

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 2978

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

STASSEN ANNEXATION NO. 3
APPROXIMATELY 28.91 ACRES
LOCATED AT 673 20 1/2 ROAD

WHEREAS, on the 18th day of December, 1996 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 18th day of December, 1996; 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:

Stassen Annexation No. 3

A parcel of land situate in the north $\frac{1}{2}$ of Section 15, Township 11 South, Range 101 West of the 6th Principal Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Beginning at the northwest corner of the SE $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 15, thence S 00°25'33" W along the west line of said SE $\frac{1}{4}$ NW $\frac{1}{4}$ a distance of 20.00 feet to a point on the south right-of-way line for F $\frac{3}{4}$ Road; thence S 89°32'00" E along the south right-of-way line for said F $\frac{3}{4}$ Road a distance of 1300.00 feet to a point on the west right-of-way line for 20 $\frac{1}{2}$ Road; thence S 00°52'20" W along the west right-of-way line for said 20 $\frac{1}{2}$ Road a distance of 230.17 feet to a

point; thence S 87°37'40" E a distance of 20.01 feet to a point on the north-south centerline of said Section 15; thence S 00°52'20" W along said north-south centerline a distance of 598.16 feet to a point, from which the Center $\frac{1}{4}$ corner of said Section 15 bears S 00°52'20" W a distance of 471.00 feet; thence leaving said north-south centerline N 89°55'00" W a distance of 620.00 feet to a point; thence S 00°05'00" W a distance of 240.00 feet to a point; thence N 89°55'00" W a distance of 695.00 feet to a point on the west line of the SE $\frac{1}{4}$ NW $\frac{1}{4}$ of said Section 15; thence N 00°25'33" E along the west line of said SE $\frac{1}{4}$ NW $\frac{1}{4}$ a distance of 1077.77 feet to the point of beginning.

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

INTRODUCED on first reading on the 18th day of December, 1996.

ADOPTED and ordered published this 15th day of January, 1997.

Attest:

/s/ Linda Afman
President of the Council_

/s/ Stephanie Nye
City Clerk

STASSEN ANNEXATION NO. 3

DESCRIPTION



A parcel of land situate in the north 1/4 of Section 15, Township 11 South, Range 101 West of the 6th Principal Meridian, County of Mesa, State of Colorado, being more particularly described as follows.

Commencing at the northwest corner of the SE 1/4 NW 1/4 of said Section 15, thence S 00°25'33" W along the west line of said SE 1/4 NW 1/4 a distance of 20.00 feet to a point on the south right-of-way line for F 3/4 Road and True Point of Beginning of the parcel described herein; thence S 89°32'00" E along the south right-of-way line for said F 3/4 Road a distance of 1300.00 feet to a point on the west right-of-way line for 20 1/2 Road; thence S 00°52'20" W along the west right-of-way line for said 20 1/2 Road a distance of 230.17 feet to a point; thence S 87°37'40" E a distance of 20.01 feet to a point on the north-south centerline of said Section 15; thence S 00°52'20" W along said north-south centerline a distance of 598.16 feet to a point, from which the Center 1/4 corner of said Section 15 bears S 00°52'20" W a distance of 471.00 feet, thence leaving said north-south centerline N 89°55'00" W a distance of 620.00 feet to a point, thence S 00°05'00" W a distance of 240.00 feet to a point; thence N 89°55'00" W a distance of 695.00 feet to a point on the west line of the SE 1/4 NW 1/4 of said Section 15; thence N 00°25'33" E along the west line of said SE 1/4 NW 1/4 a distance of 1077.77 feet to the point of beginning

