

RESOLUTION NO. 15-08

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

LOCHMILLER ANNEXATION

**LOCATED AT 193 SHELLEY DRIVE AND ALSO INCLUDES A PORTION OF THE B
ROAD AND SHELLEY DRIVE RIGHTS-OF-WAY.**

IS ELIGIBLE FOR ANNEXATION

WHEREAS, on the 17th day of December, 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:

LOCHMILLER ANNEXATION

A certain parcel of land located in the Northeast Quarter of the Northwest Quarter (NE 1/4 NW 1/4) of Section 32, Township One South, Range One East of the Ute Principal Meridian, County of Mesa, State of Colorado and being more particular described as follows:

Beginning at the Northwest corner of the NE 1/4 NW 1/4 of said Section 32 and assuming the North line of the NE 1/4 NW 1/4 of said section 32 to bear N89°51'20"E with all bearings contained herein relative thereto; thence N89°51'20"E along the North line of the NE 1/4 NW 1/4 of said section 32, a distance of 633.80 feet; thence S00°08'40"E a distance of 10.00 feet; thence S89°51'20"W along a line being 10.00 feet South of and parallel with, the North line of the NE 1/4 NW 1/4 of said Section 32, a distance of 358.83 feet; thence S00°10'23"E a distance of 323.91 feet; thence S89°43'20"W a distance of 136.08 feet, along the South line of the easterly projection and the South line of that certain Parcel described in Book 3683, Page 628, public records of Mesa County, Colorado; thence N56°17'38"W along the South line of said Parcel, a distance of 167.34 feet to a point on the West line of the NE 1/4 NW 1/4 of said section 32; thence N00°09'48"W along the West line of said NE 1/4 NW 1/4, a distance of 30.02 feet; thence N89°49'37"E along the North line of said Parcel, a distance of 104.00 feet; thence N00°10'23"W along the West line of said Parcel, a distance of 50.95 feet; thence N89°50'44"E along the North line of said Parcel, a distance of 146.00 feet to a point on the West line of Shelley Drive, as recorded in Book 758, Page 431, public records of Mesa County, Colorado; thence N00°10'23"W along the West line of said Shelley Drive, a distance of 149.97 feet; thence S89°51'20"W along a line being 10.00 feet South of and parallel with, the North line of the NE 1/4 NW 1/4 of said Section 32, a distance of 249.97 feet returning to the West line of the NE 1/4

NW 1/4 of said Section 32; thence N00°09'48"W along the West line of the NE 1/4 NW 1/4 of said Section 32, a distance of 10.00 feet to the Point of Beginning.

Said parcel contains 1.06 acres (46,207 sq. ft.), more or less, as described.

WHEREAS, a hearing on the petition was duly held after proper notice on the 4th day of February, 2008; 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 this 4th day of February, 2008

Attest:

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

/s/: Stephanie Tuin
City Clerk