

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 2818

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

INTERSTATE ADDITION ENCLAVE
APPROXIMATELY 11.27 ACRES
LOCATED AT THE NORTHEAST CORNER OF 23 ROAD AND G 1/4 ROAD

Recitals.

On the 18th day of January, 1995 the City Council of the City of Grand Junction gave notice that they will consider for annexation to the City of Grand Junction, a tract of land in the County of Mesa, State of Colorado, commonly known as the Interstate Addition Enclave, and more particularly described as follows:

Lot 2, A Replat of the First Addition to Interstate Commercial Park County of Mesa
State of Colorado, also described as:

A parcel of land situate in the NW 1\4 of the SW 1\4 of Section 32, Township 1 North, Range 1 West of the Ute Meridian, Mesa County, Colorado, being more particularly described as follows:

Commencing at the southwest corner of Section 32, Township 1 North, Range 1 West, thence along the west line of the SW 1\4 SW 1\4 of said Section 32 (said west line also being the centerline of 23 Road) N 00°00'00" E, 1319.66 feet to the southwest corner of the NW 1\4 SW 1\4 of said Section 32; thence along the south line of said NW 1\4 SW 1\4 and crossing the east 1\2 of said 23 Road N 89°59'47" E, 40.00 feet to the True Point of Beginning of the parcel described herein; thence continuing along the south line of said NW 1\4 SW 1\4 (said south line also being the south line of Lot 2, A Replat of the First Addition to Interstate Commercial Park as recorded in Plat Book 13 at Page 344 of the records of the Mesa County Clerk and Recorder) N 89°59'47" E, 1279.81 feet to the southeast corner of said NW 1\4 SW 1\4 (said southeast corner also being the southeast corner of said Lot 2); thence along the east line of said NW 1\4 SW 1\4 (said east line also being the east line of said Lot 2) N 00°00'44" E, 463.07 feet to the northeast corner of said Lot 2; thence along the north line of said Lot 2 the following 3 courses:

- 1) S 89°58'41" W, 299.52 feet;
- 2) S 00°01'19" E, 103.69 feet;
- 3) S 89°58'41" W, 980.43 feet to a point on the east Right-of-Way line of said 23 Road; thence along said east Right-of-Way line S 00°00'00" W, 358.97 feet to the Point of Beginning. Said Parcel contains 11.27 acres more or less.

The area being considered for annexation is entirely contained within the boundaries of the City of Grand Junction, said area has been so surrounded for a period of not less than three years and is therefore eligible for annexation pursuant to 31-12-106(1), C.R.S.

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 commonly known as the Interstate Enclave, is hereby annexed to the City of Grand Junction, Colorado.

INTRODUCED on first reading on the 1st day of March, 1995.

ADOPTED and ordered published this 15th day of March, 1995.

Attest:

/s/ R.T. Mantlo
President of the Council

/s/ Stephanie Nye
City Clerk

INTERSTATE ADDITION ENCLAVE ANNEXATION

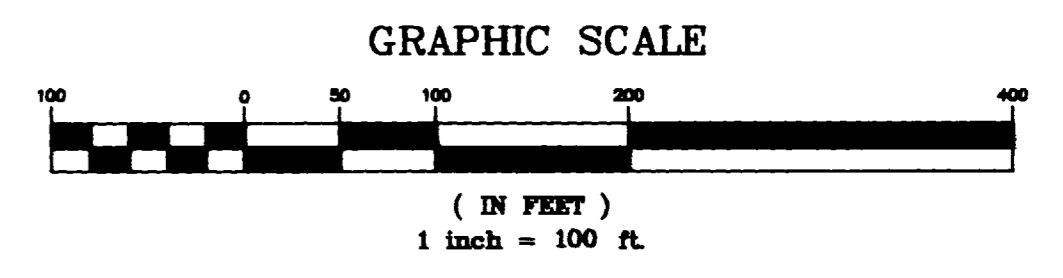
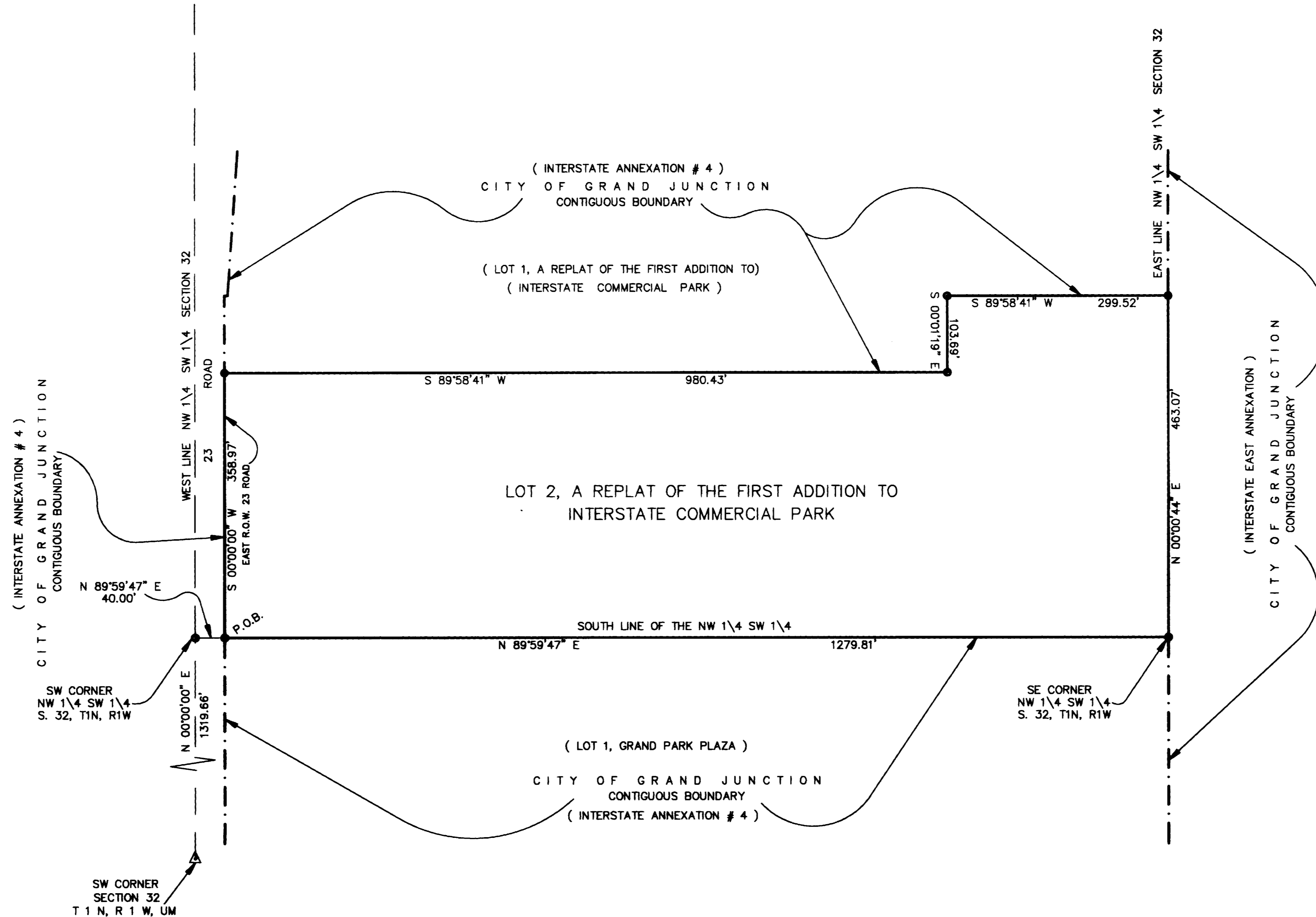
DESCRIPTION

Lot 2, A Replat of the First Addition to Interstate Commercial Park
County of Mesa
State of Colorado, also described as:

A parcel of land situate in the NW 1/4 of the SW 1/4 of Section 32,
Township 1 North, Range 1 West of the Ute Meridian, Mesa County,
Colorado, being more particularly described as follows:

Commencing at the southwest corner of Section 32, Township 1 North,
Range 1 West, thence along the west line of the SW 1/4 SW 1/4 of
said Section 32 (said west line also being the centerline of 23
Road) N 00°00'00" E, 1319.66 feet to the southwest corner of the
NW 1/4 SW 1/4 of said Section 32; thence along the south line of
said NW 1/4 SW 1/4 and crossing the east 1/2 of said 23 Road
N 89°59'47" E, 40.00 feet to the True Point of Beginning of the
parcel described herein; thence continuing along the south line of
said NW 1/4 SW 1/4 (said south line also being the south line of
Lot 2, A Replat of the First Addition to Interstate Commercial Park
as recorded in Plat Book 13 at Page 344 of the records of the Mesa
County Clerk and Recorder) N 89°59'47" E, 1279.81 feet to the
southeast corner of said NW 1/4 SW 1/4 (said southeast corner also
being the southeast corner of said Lot 2); thence along the east
line of said NW 1/4 SW 1/4 (said east line also being the east
line of said Lot 2) N 00°00'44" E, 463.07 feet to the northeast
corner of said Lot 2; thence along the north line of said Lot 2 the
following 3 courses:

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- 2) S 00°01'19" E, 103.69 feet;
- 3) S 89°58'41" W, 980.43 feet to a point on the east Right-of-Way
line of said 23 Road; thence along said east Right-of-Way line
S 00°00'00" W, 358.97 feet to the Point of Beginning. Said Parcel
contains 11.27 acres more or less.



LEGEND

- ANNEXATION BOUNDARY —————
- EXISTING CITY LIMITS - - - - -

AREA OF ANNEXATION

ANNEXATION PERIMETER	3458.49 FEET
CONTIGUOUS PERIMETER	3458.49 FEET
AREA IN SQUARE FEET	490744.30
AREA IN ACRES	11.27

ORDINANCE NUMBER 2818 EFFECTIVE DATE APRIL 16, 1995

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	SRP	DATE	1\13\95	SCALE
REVISION ▲			CHECKED BY		DATE		1" = 100'
REVISION ▲			APPROVED BY		DATE		
REVISION ▲			FIELD BOOK NO.		PAGE		

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

INTERSTATE ADDITION ENCLAVE ANNEXATION

SHEET NO.	1
OF	1
FILE NO.	INTADD.DWG