

**ORDINANCE 2015-14**

**AN ORDINANCE OF THE FRUITA CITY COUNCIL ACCEPTING RIGHT-OF-WAY  
ADJACENT TO HIGHWAY 6 & 50 FOR A FUTURE ROADWAY CONNECTION TO  
WEST OTTLEY AVENUE  
(Application #2013-09, COOP Expansion)**

**WHEREAS**, right-of-way for a future roadway connection between Highway 6 & 50 and West Ottley Avenue is necessary for a safe and efficient transportation system in this area as it continues to develop, and

**WHEREAS**, as part of the approval for the expansion of the Fruita Consumer's Cooperative Association, Inc., located at 1650 Highway 6 & 50, the portion of this right-of-way adjacent to Highway 6 & 50 is required to be dedicated to the City of Fruita, and

**WHEREAS**, the property owners have provided a deed to dedicate the required right-of-way to the City which is attached as Exhibit A.

**NOW THEREFORE, BE IT HEREBY ORDAINED BY THE CITY COUNCIL OF THE CITY OF FRUITA COLORADO AS FOLLOWS:**

**THAT** right-of-way adjacent to Highway 6 & 50 for a future roadway connection to West Ottley Avenue, as described on attached Exhibit A and shown on attached Exhibit B is hereby accepted by the Fruita City Council.

**PASSED AND ADOPTED BY THE FRUITA CITY COUNCIL  
THIS 15<sup>TH</sup> DAY OF SEPTEMBER, 2015.**

CITY OF FRUITA, COLORADO

ATTEST:

\_\_\_\_\_  
Lori Buck, Mayor

\_\_\_\_\_  
Margaret Sell, City Clerk

**EXHIBIT A**  
ORDINANCE 2015-14  
(page 1 of 2 pages)

**RIGHT-OF-WAY DEED**

Fruita Consumers' Cooperative Association, Grantor, owner in fee of the real property hereinafter described for good and valuable consideration, the receipt and sufficiency of which are hereby confessed and acknowledged, hereby grants and conveys to the City of Fruita, Colorado, a home rule municipal corporation, Grantee, without warranty of title, a public street right-of-way over and across that real property in the County of Mesa, State of Colorado, to wit:

A right of way dedication to the City of Fruita lying within the Northwest ¼ of the Northeast ¼ of Section 18, Township 1 South, Range 2 West, Ute Meridian, City of Fruita, Mesa County, and State of Colorado, considering the line from the North ¼ Corner of Section 18 and the East 1/16 Corner of Sections 7 & 18 to bear S 89° 50' 48" W a distance of 1321.82 feet as shown on attached Exhibit B and more particularly described as follows:

Beginning at the North ¼ Corner of Section 18;  
Thence S 35°05'20" E a distance of 918.07 feet to the Point of Beginning;  
Thence S 56°34'04" E a distance of 30.00 feet;  
Thence S 33°25'56" W a distance of 30.00 feet;  
Thence S 03°25'56" W a distance of 33.33 feet to the north right of way line of State Highway 6 & 50;  
Thence along the north right of way line of State Highway 6 & 50 N 56°34'04" W a distance of 93.33 feet;  
Thence N 63°25'56" E a distance of 33.33 feet;  
Thence N 33°25'56" E a distance of 30.00 feet;  
Thence S 56°34'04" E a distance of 30.00 feet to the Point of Beginning;  
having an area of 0.092 acres.

and conveys the same for public right-of-way and public utility purposes, only.

IN WITNESS WHEREOF, Grantor has executed this document the 2 day of June, 2015.

Fruita Consumers' Cooperative Association

By: 

**EXHIBIT A**  
ORDINANCE 2015-14  
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STATE OF COLORADO )  
                                  )ss.  
COUNTY OF MESA    )

The foregoing instrument was acknowledged before me this 2<sup>nd</sup> day of June, 2015, by Alex Kamas, as President/CEO of FRUITA CONSUMERS COOPERATIVE ASSOC.

WITNESS MY HAND AND OFFICIAL SEAL.  
My commission expires: 2-2-16

Teresa Davis  
Notary Public



**EXHIBIT B**  
ORDINANCE 2015-14

N $\frac{1}{4}$  CORNER SEC. 18  
MCSM S301

NE CORNER NW $\frac{1}{4}$ , NE $\frac{1}{4}$   
SEC. 18, MCSM T973

**OTTLEY AVE.**

N 89°50'48" E 1321.82'

EAST LINE OF NW 1/4, SECTION 18

S 00°11'29" E

2697-181-00-037

S 35°05'20" E

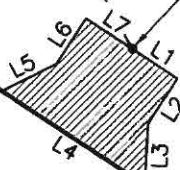
918.07'

2697-181-00-038

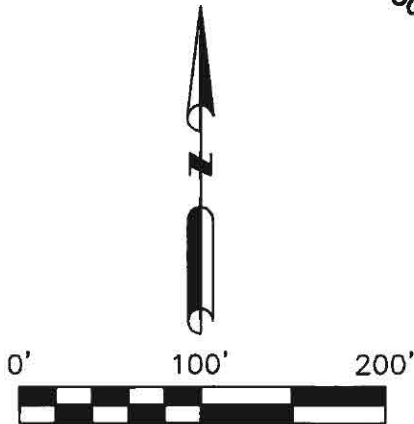
LINE	BEARING	DIST.
L1	S 56°34'04" E	30.00'
L2	S 33°25'56" W	30.00'
L3	S 03°25'56" W	33.33'
L4	N 56°34'04" W	93.33'
L5	N 63°25'56" E	33.33'
L6	N 33°25'56" E	30.00'
L7	S 56°34'04" E	30.00'

STATE HIGHWAY 6 & 50

P.O.B.



N 56°34'04" W



**FRUITA COOP SITE**



ATKINS AND ASSOCIATES, INC.  
518 28 Road, Suite B-105  
Grand Junction, Colorado 81501