

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 3085

AN ORDINANCE ANNEXING TERRITORY TO THE
CITY OF GRAND JUNCTION, COLORADO
VILLAGE PARK ENCLAVE ANNEXATION
APPROXIMATELY 22.41 ACRES
LOCATED AT THE NORTHWEST CORNER OF 28 ¼ AND F ROADS

WHEREAS, on the 21st day of October, 1998 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 21st day of October, 1998; 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:

Perimeter Boundary Legal Description, Village Park Enclave Annexation

A parcel of land situate in the Southwest 1/4 of Section 6, Township 1 South, Range 1 East of the Ute Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Beginning at the SW 1/16 corner of said Section 6; thence S 89°58'30" E along the north line of the SE 1/4 SW 1/4 of said Section 6 a distance of 80.00 feet to the northwest corner of Lot 2 of Patterson Road Minor Subdivision as found recorded in Plat Book 15 at Page 188 of the records of the Mesa County Clerk and Recorder; thence along the east right-of-way line for 28 1/4 Road the following 5 courses:

S 00°00'32" W a distance of 852.88 feet;

157.96 feet along the arc of a curve to the left, having a radius of 630.00 feet, a delta angle of 14°21'58" and a chord bearing S 07°10'27" E a distance of 157.55 feet;

178.02 feet along the arc of a curve the right, having a radius of 710.00 feet, a delta angle of 14°21'56" and a chord bearing S 07°10'28" E a distance of 177.55 feet;

S 00°00'30" W a distance 51.37 feet;

S 44°59'32" E a distance of 49.50 feet to southwest corner of Lot 2 of said Patterson Road Minor

Subdivision; thence S 00°00'26" W a distance of 20.00 feet; thence N 89°59'34" W along a line 30.00 feet north of and parallel with the south line of the SE 1/4 SW 1/4 of said Section 6 a distance of 156.90 feet to a point; thence

S 00°00'32" W a distance of 30.00 feet to the southeast corner of said SW 1/4 SW 1/4; thence S 00°00'32" W a distance of 30.00 feet; thence S 90°00'00" W along a line 30.00 feet south of and parallel with the south line of the

SW 1/4 SW 1/4 of said Section 6 a distance of 636.45 feet; thence

N 00°02'07" E a distance of 80.00 feet to the southwest corner of Lot 1 of said Patterson Road Minor Subdivision;

thence N 00°02'07" E along the west line of said Lot 1 a distance of 1272.09 feet to the northwest corner of said Lot 1; thence S 89°58'12" E along the north line of said Lot 1 a distance of 635.83 feet to the point of beginning.

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

INTRODUCED on first reading on the 21st day of October, 1998.

