

CITY OF GRAND JUNCTION, COLORADO

ORDINANCE NO.

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

BLUE MESA ESTATES ANNEXATION

**APPROXIMATELY 13.33 ACRES
LOCATED AT 3085 D ½ ROAD
PARCEL 2943-164-00-122**

WHEREAS, on the 5th day of May, 2020, 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 16th day of June, 2021; 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:

BLUE MESA ESTATES ANNEXATION

A parcel of land lying in the Northeast Quarter of the Southeast Quarter (NE1/4SE1/4) of Section 16, Township 1 South, Range 1 East of the Ute Meridian, being those parcels of land described in deeds filed under Reception Numbers 2547291 and 2959304 and being more particularly described as follows:

COMMENCING at the Northwest corner of said NE1/4SE1/4 of Section 16 and assuming the North line of said NE1/4SE1/4 of Section 16 bears N89°55'12"E with all other bearings contained herein being relative thereto; thence from said Point of Commencement, N89°55'12"E, along said North line of the NE1/4SE1/4 of Section 16, a distance of 220.20 feet to the POINT OF BEGINNING; thence continuing N89°55'12"E along said North line a distance of 440.03 feet to a point on the West line of the East half of said NE1/4SE1/4; thence S0°01'48"W a distance of 1319.53 feet to a point on the South line of said NE1/4SE1/4 of Section 16; thence S89°56'54"W along said South line a distance of 439.85 feet to the Southeast corner of PEAR PARK PLACE SUBDIVISION, a subdivision

filed for record under Reception Number 2407172; thence N0°01'19"E, a distance of 1319.31 feet, to the Point of Beginning.

Containing 580468 Square Feet, or 13.33 Acres, more or less, as described.

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

INTRODUCED on first reading on the 5th day of May 2021 and ordered published in pamphlet form.

ADOPTED on second reading the ____ day of June 2021 and ordered published in pamphlet form.

President of the Council

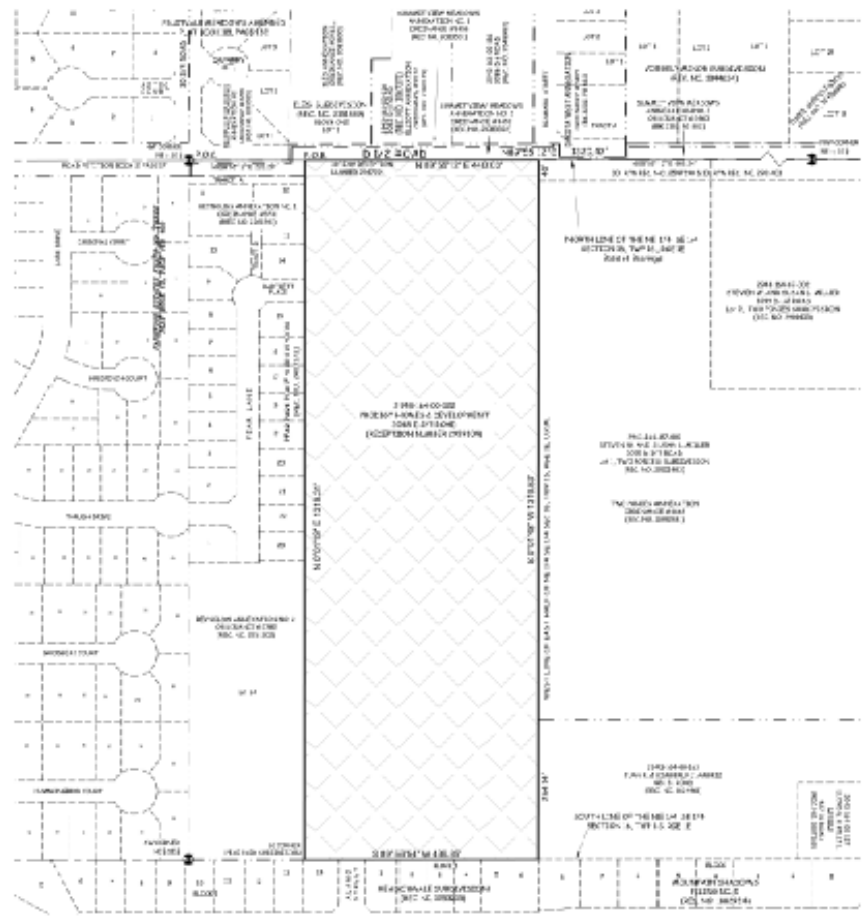
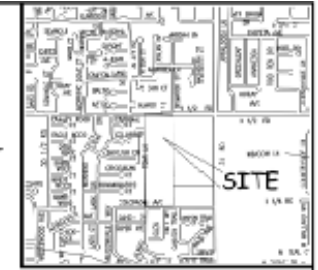
Attest:

City Clerk

Exhibit A

BLUE MESA ESTATES ANNEXATION

LIVING IN THE NE 1/4 SE 1/4 OF SECTION 16, TOWNSHIP 1 SOUTH, RANGE 1 EAST, LITE MERCIDIAN, COUNTY OF MESA, STATE OF COLORADO



DESCRIPTION

A parcel of land lying in the Northeast Quarter of the Southwest Quarter (NE1/4SE1/4) of Section 16, Township 1 South, Range 1 East of the Lite Meridian, being those parcels of land described in decedent's last will under Recitation Numbers 2047201 and 2052684 and being more particularly described as follows:

COMMENCING at the Northeast corner of said NE1/4SE1/4 of Section 16 and continuing the North line of said NE1/4SE1/4 of Section 16 (also NE1/4SE1/4) with all other bearings contained herein being relative thereto thence 1/4 mile from said Point of Commencement, N89°50'12"E along said North line of the NE1/4SE1/4 of Section 16 a distance of 399.20 feet to the POINT OF BEGINNING thence continuing N87°58'12"E along said North line a distance of 443.02 feet to a point on the West line of the East half of said NE1/4SE1/4 thence S67°01'00"W a distance of 519.55 feet to a point on the South line of said NE1/4SE1/4 of Section 16 thence S89°50'12"W along said South line a distance of 409.85 feet to the Southeast corner of SE1/4SW1/4 PLATS 5, 8, 20, 25, 26, 27, 28, 29 and 30 of record more except as hereinafter described a distance of 519.55 feet to the Point of Beginning.

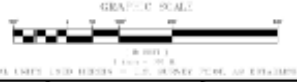
Containing 532484 Square Feet or 12.33 Acres, more or less, as described.

- ABBREVIATIONS**
- N 1/2 NORTH LINE OF COMMENCEMENT
 - S 1/2 SOUTH LINE OF COMMENCEMENT
 - E 1/2 EAST LINE OF MT
 - SEC 10 SECTION 10
 - T10S TOWNSHIP 10 SOUTH
 - R 10E RANGE 10 EAST
 - N 1/2 NORTH LINE
 - S 1/2 SOUTH LINE
 - E 1/2 EAST LINE
 - SEC 10 SECTION 10
 - T10S TOWNSHIP 10 SOUTH
 - R 10E RANGE 10 EAST
 - N 1/2 NORTH LINE
 - S 1/2 SOUTH LINE
 - E 1/2 EAST LINE
 - SEC 10 SECTION 10

The Grantor in the Description contained herein has been advised that the acquisition of this land will result in the annexation of this land to the City of Grand Junction. The parcel owner will therefore be required to pay a fee to the City of Grand Junction for the annexation of this land.

SCALE OF DIMENSIONS

MEASURE NUMBER	SCALE FEET
CIRCULAR PERIMETER	200/1/2
RECTANGULAR PERIMETER	200/1/2
RECTANGULAR AREA	200/1/2
RECTANGULAR VOLUME	200/1/2



ORIGINATOR NO. _____ **APPROVED DATE** _____

THIS IS NOT A BOUNDARY SURVEY

Form 68 Rev. 11-13-2014
 Professional Land Surveyor for the
 State of Colorado
DATE: 03-12-2021

DESIGNED BY: _____ **DATE:** _____
DESIGNED BY: _____ **DATE:** _____
DESIGNED BY: _____ **DATE:** _____

SCALE
SCALE



**PUBLIC WORKS
 ENGINEERING DIVISION
 SURVEY DEPARTMENT**

**BLUE MESA ESTATES
 ANNEXATION**