

ORDINANCE NO. 1665

AN ORDINANCE ANNEXING TERRITORY TO THE CITY  
OF GRAND JUNCTION, COLORADO.

WHEREAS, on the 16th day of February, 1977, the City Council of the City of Grand Junction considered a petition for the annexation of the following described territory to the City of Grand Junction; and

WHEREAS, the City Council determined that said territory was eligible for annexation and that no election was necessary to determine whether such territory should be annexed as the petition was signed by the owners of one hundred percent of the territory petitioned for annexation;

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

That the following described territory, to wit:

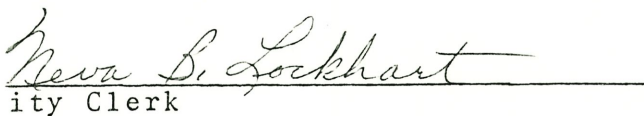
Beginning at the Northwest Corner of the Northwest Quarter of the Southeast Quarter, Section 25, Township 1 South, Range 1 West of the Ute Meridian, thence North 89°54'30" West 15 feet, thence South 00°05'30" West 30 feet, thence South 80°54'30" West 116.7 feet, thence South 21°55' West 96.2 feet, thence South 13°45' East 105.45 feet, thence South 69°23' East 179.09 feet, thence South 65°05'30" East 200.5 feet, thence South 69°29' East 797.16 feet, thence due North 666.38 feet to the center-line of B½ Road and the North line of the said Northwest Quarter of the Southeast Quarter, thence North 89°57' West along the North line of the said Northwest Quarter of the Southeast Quarter 955.5 feet to the point of beginning, together with the adjacent right-of-way for B½ Road, Mesa County, Colorado,

and the same is hereby, annexed to the City of Grand Junction, Colorado.

PASSED and ADOPTED this 16th day of March, 1977.

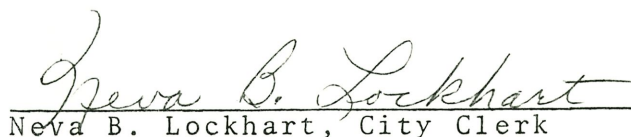
TEST:

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

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

I HEREBY CERTIFY that the foregoing ordinance, being Ordinance No. 1665, 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 16th day of February, 1977, 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 March, 1977.

  
\_\_\_\_\_  
Neva B. Lockhart, City Clerk

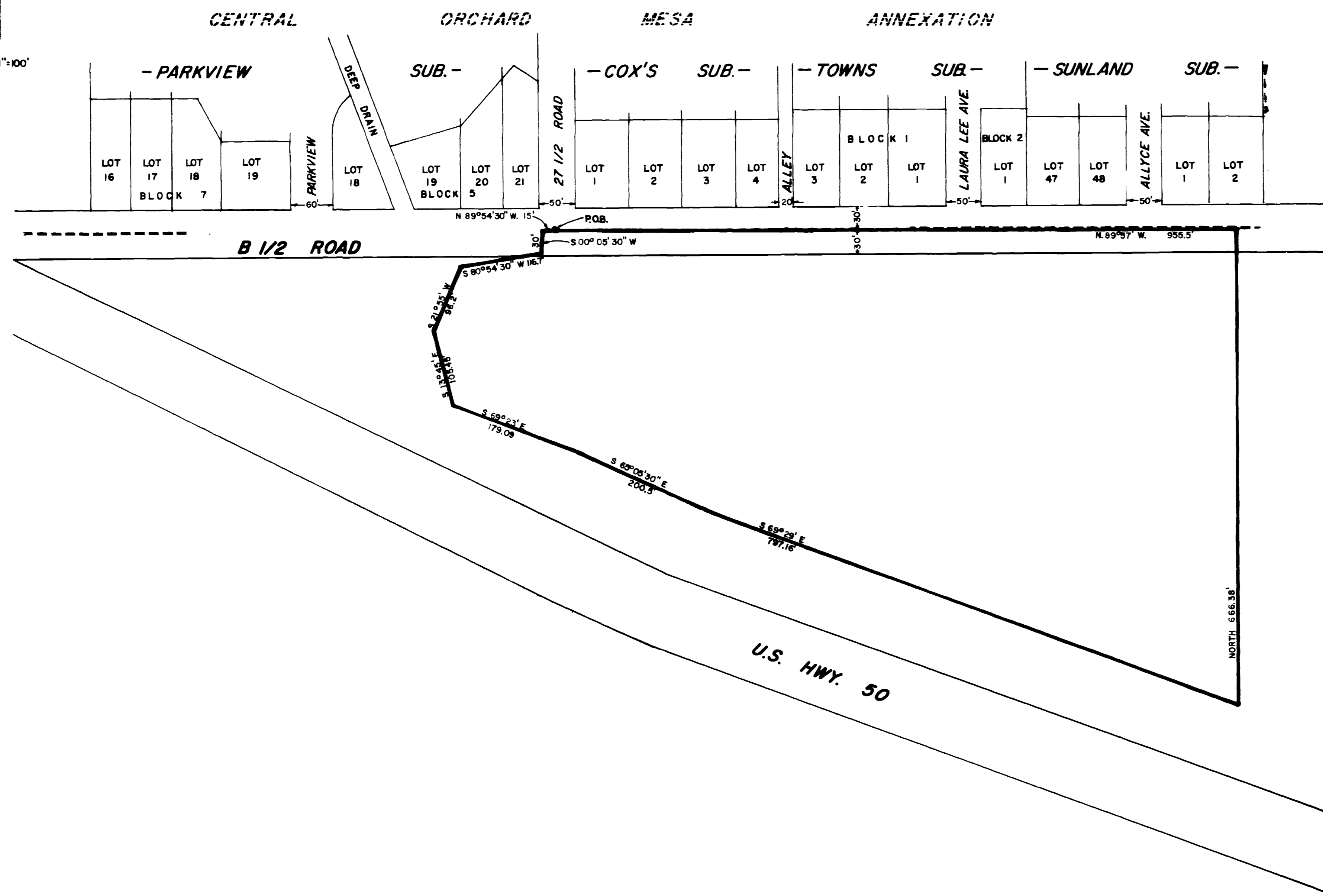
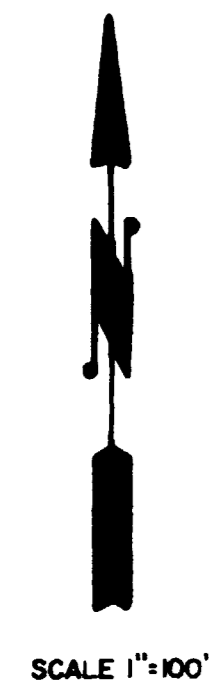
Published: February 21, 1977  
Published: March 18, 1977  
Effective:

