

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 3227

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

**BROOME ANNEXATION
APPROXIMATELY 2.12 ACRES
LOCATED 3090 I-70 B**

WHEREAS, on the 1ST day of December, 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 19th day of January, 2000; 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
Broome Annexation

A parcel of land situate in the SE 1/4 of Section 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 northeast corner of Lot 3 of 31 Road Business Park Subdivision as found recorded in Plat Book 12 at Page 353 of the records of the Mesa County Clerk and Recorder; thence S 00°00'00" W along the east line of said Lot 3 a distance of 215.69 feet to the southeast corner of said Lot 3; thence S 00°00'00" W along the east line of Lot 6 of said 31 Road Business Park Subdivision a distance of 214.42 feet to the southeast corner of said Lot 6; thence S 69°03'28" W along the northerly right of way line for I-70 B a distance of 193.43 feet to the southwest corner of said Lot 6; thence N 00°00'00" E along the east right of way line for Hoover Drive a distance of 221.55 feet to the northwest corner of said Lot 6; thence crossing said Hoover Drive S 71°02'52" W a distance of 63.44 feet to the southeast corner of Lot 4 of said 31 Road Business Park Subdivision; thence N 00°00'00" E along the west right of way line for said Hoover Drive a distance of 197.96 feet to a point; thence 37.33 feet along said west right of way line and arc of a curve to the left, having a radius of 20.00 feet, a delta angle of 106°56'58" and a long chord bearing N 53°28'29" W a distance of 32.14 feet to a point on the south right of way line for E 1/4 Road; thence N 73°03'02" E along the south right of way line for said E 1/4 Road a distance of 278.59 feet to the point of beginning, containing 2.12 acres more or less.

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

INTRODUCED on first reading on the 1st day of December, 1999.

ADOPTED and ordered published this 19th day of January, 2000.

Attest:

