

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 3299

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

**EPHEMERAL RESOURCES ANNEXATION NO. 3
APPROXIMATELY 109.87 ACRES
LOCATED AT 29 5/8 ROAD AND D ROAD
AND INCLUDING PORTIONS OF THE 29 ROAD AND D ROAD
RIGHTS-OF-WAY**

WHEREAS, on the 6th day of September, 2000 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 October, 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:

EPHEMERAL RESOURCES ANNEXATION NO. 3

A parcel of land situate in Section 20, 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 North 1/4 corner of Section 20; thence S 00°01'52" W along the east line of the NE 1/4 NW 1/4 of said Section 20 a distance of 1324.46 feet to the CN 1/16 corner of said Section 20; thence S 00°00'25" W along the east line of the SE 1/4 NW 1/4 of said Section 20 a distance of 1325.57 feet to the C 1/4 corner of said Section 20; thence S 00°00'25" W along the east line of the NE 1/4 SW 1/4 of said Section 20 a distance of 569.60 feet to a point; thence S 89°57'49" W a distance of 673.54 feet to a point; thence S 43°05'57" W a distance of 950.26 feet to a point on the west line of said NE 1/4 SW 1/4; thence N 00°08'02" E along the west line of the NE 1/4 SW 1/4 of said Section 20 a distance of 1264.15 feet to the CW 1/16 corner of said Section 20; thence N 00°03'51" E along the west line of the SE 1/4 NW 1/4 of said Section 20 a distance of 1322.85 feet to the NW 1/16 corner

of said Section 20; thence S 89°53'36" W along the south line of the NW 1/4 NW 1/4 of said Section 20 a distance of 791.67 feet to a point; thence N 22°51'01" E a distance of 1004.19 feet to a point; thence N 90°00'00" E a distance of 1050.95 feet to a point; thence N 00°04'35" E a distance of 398.00 feet to a point 5 feet south of the north line of the NW 1/4 of said Section 20; thence S 90°00'00" W along a line 5 feet south of and parallel with the north line of said NW 1/4 a distance of 372.00 feet to a point; thence S 00°04'35" W a distance of 5.00 feet to a point; thence S 90°00'00" W along a line 10 feet south of and parallel with the north line of the NW 1/4 of said Section 20 a distance of 1583.56 feet to a point; thence S 00°07'18" W along a line 10 feet east of and parallel with the west line of the NW 1/4 NW 1/4 of said Section 20 a distance of 1245.02 feet to a point; thence S 89°52'42" E a distance of 5.00 feet to a point; thence S 00°07'18" W along a line 15 feet east of and parallel with the west line of said NW 1/4 NW 1/4 a distance of 74.37 feet to a point on the south line of said NW 1/4 NW 1/4; thence S 00°07'18" W along a line 15 feet east of and parallel with the west line of the SW 1/4 NW 1/4 of said Section 20 a distance of 1320.13 feet to a point on the south line of said SW 1/4 NW 1/4; thence S 00°07'00" W along a line 15 feet east of and parallel with the west line of the NW 1/4 SW 1/4 of said Section 20 a distance of 40.06 feet to a point; thence N 89°38'24" W a distance of 5.00 feet to a point; thence N 00°07'00" E along a line 10 feet east of and parallel with the west line of said NW 1/4 SW 1/4 a distance of 40.04 feet to a point on the north line of the NW 1/4 SW 1/4 of said Section 20; thence N 00°07'18" E along a line 10 feet east of and parallel with the west line of the SW 1/4 NW 1/4 of said Section 20 a distance of 1320.13 feet to a point on the north line of said SW 1/4 NW 1/4; thence N 00°07'18" E along a line 10 feet east of and parallel with the west line of the NW 1/4 NW 1/4 of said Section 20 a distance of 69.37 feet to a point; thence N 89°52'42" W a distance of 5.00 feet to a point; thence N 00°07'18" E along a line 5 feet east of and parallel with the west line of said NW 1/4 NW 1/4 a distance of 1255.01 feet to a point; thence N 90°00'00" E along a line 5 feet south of and parallel with the north line of the NW 1/4 of said Section 20 a distance of 1583.56 feet to a point; thence N 00°04'35" E a distance of 5.00 feet to a point on the north line of the NW 1/4 of said Section 20; thence N 90°00'00" E along the north line of said NW 1/4 a distance of 1046.56 feet to the point of beginning.

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

INTRODUCED on first reading on the 6th day of September, 2000.

ADOPTED and ordered published this 18th day of October, 2000.

