

CITY OF GRAND JUNCTION, COLORADO

Ordinance No. 3138

VACATING PORTIONS OF THE WEST MAIN STREET, WHITE AVENUE and  
SPRUCE STREET RIGHTS-OF-WAY

Recitals:

The applicant is proposing to construct a new Mesa County Justice Center on vacant parcels near the intersection of Spruce and West Main Streets. In order to meet site design guidelines and regulations for security and landscaping purposes, the applicant is requesting vacation of portions of right-of-way along West Main Street, White Avenue and Spruce Street.

The Planning Commission, having heard and considered the request and found the criteria of Section 8-3 of the Zoning and Development Code to have been met, recommended approval of the vacation request.

NOW THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF GRAND JUNCTION THAT THE PORTIONS OF THE WEST MAIN STREET, WHITE AVENUE and SPRUCE STREET RIGHTS-OF-WAY DESCRIBED BELOW AND IDENTIFIED ON EXHIBIT A ATTACHED ARE HEREBY VACATED AND RETAINED AS MULTIPURPOSE EASEMENTS:

Parcel A

That part of White Ave located in the SE1/4 of Sec 15, T1S R1W of the U.M., Grand Jct, Mesa Co, Colorado lying within Richard D. Mobley's First Sub, being more particularly described as follows: Commencing at a City Monument for the 20ft offset-line intersection of said White Ave and Spruce St, from whence a City Monument for the 20ft offset-line intersection of said Spruce St and Main St bears S00deg00'16"W 701.55 ft; thence S21deg03'29"W 55.66 ft to the POB; thence the following 9 courses and distances: 1. S00deg00'29"E 8.05 ft; 2. N89deg58'00"W 186.25 ft; 3. N45deg04'24"E 19.81 ft; 4. S89deg58'00"E 40.34 ft; 5. S44deg58'00"E 14.14 ft; 6. S89deg58'00"E 50.33 ft; 7. N45deg02'00"E 14.14 ft; 8. S89deg58'00"E 55.74 ft; 9. S44deg20'12"E 8.32 ft to the beg.

Parcel B

That part of Spruce St located in the SE1/4 of Sec 15, T1S R1W of the U.M., Grand Jct, Mesa Co, Colorado lying within Richard D. Mobley's First Sub, being more particularly described as follows: Commencing at a City Monument for the 20ft offset-line intersection of said Spruce St and White Ave, from whence a City Monument for the 20ft offset-line intersection of said Spruce St and Main St bears S00deg00'16"W 701.55 ft; thence S21deg03'29"W 55.66 ft to the POB; thence the following 10 courses and

distances: 1. S44deg20'12"E 20.04 ft; 2. S00deg00'29"E 284.07 ft; 3. S00deg00'59"W 50.73 ft; 4. S45deg00'59"W 4.24 ft; 5. S00deg00'59"W 8.25 ft; 6. S44deg59'01"E 4.24 ft;

7. S00deg00'59"W 261.76 ft; 8. S44deg04'58"W 20.14 ft; 9. N00deg00'59"E 341.21 ft; 10. N00deg00'29"W 298.40 ft to the beg.

#### Parcel C

That part of Spruce St located in the SE1/4 of Sec 15, T1S R1W of the U.M., Grand Jct, Mesa Co, Colorado lying within Richard D. Mobley's First Sub, being more particularly described as follows: Commencing at a City Monument for the 20ft offset-line intersection of said Spruce St and Main St, from whence a City Monument for the 20ft offset-line intersection of said Spruce S and White Ave bears N00deg00'16"E 701.55 ft; thence S15deg45'01"W 74.11 ft to the POB; thence the following 4 courses and distances: 1.S43deg17'48"E 20.56 ft; 2.S00deg00'59"W 234.21 ft; 3.N41deg16'35"W 21.37 ft; 4.N00deg00'59"E 233.11 ft to the beg.

#### Parcel D

That part of Main St located in the SE1/4 of Sec 15, T1S R1W of the U.M., Grand Jct, Mesa Co., Colorado lying within Richard D. Mobley's First Sub., being more particularly described as follows: Commencing at a City Monument for the 20ft offset-line intersection of said Main St and Spruce St, from whence a City Monument for the 20ft offset-line intersection of said Spruce St and White Ave bears N00deg00'16"E 701.55 ft; thence N63deg24'23"W 22.36 ft to the POB; thence the following 9 courses and distances: 1. S44deg04'58"W 9.76 ft; 2. N89deg58'41"W 260.74 ft; 3. N44deg57'47"W 10.75 ft; 4. N87deg56'46"W 51.95 ft; 5. S45deg02'13"W 11.94 ft; 6. N89deg58'41"W 191.03 ft; 7. N69deg50'26"W 46.46 ft; 8. S89deg58'41"E 570.14 feet; 9. S00deg00'59"W 9.99 ft to the beg.

#### Parcel E

That part of Main Street located in the SE1/4 of Sec 15, T1S R1W of the U.M., Grand Jct, Mesa Co, Colorado lying within Richard D. Mobley's First Sub, being more particularly described as follows: Commencing at a City Monument for the 20ft offset-line intersection of said Main St and Spruce St, from whence a City Monument for the 20ft offset-line intersection of said Spruce St and White Ave bears N00deg00'16"E 701.55 ft; thence S15deg45'01"W 74.11 ft to the POB; thence the following 13 courses and distances: 1. S00deg00'59"W 8.66 ft; 2. N89deg58'41"W 484.76 ft; 3. N00deg01'19"E 17.00 ft; 4. S89deg58'41"E 156.93 ft; 5. S44deg58'41"E 12.73 feet; 6. S89deg58'41"E 51.85 ft; 7. N45deg01'19"E 12.73 ft; 8. S89deg58'41"E 64.08 ft; 9. S44deg58'41"E 12.73 ft; 10. S89deg58'41"E 51.85 ft; 11. N45deg01'19"E 12.73 ft; 12. S89deg58'41"E 116.19 ft; 13. S43deg17'48"E 11.46 ft to the beg.

INTRODUCED for FIRST READING and PUBLICATION this 7th day of April, 1999.

PASSED on SECOND READING this 21st day of April, 1999.

ATTEST:

/s/ Stephanie Nye  
City Clerk

/s/ Janet L. Terry  
President of Council