

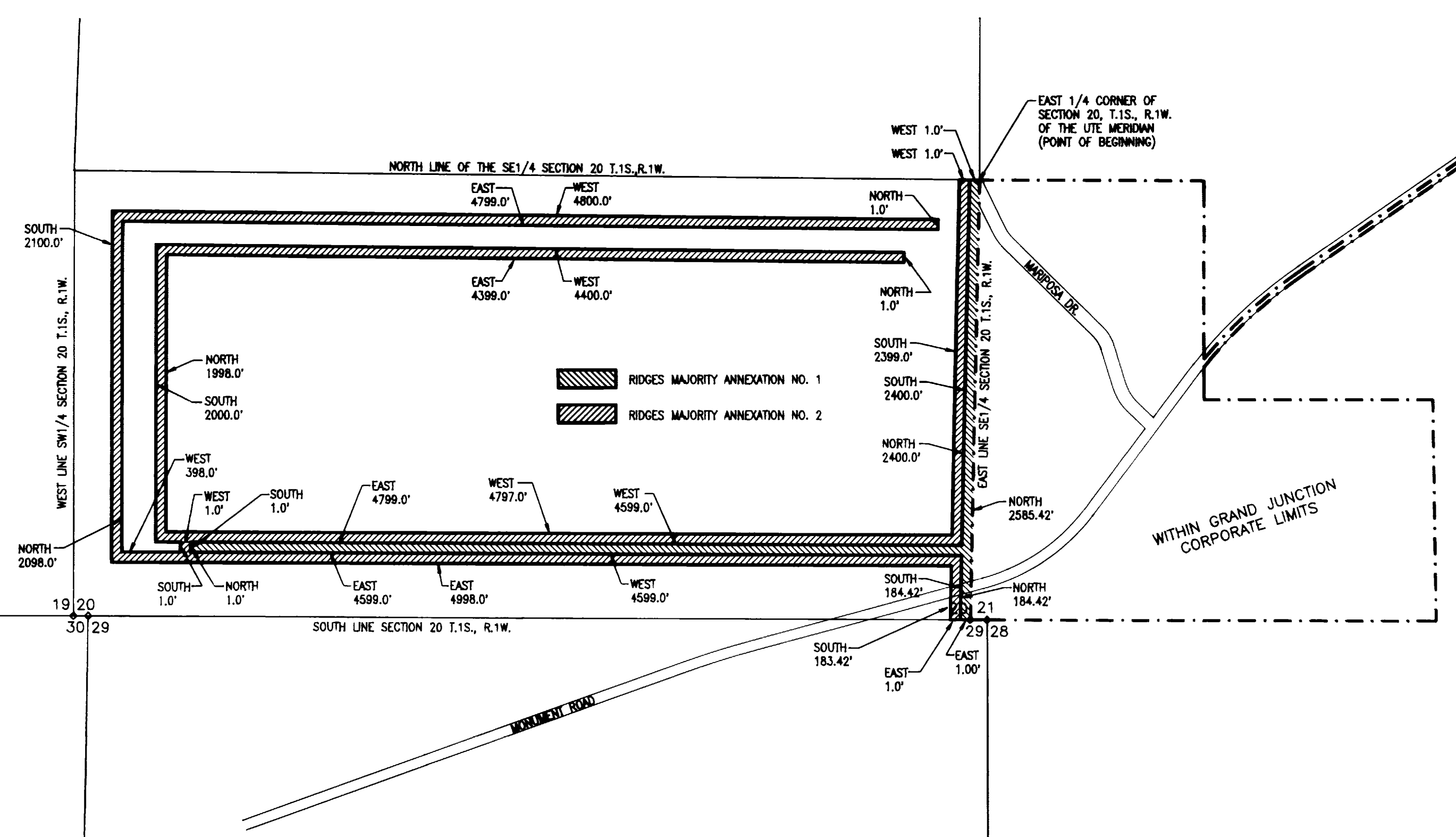
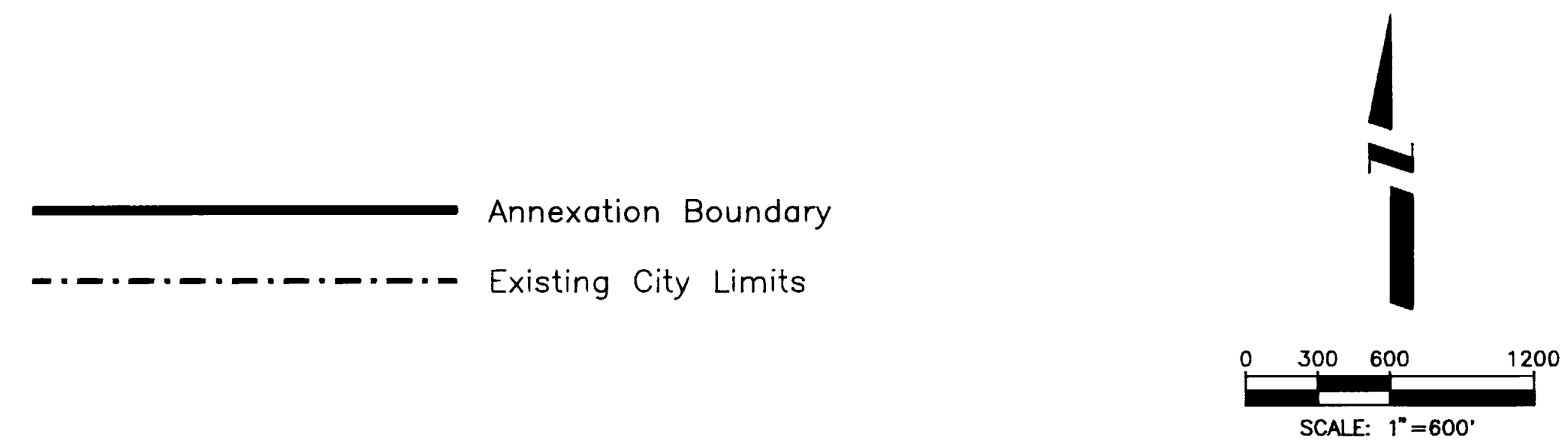
RIDGES MAJORITY ANNEXATION NOS. 1 & 2

