

ORDINANCE NO. 2631

ZONING CERTAIN LANDS ANNEXED TO THE CITY
LOCATED EAST OF 7TH STREET AND NORTH OF G ROAD

Whereas, the attached described property has been annexed to the City of Grand Junction; and

(insert legal description)

Whereas, the zoning of said annexed property has been proposed and processed in accordance with the provisions of Section 4-4 and 4-11 of the Grand Junction Zoning and Development Code; and

Whereas, the Council finds that the applicant has complied with applicable regulations of the City's Development Code and the Planning Commission has recommended that the zoning of Bella Vista annexation be granted;

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GRAND JUNCTION:

That the lands described on the attached are zoned RSF-2.

PASSED and ADOPTED this 6th day of January, 1993.

Attest:

/s/ William E. McCurry
President of the Council Pro Tem

/s/ Sandra Glaze
Acting City Clerk

BELLAVISTA ANNEXATION

BEGINNING AT THE SW CORNER OF THE SE1/4SE1/4 OF SAID SECTION 35; THENCE N 0006' W ALONG THE WEST LINE OF BELLA VISTA SUBDIVISION, AS RECORDED IN PLAT BOOK 9 AT PAGE 63 IN THE OFFICE OF THE MESA COUNTY CLERK AND RECORDER, A DISTANCE OF 1319.90 FEET TO THE NORTHWEST CORNER OF LOT 7 OF SAID SUBDIVISION; THENCE EAST ALONG THE NORTH LINE OF BELLA VISTA SUBDIVISION A DISTANCE OF 864.5 FEET TO THE NORTHWEST CORNER OF LOT 4, BLOCK 1 OF THE FIRST ADDITION TO BELLA VISTA SUBDIVISION AS RECORDED IN PLAT BOOK 9 AT PAGE 83 OF THE MESA COUNTY CLERK AND RECORDER; THENCE S 8955' E ALONG THE NORTH LINE OF THE FIRST ADDITION TO BELLA VISTA SUBDIVISION A DISTANCE OF 451.10 FEET TO THE NE CORNER OF THE SE1/4SE1/4 OF SAID SECTION 35; THENCE S 0007' W ALONG THE EAST LINE OF THE SE1/4SE1/4 OF SAID SECTION 35 A DISTANCE OF 684.40 FEET TO A POINT ON THE SOUTH RIGHT-OF-WAY OF KIMBERLY DRIVE, AS EXTENDED; THENCE N 8958' W ALONG SAID RIGHT-OF-WAY A DISTANCE OF 637.65 FEET TO THE NORTHWEST CORNER OF LOT 4 OF THE FIRST ADDITION TO BELLA VISTA SUBDIVISION; THENCE CONTINUING ALONG SAID RIGHT-OF-WAY, WEST A DISTANCE OF 403.40 FEET TO A POINT OF CURVATURE; THENCE 55.04 FEET ALONG THE ARC OF A CURVE TO THE LEFT HAVING A RADIUS OF 35.0 FEET, A CENTRAL ANGLE OF 9006', AND A LONG CHORD WHICH BEARS S 4503' W A DISTANCE OF 49.54 FEET TO A POINT ON THE EAST RIGHT-OF-WAY OF VICTOR DRIVE; THENCE S 0006' E ALONG SAID RIGHT-OF-WAY A DISTANCE OF 460.23 FEET TO A POINT; THENCE CONTINUING ALONG SAID RIGHT-OF-WAY, S 0832' E A DISTANCE OF 101.0 FEET TO THE SOUTHWEST CORNER OF LOT 22 OF BELLA VISTA SUBDIVISION; THENCE SOUTH A DISTANCE OF 40.0 FEET TO A POINT ON THE SOUTH LINE OF THE SE1/4SE1/4 OF SAID SECTION 35; THENCE WEST ALONG THE SOUTH LINE OF SAID SE1/4SE1/4 A DISTANCE OF 251.6 FEET TO THE POINT OF BEGINNING.