/s/ Gene Kinsey

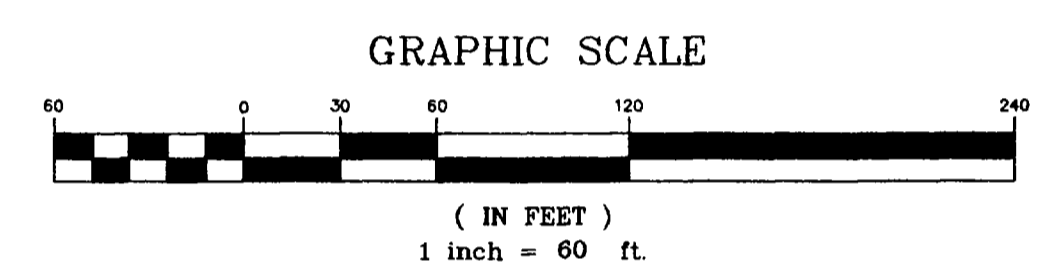
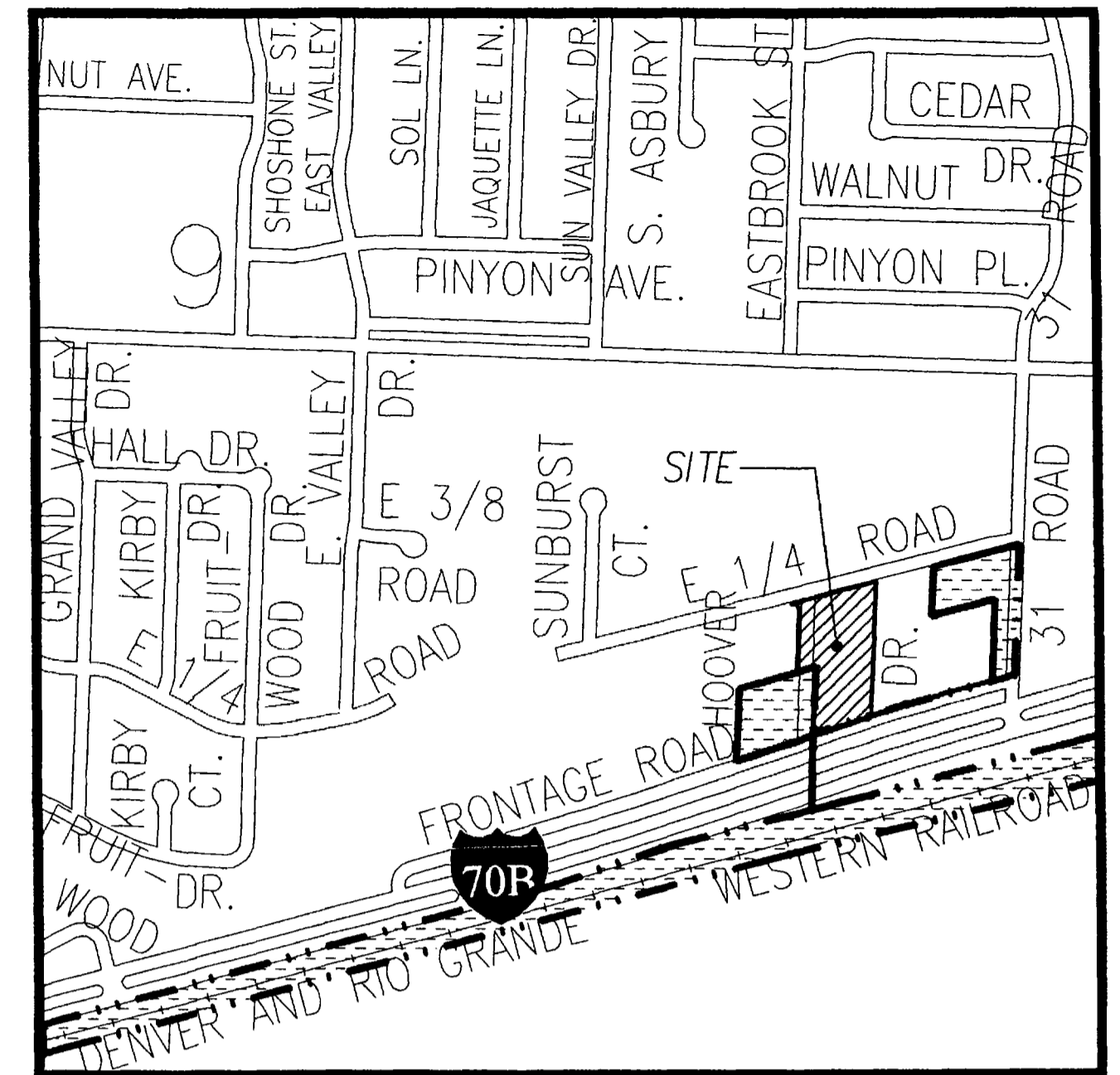
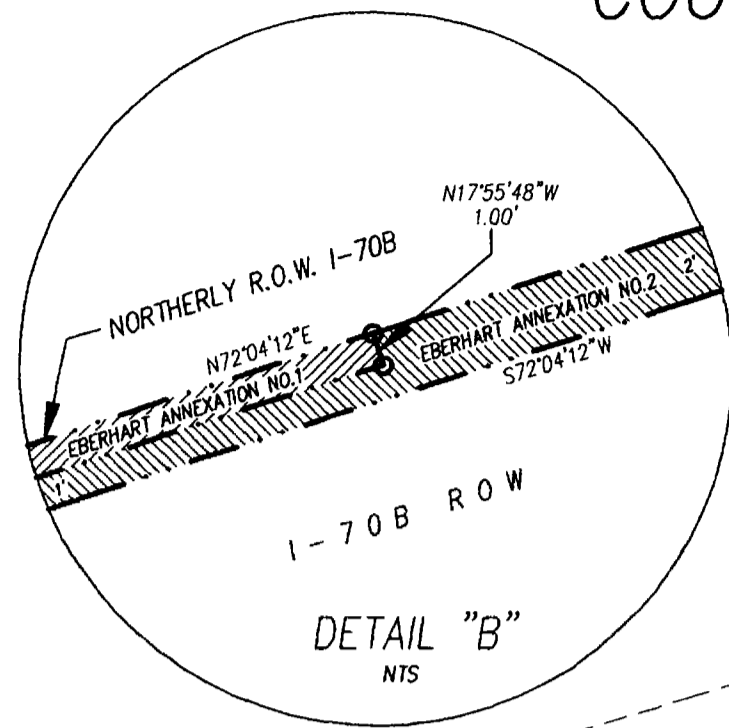
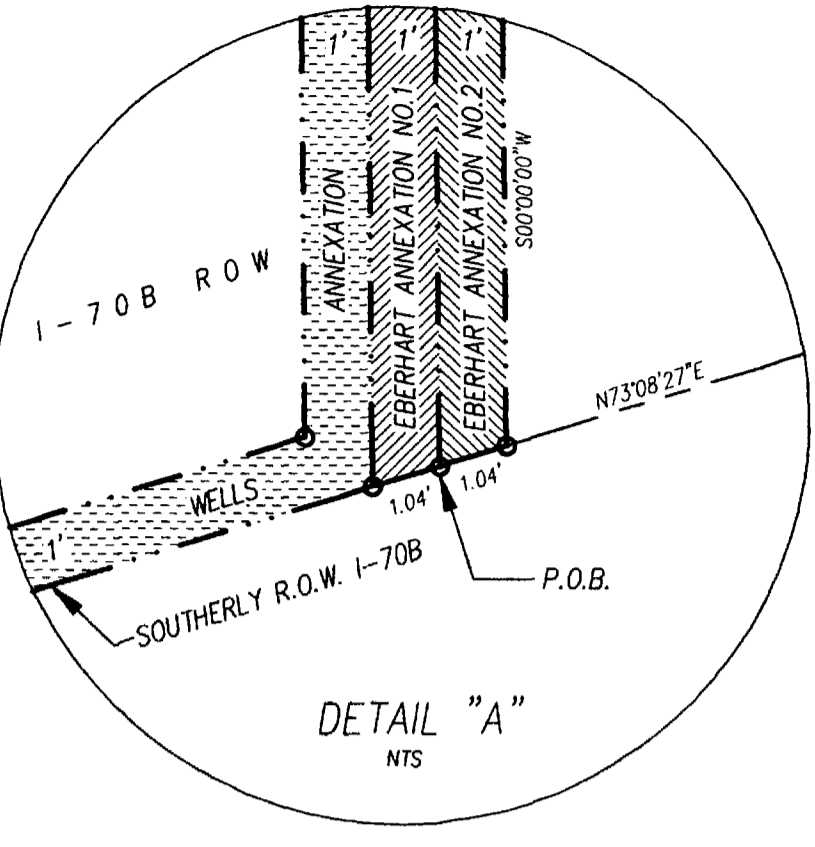
President of the Council