LINE TABLE

LINE	DIRECTION	DISTANCE	LINE	DIRECTION	DISTANCE
L1	S89°47'09"E	97.94	L78	N15°28'00"E	355.59
L2	N89°48'02"W	330.74	L79	S74°37'00"E	324.01
L3	N89°42'00"W	218.72	L80	S16°11'49"W	174.56
L4	S48°32'30"W	79.92	L81	S02°56'26"E	146.96
L5	N45°57'29"W	65.40	L82	S75°29'32"E	409.92
L6	N32°47'00"W	45.59	L83	S89°52'33"E	67.84
L7	S89°48'47"W	35.55	L84	S75°23'00"E	43.49
L8	N00°22'00"W	169.68	L85	N89°57'00"E	104.00
L9	N89°38'00"E	10.00	L86	N00°09'26"E	10.57
L10	N00°22'00"W	149.68	L87	N89°30'06"E	208.00
L11	S89°38'00"W	40.00	L88	N16°45'00"E	13.63
L12	N88°22'41"W	123.38	L89	N17°39'52"E	199.88
L13	S64°50'38"W	32.33	L90	N59°22'00"W	110.00
L14	S60°26'55"W	80.02	L91	S82°42'00"E	262.84
L15	N85°29'50"W	37.81	L92	N42°17'00"E	333.30
L16	N36°59'58"W	20.00	L93	N55°58'00"E	246.92
L17	S30°11'00"W	34.57	L94	S50°40'00"E	32.46
L18	S36°14'00"W	192.00	L95	S00°10'52"W	86.89
L19	S01°28'11"W	125.00	L96	S85°57'12"E	76.36
L20	N11°10'03"E	352.67	L97	S68°48'37"E	112.27
L21	S00°09'00"W	91.55	L98	S86°40'51"E	140.76
L22	N88°23'39"E	1.95	L99	S67°42'24"E	159.06
L23	S00°00'00"E	49.99	L100	S70°55'45"E	116.77
L24	S01°36'40"E	208.70	L101	S67°47'24"E	118.65
L25	N88°23'20"E	206.94	L102	S63°13'06"E	119.79
L26	N01°36'40"W	208.70	L103	S69°34'48"E	262.54
L27	N88°23'20"E	116.89	L104	S84°11'19"E	173.94
L28	N32°49'20"W	92.97	L105	S64°12'09"E	106.47
L29	S00°22'00"E	36.02	L106	S82°31'23"E	361.84
L30	S82°35'00"E	325.90	L107	N17°03'47"E	82.34
L31	N00°22'00"W	317.08	L108	S22°30'00"E	134.00
L32	S38°34'12"W	329.98	L109	S74°15'00"E	71.00
L33	N74°56'00"E	193.61	L110	S79°10'00"E	165.00
L34	N49°43'00"E	16.05	L111	S00°26'57"E	251.00
L35	S23°07'59"E	26.74	L112	S65°33'00"E	210.00
L36	N64°30'54"E	95.29	L113	S00°26'57"E	34.00
L37	N22°56'59"W	25.00	L114	S88°53'53"E	91.00
L38	N65°23'01"E	76.04	L115	S00°38'09"E	24.50
