

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 2849

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

MAYS SUBDIVISION
APPROXIMATELY 13.82 ACRES
LOCATED ON THE NORTH SIDE OF BROADWAY AT
MAYFIELD DRIVE

WHEREAS, on the 3rd day of May, 1995 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 7th day of June, 1995; 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:

Commencing at the Southeast corner of Section 16, Township 1 South, Range 1 West, thence N 90°00'00" W a distance of 655.50 feet to a point; thence N 00°00'00" W a distance of 486.19 feet to a point on the centerline of Colorado State Highway No.340 (Broadway) and True Point of Beginning of the parcel of land as described herein; thence N 00°00'00" E a distance of 141.26 feet to the Southeast corner of Lot 21, Block 1 of May's Subdivision as recorded in Plat Book 9 at Page 183 of the records of the Mesa County Clerk and Recorder; thence along the East line of Lots 21,20,19,18, 17 and 16, Block 1 of said May's Subdivision N 00°00'00" E a distance of 668.00 feet to the Northeast corner of said Lot 16; thence along the Northerly line of Lots 15,14,13 and 12, Block 1 of said May's Subdivision the following 3 courses:

- 1) Thence N 54°30'00" W a distance of 189.92 feet;
- 2) Thence N 75°15'00" W a distance of 120.00 feet;
- 3) Thence S 68°03'00" W a distance of 345.65 feet to the Northwest corner of said Lot 12; thence along the Westerly line of Lots 11,10 and 9, Block 1 of said May's Subdivision the following 4 courses:
 - 1) Thence S 10°47'00" W a distance of 192.26 feet;
 - 2) Thence S 79°13'00" E a distance of 23.60 feet;
 - 3) Thence S 27°45'00" E a distance of 109.50 feet;

4) Thence S 10°47'00" W a distance of 224.60 feet to the Southwest corner of said Lot 9; thence along the Northerly line of Lot 7, Block 1 of said May's Subdivision N 79°13'00" W a distance of 91.50 feet to the Northwest corner of said Lot 7; thence along the Westerly line of said Lot 7 and Lots 6 and 5, Block 1 of said May's Subdivision and extending to the centerline of Colorado State Highway No. 340 (Broadway) S 10°47'00" W a distance of 374.76 feet; thence along the centerline of said Colorado State Highway No.340 and 762.59 feet along the arc of a curve concave to the North having a radius of 1637.10 feet, whose chord bears N 86°53'01" E a distance of 755.72 feet to the Point of Beginning. Said parcel contains 13.82 acres more or less.

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

INTRODUCED on first reading on the 7th day of June, 1995.

ADOPTED and ordered published this 21st day of June, 1995.

Attest:

/s/ Ron Maupin
President of the Council

/s/ Stephanie Nye
City Clerk

MAY'S ANNEXATION

DESCRIPTION

A parcel of land situated in the Southeast 1/4 of Section 16, Township 1 South, Range 1 West of the Ute Meridian, Mesa County, Colorado, being more particularly described as follows:

Commencing at the Southeast corner of Section 16, Township 1 South, Range 1 West, thence N 90°00'00" W a distance of 655.50 feet to a point; thence N 00°00'00" W a distance of 486.19 feet to a point on the centerline of Colorado State Highway No.340 (Broadway) and True Point of Beginning of the parcel of land as described herein; thence N 00°00'00" E a distance of 141.26 feet to the Southeast corner of Lot 21, Block 1 of May's Subdivision as recorded in Plat Book 9 at Page 183 of the records of the Mesa County Clerk and Recorder; thence along the East line of Lots 21, 20,19,18, 17 and 16, Block 1 of said May's Subdivision N 00°00'00" E a distance of 668.00 feet to the Northeast corner of said Lot 16; thence along the Northerly line of Lots 15,14,13 and 12, Block 1 of said May's Subdivision the following 3 courses:

