

RESOLUTION NO. 91-07

**A RESOLUTION VACATING 5 FEET OF EXISTING 10 FOOT DRAINAGE
EASEMENTS LOCATED AT 2560 AND 2561 CIVIC LANE**

RECITALS:

The applicant proposes to vacate 5 feet of existing 10 foot drainage easements located adjacent to the west property line of 2560 and 2561 Civic Lane in the Beehive Estates Subdivision.

At its June 12, 2007 hearing the Grand Junction Planning Commission found that the request satisfies the review criteria set forth in Section 2.11.C of the Zoning and Development Code and recommended approval.

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

The City Council finds that the vacation meets the criteria set forth in Section 2.11.C of the Grand Junction Zoning and Development Code and in accordance therewith the following 5 foot easement area as described in Exhibit "A" and "B" shown in Exhibit "C" and "D" is hereby vacated: (See attachments)

ADOPTED this 20th day of June, 2007.

ATTEST:

/s/: Stephanie Tuin
City Clerk

/s/: James J. Doody
President of City Council

EXHIBIT A
SHEET 1 OF 2

LEGAL DESCRIPTION

A PARCEL OF LAND BEING FIVE (5) FEET IN WIDTH LOCATED IN LOT 3, BEEHIVE ESTATES SUBDIVISION PLAT, A SUBDIVISION PLAT RECORDED IN BOOK 3845 AT PAGE 25 AT RECEPTION NO. 2241066 OF THE MESA COUNTY CLERK AND RECORDER, BEING LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 1 SOUTH, RANGE 1 WEST OF THE UTE PRINCIPAL MERIDIAN, CITY OF GRAND JUNCTION, COUNTY OF MESA, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 3 AND CONSIDERING THE NORTH LINE OF SAID LOT 3 TO BEAR SOUTH 89°54'04" EAST WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO;

THENCE SOUTH 89°54'04" EAST, ALONG THE NORTH LINE OF SAID LOT 3, A DISTANCE OF 5.00 FEET TO THE **POINT OF BEGINNING**;

THENCE SOUTH 89°54'04" EAST, ALONG THE NORTH LINE OF SAID LOT 3, A DISTANCE OF 5.00 FEET;

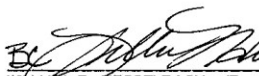
THENCE SOUTH 00°02'40" WEST, PARALLEL TO AND 10.00 FEET EASTERLY OF THE WESTERLY LINE OF SAID LOT 3, A DISTANCE OF 76.32 FEET TO THE SOUTH LINE OF SAID LOT 3;

THENCE SOUTH 89°47'33" WEST, ALONG THE SOUTH LINE OF SAID LOT 3, A DISTANCE OF 5.00 FEET;

THENCE NORTH 00°02'40" EAST, PARALLEL TO AND 5.00 FEET EASTERLY OF THE WESTERLY LINE OF SAID LOT 3, A DISTANCE OF 76.35 FEET TO THE **POINT OF BEGINNING**;

CONTAINING A CALCULATED AREA OF 382 SQUARE FEET OR 0.009 ACRES, MORE OR LESS.

I, WILLIAM F. HESSELBACH, JR., A SURVEYOR LICENSED IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE ABOVE LEGAL DESCRIPTION AND ATTACHED EXHIBIT WERE PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND CHECKING.


WILLIAM F. HESSELBACH, JR., P.L.S. 25369
FOR AND ON BEHALF OF
CARROLL & LANGE, INC.

DATE

5/22/07



Carroll & Lange INC.