/s/ Theresa F. Martinez

Deputy City Clerk

BROOME ANNEXATION

SITUATE IN THE SE 1/4, SECTION 9, T1S, R1E, U.M.
COUNTY OF MESA, STATE OF COLORADO



LEGAL DESCRIPTION

A parcel of land situate in the SE 1/4 of Section 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 northeast corner of Lot 3 of 31 Road Business Park Subdivision as found recorded in Plat Book 12 at Page 353 of the records of the Mesa County Clerk and Recorder; thence S 00°00'00" W along the east line of said Lot 3 a distance of 215.69 feet to the southeast corner of said Lot 3; thence S 00°00'00" W along the east line of Lot 6 of said 31 Road Business Park Subdivision a distance of 214.42 feet to the southeast corner of said Lot 6; thence S 69°03'28" W along the northerly right of way line for I-70 B a distance of 193.43 feet to the southwest corner of said Lot 6; thence N 00°00'00" E along the east right of way line for Hoover Drive a distance of 221.55 feet to the northwest corner of said Lot 6; thence crossing said Hoover Drive S 71°02'52" W a distance of 63.44 feet to the southeast corner of Lot 4 of said 31 Road Business Park Subdivision; thence N 00°00'00" E along the west right of way line for said Hoover Drive a distance of 197.96 feet to a point; thence 37.33 feet along said west right of way line and arc of a curve to the left, having a radius of 20.00 feet, a delta angle of 106°56'58" and a long chord bearing N 53°28'29" W a distance of 32.14 feet to a point on the south right of way line for E 1/4 Road; thence N 73°03'02" E along the south right of way line for said E 1/4 Road a distance of 278.59 feet to the point of beginning.

AREA OF ANNEXATION

ANNEXATION PERIMETER	1422.40 FT.
CONTIGUOUS PERIMETER	478.42 FT.
AREA IN SQUARE FEET	92567.62
AREA IN ACRES	2.12

LEGEND

ANNEXATION BOUNDARY	———
EXISTING CITY LIMITS	- - - - -

WELLS ANNEXATION
ORDINANCE NO. 3092

SOUTHERN PACIFIC RAILROAD ANNEXATION NO. 2
ORDINANCE NO. 3159
SOUTHERN PACIFIC TRANSPORTATION COMPANY RIGHT-OF-WAY

ORDINANCE NO.
3227

EFFECTIVE DATE
FEBRUARY 24, 2000

DRAWN BY	SRP	DATE	11-02-99
DESIGNED BY		DATE	
CHECKED BY		DATE	
APPROVED BY		DATE	

SCALE
1" = 60'

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

BROOME ANNEXATION

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.

