

ORDINANCE NO. 2530

AN ORDINANCE ANNEXING TERRITORY TO THE CITY OF GRAND JUNCTION, COLORADO (FIRST AND PATTERSON ANNEXATION) SW AND NW CORNERS OF FIRST STREET AND PATTERSON ROAD

WHEREAS, on the 5th day of June, 1991, 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, a hearing on the petition was duly held after proper notice on the 17th day of July, 1991; 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;

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:

Beginning at the intersection of the west section line of the NE4NE4 Sec 10 T1S R1W and the south right-of-way line of F Road; thence S 00 deg. 03 min. 55 sec. W to existing City limits; thence east to the intersection with the east right-of-way line of 26 Road; thence north along said right-of-way line to its intersection with the south right-of-way line of F Road; thence west to beginning; and

Lots 1 through 6 Willowdale Subdivision Section 3 T1S R1W; and beginning 246 feet north of the southeast corner Section 3 T1S R1W; thence north 136.16 feet; thence S 87 deg. 41 min. W 178.05 feet; thence south 129.97 feet; thence S 89 deg. 57 min. E 177.9 feet to beginning; except road right-of-way on south and east as described in Book 1737 Pages 747 and 748 of Mesa County Records and including all adjacent right-of-way of 25-7/8 Road; and

Beginning 203 feet north of the southeast corner of SW4SE4 Section 3 T1S R1W; thence east 7.5 feet; thence north 134 feet; thence west 101.1 feet; thence south 134 feet; thence east 93.6 feet to beginning; and

The west 470 feet of SE4SE4 Section 3 T1S R1W, lying south and west of the canal and south and east of a line beginning 462 feet north of the southwest corner of SE4SE4; thence N 48 deg. 28 min. E 210 feet to the canal; and

Beginning 37 feet west of the southeast corner of E2SW4SE4SE4 Section 3 T1S R1W; thence west 153 feet; thence north 376 feet to centerline of canal; thence N 45 deg. 15 min. E 134 feet; thence S 7 deg. E 474 feet to point of beginning; except the highway right-of-way along the south end.

Beginning at the SE Corner Section 3 T1S R1W North 245 feet; thence West 30 feet thence South to the South right-of-way line of Patterson Road; thence East 60 feet; thence North 50 feet; thence West to the point of beginning and that right-of-way dedicated in Book 1737 Pages 747 and 748

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

PASSED and ADOPTED this 21st day of August, 1991.

President of the Council

Attest:

City Clerk

I HEREBY CERTIFY that the foregoing ordinance, being Ordinance No. 2530, 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 17th day of July, 1991, 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 5th day of September, 1991.

Neva B. Lockhart

Neva B. Lockhart, CMC
City Clerk

Published: July 19, 1991

Final Publication: September 8, 1991

Effective: October 8, 1991

1ST AND PATTERSON ANNEXATION

DESCRIPTION

BEGINNING AT THE INTERSECTION OF THE WEST SECTION LINE OF THE NE1/4 NE1/4 SECTION 10, T1S, R1W AND THE SOUTH RIGHT-OF-WAY LINE OF "F" ROAD; THENCE S 00°03'55" W TO EXISTING CITY LIMITS; THENCE EAST TO THE INTERSECTION WITH THE EAST RIGHT-OF-WAY LINE OF 26 ROAD; THENCE NORTH ALONG SAID RIGHT-OF-WAY LINE TO ITS INTERSECTION WITH THE SOUTH RIGHT-OF-WAY LINE OF "F" ROAD; THENCE WEST TO BEGINNING; AND ALSO