Professional Engineers & Land Surveyors
165 South Union Blvd., Suite 156
Lakewood, Colorado 80228
PHONE: (303) 980-0200
FAX: (303) 980-0917
WWW.CARROLL-LANGE.COM

EXHIBIT B
SHEET 1 OF 2

LEGAL DESCRIPTION

A PARCEL OF LAND BEING FIVE (5) FEET IN WIDTH LOCATED IN LOT 4, BEEHIVE ESTATES SUBDIVISION PLAT, A SUBDIVISION PLAT RECORDED IN BOOK 3845 AT PAGE 25 AT RECEPTION NO. 2241066 OF THE MESA COUNTY CLERK AND RECORDER, BEING LOCATED IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 1 SOUTH, RANGE 1 WEST OF THE UTE PRINCIPAL MERIDIAN, CITY OF GRAND JUNCTION, COUNTY OF MESA, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

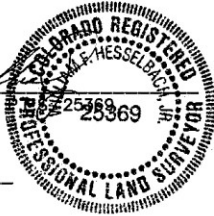
COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 4 AND CONSIDERING THE NORTH LINE OF SAID LOT 4 TO BEAR NORTH 89°47'33" EAST WITH ALL BEARINGS CONTAINED HEREIN RELATIVE THERETO;
THENCE NORTH 89°47'33" EAST, ALONG THE NORTH LINE OF SAID LOT 4, A DISTANCE OF 5.00 FEET TO THE **POINT OF BEGINNING**;
THENCE NORTH 89°47'33" EAST, ALONG THE NORTH LINE OF SAID LOT 4, A DISTANCE OF 5.00 FEET;
THENCE SOUTH 00°02'40" WEST, PARALLEL TO AND 10.00 FEET EASTERLY OF THE WESTERLY LINE OF SAID LOT 4, A DISTANCE OF 80.77 FEET TO THE SOUTH LINE OF SAID LOT 4;
THENCE SOUTH 85°51'10" WEST, ALONG THE SOUTH LINE OF SAID LOT 4, A DISTANCE OF 5.01 FEET;
THENCE NORTH 00°02'40" EAST, PARALLEL TO AND 5.00 FEET EASTERLY OF THE WESTERLY LINE OF SAID LOT 4, A DISTANCE OF 81.11 FEET TO THE **POINT OF BEGINNING**;

CONTAINING A CALCULATED AREA OF 405 SQUARE FEET OR 0.009 ACRES, MORE OR LESS.

I, WILLIAM F. HESSELBACH, JR., A SURVEYOR LICENSED IN THE STATE OF COLORADO, DO HEREBY CERTIFY THAT THE ABOVE LEGAL DESCRIPTION AND ATTACHED EXHIBIT WERE PREPARED BY ME OR UNDER MY DIRECT SUPERVISION AND CHECKING.


WILLIAM F. HESSELBACH, JR.,
FOR AND ON BEHALF OF
CARROLL & LANGE, INC.