L39	N64°08'01"E	124.96	L116	S00°17'23"W	138.14
L40	N89°57'03"E	151.21	L117	S69°13'00"W	41.12
L41	S00°01'59"E	90.02	L118	N54°30'00"W	189.52
L42	N74°47'01"E	100.00	L119	N18°52'00"W	251.40
L43	N65°23'01"E	122.14	L120	S68°03'00"W	345.65
L44	N22°25'01"W	361.43	L121	S10°47'00"W	192.26
L45	N48°35'59"E	56.08	L122	S79°13'00"E	23.80
L46	N21°39'59"E	53.96	L123	S27°45'00"E	109.50
L47	S58°55'01"E	22.60	L124	S10°47'00"W	29.00
L48	S32°21'01"E	329.00	L125	N79°13'00"W	91.50
L49	S05°17'59"W	68.10	L126	S10°47'00"W	324.76
L50	S06°47'59"W	163.34	L127	N87°25'13"W	36.42
L51	S86°22'01"E	86.04	L128	N00°00'00"W	236.80
L52	S74°40'01"E	70.84	L129	N86°27'00"E	303.50
L53	S00°23'00"W	9.15	L130	N50°45'00"W	240.50
L54	S79°28'00"E	147.50	L131	N74°15'00"W	209.00
L55	S00°20'00"E	140.00	L132	S00°00'00"E	164.80
L56	S66°03'00"E	300.80	L133	S66°50'00"W	241.00
L57	S16°12'00"E	22.60	L134	S78°18'00"W	300.00
L58	S26°08'00"W	3.90	L135	S08°05'00"W	252.50
L59	N54°02'01"E	73.07	L136	S80°00'00"W	115.80
L60	N52°52'00"E	290.20	L137	S80°00'00"W	152.46
L61	S75°53'00"E	225.86	L138	S72°57'15"W	178.01
L62	N00°17'01"W	350.00	L139	N65°32'41"E	178.01
L63	N89°42'59"E	300.00	L140	S65°33'00"E	181.08
L64	N00°17'01"W	350.00	L141	S24°17'56"W	117.83
L65	S89°42'59"W	275.00	L142	N33°24'28"W	159.41
L66	N00°17'01"W	187.87	L143	S62°38'48"W	125.53
L67	N03°30'14"E	143.40	L144	S82°28'17"W	98.46
L68	N83°54'44"E	343.35	L145	S52°20'01"W	230.25
L69	S60°13'48"E	371.13	L146	S09°11'00"E	161.77
L70	N52°19'12"W	111.43	L147	S32°58'56"W	149.88
L71	N01°52'48"E	86.78	L148	S66°38'55"W	249.81
L72	S62°12'00"E	86.78	L149	S70°31'00"W	209.00
L73	S37°40'48"W	8.14	L150	N59°28'05"W	149.92
L74	S69°41'12"E	187.25	L151	N86°03'54"W	328.35
L75	S50°03'15"E	259.01	L152	N00°30'35"E	243.34
L76	N44°52'00"E	81.50	L153	N00°30'35"E	335.05
L77	N44°52'00"E	280.70			

