

**CITY OF GRAND JUNCTION, COLORADO**

**ORDINANCE NO. 3175**

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

**HALL ANNEXATION NO. 1  
APPROXIMATELY 1.16 ACRES  
LOCATED AT ROUND TABLE ROAD AT 30 ¼ ROAD AND F ¼ ROAD**

**WHEREAS**, on the 7th day of July, 1999 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 August, 1999; 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:

**HALL ANNEXATION NO. 1**

A parcel of land situate in Sections 4, 5, 8 & 9, 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 northwest corner of Section 9; thence S 89°55'25" E along the section line common with said Section 9 and Section 4 a distance of 673.22 feet to a point; thence leaving said section line S 00°04'35" W a distance of 50.00 feet to a point on the south right of way line for F Road (Patterson Road); thence N 89°55'25" W along said south right of way line a distance of 673.06 feet to a point on the section line common with said Section 9 and Section 8; thence continuing along said south right of way line S 89°57'59" W a distance of 65.06 feet to a point; thence leaving said south right of way line N 00°06'00" W a distance of 100.00 feet to a point on the north right of way line for said F Road; thence N 44°53'59" E a distance of 35.31 feet to a point on the west right of way line for 30 Road; thence N 00°09'29" W along said west right of way line a distance of 225.00 feet to a point; thence leaving said west right of way line N 89°50'32" E a distance of 40.00 feet to a point on the section line common with

Section 5 and said Section 4; thence S 00°09'29" E along said section line a distance of 300.05 feet to the point of beginning, containing 1.16 acres more or less.

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

**INTRODUCED** on first reading on the 7<sup>th</sup> day of July, 1999.

**ADOPTED** and ordered published this 18th day of August, 1999.

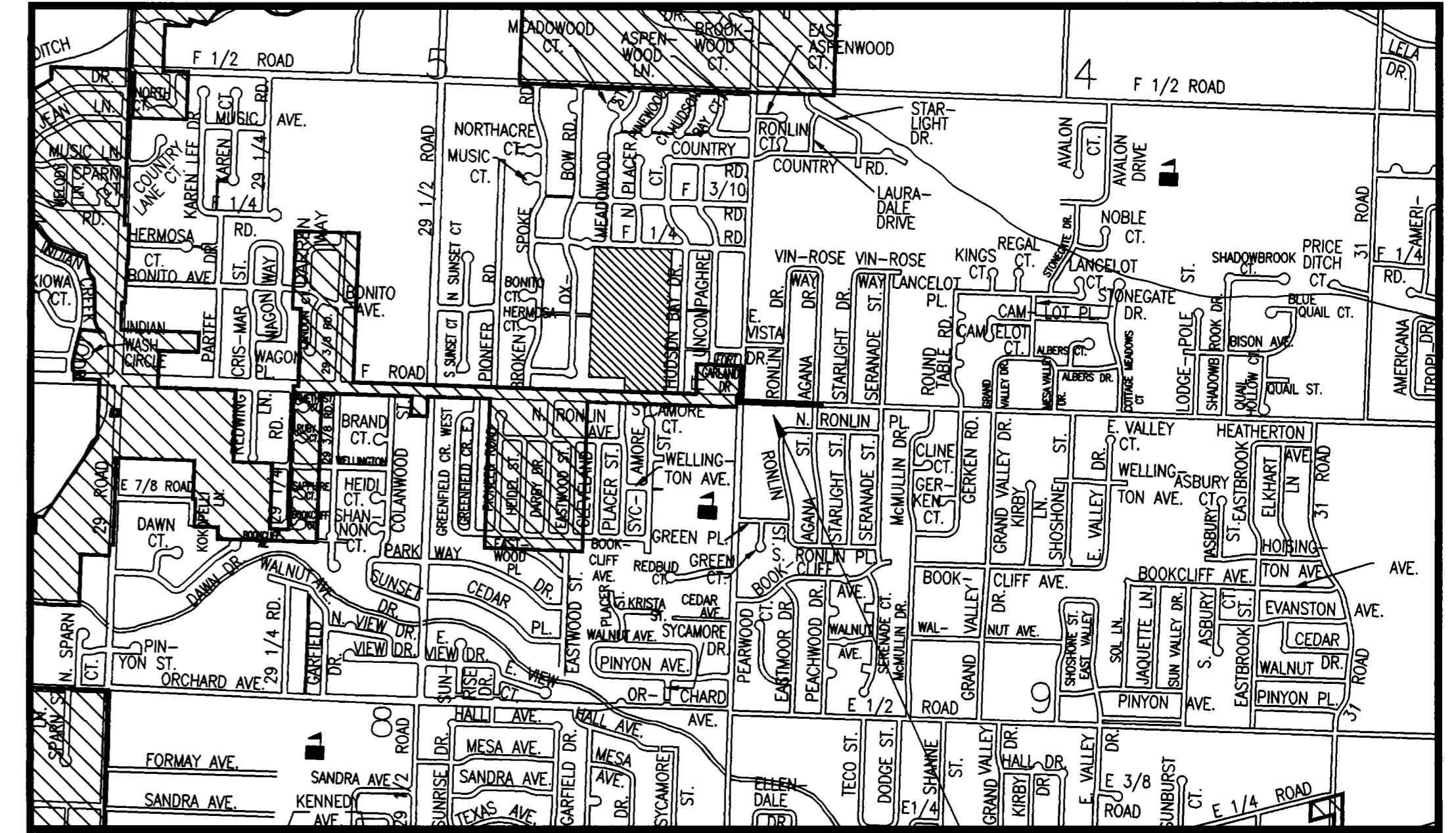
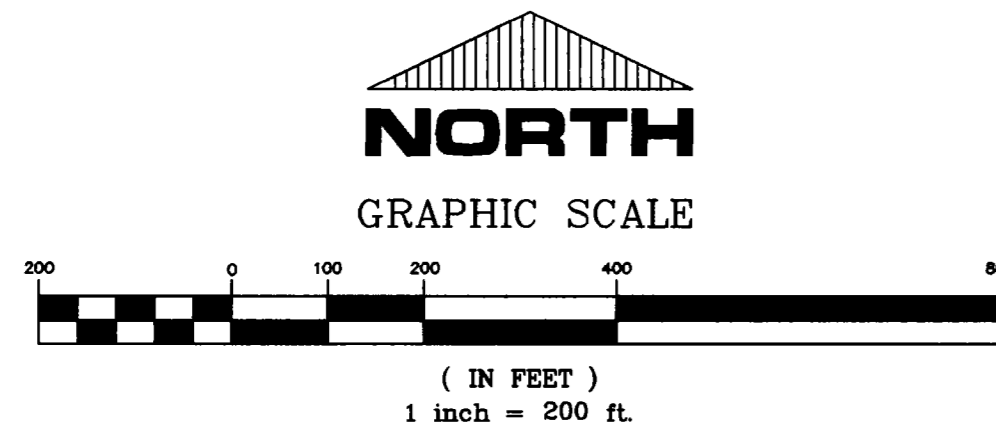
Attest:

