

CITY OF GRAND JUNCTION, COLORADO

RESOLUTION NO. 10-17

**A RESOLUTION ACCEPTING A PETITION
FOR THE ANNEXATION OF LANDS
TO THE CITY OF GRAND JUNCTION, COLORADO,
MAKING CERTAIN FINDINGS,
AND DETERMINING THAT RIGHT-OF-WAY KNOWN AS THE
FREEDOM HEIGHTS ANNEXATION, APPROXIMATELY 0.640 ACRES OF PUBLIC
RIGHT-OF-WAY FOR 26 ROAD
LOCATED NORTH OF H ROAD, IS ELIGIBLE FOR ANNEXATION**

WHEREAS, on the 7th day of December, 2016, 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:

FREEDOM HEIGHTS ANNEXATION

A certain parcel of land lying in the Southwest Quarter (SW 1/4) of Section 26, Township 1 North, Range 1 West, Ute Principal Meridian, County of Mesa, State of Colorado and being more particularly described as follows:

BEGINNING at the Southwest corner of said Section 15 and assuming the West line of the SW 1/4 of said Section 26 bears N 00°00'10" W with all other bearings contained herein being relative thereto; thence from said Point of Beginning, N 00°00'10" W along the West line of the SW 1/4 of said Section 26, a distance of 919.50 feet; thence N 53°55'04" E, a distance of 37.12 feet to a point on the West line of the Pomona Park Annexation, City of Grand Junction Ordinance No. 2825, as same is recorded in Book 2138, Page 814, Public Records of Mesa County, Colorado; thence S 00°00'10" E, along said West line, a distance of 941.33 feet to a point on the South line of the SW 1/4 of said Section 26; thence S 89°55'47" W, along said South line, a distance of 30.00 feet, more or less, to the Point of Beginning.

CONTAINING 27,913 Sq. Ft. or 0.640 Acres, more or less, as described.

WHEREAS, a hearing on the petition was duly held after proper notice on the 18th day of January, 2017; 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:

The said territory is eligible for annexation to the City of Grand Junction, Colorado, and should be so annexed by Ordinance.

ADOPTED the 18th day of January, 2017.

Raylis Forrie
President of the Council

Attest:

Stephanie Tin
City Clerk