CURVE TABLE

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C1	904.95'	226.82'	114.01'	226.23'	N60°41'10"W	142°14'40"
C2	357.01'	153.19'	77.79'	152.02'	S80°30'15"W	24°35'08"
C3	420.06'	221.84'	113.57'	218.27'	S79°31'15"W	30°15'51"
C4	365.55'	88.96'	44.70'	88.74'	N84°31'21"E	135°58'58"
C5	485.17'	321.33'	166.55'	315.72'	N88°05'23"W	37°10'50"
C6	365.55'	276.63'	145.32'	270.08'	N81°45'02"E	43°21'33"
C7	50.00'	156.03'	47.71'	99.99'	N57°47'03"E	178°47'57"
C8	3288.00'	95.00'	47.51'	95.00'	S86°13'01"W	01°40'00"
C9	1064.83'	131.19'	65.71'	75.89'	N63°13'32"E	04°18'59"
C10	100.00'	106.99'	58.28'	101.96'	S30°47'01"E	251°00'00"
C11	100.00'	106.99'	58.28'	101.96'	N74°40'59"E	61°18'00"
C12	104.12'	76.93'	40.31'	75.19'	S04°58'00"W	421°19'56"
C13	395.84'	135.51'	68.42'	134.85'	S35°56'27"W	19°38'52"
C14	50.00'	131.81'	65.91'	98.85'	N66°27'00"E	151°09'42"
C15	445.84'	82.83'	41.53'	82.71'	N47°32'40"E	103°38'40"
C16	2825.00'	137.87'	68.95'	137.86'	S73°13'08"E	02°47'47"
C17	50.00'	102.90'	51.45'	85.66'	S55°22'18"W	117°55'06"
C18	332.96'	137.54'	69.78'	136.56'	S44°48'56"W	23°40'02"
C19	591.00'	143.21'	71.96'	142.66'	S63°35'25"W	135°35'02"
C20	135.84'	118.55'	63.35'	114.82'	N84°28'05"W	50°00'00"
C21	128.77'	116.87'	62.61'	112.90'	N33°28'05"W	52°00'03"
C22	50.00'	136.24'	68.21'	98.23'	N22°12'42"W	158°24'28"



ORDINANCE NUMBER
2569

EFFECTIVE DATE
MAY 17, 1992

The Description(s) contained herein have been derived from subdivision plats and deed descriptions as they appear in the office of the Mesa County Clerk and Recorder. This plat does not constitute a legal survey, and is not intended to be used as a means for establishing or verifying property boundary lines.