LOTS 1 THROUGH 6 WILLOWDALE SUBDIVISION, SECTION 3, T1S, R1W; AND BEGINNING 245 FEET NORTH OF THE SOUTHEAST CORNER SECTION 3, T1S, R1W; THENCE NORTH 136.16 FEET; THENCE S 87°41' W 178.05 FEET; THENCE SOUTH 129.97 FEET; THENCE S 89°57' E 177.9 FEET TO BEGINNING; EXCEPT ROAD RIGHT-OF-WAY ON SOUTH AND EAST AS DESCRIBED IN BOOK 1737, PAGES 747 AND 748, OF MESA COUNTY RECORDS AND INCLUDING ALL ADJACENT RIGHT-OF-WAY OF 25 7/8 ROAD, AND ALSO

BEGINNING 203 FEET NORTH OF THE SOUTHEAST CORNER OF SW1/4, SE1/4, SECTION 3, T1S, R1W; THENCE EAST 7.5 FEET; THENCE NORTH 134 FEET; THENCE WEST 101.1 FEET; THENCE SOUTH 134 FEET; THENCE EAST 93; AND ALSO 6 FEET TO BEGINNING; AND ALSO

THE WEST 470 FEET OF SE1/4 SE1/4 SECTION 3, T1S, R1W, LYING SOUTH AND WEST OF THE SOUTHERLY BANK OF CANAL AND SOUTH AND EAST OF A LINE BEGINNING 462 FEET NORTH OF THE SOUTHWEST CORNER OF SE1/4, SE1/4; THENCE N 48°28' E 210 FEET TO THE CANAL; AND ALSO

BEGINNING 37 FEET WEST OF THE SOUTHEAST CORNER OF E1/2 SW1/4 SE1/4 SECTION 3, T1S, R1W; THENCE WEST 153 FEET; THENCE NORTH 376 FEET TO CENTER LINE OF CANAL; THENCE LEAVING SAID CANAL N 45°15' E 134 FEET; THENCE S 07° E 474 FEET TO POINT OF BEGINNING; EXCEPT THE RIGHT-OF-WAY FOR PATTERSON ROAD ALONG THE SOUTH END; AND ALSO

BEGINNING AT THE SE CORNER OF SECTION 3, T1S, R1W, THENCE NORTH 245 FEET; THENCE WEST 30 FEET; THENCE SOUTH TO THE SOUTH RIGHT-OF-WAY LINE OF PATTERSON ROAD; THENCE EAST 60 FEET; THENCE NORTH 50 FEET; THENCE WEST TO THE POINT OF BEGINNING AND THAT RIGHT-OF-WAY DEDICATED IN BOOK 1737, PAGES 747 AND 748; AND ALSO

BEGINNING 37 FEET WEST AND 191.66' N 07° W OF THE SOUTHEAST CORNER OF E1/2 SW1/4 SE1/4 SECTION 3 T1S R1W; THENCE N 07° W 287.44 FEET; THENCE N 37°08'00" E 7.66 FEET; THENCE ALONG A CURVE TO THE RIGHT WHOSE CHORD BEARS N 63°31'15" E 33.33 FEET WITH A RADIUS OF 37.5 FEET; THENCE S 00°05'30" E 306.28 FEET TO BEGINNING.

