

CITY OF GRAND JUNCTION, COLORADO

RESOLUTION NO. 171-07

**A RESOLUTION ACCEPTING A
PETITION FOR ANNEXATION, MAKING CERTAIN
FINDINGS, DETERMINING THAT PROPERTY KNOWN AS THE**

INGLE ANNEXATION

LOCATED AT 436 CLEAR CREEK DRIVE

IS ELIGIBLE FOR ANNEXATION

WHEREAS, on the 15th day of October, 2007, a petition was submitted 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:

INGLE ANNEXATION

A certain parcel of land lying in the Northeast Quarter of the Southwest Quarter (NE 1/4 SW 1/4) of Section 15, Township 1 South, Range 1 East of the Ute Principal Meridian, Mesa County, Colorado, being more particularly described as follows:

All of Lot One of the Third Replat of Brookdale Subdivision, as same is recorded in Plat Book 13, Page 411, Public Records of Mesa County, Colorado

Subject to that certain Boundary Line Agreement as recorded in Book 4384, Page 608, Public Records of Mesa County, Colorado and any easements, reservations and rights of way of record, if any shall exist.

CONTAINING 5.90 Acres (257,089 Square Feet), more or less, as described.

WHEREAS, a hearing on the petition was duly held after proper notice on the 19th day of November, 2007; and

WHEREAS, the Council has found and determined and does hereby find and determine that said petition is in substantial compliance with statutory requirements therefore, that one-sixth of the perimeter of the area proposed to be annexed is contiguous with the City; that a community of interest exists between the territory and the City; that the territory proposed to be annexed is urban or will be urbanized in the near future; that the said territory is integrated or is capable of being integrated with said City; that no land held in identical ownership has been divided without the consent of the landowner; that no 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; and that no election is required under the Municipal Annexation Act of 1965.

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

The said territory is eligible for annexation to the City of Grand Junction, Colorado, and should be so annexed by Ordinance.

ADOPTED the 19th day of November, 2007.

Attest:

/s/ James J. Doody
President of the Council

/s/ Stephanie Tuin
City Clerk