James L. Shanks
JAMES L. SHANKS DIRECTOR OF PUBLIC WORKS & UTILITIES

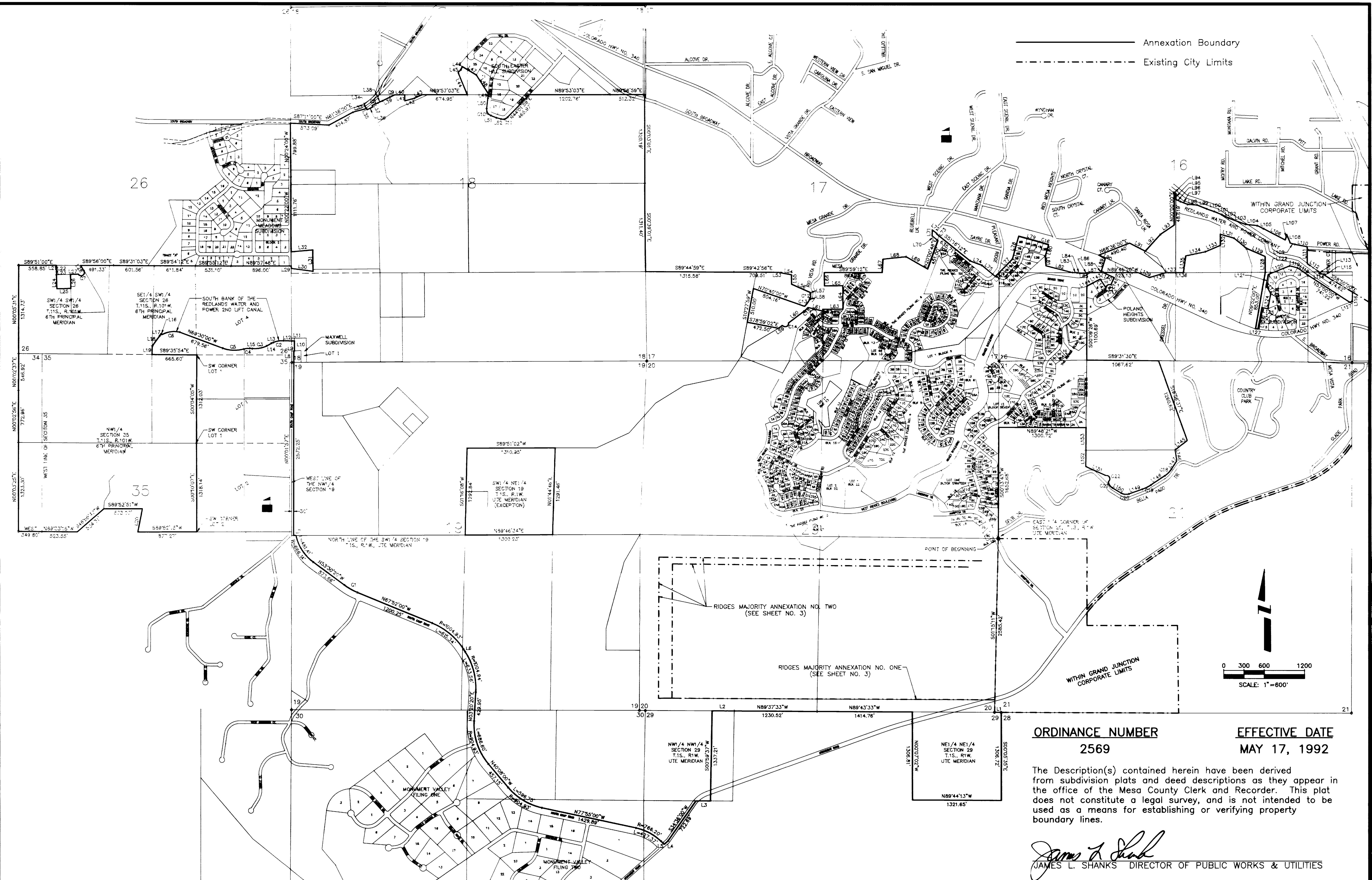
REVISION	DESCRIPTION	DATE	DRAWN BY	C.A.K.	DATE	2/92	CHECKED BY	T.W.	DATE	2/92	APPROVED BY	J.L.S.	DATE	2/92	FIELD BOOK NO.	PAGE
REVISION																
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REVISION																
REVISION																

DEPARTMENT OF PUBLIC WORKS AND UTILITIES
ENGINEERING DIVISION
CITY OF GRAND JUNCTION, COLORADO

RIDGES MAJORITY ANNEXATION NOS. 1 & 2

SHEET NO. 3
OF 3
FILE NO.
RIGTABLE.DWG
13022301.tif

Annexation Boundary
Existing City Limits



ORDINANCE NUMBER
2569

EFFECTIVE DATE
MAY 17, 1992

The Description(s) contained herein have been derived from subdivision plats and deed descriptions as they appear in the office of the Mesa County Clerk and Recorder. This plat does not constitute a legal survey, and is not intended to be used as a means for establishing or verifying property boundary lines.

James L. Shanks
JAMES L. SHANKS DIRECTOR OF PUBLIC WORKS & UTILITIES

REVISION	DESCRIPTION	DATE	DRAWN BY	C.A.K.	DATE
REVISION			CHECKED BY	T.W.	DATE 2/92
REVISION			APPROVED BY	J.L.S.	DATE 2/92
REVISION			FIELD BOOK NO.		PAGE

SCALE	
PLAN	PROFILE
HORIZ. 1"=600'	HORIZ.
	VERT.

DEPARTMENT OF PUBLIC WORKS AND UTILITIES
ENGINEERING DIVISION
CITY OF GRAND JUNCTION, COLORADO

RIDGES MAJORITY ANNEXATION NO. 3

SHEET NO.	2
OF	3
FILE NO.	13022302
THE RIDGE.DWG	

ORDINANCE NO 2599

DEANNEXING AND DISCONNECTING PROPERTY FROM THE CITY OF GRAND JUNCTION
BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GRAND JUNCTION

That the property described on the attached is hereby deannexed and disconnected from the City of Grand Junction