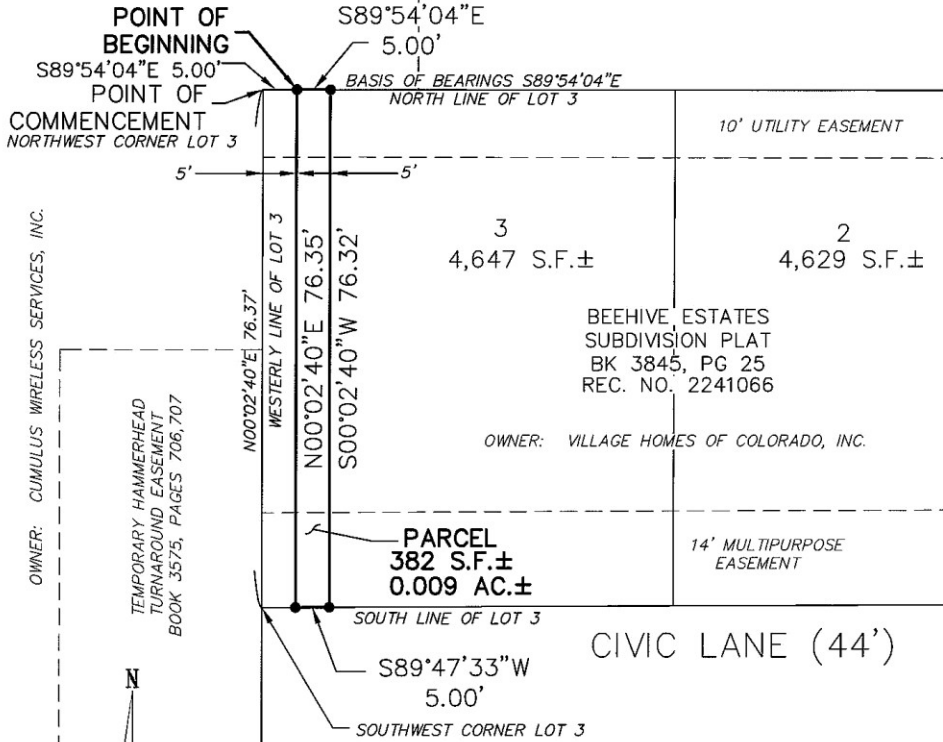
DATE 5/22/07



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EXHIBIT C
SHEET 2 OF 2

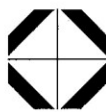
FALL VALLEY SUBDIVISION FILING NO. ONE
(RECEPTION # 1815049)



SCALE:
1" = 20'

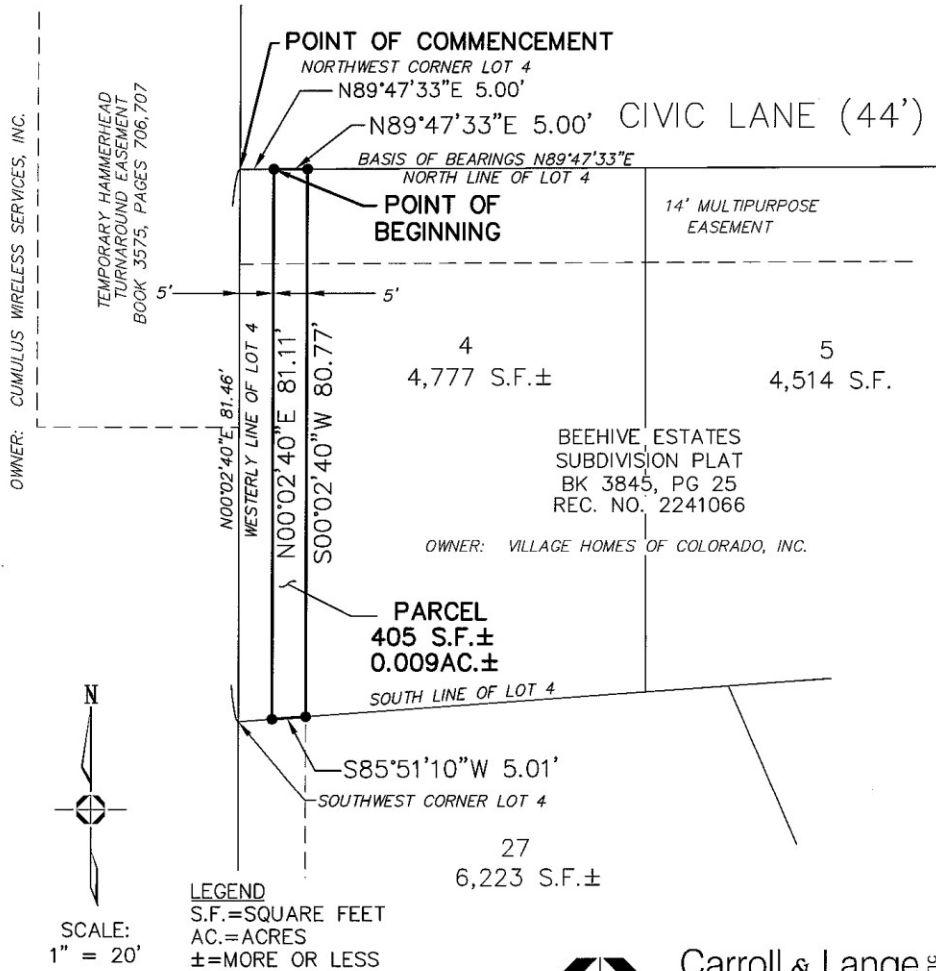
LEGEND
S.F.=SQUARE FEET
AC.=ACRES
±=MORE OR LESS

NOTE:
● Denotes Change of Direction Only. This exhibit does not represent a monumented survey. It is intended only to depict the attached legal description.



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EXHIBIT D
SHEET 2 OF 2



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