

**NOTICE OF INTENT  
ON PROPOSED ANNEXATION OF LANDS  
TO THE CITY OF GRAND JUNCTION, COLORADO**

**NOTICE IS HEREBY GIVEN** that at a regular meeting of the City Council of the City of Grand Junction, Colorado, held on the 17<sup>th</sup> of October, 2011, the following Resolution was adopted:

**CITY OF GRAND JUNCTION, COLORADO**

**RESOLUTION NO. 48-11**

**A RESOLUTION OF THE CITY OF GRAND JUNCTION  
GIVING NOTICE THAT A TRACT OF LAND KNOWN AS THE**

**BANNER ENCLAVE**

**LOCATED AT 2977 AND 2979 GUNNISON AVENUE AND INCLUDING A PORTION  
OF THE GUNNISON AVENUE RIGHT-OF-WAY**

**CONSISTING OF APPROXIMATELY 1.674 ACRES**

**WILL BE CONSIDERED FOR ANNEXATION  
TO THE CITY OF GRAND JUNCTION, COLORADO**

**AND EXERCISING LAND USE CONTROL**

WHEREAS, on the 17<sup>th</sup> day of October, 2011, the Public Works and Planning Director filed with the City Clerk of the City of Grand Junction, Colorado, a request that the City Council of the City of Grand Junction commence proceedings to annex to the City of Grand Junction a certain tract of land in the County of Mesa, State of Colorado, commonly known as the Banner Enclave and more particularly described as follows:

**BANNER ENCLAVE ANNEXATION**

A certain parcel of land lying in the Southeast Quarter of the Northeast Quarter (SE 1/4 NE 1/4) of Section 17, Township 1 South, Range 1 East of the Ute Principal Meridian, County of Mesa, State of Colorado and being more particularly described as follows:

Lots 5 and 6, Plat of Banner Industrial Park, as same is recorded in Plat Book 11, Page 362, Public Records of Mesa County, Colorado and that certain portion of right of way for Gunnison Avenue, as same is recorded in Book 4477, Pages 928 through 930, inclusive, Public Records of Mesa County, Colorado, all being bounded on the West by the Calfrac Annexation, City of Grand Junction Ordinance No. 4010, as same is recorded in Book 4323, Page 369; bounded on the South by Isre Annexation #2, City of Grand Junction Ordinance No. 3464, as same is recorded in Book 3202, Page 628; bounded on the East by Gunn Annexations No.'s 1 and 2, City of Grand Junction Ordinance No.'s 3404 and 3405, as same are recorded in Book 3061, Pages 516 and 517; bounded on the North by the Hubbartt Annexation, City of Grand Junction Ordinance No. 3515, as same is recorded in Book 3337, Page 167 and by Miller Annexation No. 3, City of Grand Junction Ordinance No. 3245, as same is recorded in Book 2710, Page 553, all in the Public Records of Mesa County, Colorado.

CONTAINING 72,902 Square Feet or 1.674 Acres, more or less, as described.

WHEREAS, the area proposed to be annexed is entirely contained within the boundaries of the City of Grand Junction and said area has been so surrounded for a period of not less than three (3) years, pursuant to C.R.S. 31-12-106(1);

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

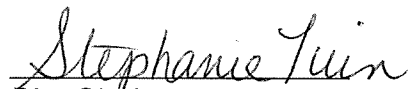
1. That the City Clerk of the City of Grand Junction is hereby directed to give notice of the City Council's intent to annex the aforementioned area, pursuant to the Municipal Annexation Act of 1965.
2. That the ordinance annexing the subject area was introduced and given first reading on this 17<sup>th</sup> day of October, 2011, with a second reading and public hearing on the proposed annexation ordinance to be held on the 7<sup>th</sup> day of December, 2011, in the City Hall auditorium, located at 250 North 5<sup>th</sup> Street, City of Grand Junction, Colorado, at 7:00 PM.
3. Pursuant to the State's Annexation Act, the City Council determines that the City may now, and hereby does, exercise jurisdiction over land use issues in the said territory. Requests for building permits, subdivision approvals, and zoning approvals shall, as of this date, be submitted to the Public Works and Planning Department of the City.

ADOPTED the 17<sup>th</sup> day of October, 2011.

Attest:



\_\_\_\_\_  
President of the Council



\_\_\_\_\_  
City Clerk