

ORDINANCE NO. 2647

AN ORDINANCE ANNEXING TERRITORY TO THE  
CITY OF GRAND JUNCTION, COLORADO  
TERRA DEL VISTA ANNEXATION - APPROXIMATELY 9.0 ACRES  
LOCATED EAST OF 7TH STREET, SOUTH OF I-70

**WHEREAS**, on the 16th day of December, 1992, 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 20th day of January, 1993; 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:

(INSERT LEGAL DESCRIPTION)

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

**PASSED and ADOPTED** this 3rd day of March, 1993.

Attest:

/s/ Reford C. Theobold  
President of the Council

/s/ Sandra Glaze  
Acting City Clerk

TERRA DEL VISTA ANNEXATION:

A tract of land located in the SW1/4 of the NE1/4 and the NW1/4 of the SE1/4 of Section 35, Township 1 North, Range 1 West of the Ute Meridian, Mesa County, Colorado, said tract being more particularly described as follows:

Beginning at the Center 1/4 Corner of said Section 35; thence East along the centerline of G-1/2 Road a distance of 30.0 feet; thence South a distance of 25.0 feet to the South Right-of-Way of G-1/2 Road; thence East along the South Right-of-Way of G-1/2 Road a distance of 627.9 feet; thence North a distance of 50.0 feet to the Southeast corner of Terra Del Vista Subdivision as recorded in Plat Book 8 at Page 76 in the office of the Mesa County Clerk and Recorder; thence North along the East

thence North a distance of 39.93 feet to the Southerly Right-of-Way of Interstate-70; thence along the Southerly Right-of-Way of Interstate-70 the following six (6) courses and distances:

1. S87°48'30"W 127.38 feet;
2. along the arc of a curve to the left whose radius is 1527.1 feet and whose long chord bears S83°13'00"W 214.38 feet;
3. S83°11'30"W 81.5 feet;
4. S71°36'W 171.9 feet;
5. S11°30'30"W 209.0 feet;
6. N89°40'W 32.0 feet to the West line of the SW1/4 NE1/4 of said Section 35;

thence South along the West line of the SW1/4 NE1/4 of said Section 35 a distance of 397.6 feet to the Point of Beginning.

m:teravsta.doc

# TERRA DEL VISTA ANNEXATION



← COLORADO STATE HWY I-70 →

Δ=8'03"  
R=1527.1'  
L=214.56'  
CH=214.38'  
S83°13'00"W

SOUTHERLY RIGHT-OF-WAY OF INTERSTATE 70

## DESCRIPTION

A tract of land located in the SW1/4 of the NE1/4 and the NW1/4 of the SE1/4 of Section 35, Township 1 North, Range 1 West of the Ute Meridian, Mesa County, Colorado, said tract being more particularly described as follows:

Beginning at the Center 1/4 Corner of said Section 35; thence East along the centerline of G-1/2 Road a distance of 30.0 feet; thence South a distance of 25.0 feet to the South Right-of-Way of G-1/2 Road; thence East along the South Right-of-Way of G-1/2 Road a distance of 627.9 feet; thence North a distance of 50.0 feet to the Southeast corner of lot 1, block 3, Terra Del Vista Subdivision as recorded in plat Book 8 at Page 76 in the office of the Mesa County Clerk and Recorder; thence North along the East boundary of Terra Del Vista Subdivision a distance of 631.4 feet to the Northeast corner of lot 6, block 3, of said Terra Del Vista Subdivision; thence North a distance of 39.93 feet to the Southerly Right-of-Way of Interstate-70; thence along the Southerly Right-of-Way of Interstate-70 the following six (6) courses and distances:

1. S87°48'30"W 127.38 feet;
2. along the arc of a curve to the left whose radius is 1527.1 feet and whose long chord bears S83°13'00"W 214.38 feet;
3. S83°11'30"W 81.5 feet;
4. S71°36'W 171.9 feet;
5. S11°30'30"W 209.0 feet;
6. N89°40'W 32.0 feet to the West line of the SW1/4 NE1/4 of said Section 35;

thence South along the West line of the SW1/4 NE1/4 of said Section 35 a distance of 397.6 feet to the Point of Beginning.