PASSED AND ADOPTED this 16th day of September, 1992

Attest

NAME

President of the Council
Theresa F Martinez

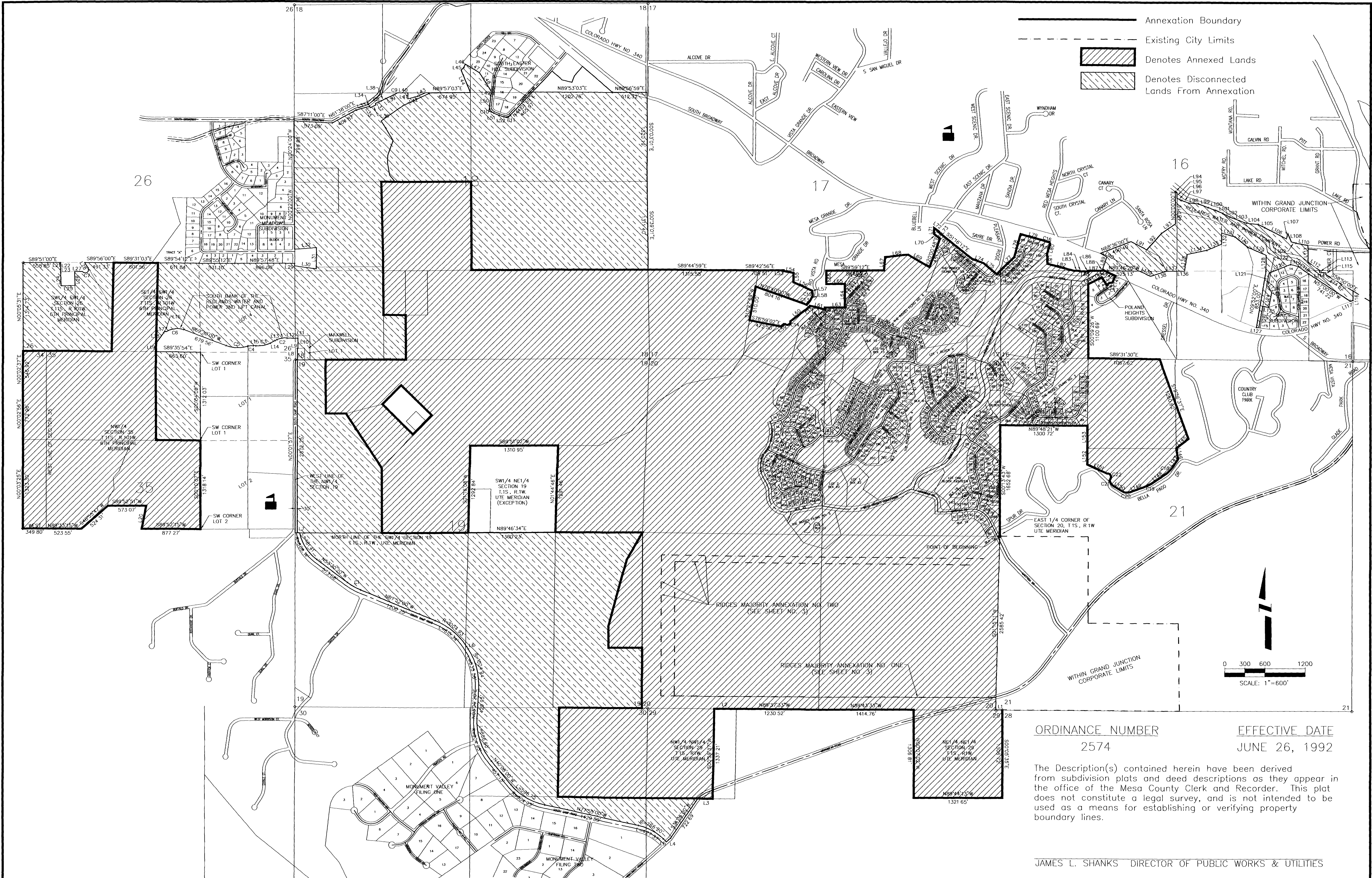
Acting City Clerk

The NW 1/4 NW 1/4 and the S 1/2 NW 1/4 and the W 1/2 NE 1/4 NW 1/4 section 35 T11S R101W and the W 1/2 SE 1/4 SW 1/4 Section 26 T11S R101W except beginning S 89 deg 54 min 21 sec W 1411 89 ft from the SE corner tract 37 in said section 35 thence S 89 deg 52 min. 15 sec W 1327 55 ft thence S 89 deg 54 min 06 sec W 447 72 ft thence N 49 deg 21 min 29 sec E 517 13 ft thence N 04 deg 53 min 52 sec E 122 72 ft thence N 31 deg 52 min 38 sec E 159 58 ft. thence N 04 deg 25 min 39 sec W 168 58 ft thence N 42 deg 06 min 20 sec E 129 19 ft thence N 20 deg 43 min 45 sec E 227 47 ft thence N 24 deg 36 min 30 sec E 274 91 ft thence N 89 deg 57 min 41 se E 1015 64 ft thence S 00 deg 10 min 08 sec E 1318 14 ft to the point of beginning