# PHIPPS ANNEXATION

## LEGAL DESCRIPTION

Part of the Northwest one quarter, Southeast one quarter of Section 25, Township 1 South, Range 1 West of the Ute Principal Meridian.

More particularly described as: Beginning at the Northwest corner of the Northwest one quarter Southeast one quarter of said Section 25; Thence North  $89^{\circ}54'30''$  West 15 feet; Thence South  $00^{\circ}05'30''$  West 30 feet; Thence South  $80^{\circ}54'30''$  West 116.7 feet; Thence South  $21^{\circ}55'$  West 96.2 feet; Thence South  $13^{\circ}45'$  East 105.45 feet; Thence South  $69^{\circ}23'$  East 179.09 feet; Thence South  $65^{\circ}05'30''$  East 200.5 feet; Thence South  $69^{\circ}29'$  East 797.16 feet; Thence due North 666.38 feet to the centerline of B 1/2 Road and the North Line of the said Northwest one quarter Southeast one quarter; Thence North  $89^{\circ}57'$  West along the North Line of the said Northwest one quarter Southeast one quarter 955.5 feet to the Point of Beginning, Together with the Right-of-Way for B 1/2 Road, Mesa County, Colorado.



## LEGEND

Boundary of existing corporate limits \_\_\_\_\_  
 Boundary of new corporate limits \_\_\_\_\_

## AREA OF ANNEXATION

Existing boundary contiguous to corporate limits \_\_\_\_\_ 970.50 ft.  
 Perimeter of area to be annexed \_\_\_\_\_ 3161.98 ft.  
 Total annexed area in square feet \_\_\_\_\_ 498,705.22± sq. ft.  
 Total annexed area in acres \_\_\_\_\_ 11.45± acres

## ENGINEER'S CERTIFICATE

I, Ronald P. Rish a Registered Professional Engineer hereby certify that the accompanying plat and legal description of Phipps Annexation was compiled under my direct supervision from information contained on a property plat prepared by Western Engineers, Inc. dated Sept. 9, 1976, and other information secured from the Mesa County Clerk and Recorder's and Assessor's Office.

SIGNED Ronald P. Rish

DATE March 17, 1977

ORDINANCE NO 1665

EFFECTIVE DATE 4-17-77

|  |       |                      |                     |
|--|-------|----------------------|---------------------|
| DEPARTMENT OF PUBLIC WORKS<br>ENGINEERING DIVISION<br>CITY OF GRAND JUNCTION, COLORADO |       | PHIPPS ANNEXATION    |                     |
|  |       | DRAWN BY: <u>MRB</u> | DATE: <u>3-4-77</u> |
| CHECKED BY:  | DATE: | FIELD BOOK NO:       | SHEET:              |
| APPROVED BY:   | DATE: | PAGE NO:             | DRAWING NO:         |