## LEGEND

- Annexation Boundary
- - - - - Existing City Limits

## AREA OF ANNEXATION

Annexation Perimeter	2,638.17 FT.
Contiguous Perimeter	707.90 FT.
Area in Square Feet	438,790.49
Area in Acres	10.07

## ORDINANCE NUMBER

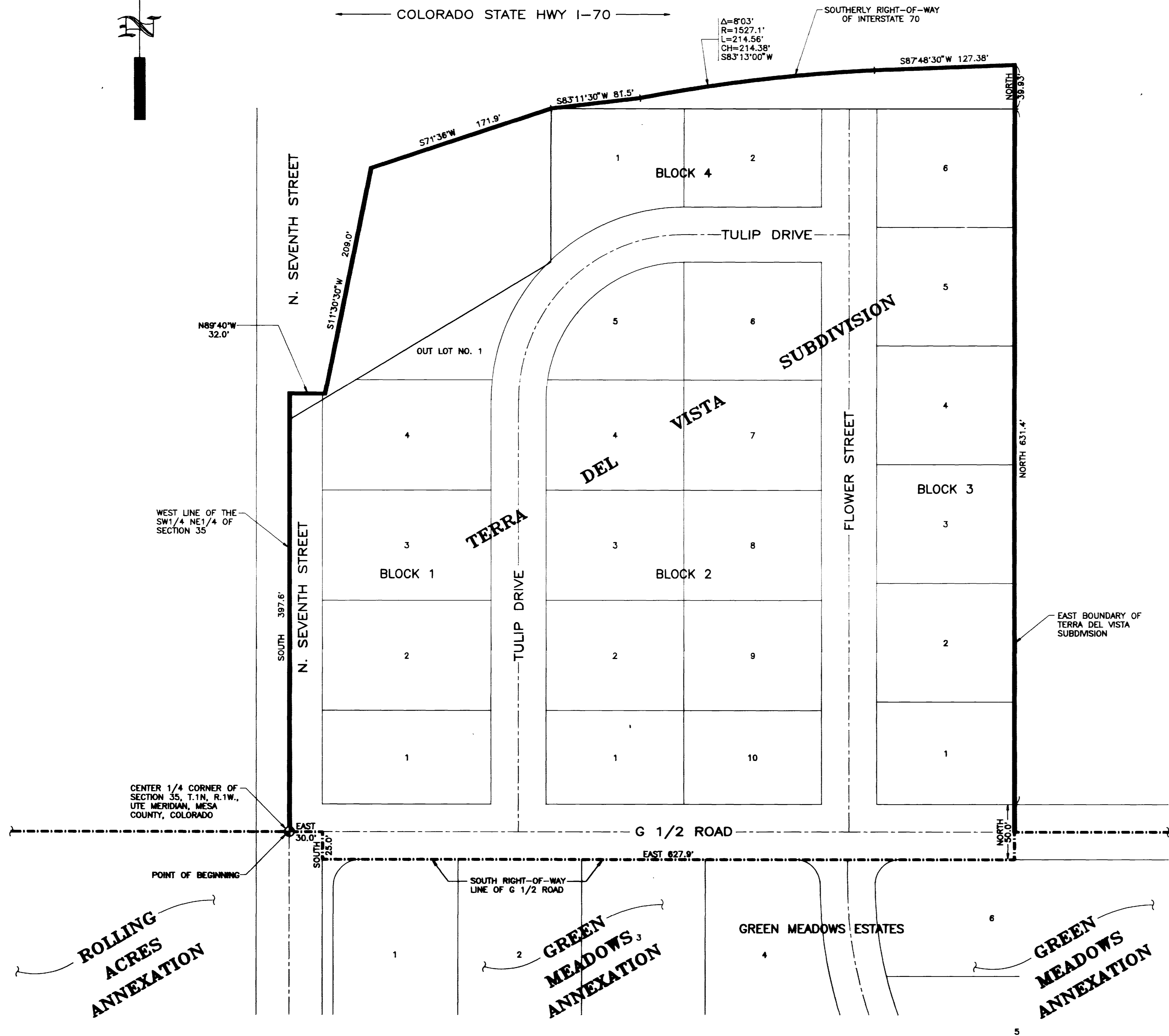
2647

## EFFECTIVE DATE

APRIL 4, 1993

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	12/8/92
REVISION			CHECKED BY	T.W.	DATE	2/18/93
REVISION			APPROVED BY	J.L.S.	DATE	3/4/93
REVISION			FIELD BOOK NO.		PAGE	

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

TERRA DEL VISTA ANNEXATION

SHEET NO.	1
OF	1
FILE NO.	TERRA-DE.DWG