— Annexion Boundary
 - - - - - Existing City Limits

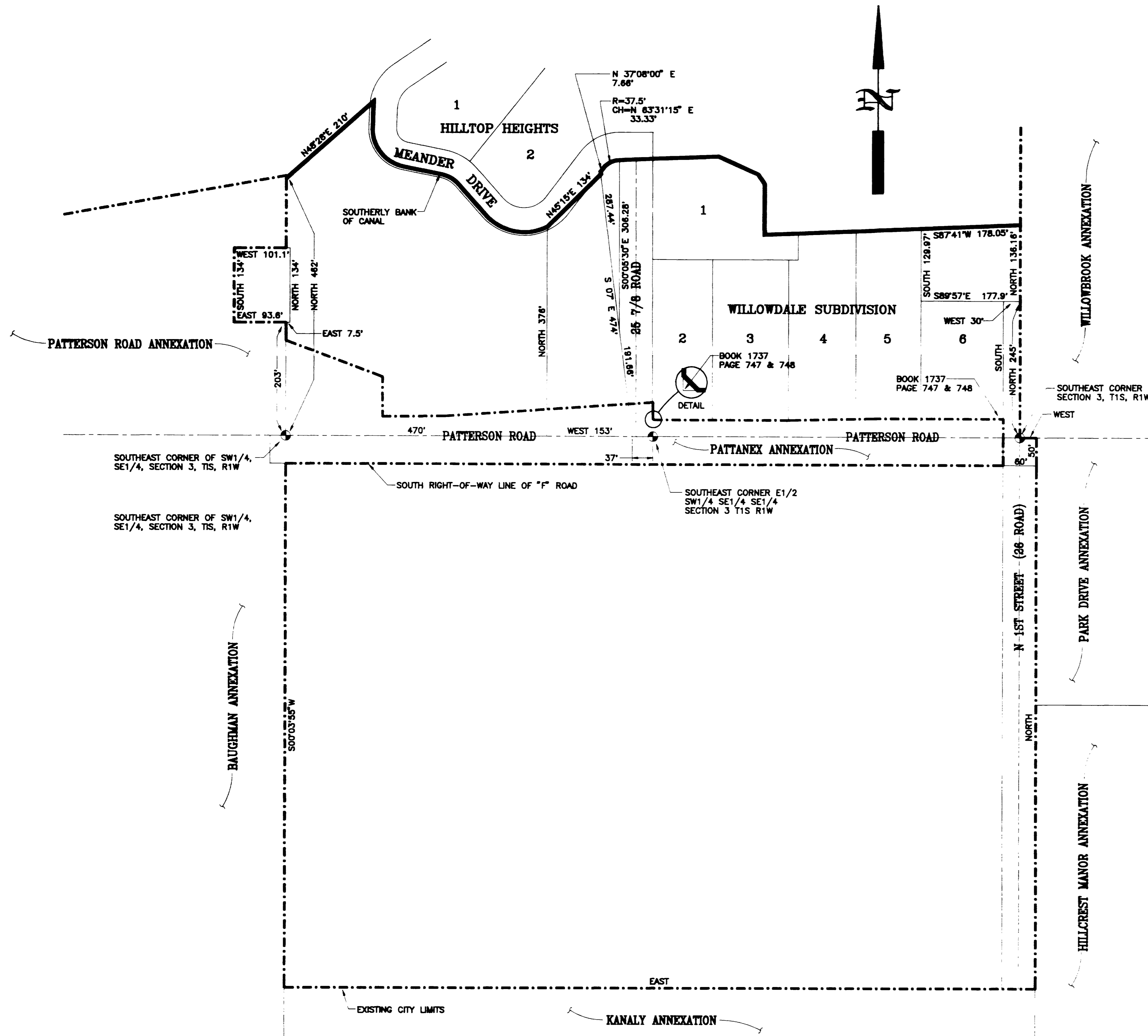
AREA OF ANNEXATION

Annexion Perimeter	8612.92 FT.
Contiguous Perimeter	6949.75 FT.
Area in Square Feet	1,796,335.75
Area in Acres	41.24

<u>ORDINANCE NUMBER</u>	<u>EFFECTIVE DATE</u>
2530	OCTOBER 8, 1991

The Description(s) contained herein have been derived from subdivision plats and deed description 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.

Don Newton
 Don Newton, City Engineer



DESCRIPTION	DATE	DRAWN BY	KADEL	DATE	7/91	SCALE	
REVISION		CHECKED BY		DATE		PLAN	PROFILE
REVISION		APPROVED BY		DATE		HORIZ. 1"=100'	HORIZ.
REVISION		FIELD BOOK NO.		PAGE			VERT.

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

1ST AND PATTERSON ANNEX.
 SHEET NO. 1
 OF 1
 FILE NO. 1STANNEX.DWG