

CITY OF GRAND JUNCTION, COLORADO

RESOLUTION NO. 04-10

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

LAHUE ANNEXATION

LOCATED AT 514 MORNING GLORY LANE AND INCLUDING A PORTION OF THE MORNING GLORY LANE RIGHT-OF-WAY

IS ELIGIBLE FOR ANNEXATION

WHEREAS, on the 16th day of November, 2009, a petition was referred 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:

LAHUE ANNEXATION

A certain parcel of land lying in the Southwest Quarter of the Southwest Quarter (SW 1/4 SW 1/4) of Section 8, Township 1 South, Range 1 East of the Ute Principal Meridian, County of Mesa, State of Colorado and being more particularly described as follows:

BEGINNING at the Northeast corner of that certain parcel of land described in Book 4450, Page 722, Public Records of Mesa County, Colorado and the East line of the SW 1/4 SW 1/4 of said Section 8 is assumed to bear N 00°03'56" W with all other bearings contained herein being relative thereto; thence from said Point of Beginning, S 00°03'56" E along the East line of said parcel, also being the West line of the Schultz Annexation No. 2, City of Grand Junction Ordinance No. 3810, a distance of 88.20 feet; thence N 89°59'49" W along the South line of said parcel, a distance of 160.00 feet; thence N 00°03'56" W a distance of 88.20 feet; thence S 89°59'49" E along the North line of said parcel, a distance of 160.00 feet, more or less, to the Point of Beginning.

CONTAINING 0.32 Acres or 14,112 Square Feet, more or less, as described.

WHEREAS, a hearing on the petition was duly held after proper notice on the 6th day of January, 2010; 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 6th day of January, 2010.

Attest:

/s/ Bruce Hill
President of the Council

/s/ Stephanie Tuin
City Clerk