

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO. 3352

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

C&K ANNEXATION

**APPROXIMATELY 9.935 ACRES LOCATED AT
2521 RIVER ROAD**

WHEREAS, on the May 2, 2001, 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 June 6, 2001; 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:

C & K ANNEXATION

That certain tract of land situate in the S.W.1/4 of Section 10, Township One South, Range One West of the Ute Meridian, Mesa County, Colorado, the perimeter of which is more particularly described as follows:

Beginning at the southeast corner of Redco Industrial Park, as recorded in Plat Book 13 at Page 16 of the Mesa County real property records, from whence the South 1/4 Corner of said Section 10 bears S89°46'10"E a distance of 1754.48 feet; thence N89°46'10"W a distance of 830.75 feet to the southwest corner of Redco Industrial Park; thence N15°20'01"W a distance of 152.16 feet to the west line of said Section 10; thence N00°02'41"W, on said west line, a distance of 272.54 feet to the northwest corner of Redco Industrial Park; thence, continuing on the west line of said Section 10, N00°02'41"W a distance of 578.45 feet to the southerly right-of-way line of River Road; thence S41°18'34"E, on said southerly right-of-way line, a distance of 437.42 feet to the northeast corner of Redco Industrial Park; thence S41°55'00"E a distance of 889.96 feet to the beginning, containing 9.935 acres more or less.

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

INTRODUCED on first reading on May 2, 2001.

