Table of Contents

File	:	1978-0082
Dat	te	9/18/00 Project Name: Apollo Park
r e s e	S c a n e d	A few items are denoted with an asterisk (*), which means they are to be scanned for permanent record on the ISYS retrieval system. In some instances, not all entries designated to be scanned are present in the file. There are also documents specific to certain files, not found on the standard list. For this reason, a checklist has been included. Remaining items, (not selected for scanning), will be marked present on the checklist. This index can serve as a quick guide for the contents of each file. Files denoted with (**) are to be located using the ISYS Query System. Planning Clearance will need to be typed in full, as well as other entries such as Ordinances, Resolutions, Board of Appeals, and etc.
X	X	*Summary Sheet – Table of Contents
		Application form
		Receipts for fees paid for anything
		*Submittal checklist
		*General project report
	\exists	Reduced copy of final plans or drawings
X	X	Reduction of assessor's map
		Evidence of title, deeds
		*Mailing list
Ť		Public notice cards
		Record of certified mail
		Legal description
		Appraisal of raw land
		Reduction of any maps – final copy
		*Final reports for drainage and soils (geotechnical reports)
		Other bound or nonbound reports
	_	Traffic studies
	_	Individual review comments from agencies
	_	*Consolidated review comments list
_	_	*Petitioner's response to comments
-1	_	*Staff Reports
\dashv		*Planning Commission staff report and exhibits *City Council staff report and exhibits
-	-	*Summary sheet of final conditions
		*Letters and correspondence dated after the date of final approval (pertaining to change in conditions or
l		expiration date)
		DOCUMENTS SPECIFIC TO THIS DEVELOPMENT FILE:
		DOCUMENTS STEEM TO THIS DEVELOTIVE TILE.
X	X	Follow-Up Form
X	\neg	Review Sheet
X	X	Letter from Karl Metzner to Pavlakis & Co. re: missing power of attorney- 10/15/79
X		Blank power of attorney in file
X	X	Petition for Annexation
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PETITION FOR ANNEXATION

WE THE UNDERSIGNED do hereby petition the City Council of the City of Grand Junction, State of Colorado, to annex the following described property to the said City:

Beginning at the NE corner of the NE 1/4 of the SW 1/4 of Section 10, T1S, R1W U.M., County of Mesa, State of Colorado, and considering the East line of said SW 1/4 to bear South with all bearings herein being relative thereto; thence South along said East line 1012.20 feet; thence S 89°55'38" W 328.68 feet, thence S 00°00'46" E 306.00 feet to the South line of said NE 1/4, SE 1/4, thence S 89°55'38" W along said South line 657.21 feet, thence N 00°02'19" W 1317.97 feet to the North line of said NE 1/4, SW 1/4, thence N 89°54'50"Ealong said North line 986.61 feet to the Point of beginning.

and

Beginning at center of Section 10 Township 1 South, Range 1 West, Ute Meridian, thence North 427.5 feet, thence North 89°55' West 701.45 feet, thence South 0°11' East 427.5 feet to South line Southeast 1/4 Northwest 1/4 said Section 10, thence East along said South line to beginning except East 30 feet for road.

and

also right-of-way for 25-1/2 Road on the East.

As ground therefor, the petitioners respectfully state that annexation to the City of Grand Junction, Colorado is both necessary and desirable and that the said territory is eligible for annexation in that the provisions of the Municipal Annexation Act of 1965, Sections 3 and 4 have been met.

This petition is accompanied by four copies of a map or plat of the said territory, showing its boundary and its relation to established city limit lines, and said map is prepared upon a material suitable for filing.

Your petitioners further state that they are the owners of one hundred per cent of the area of such territory to be annexed, exclusive of streets and alleys; that the mailing address of each signer and the date of signature are set forth hereafter opposite the name of each signer, and that the legal description of the property owned by each signer of said petition is attached hereto.

MHEREFORE these petitioners pray that this petition be accepted and that the said annexation be approved and accepted by ordinance.