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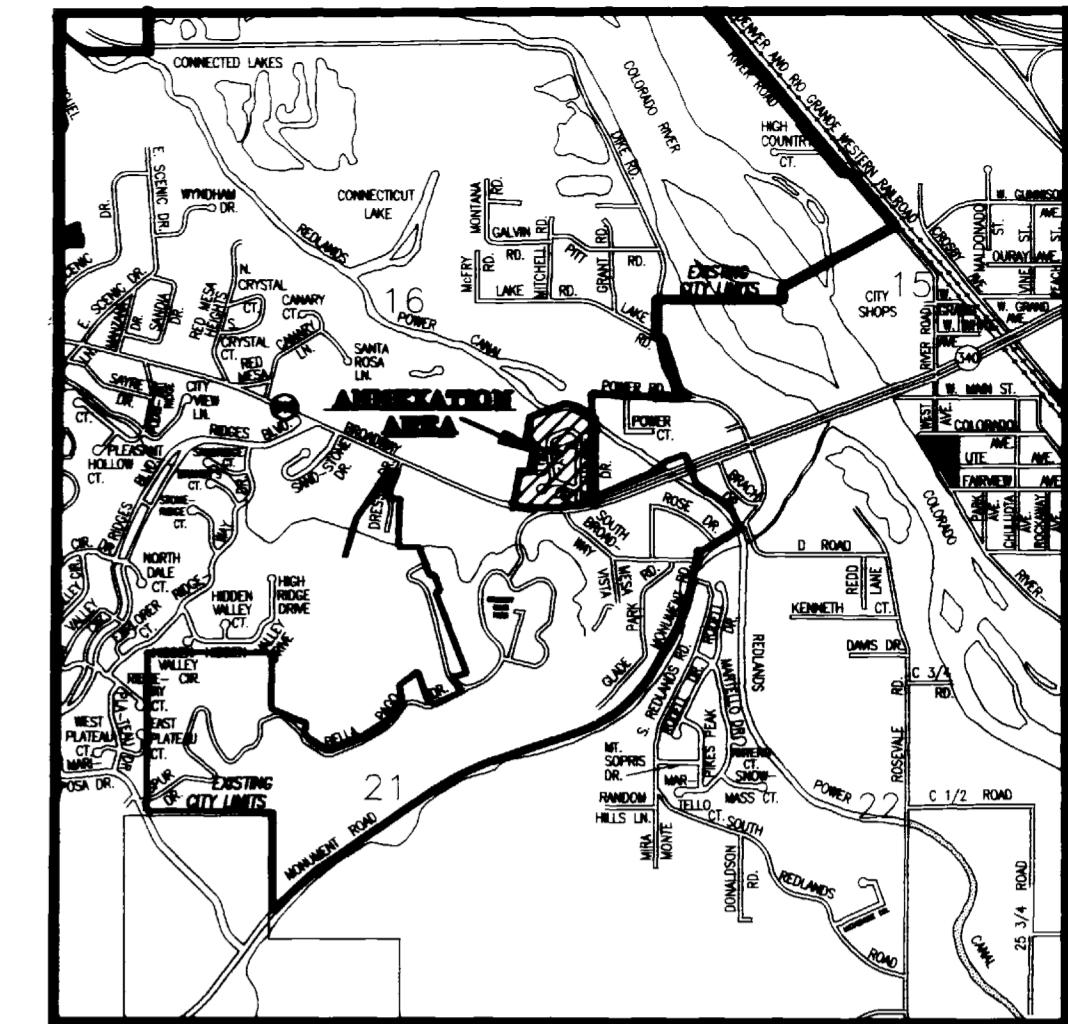
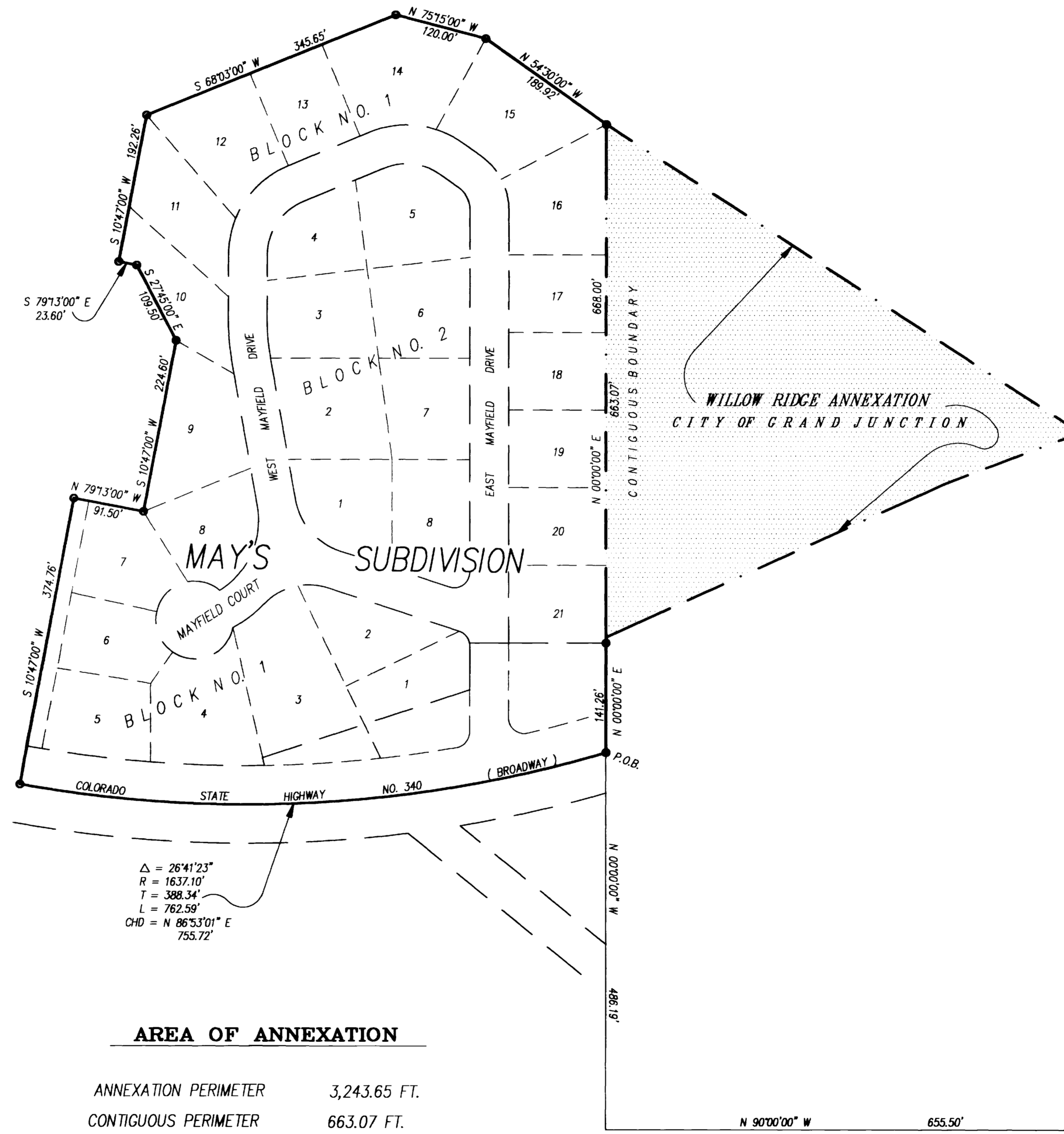
3) Thence S 68°03'00" W a distance of 345.65 feet to the Northwest corner of said Lot 12; thence along the Westerly line of Lots 11,10 and 9, Block 1 of said May's Subdivision the following 4 courses:

1) Thence S 10°47'00" W a distance of 192.26 feet;

2) Thence S 79°13'00" E a distance of 23.60 feet;

3) Thence S 27°45'00" E a distance of 109.50 feet;

4) Thence S 10°47'00" W a distance of 224.60 feet to the Southwest corner of said Lot 9; thence along the Northerly line of Lot 7, Block 1 of said May's Subdivision N 79°13'00" W a distance of 91.50 feet to the Northwest corner of said Lot 7; thence along the Westerly line of said Lot 7 and Lots 6 and 5, Block 1 of said May's Subdivision and extending to the centerline of Colorado State Highway No. 340 (Broadway) S 10°47'00" W a distance of 374.76 feet; thence along the centerline of said Colorado State Highway No.340 and 762.59 feet along the arc of a curve concave to the North having a radius of 1637.10 feet, whose chord bears N 86°53'01" E a distance of 755.72 feet to the Point of Beginning. Said parcel contains 13.82 acres more or less.



VICINITY MAP
N.T.S.

LEGEND

- ANNEXATION BOUNDARY
- - - - - EXISTING CITY LIMITS

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

SOUTHEAST CORNER
 SECTION 16
 TOWNSHIP 1 SOUTH, RANGE 1 WEST
 UTE MERIDIAN

AREA OF ANNEXATION

ANNEXATION PERIMETER	3,243.65 FT.
CONTIGUOUS PERIMETER	663.07 FT.
AREA IN SQUARE FEET	602,090.71
AREA IN ACRES	13.82

ORDINANCE NUMBER
2849

EFFECTIVE DATE
JULY 23, 1995

DESCRIPTION	DATE	DRAWN BY	SRP	DATE	03-29-95
REVISION ▲		CHECKED BY		DATE	
REVISION ▲		APPROVED BY		DATE	
REVISION ▲		FIELD BOOK NO.		PAGE	

SCALE
1" = 100'

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

MAY'S ANNEXATION

SHEET NO. 1
 OF 1
 FILE NO. MAY5.DWG