/s/ Stephanie Nye  
City Clerk

/s/ Gene Kinsey  
President of the Council

# HALL ANNEXATION NO.1

SITUATE IN SECTIONS 5, 8 & 9, TOWNSHIP 1 SOUTH, RANGE 1 EAST, OF THE UTE MERIDIAN  
COUNTY OF MESA, STATE OF COLORADO



SITE

### LEGAL DESCRIPTION

A parcel of land situate in Sections 5, 8 & 9, 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 northwest corner of Section 9; thence S 89°55'25" E along the section line common with said Section 9 and Section 4 a distance of 673.22 feet to a point; thence leaving said section line S 00°04'35" W a distance of 50.00 feet to a point on the south right of way line for F Road ( Patterson Road ); thence N 89°55'25" W along said south right of way line a distance of 673.06 feet to a point on the section line common with said Section 9 and Section 8; thence continuing along said south right of way line S 89°57'59" W a distance of 65.06 feet to a point; thence leaving said south right of way line N 00°06'00" W a distance of 100.00 feet to a point on the north right of way line for said F Road; thence N 44°53'59" E a distance of 35.31 feet to a point on the west right of way line for 30 Road; thence N 00°09'29" W along said west right of way line a distance of 225.00 feet to a point; thence leaving said west right of way line N 89°50'32" E a distance of 40.00 feet to a point on the section line common with Section 5 and said Section 4; thence S 00°09'29" E along said section line a distance of 300.05 feet to the point of beginning, containing 1.16 acres more or less.

### AREA OF ANNEXATION

ANNEXATION PERIMETER	2161.70 FT.
CONTIGUOUS PERIMETER	360.31 FT.
AREA IN SQUARE FEET	50474.77
AREA IN ACRES	1.16

### 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 constitutes a legal survey, and is not intended to be used as a means for establishing or verifying property boundaries.

*Stan R. Pace*  
SENIOR REAL ESTATE TECHNICIAN, PLS 22580

ORDINANCE NO.  
3175

EFFECTIVE DATE  
SEPT. 19, 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 6-30-99  
DESIGNED BY DATE  
CHECKED BY DATE  
APPROVED BY DATE

SCALE  
1" = 200'

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

HALL ANNEXATION NO.1