

CITY OF GRAND JUNCTION

Resolution No. 48-04

A RESOLUTION VACATING A UTILITY EASEMENT FOR THE RIVERGLEN
SUBDIVISION SITE LOCATED AT 311 PINON STREET

RECITALS:

This resolution vacates the 40' utility easement located at 311 Pinon Street and as depicted on the plat of the Valley View Minor Subdivision, in Book 13, at Page 228, Reception #1344121 of the Mesa County records. Approximately 9.2 acres is being replatted as a subdivision that will dedicate new utility easements as required. The utility easement is not located in the correct location and is no longer necessary due to the replatting of the property.

The Planning Commission, having heard and considered the request and found the criteria of Section 2.11.C of the Zoning Code to have been met, recommend that the vacation be approved.

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

The following described easement is hereby vacated subject to the listed conditions:

1. Applicants shall pay all recording/documentation fees for the Vacation Resolution, any easement documents and dedication documents.
2. Any required utility easement(s) be dedicated concurrently with the recordation of the final plat for the Riverglen Subdivision.

Easement Vacation Description:

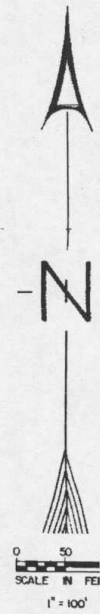
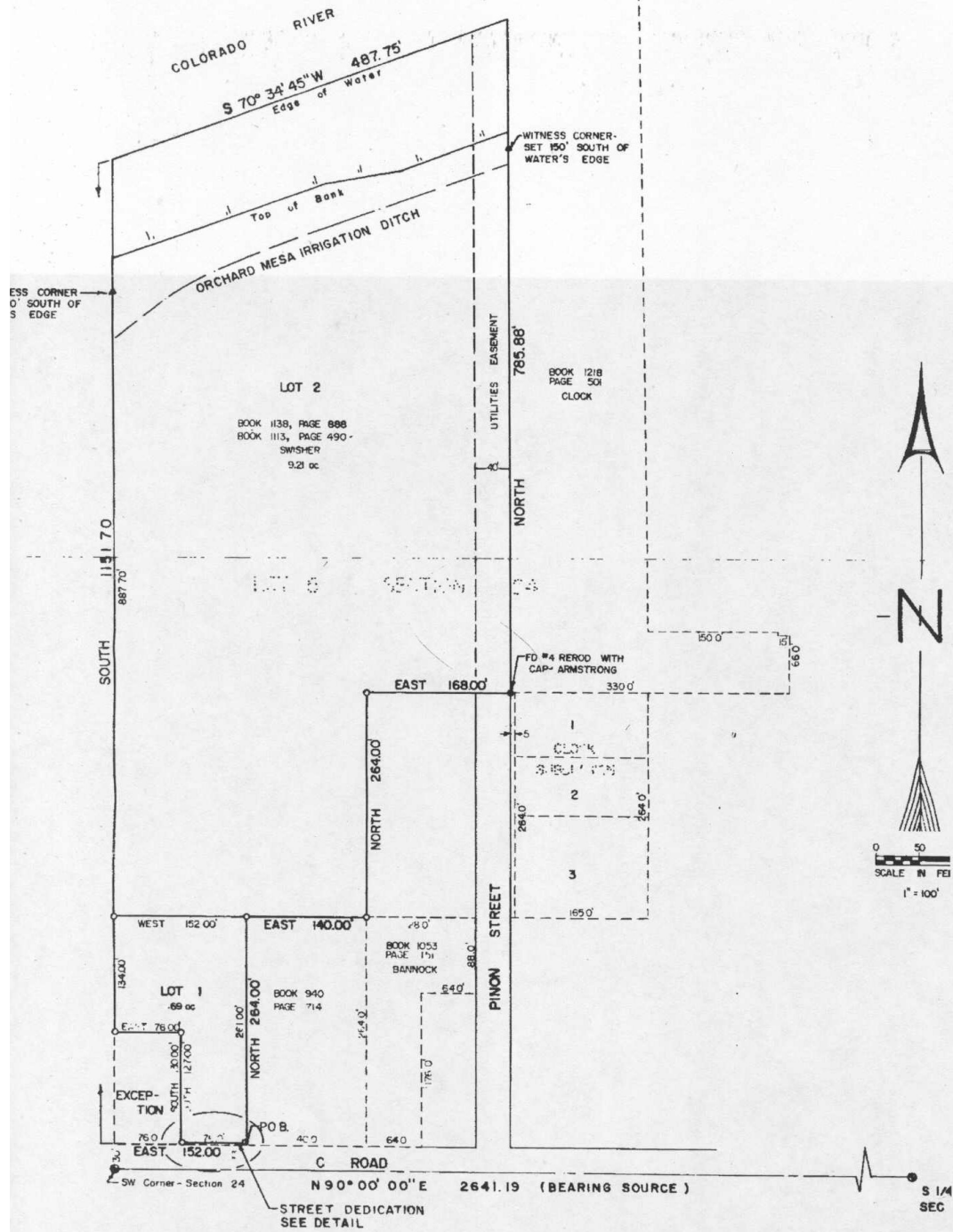
The 40' utility easement as depicted on the plat of the Valley View Minor Subdivision in Book 13, at Page 228, dated November 02, 1983 with Reception #1344121 of the Mesa County records.

PASSED and ADOPTED this 19th day of May, 2004.

ATTEST:

/s/: Bruce Hill
President of City Council

/s/: Stephanie Tuin
City Clerk



LEGEND

- SET #4 RE-ROD, IN CONCRETE
- FOUND #4 RE-ROD, WITH CAP - ARMSTRONG
- FOUND M.C.B.C.