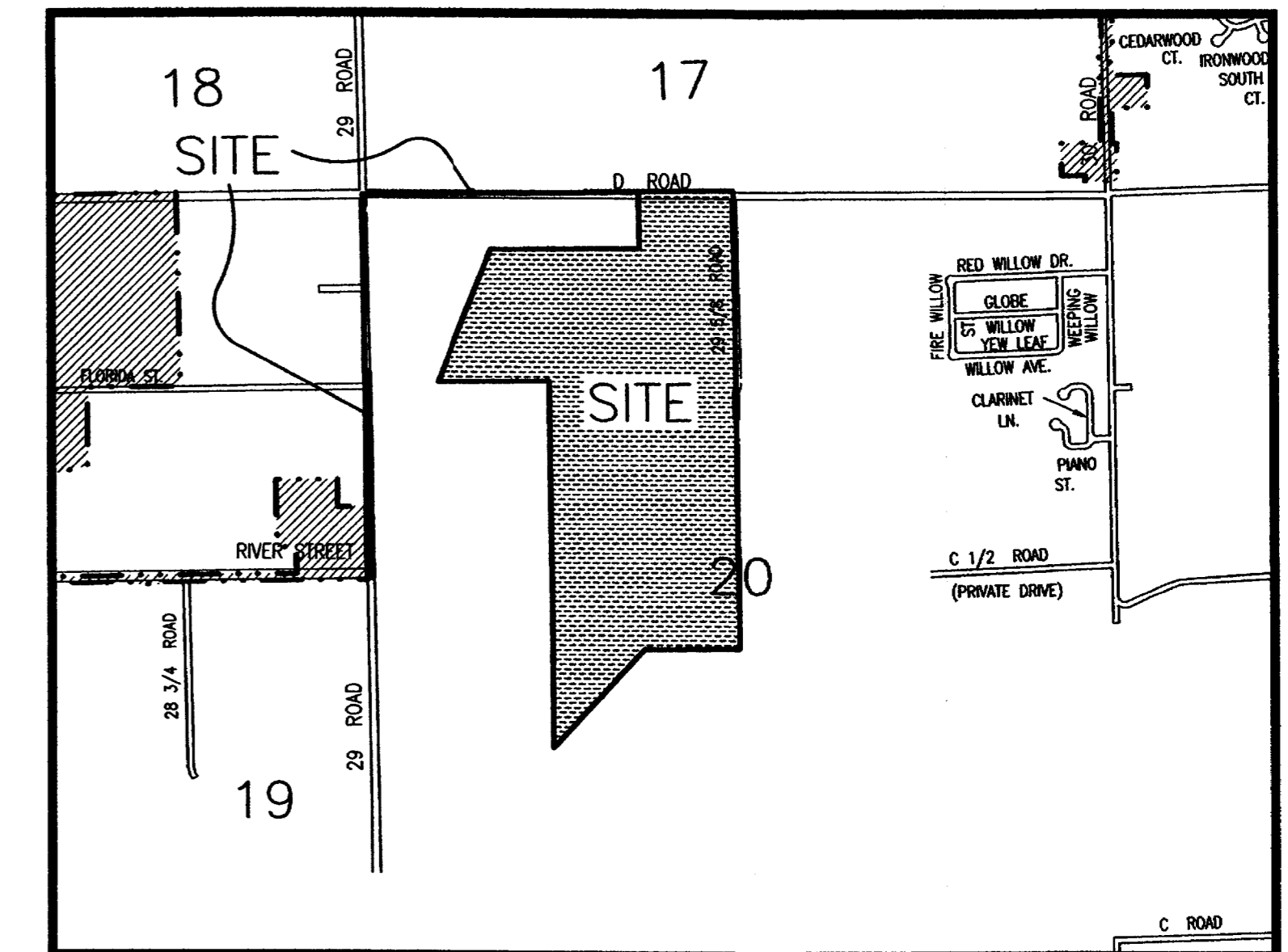
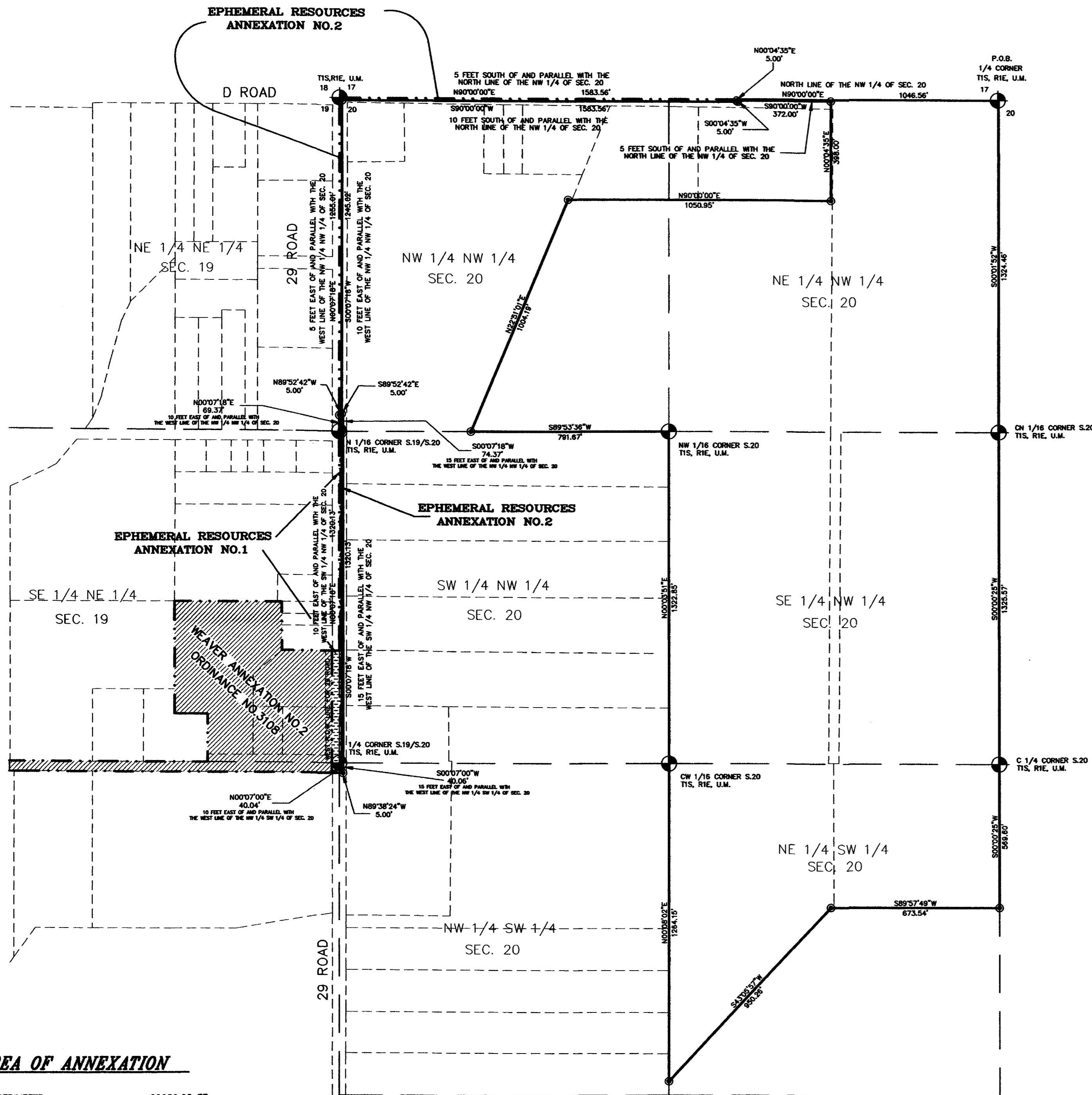
Attest:

/s/ Gene Kinsey
President of the Council

/s/ Stephanie Nye
City Clerk

EPHEMERAL RESOURCES ANNEXATION NO. 3

SITUATE IN SECTIONS 20, TOWNSHIP 1 SOUTH, RANGE 1 EAST, U.M.
COUNTY OF MESA, STATE OF COLORADO



LEGAL DESCRIPTION

A parcel of land situate in Section 20, Township 1 South, Range 1 East of the Ute Meridian, County of Mesa, State of Colorado, being more particularly described as follows:

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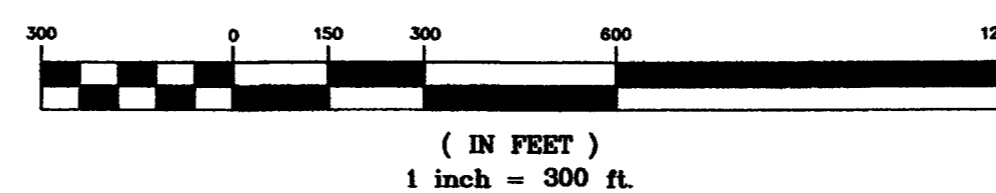
AREA OF ANNEXATION

ANNEXATION PERIMETER	20650.05 FT.
CONTIGUOUS PERIMETER	4278.11 FT.
AREA IN SQUARE FEET	4786098.50
AREA IN ACRES	109.87

LEGEND

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

GRAPHIC SCALE



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 a means for establishing or verifying property boundaries.

Steve R. Pico
SENIOR REAL ESTATE TECHNICIAN, PLS 22580

ORDINANCE NO.
3299

EFFECTIVE DATE
NOVEMBER 19, 2000

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

EPHEMERAL RESOURCES ANNEXATION NO. 3
Ephem3.dwg

DRAWN BY	SRP	DATE	7-26-2000
DESIGNED BY		DATE	
CHECKED BY		DATE	
APPROVED BY		DATE	

SCALE
1" = 300'

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.