

RESOLUTION 2022-04
RESOLUTION TO INCLUDE PRIVATE PROPERTY

WHEREAS on July 20, 2022, of VIA Real Estate, LLC, petitioned the Clifton Water District Board of Directors to include property within the boundaries of the Clifton Water District generally described as follows:

Recorded in Book GEN, Reception # 3016345 of the Mesa Clerk and Recorded on January 18, 2022, more particularly described as follows:

PARCEL – Tax Schedule ID # 2943-103-00-149, commonly known as 540 Warrior Way, Grand Junction, CO 81504

A parcel of land situated in the Northeast Quarter of the Southwest Quarter of Section 10, Township 1 South, Range 1 East of the Ute Meridian, Mesa County, Colorado and being more particularly described as follows:

Commencing at the Northeast Corner of the NE1/4 SW1/4 of Section 10 from whence the Northwest Corner of said NE1/4 SW1/4 of Section 10 bears North 89° 59'29" East a distance of 1311.21 feet for a Basis of Bearings, all bearings herein related thereto; thence North 89° 59'29" East a distance of 20.00 feet; thence South 00° 02'41" East, a distance of 45.01 feet to a point at the Southeast corner of the intersection of 31 ½ Road and E ½ Road rights-of-way, the Point of Beginning; thence South 00° 02' 41" East, a distance of 18.58 feet to a point on the Northerly right-of-way line of Interstate 70 Business Loop; thence along said Northerly right-of-way line the following (3) courses: (1) South 73° 00'08" West, a distance of 156.43 feet; (2) South 63° 32'20" West, a distance of 304.10 feet; (3) South 73° 00'08" West, a distance of 784.73 feet; thence along the Easterly right-of-way line of Warrior Way, an 80' right-of-way, the following four (4) courses: (1) North 17° 01'37" West, a distance of 59.94 feet; (2) thence with a curve turning to the right, having a delta angle of 17° 13'06", a radius of 410.00 feet, an arc length of 123.21 feet, and a chord length of 122.75 feet, with a chord bearing of North 08° 25'04" West; (3) North 00° 11'29" East, a distance of 207.31 feet; (4) North 45° 16'24" East, a distance of 55.38 feet, to a point on the South right-of way line of E ½ Road the following three (3) courses: (1) North 89° 59'25" East, a distance of 221.90 feet; (2) North 00° 00'35" West, a distance of 4.00 feet; (3) North 89° 59'25" East, a distance of 945.86 feet to the POINT OF BEGINNING. Said parcel of land contains 6.61 Acres, as herein described.

WHEREAS said owner desires domestic water service from the Clifton Water District, and,

WHEREAS the Board of Directors of the Clifton Water District has determined that it is in the District's best interest to include the stated property within the District's boundaries; and

WHEREAS the District has previously included other properties on Warrior Way into the District's the service boundaries.

NOW THEREFORE BE IT RESOLVED that the Clifton Water District Board of Directors approve the inclusion of the said property as described above, adopt the Order dated September 1, 2022, and authorize the Secretary and President of the Board to sign the Certificate of Inclusion and Order dated September 1, 2022.

ATTEST:



Wesley Davis, Secretary



Dan McElley, Vice-Chairman



Nick Genova, Director



Melvin Diffendaffer, Chairman



Michael Slanson, Treasurer