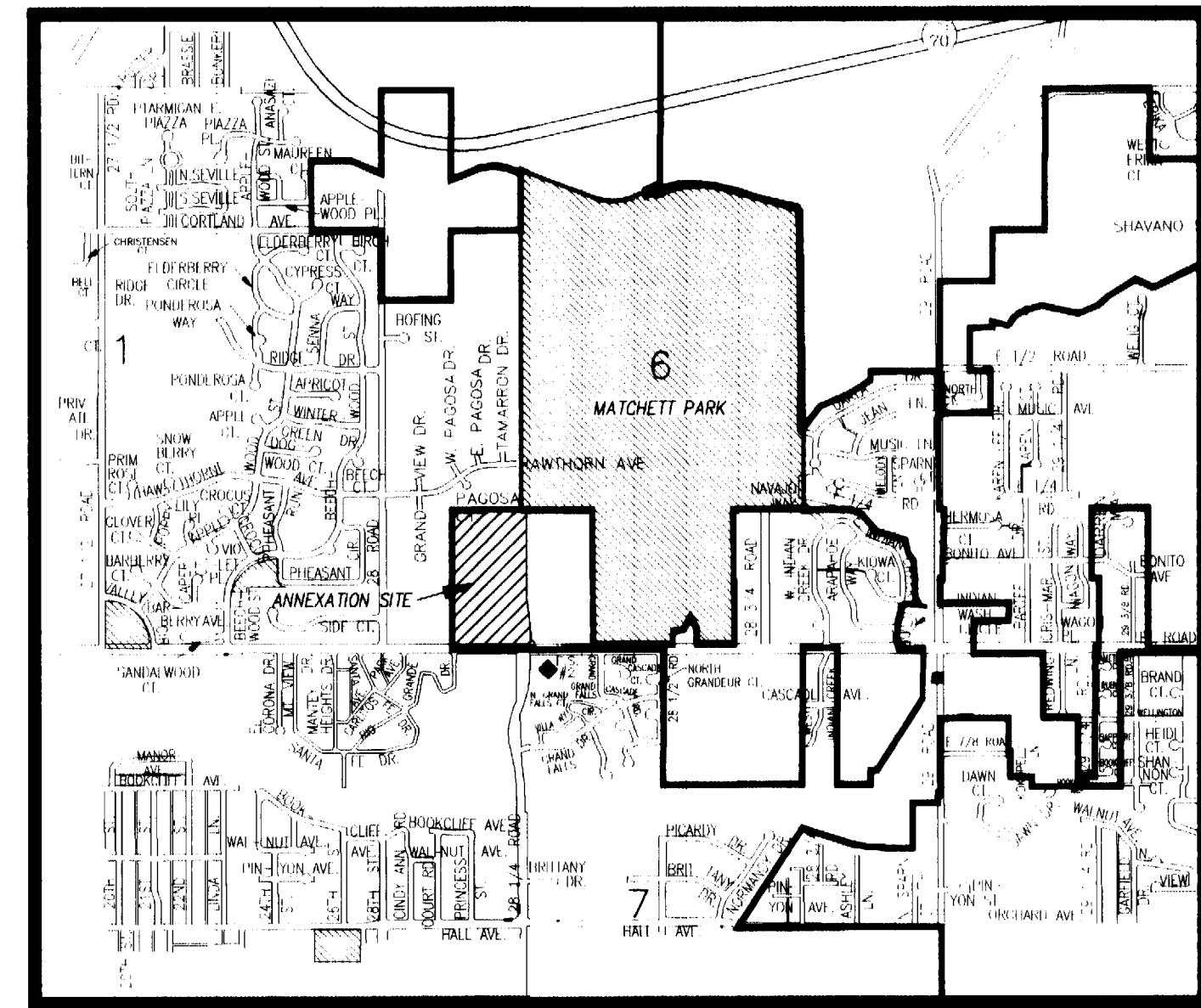
ADOPTED and ordered published this 16th day of December, 1998.

Attest:

/s/ Janet L. Terry
President of the Council

/s/ Stephanie Nye
City Clerk

VILLAGE PARK ENCLAVE ANNEXATION



VICINITY MAP

N.T.S.


DESCRIPTION

A parcel of land situate in the Southwest 1/4 of Section 6, Township 1 South, Range 1 East of the Ute Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

Beginning at the SW 1/16 corner of said Section 6; thence S 89°58'30" E along the north line of the SE 1/4 SW 1/4 of said Section 6 a distance of 80.00 feet to the northwest corner of Lot 2 of Patterson Road Minor Subdivision as found recorded in Plat Book 15 at Page 188 of the records of the Mesa County Clerk and Recorder; thence along the east right-of-way line for 28 1/4 Road the following 5 courses:

- 1) S 00°00'32" W a distance of 852.88 feet;
- 2) 157.96 feet along the arc of a curve to the left, having a radius of 630.00 feet, a delta angle of 142°1'58" and a chord bearing S 07°10'27" E a distance of 157.55 feet;
- 3) 178.02 feet along the arc of a curve to the right, having a radius of 710.00 feet, a delta angle of 142°1'56" and a chord bearing S 07°10'28" E a distance of 177.55 feet;
- 4) S 00°00'30" E a distance of 51.37 feet;
- 5) S 44°59'32" E a distance of 49.50 feet to the southwest corner of Lot 2 of said Patterson Road Minor Subdivision; thence leaving said north right-of-way line S 00°00'26" W a distance of 20.00 feet; thence N 89°59'34" W along a line 30.00 feet north of and parallel with the south line of the SE 1/4 SW 1/4 of said Section 6 a distance of 156.90 feet to a point; thence S 00°00'32" W a distance of 30.00 feet to the southeast corner of said SW 1/4 SW 1/4; thence S 00°00'32" W a distance of 30.00 feet; thence S 90°00'00" W along a line 30.00 feet south of and parallel with the south line of the SW 1/4 SW 1/4 of said Section 6 a distance of 636.45 feet; thence N 00°02'07" E a distance of 80.00 feet to the southwest corner of Lot 1 of said Patterson Road Minor Subdivision; thence N 00°02'07" E along the west line of said Lot 1 a distance of 1272.09 feet to the northwest corner of said Lot 1; thence S 89°58'12" E along the north line of said Lot 1 a distance of 635.83 feet to the point of beginning.

LEGEND

ANNEXATION BOUNDARY 
 EXISTING CITY LIMITS 

AREA OF ANNEXATION

ANNEXATION PERIMETER	4231.00 FT.
CONTIGUOUS PERIMETER	2921.27 FT.
AREA IN SQUARE FEET	976218.40
AREA IN ACRES	22.41

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.


 SENIOR REAL ESTATE TECHNICIAN, PLS 22580

DISCOVERY 76 ANNEXATION
 ORDINANCE NO. 2758

MATCHETT PARK ANNEXATION
 ORDINANCE NO. 2965

NW CORNER OF THE SW 1/4 SW 1/4
 SECTION 6, T1S, R1E, UM

P.O.B.
 SW 1/16 CORNER
 SECTION 6, T1S, R1E, UM

NE CORNER OF THE SE 1/4 SW 1/4
 SECTION 6, T1S, R1E, UM

LOT 1

LOT 2

NAZARENE ANNEXATION
 ORDINANCE NO. 2859

PATTERSON ROAD

28 1/4 ROAD ROW

MINOR SUBDIVISION

R=630.00
 L=157.96
 Tan=78.40
 Delta=142'1'58"
 Ch=157.55

R=710.00
 L=178.02
 Tan=88.48
 Delta=142'1'56"
 Ch=177.55

SW CORNER
 SECTION 6, T1S, R1E, UM

NE CORNER
 LOT 1

NORTH R.O.W. LINE FOR PATTERSON ROAD

SW CORNER
 LOT 1

SW CORNER
 LOT 2

SW CORNER
 LOT 1

SW CORNER
 LOT 2

SW CORNER
 LOT 1

SW CORNER
 LOT 2

S 1/4 CORNER
 SECTION 6, T1S, R1E, UM

MANTEY HEIGHTS ANNEXATION
 ORDINANCE NO. 1367

MANTEY HEIGHTS WATER TANK ANNEXATION
 ORDINANCE NO. 1501

FALLS ENCLAVE ANNEXATION
 ORDINANCE NO. 1845

FALLS ANNEXATION
 ORDINANCE NO. 1733

ORDINANCE NO.
 3085

EFFECTIVE DATE
 JAN. 17, 1999

Notice:
 According to Colorado law you have 60 days from the effective date shown hereon to file a complaint based upon any defect on this plat. If no complaint is filed within said 60 days then said plat stands despite all defects and or errors.

DRAWN BY SRP DATE 8-10-98
 DESIGNED BY DATE
 CHECKED BY DATE
 APPROVED BY DATE

SCALE
 1" = 100'

DEPARTMENT OF PUBLIC WORKS AND UTILITIES
 ENGINEERING AND TECHNICAL SERVICES DIVISIONS
 CITY OF GRAND JUNCTION, COLORADO

VILLAGE PARK ENCLAVE ANNEXATION
 SW 1/4 OF SECTION 6, T1S, R1E, U.M.
 MESA COUNTY, COLORADO