AREA OF ANNEXATION

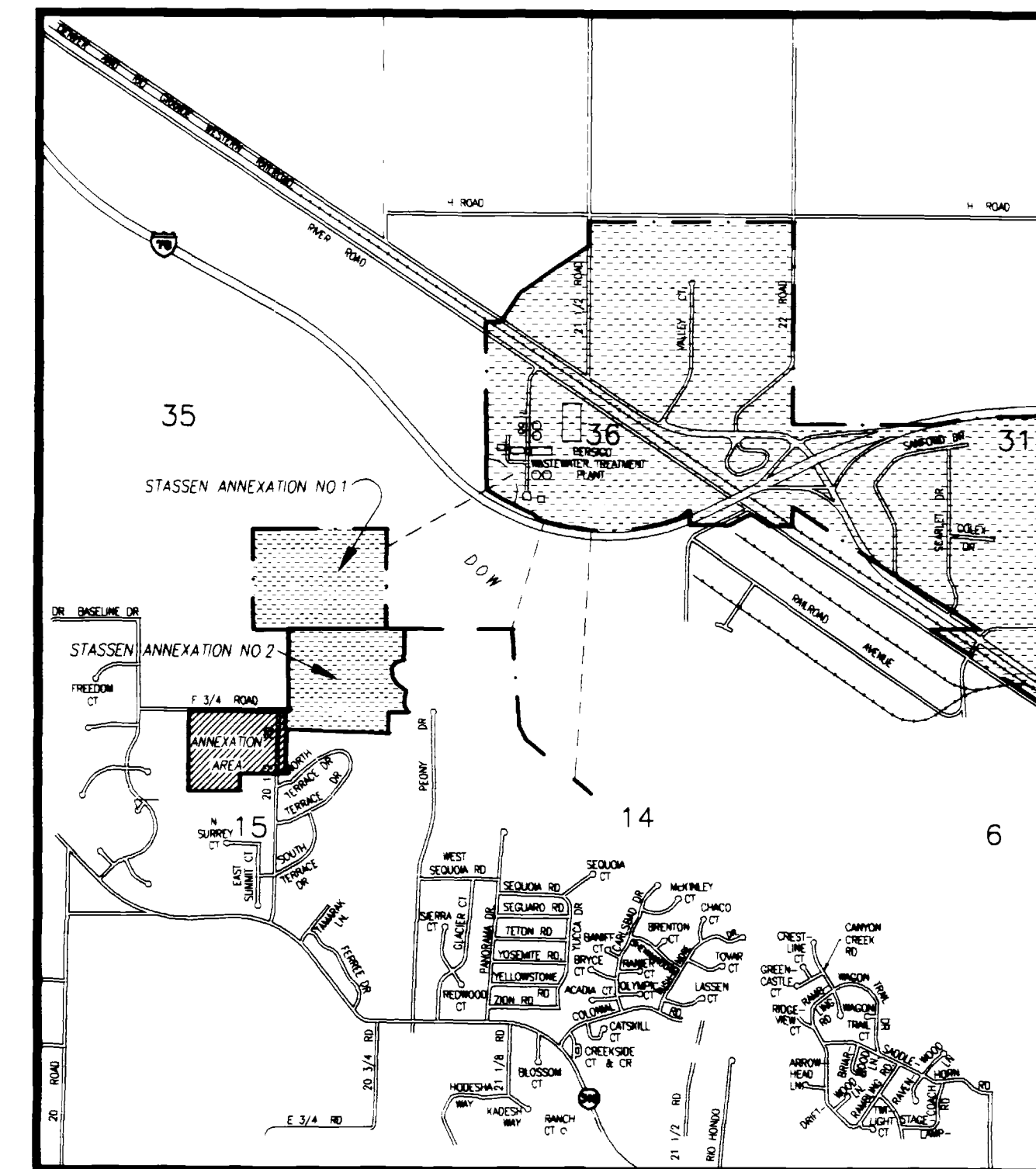
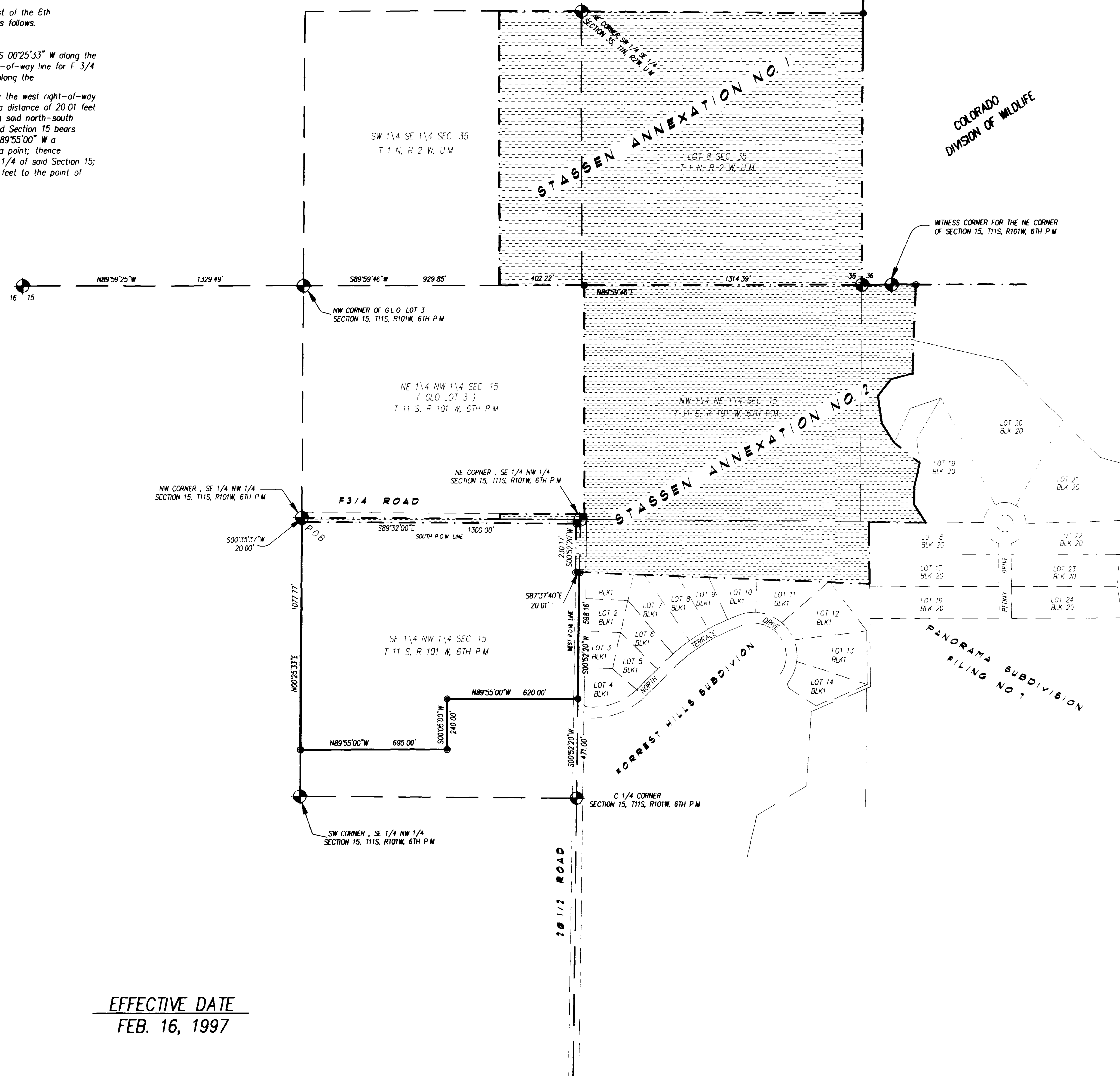
ANNEXATION PERIMETER	4,781.11 FT
CONTIGUOUS PERIMETER	1,550.19 FT
AREA IN SQUARE FEET	1,259,359.08
AREA IN ACRES	28.91

LEGEND

-  EXISTING CITY LIMITS
-  ANNEXATION BOUNDARY

ORDINANCE NO.
2978

EFFECTIVE DATE
FEB. 16, 1997



VICINITY MAP
NTS



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	DATE
▲			SRP	10-16-96
▲			CHECKED BY	
▲			APPROVED BY	
▲			FIELD BOOK NO.	PAGE

SCALE
1" = 300'

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

STASSEN ANNEXATION NO. 3

SHEET NO. 1
OF 1
FILE NO. STASSEN2.DWG