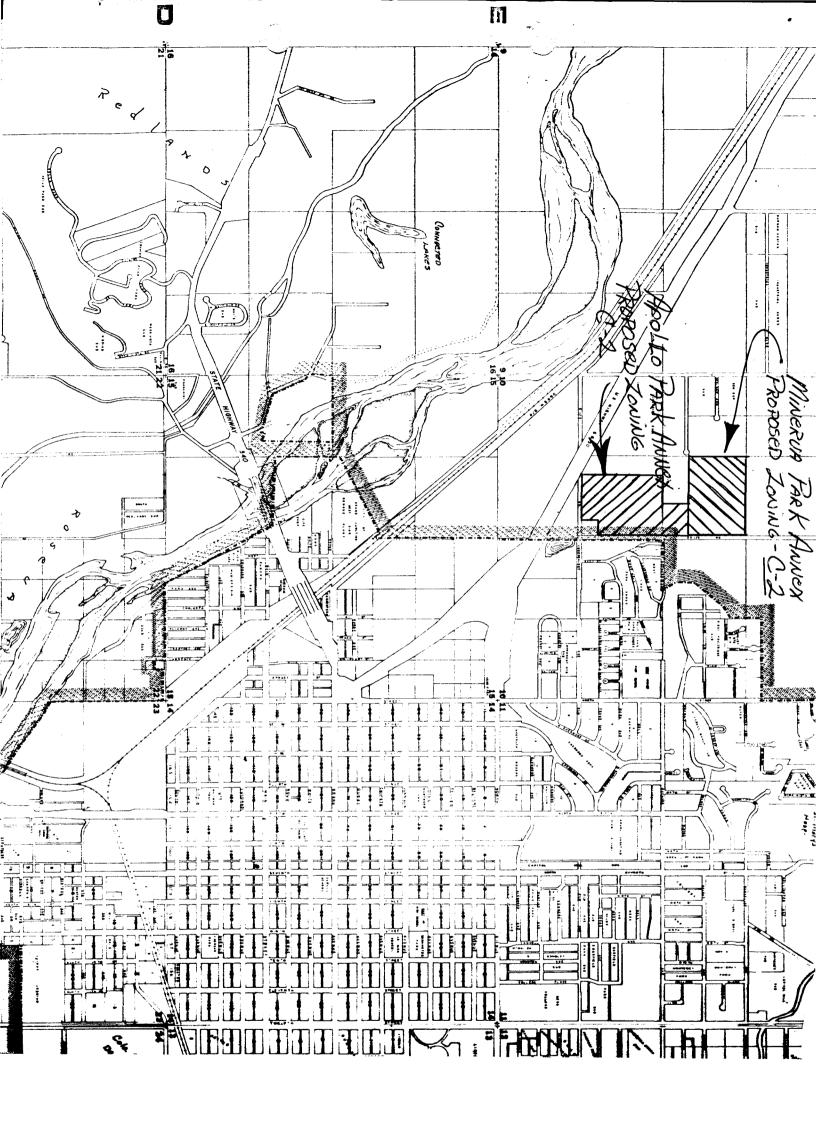
DATE	SIGNATURE	ADDRESS	PROPERTY DESCRIPTION
*1,484.00.00.00.00.00.00.00.00.00.00.00.00.00	EMANUEL PAVLAKIS		Beginning at the NE corner of the NE
			1/4 of the SW 1/4 of Section 10, TlS,
	GUS HALANDRAS		RIW U.M., County of Mesa, State of
			Colorado, and considering the East
	CHRIS HALANDRAS		line of said SW 1/4 to bear South
			with all bearings herein being relative
	ANDREW PEROULIS		thereto; thence South along said East
V			line 1012.20 feet; thence S 89° 55' 38"
			. W 328.68 feet, thence S 00° 00' 46" E
			306.00 feet to the South line of said
			NE 1/4, SE 1/4, thence S 89° 55' 38" W
			along said South line 657.21 feet,
			thence N 00° 02' 19" W 1317.97 feet to
			the North line of said NE 1/4, SW 1/4,
			thence N 89° 54' 50" E along said North
			line 986.61 feet to the Point of
			beginning.
	ORCHARD MESA DEVELOPMENT, INC.		Beginning at center of Section 10
			Township 1 South, Range 1 West, Ute
Graham Marco Miller (Miller & Miller or Miller and Miller (Miller or Miller)	: !		Meridian, thence North 427.5 feet,
	<u> </u>		thence North 89°55' West 701.45 feet,
			thence South 0°11' East 427.5 feet to
			South line Southeast 1/4 Northwest 1/4
			said Section 10, thence East along said
			South line to beginning except East
***			30 feet for road (2945-102-00-107)
	A. A		30 Teet 101 Toda (2343-102 00-107)
<u>}</u>			1

STATE	0 F	COI	.01	RAI		
					•	SS
COUNTY	0 F	14	Ε	S	A	}

AFFIDAVIT

	, of lawful
age, being	g first duly sworn, upon oath, deposes and says:
	That he is the circulator of the foregoing potition
	That each signature on the said petition is the
signature	of the person whose name it purports to be.
	Subscribed and sworn to before me thisday of
	, 19
	Witness my hand and official seal.
•	Notary Public
	woldty rubite

My Commission expires:



City/ County Development Deportment

CITY OF GRAND JUNCTION-MESA COUNTY-COLORADO 81501 559 WHITE AVE.-ROOM 60-DIAL (303) 243-9200 EXT. 343

October 15, 1979

Dear Pavlakis & Co.,

A check of our files shows that we have not received a Power of Attorney for Apollo Park located at NW corner of 25½ & Patterson Rd., for road improvements. For your convenience we have enclosed a Power of Attorney form for you to sign and have notarized. It is imperative that you complete this form and return it to this office immediately, as per your original agreement.

Please call this office at 243-9200, ext. 334, if you have any questions.

Sincerely,

Alex Candelaria
Development Enforcement Officer

Karl Metzner Senior Planner

#82-78

REVIEW COMMENTS FOR: #82-78 Zoning for Apollo Park Annex. C-2

AS OF AUGUST 22, 1978

No reviewing agencies comments

AUGUST 28 Ite	ng for Apollo Park Am
tioner Paulatis &	$G_{\mathbf{Q}}$.
NW corner of 252 x	Indepen.
view Agencies Comments	Review Agencies Comments
<u></u>	
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Action Taken 8/29/18	Action Taken P.C.
1 200 0/20 E	
Approved 20 Sept 18 =	C.C
Comments	Comments
<u></u>	
	RED FROM DEVELOPER
rainage Landscaping	eement Title Investigation Covenants
mprovements Guarantee	AnnexationOther (Specify)