1, Block One; thence S 00°02'46" E along the Southerly projection of the East line of said Countryside Subdivision Filing No. One, a distance of 25.00 feet; thence S 89°57'40" E along a line 5.00 feet North of and parallel to the South line of the Southwest Quarter of the Northwest Quarter (SW 1/4 NW 1/4) of said Section 15, a distance of 655.14 feet to a point on the West line of that certain parcel of land surveyed and a copy of same deposited and recorded in the Public Records of Mesa County, Colorado, Deposit No. 2491-01; thence N 00°01'52" W along said West line, a distance of 1313.42 feet to a point being the Southeast corner of Lot 4, Block 4, Sundown Village No. 2, as same is recorded in Plat Book 15, Pages 35 and 36, Public Records of Mesa County, Colorado, said point lying on the North line of the SE 1/4 NW 1/4 of said Section 15; thence N 00°12'04" W along the East line of said Sundown Village No. 2, a distance of 127.12 feet; thence S 89°55'16" E along a line parallel to the North line of the SE 1/4 NW 1/4 of said Section 15, a distance

of 327.23 feet to a point on the East line of the Northeast Quarter of the Northwest Quarter (NE 1/4 NW 1/4) of said Section 15; thence S 00°12'40" E along said East line, a distance of 127.12 feet to a point being the Northeast corner of the SE 1/4 NW 1/4 of said Section 15; thence S 00°02'46" E, along the East line of the SE 1/4 NW 1/4 of said Section 15, a distance of 790.20 feet to a point lying 528.00 feet North of, as measured along the East line of SE 1/4 NW 1/4 of said Section 15, the Southeast corner of the Northwest Quarter (NW 1/4) of said Section 15; thence N 89°57'40" W a distance of 82.50 feet; thence S 00°02'46" E, parallel to the East line of the SE 1/4 NW 1/4 of said Section 15, a distance of 528.00 feet to a point on the South line of the SE 1/4 NW 1/4 of said Section 15, said point lying 82.50 feet West of, as measured along said South line, the Southeast corner of the NW 1/4 of said Section 15; thence N 89°57'40" W, along said South line, a distance of 82.42 feet; thence S 00°07'50" E along the Northerly extension of the East line of the Replat of Brookdale, as same is recorded in Plat Book 13, Pages 262 and 263, Public Records of Mesa County, Colorado, a distance of 33.00 feet; thence N 89°57'40" W along the North line of said Replat of Brookdale, said line being 33.00 feet South of and parallel to the South line of the Southeast Quarter of the Northwest Quarter (SE 1/4 NW 1/4) of said Section 15, a distance of 329.98 feet to a point on the West line of said Replat of Brookdale; thence N 00°07'50" W, along the Northerly projection of said West line, a distance of 33.00 feet to a point on the South line of the Southeast Quarter of the Northwest Quarter (SE 1/4 NW 1/4) of said Section 15; thence N 89°57'40" W, along said South line, a distance of 332.99 feet; thence S 00°06'22" E, along the Northerly projection of the East line of Grove Creek Subdivision Filing No. 3, as same is recorded in Plat Book 16, Pages 303 and 304, Public Records of Mesa County, Colorado, a distance of 30.00 feet; thence N 89°57'40" W along the North line of said Grove Creek Subdivision Filing No. 3, said line being 30.00 feet South of and parallel to the South line of the SE 1/4 NW 1/4 of said Section 15, a distance of 362.31 feet to a point on the West line of said Grove Creek Subdivision Filing No. 3; thence N 00°04'06" W, along the Northerly projection of said East line, a distance of 30.00 feet to a point on the South line of the SE 1/4 NW 1/4 of said Section 15; thence N 89°57'40" W, along said South line, a distance of 120.00 feet to a point being the Southeast corner of the SW 1/4 NW 1/4 of said Section 15; thence N 89°57'40" W, along the South line of the SW 1/4 NW 1/4 of said Section 15, a distance of 1309.64 feet, more or less, to a point being the Southwest corner of the SW 1/4 NW 1/4 of said Section 15 and the Point of Beginning.

CONTAINING 11.8211 Acres (514,926.41 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 City Hall auditorium, located at 250 N 5th Street, City of 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