I HEREBY CERTIFY that the foregoing ordinance, being Ordinance No 2599, was introduced, read, and ordered published by the City Council of the City of Grand Junction, Colorado, at a regular meeting of said body held on the 2nd day of September, 1992, and that the same was published in The Daily Sentinel, a newspaper published and in general circulation in said City, at least ten days before its final passage IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said City this 17th day of September, 1992

Theresa F Martinez

Theresa F Martinez, CMC
Acting City Clerk
Published September 4, 1992
Published September 18, 1992
Effective October 18, 1992



- Annexation Boundary
- - - Existing City Limits
- Denotes Annexed Lands
- Denotes Disconnected Lands From Annexation

ORDINANCE NUMBER 2574 EFFECTIVE DATE JUNE 26, 1992

The Description(s) contained herein have been derived from subdivision plats and deed descriptions as they appear in the office of the Mesa County Clerk and Recorder. This plat does not constitute a legal survey, and is not intended to be used as a means for establishing or verifying property boundary lines.

JAMES L. SHANKS DIRECTOR OF PUBLIC WORKS & UTILITIES

REVISION	DESCRIPTION	DATE
REVISION		
REVISION		
REVISION		
REVISION		

DRAWN BY	C.A.K.	DATE	6/92
CHECKED BY	T.W.	DATE	6/92
APPROVED BY	J.L.S.	DATE	6/92
FIELD BOOK NO.		PAGE	

SCALE	
PLAN	PROFILE
HORIZ 1"=600'	HORIZ
	VERT.

DEPARTMENT OF PUBLIC WORKS AND UTILITIES
ENGINEERING DIVISION
CITY OF GRAND JUNCTION, COLORADO

THE RIDGES ANNEXATION FINAL PLAT

SHEET NO. 1
OF 1
FILE NO.
REANNEX.DWG

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 3566

**AN ORDINANCE DISCONNECTING CERTAIN LANDS, REFERRED TO AS THE
FILES PROPERTY**

**FILES DE-ANNEXATION
APPROXIMATELY 38.9 ACRES
LOCATED ON MONUMENT ROAD, WEST OF MARIPOSA DRIVE**

RECITALS: The Files have requested that their 38.9 acres located on Monument Road, West of Mariposa Drive, be de-annexed from the City of Grand Junction. The property is not within the Persigo 201 boundary, and will, therefore, not be served by sewer. The portion of the property south of Monument Road has a land use designation of Residential Rural, 5 to 35 acres per unit and should not develop at urban densities.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY
OF GRAND JUNCTION, COLORADO:**

That the property situate in Mesa County, Colorado, and described to wit:

Files De-annexation

A certain parcel of land lying in Section 29, Township 1 South, Range 1 West of the Ute Principal Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

ALL of the Northeast Quarter of the Northeast Quarter (NE 1/4 NE 1/4) of Section 29, Township 1 South, Range 1 West of the Ute Principal Meridian, EXCEPT that certain 60.00 foot right of way for Monument Road, as same was conveyed to the County of Mesa by instrument recorded October 1, 1971 in Book 964, Page 653, Public Records of Mesa County, Colorado.

CONTAINS 38.93 Acres, (1,695,668.8 Sq. Ft.) more or less, as described.

CONTAINING 38.9 Acres, more or less, as described

Be and is hereby de-annexed and disconnected from the City of Grand Junction, in accordance with and pursuant to Grand Junction Code of Ordinances section 2-27, and shall be effective upon the exclusion of the property from the Persigo 201 sewer service boundary.

INTRODUCED on first reading on the 6th day of August, 2003 and ordered published.

PASSED and ADOPTED on second reading this 20th day of August, 2003.

Attest:

Stephanie Luss
City Clerk

Harry R. Butler
President of the Council Pro Tem

Site Location Map

Figure 1

