

CITY OF GRAND JUNCTION

Resolution No. 24-03

A RESOLUTION VACATING A PORTION OF A 20' WIDE SANITARY SEWER
EASEMENT LOCATED ON LOT 5, MESA MALL SUBDIVISION
KNOWN AS: 2424 U. S. Hwy. 6 & 50 (TARGET)

RECITALS:

In conjunction with a request to expand the square footage of the existing building, the applicant proposes to vacate a portion of a 20' wide Sanitary Sewer Easement in order for this building expansion to occur.

The Planning Commission, having heard and considered the request and found the criteria of the Code to have been met, recommend that the partial vacation be approved.

NOW, THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GRAND JUNCTION THAT:

1. The following described portion of an easement is hereby conditionally vacated:

A parcel of land in the Southwest quarter of Section 4, Township 1 South, Range 1 West of the Ute Meridian, within Lot 4 and Lot 5, Mesa Mall Subdivision, being a portion of the Sanitary Sewer Easement described in deed recorded in Book 1311 at Page 824, County of Mesa, State of Colorado, described as follows:

A permanent easement to be vacated 10 feet on both sides of the following described centerline:

Beginning at a point on the centerline of the Sanitary Sewer Easement described in deed recorded in Book 1311 at Page 824, from which the South $\frac{1}{4}$ Corner of said Section 4, bears S49°30'08"E, a distance of 1201.93 feet;

Thence S60°23'41"E a distance of feet 128.38;

Thence S80°00'00"E, a distance of 238.59 feet to an angle point on the centerline of said easement and the point of terminus of this description, from which the South $\frac{1}{4}$ Corner of said Section 4, Township 1 South, Range 1 West of the Ute Meridian bears S40°01'16"E, a distance of 882.33 feet.

The sidelines of this parcel are extended or truncated to intersect with the sidelines of the existing said Sanitary Sewer Easement. See attached Exhibit A.

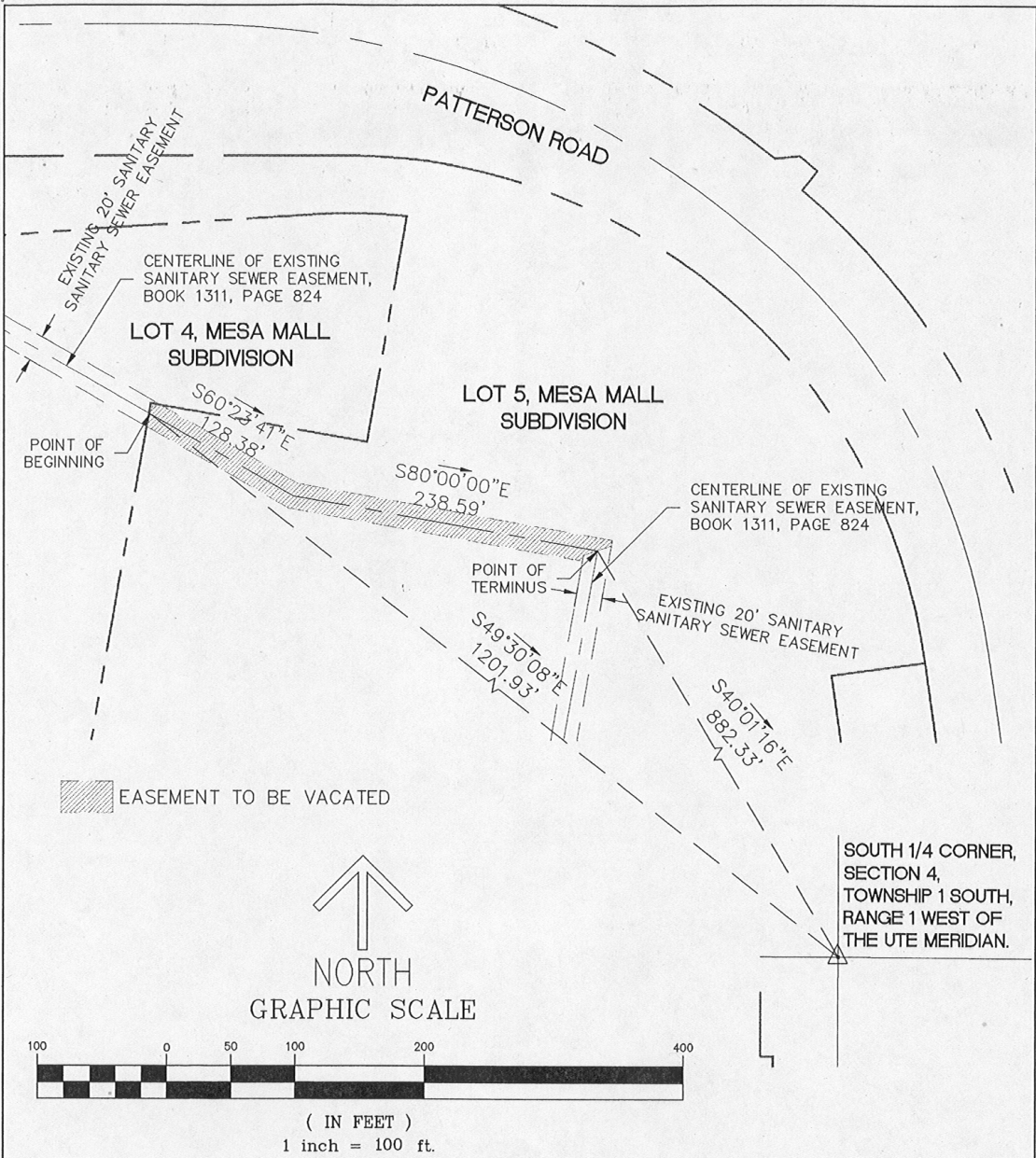
This vacation is conditioned and contingent upon the conveyance and dedication of a new Sanitary Sewer Easement for the relocated sanitary sewer line and also the dedication and conveyance of a new Multi-purpose Easement along Patterson Road as reasonably required, directed or necessary by and through the Site Plan and/or Conditional Use Permit (CUP) application (VE-2002-247).

PASSED and ADOPTED this 5th day of March, 2003.

ATTEST:

/s/ Stephanie Tuin
City Clerk

/s/ Cindy Enos-Martinez
President of City Council



THIS EXHIBIT DOES NOT REPRESENT A MONUMENTED LAND SURVEY BY OLSSON ASSOCIATES. IT IS INTENDED ONLY TO DEPICT THE LEGAL DESCRIPTION HERETO.

OLSSON ASSOCIATES
ENGINEERS - PLANNERS - SCIENTISTS - SURVEYORS
143 UNION BLVD., SUITE 700 - LAKEWOOD, COLORADO, 80228
PHONE 725-962-8172 - FAX 725-962-8188
LINCOLN DENVER GRAND ISLAND WASHINGTON DENVER

SANITARY SEWER EASEMENT VACATION

TARGET STORE T-0093

GRAND JUNCTION, CO

drawn by: WCB
checked by: GL
approved by: GL
project no.: 2001-0601
dwg name:
date: 02/06/03

SHEET
EASE 1
1 OF 1 SHEETS