



*[Handwritten signature]*

City of Grand Junction, Colorado  
250 North Fifth Street  
81501-2668  
FAX: (303) 244-1599

July 12, 1994

Board of County Commissioners  
County Administration Building  
750 Main Street  
Grand Junction, Colorado 81501

Dear County Commissioners:

Attached is a copy of Resolution No. 57-94 adopted by the City Council on July 6, 1994. The Resolution pertains to the annexation of land to the City of Grand Junction, generally described as and commonly known as the Climax Mill Enclave #1 Annexation.

By this resolution the City of Grand Junction has accepted a petition for annexation, and therefore, the City has now assumed jurisdiction of all land use proceedings within the area to be annexed. Accordingly, the processing of all development reviews, including but not necessarily limited to, planning clearances for building permits, fence permits, sign permits, subdivisions, planned developments, rezonings, conditional use permits, right-of-way vacations, and similar applications or proceedings, by the County, for lands within this annexation should be discontinued. Applicants, their agents or representatives, should be referred to the City Community Development Department. Please transmit forthwith all documents, maps, plans, plats and files relating to current or pending applications, reviews or approvals in the annexation area.

If you have questions or need additional information, please contact Mr. Larry Timm, Director of the Community Development Department at 244-1430. Thank you.

Sincerely,

Stephanie Nye, CMC  
City Clerk

SN:tm

cc: County Building Inspection Division  
County Planning Division  
City Department of Community Development

CITY OF GRAND JUNCTION, COLORADO

RESOLUTION NO. 57-94

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GRAND JUNCTION GIVING NOTICE THAT A TRACT OF LAND KNOWN AS THE CLIMAX MILL ENCLAVE NO. 1 LOCATED SOUTH OF KIMBALL AVENUE BETWEEN 9TH AND 15TH STREETS, EAST OF SOUTH 9TH STREET, CONSISTING OF 6.54 ACRES WILL BE CONSIDERED FOR ANNEXATION TO THE CITY

Recitals.

On the 20th day of June, 1994, the Community Development 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 located in the County of Mesa, State of Colorado, commonly known as the Climax Mill Enclave No. 1, and more particularly described as follows:

(insert legal description)

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 years, pursuant to 31-12-106(1), C.R.S.

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

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.

That the ordinance annexing the subject area is scheduled for introduction and first reading on the 17th day of August, 1994 with second reading of the proposed annexation ordinance on September 7, 1994.

ADOPTED this 6th day of July, 1994.

City of Grand Junction

*R T Mantlo*

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

TE [REDACTED]  
*Stephan [REDACTED]*  
Cit [REDACTED]

CLIMAX MILL ENCLAVE #1  
ANNEXATION

MILL TAILINGS NO. 1:

A tract of land situated in the South  $\frac{1}{4}$  of the SE $\frac{1}{4}$  NE $\frac{1}{4}$  of Section 23 and in the South  $\frac{1}{2}$  of the SW $\frac{1}{4}$  SW $\frac{1}{4}$  NW $\frac{1}{4}$  of Section 24, all in Township 1 South, Range 1 West of the Ute Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Beginning at the Northeast Corner of the South  $\frac{1}{4}$  SE $\frac{1}{4}$  NE $\frac{1}{4}$  of said Section 23;  
thence S  $00^{\circ}16'54''$  E along the East line of the South  $\frac{1}{4}$  SE $\frac{1}{4}$  NE $\frac{1}{4}$  of said Section 23 a distance of 13.50 feet to a point on the South Right-of-Way for Kimball Avenue;  
thence along the South Right-of-Way for Kimball Avenue the following three (3) courses and distances:

1. N  $89^{\circ}14'53''$  W a distance of 1171.66 feet;
2. S  $00^{\circ}45'15''$  W a distance of 29.70 feet;
3. N  $89^{\circ}14'53''$  W a distance of 132.50 feet;

thence leaving said Right-of-Way, N  $00^{\circ}54'42''$  W a distance of 43.20 feet to a point on the North line of the South  $\frac{1}{4}$  SE $\frac{1}{4}$  NE $\frac{1}{4}$  of said Section 23;  
thence N  $89^{\circ}14'53''$  W along said North line a distance of 14.39 feet to the Northwest Corner of the South  $\frac{1}{4}$  SE $\frac{1}{4}$  NE $\frac{1}{4}$  of said Section 23;  
thence S  $00^{\circ}03'29''$  W along the West line of the South  $\frac{1}{4}$  SE $\frac{1}{4}$  NE $\frac{1}{4}$  of said Section 23 a distance of 43.20 feet;  
thence S  $57^{\circ}18'26''$  E a distance of 220.01 feet;  
thence 211.82 feet along the arc of a curve to the left having a radius of 369.93 feet, a central angle of  $32^{\circ}48'37''$ , and a long chord which bears S  $73^{\circ}42'44''$  E a distance of 208.94 feet;  
thence N  $89^{\circ}52'57''$  E a distance of 710.66 feet;  
thence 353.69 feet along the arc of a curve to the left having a radius of 1156.28 feet, a central angle of  $17^{\circ}31'36''$ , and a long chord which bears N  $81^{\circ}07'09''$  E a distance of 352.30 feet;  
thence N  $72^{\circ}21'21''$  E a distance of 488.61 feet to a point on the North line of the South  $\frac{1}{2}$  SW $\frac{1}{4}$  SW $\frac{1}{4}$  NW $\frac{1}{4}$  of Section 24;  
thence S  $89^{\circ}56'27''$  W along the North line of said South  $\frac{1}{2}$  SW $\frac{1}{4}$  SW $\frac{1}{4}$  NW $\frac{1}{4}$  a distance of 590.58 feet to the Point of Beginning.

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