

CITY OF GRAND JUNCTION, COLORADO

RESOLUTION NO. 70-09

**A RESOLUTION VACATING A 10-FOOT PEDESTRIAN AND EQUESTRIAN
EASEMENT ON LOTS 1 AND 2, THE RIDGES FILING NO. FOUR, LOCATED
ALONG WEST RIDGES BOULEVARD AND SCHOOL RIDGE ROAD AS PART OF
THE REDLANDS VISTA PLANNED DEVELOPMENT**

Recitals:

A request for the vacation of a ten-foot pedestrian and equestrian easement has been submitted in accordance with the Zoning and Development Code. The applicant has requested that the easement located along the westerly side of Lot 2, near School Ridge Road and the southernmost side of Lots 1 and 2, along West Ridges Boulevard, be vacated. The vacation request will clear the property for future development of the Redlands Vista Subdivision, Planned Development.

In a public hearing, the Planning Commission reviewed the request for the vacation request and determined that it satisfied the criteria as set forth and established in Section 2.11.C of the Zoning and Development Code. The proposed vacation is also consistent with the purpose and intent of the Growth Plan.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GRAND JUNCTION THAT THE AREA SHOWN ON EXHIBIT A ATTACHED, AND DESCRIBED ON THE FINAL PLAT FOR THE RIDGES FILING NO. FOUR, RECORDED AT BOOK NO. 12, PAGE 118, HEREBY BE VACATED.

PASSED on this 17th day of August, 2009.

ATTEST:

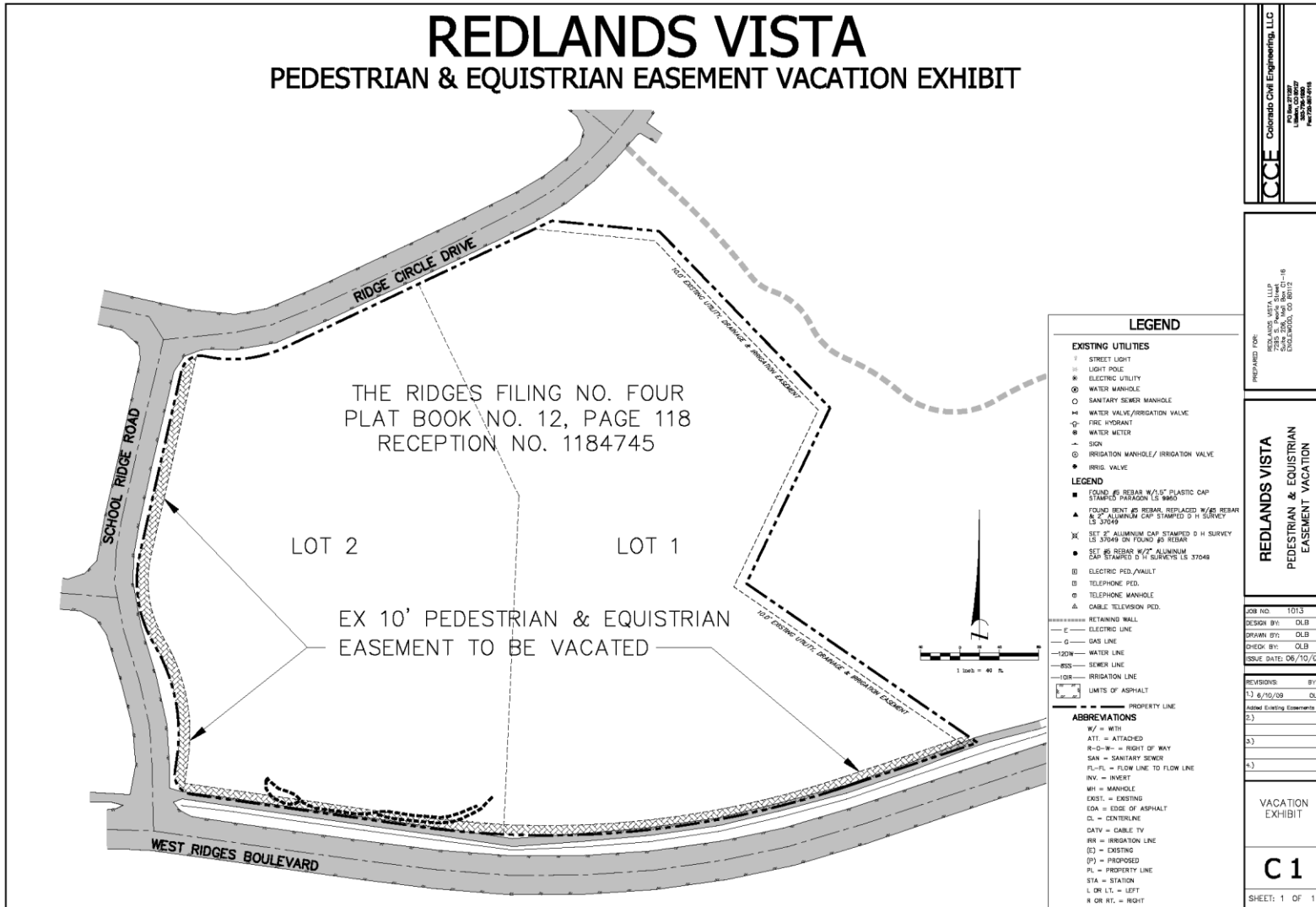
/s/ Stephanie Tuin
City Clerk

/s/ Bruce Hill
President of Council

EXHIBIT

REDLANDS VISTA

PEDESTRIAN & EQUESTRIAN EASEMENT VACATION EXHIBIT



| LEGEND | |
|---------------------------|---|
| EXISTING UTILITIES | |
| ⊙ | STREET LIGHT |
| ⊖ | LIGHT POLE |
| ⊛ | ELECTRIC UTILITY |
| ⊕ | WATER MANHOLE |
| ⊙ | SANITARY SEWER MANHOLE |
| ⊕ | WATER VALVE/IRRIGATION VALVE |
| ⊖ | FIRE HYDRANT |
| ⊕ | WATER METER |
| - | SIGN |
| ⊕ | IRRIGATION MANHOLE/ IRRIGATION VALVE |
| ⊕ | IRRIG. VALVE |
| LEGEND | |
| ■ | FOUND #6 REBAR W/1/2" PLASTIC CAP STAMPED PARAGON LS 9860 |
| ▲ | FOUND BENT #6 REBAR, REPLACED W/6# REBAR AS 3" ALUMINUM CAP STAMPED D H SURVEY LS 37049 |
| ⊗ | SET #2 ALUMINUM CAP STAMPED D H SURVEY LS 37049 ON FOUND #6 REBAR |
| ● | SET #6 REBAR W/2" ALUMINUM CAP STAMPED D H SURVEY LS 37048 |
| ⊖ | ELECTRIC PED. VAULT |
| ⊖ | TELEPHONE PED. |
| ⊖ | TELEPHONE MANHOLE |
| ▲ | CABLE TELEVISION PED. |
| ----- | RETAINING WALL |
| -E- | ELECTRIC LINE |
| -G- | GAS LINE |
| -120N- | WATER LINE |
| -8SS- | SEWER LINE |
| -IDR- | IRRIGATION LINE |
| --- | LIMITS OF ASPHALT |
| --- | PROPERTY LINE |
| ABBREVIATIONS | |
| W/ | = WITH |
| ATT. | = ATTACHED |
| R-DR-W | = RIGHT OF WAY |
| SAN | = SANITARY SEWER |
| FL-FL | = FLOW LINE TO FLOW LINE |
| INV. | = INVERT |
| MH | = MANHOLE |
| EXST. | = EXISTING |
| EDA | = EDGE OF ASPHALT |
| CL | = CENTERLINE |
| CATV | = CABLE TV |
| IRR | = IRRIGATION LINE |
| (E) | = EXISTING |
| (P) | = PROPOSED |
| PL | = PROPERTY LINE |
| STA | = STATION |
| L OR L.T. | = LEFT |
| R OR R.T. | = RIGHT |

CCE Colorado Civil Engineering, LLC
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 DENVER, CO 80231
 (303) 751-9778

REDLANDS VISTA
 PEDESTRIAN & EQUESTRIAN
 EASEMENT VACATION

JOB NO: 1013
 DESIGN BY: OLB
 DRAWN BY: OLB
 CHECK BY: OLB
 ISSUE DATE: 06/10/09

REVISIONS: 01
 1) 6/10/09 OLB
 Added Existing Easements
 2)
 3)
 4)

VACATION
EXHIBIT

C 1

SHEET: 1 OF 1

A

14000 E. WILLOW BLVD. SUITE 100 DENVER, CO 80231 (303) 751-9778