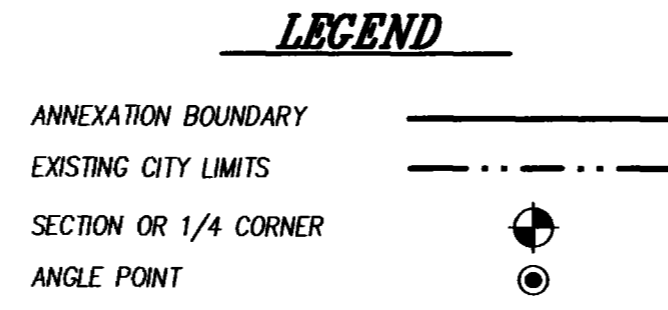
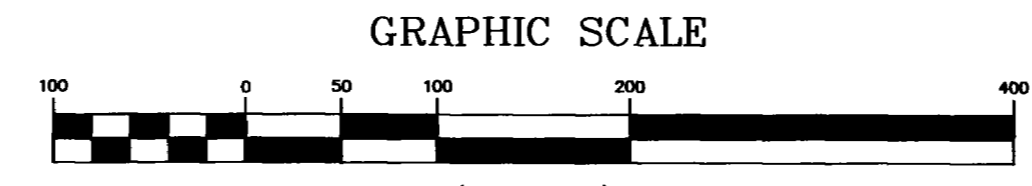
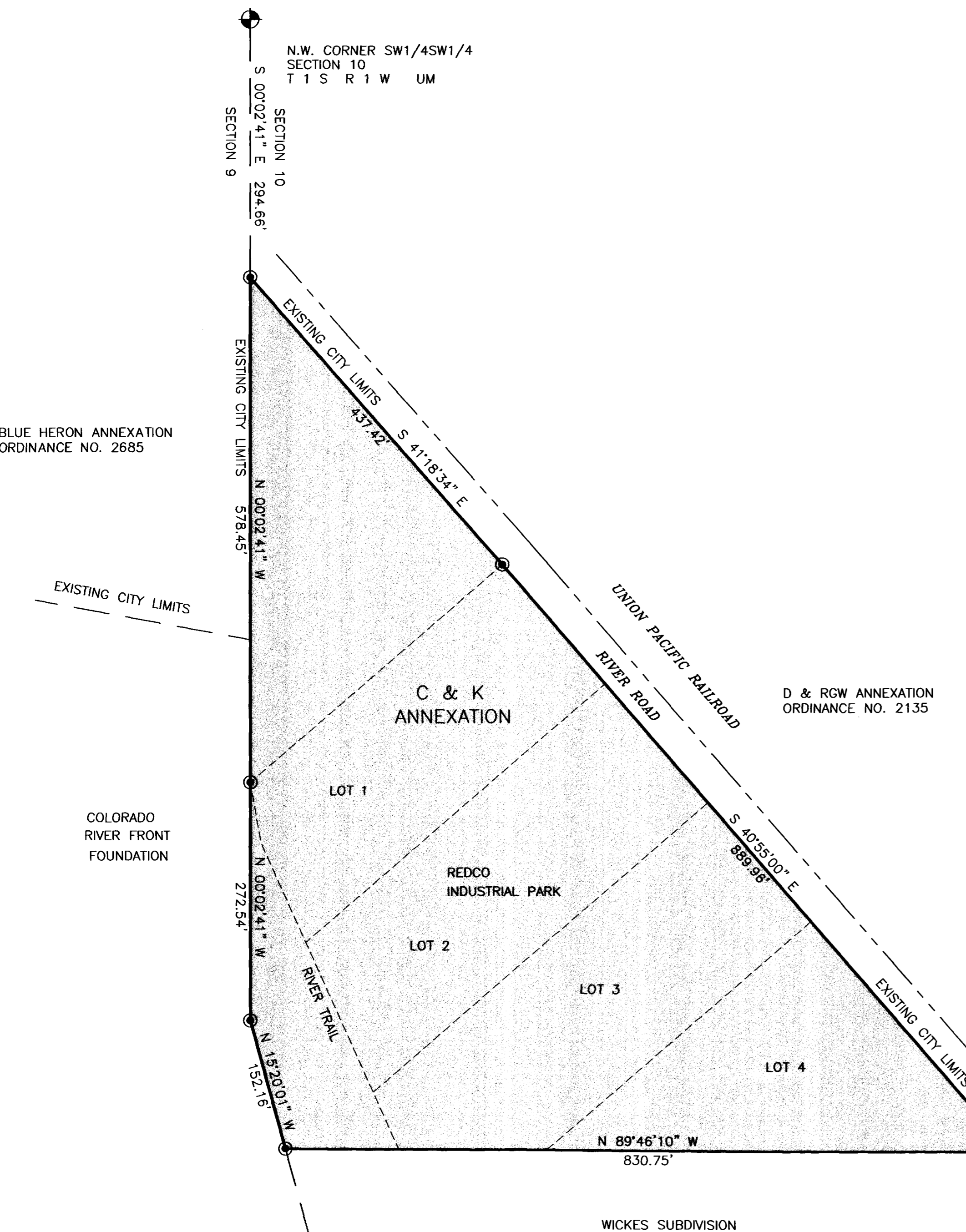
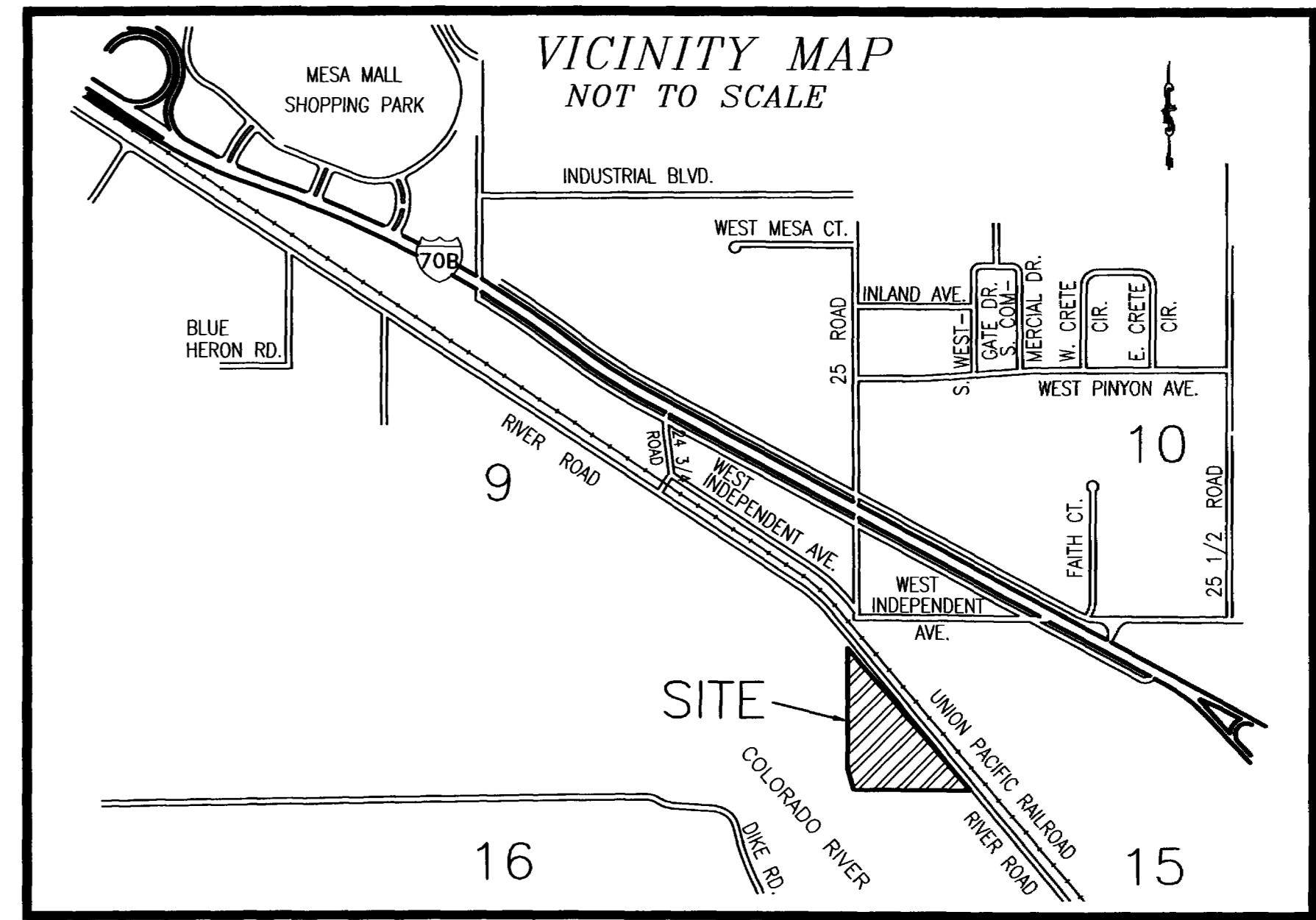
ADOPTED and ordered published June 6, 2001.

Attest:

/s/ Cindy Enos-Martinez
President of the Council

/s/ Stephanie Nye
City Clerk

C & K ANNEXATION



LEGAL DESCRIPTION

That certain tract of land situate in the S.W.1/4 of Section 10, Township One South, Range One West of the Ute Meridian, Mesa County, Colorado, the perimeter of which is more particularly described as follows:

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AREA OF ANNEXATION

ANNEXATION PERIMETER	3161.28 FT.
CONTIGUOUS PERIMETER	1742.37 FT.
AREA IN SQUARE FEET	432,769
AREA IN ACRES	9.935

ORDINANCE NO.

3352

EFFECTIVE DATE

July 8, 2001

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.

Richard A. Mason
Professional Land Surveyor No. 18469
Rolland Engineering

DRAWN BY RAM DATE 4-05-2001
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

C & K 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.