

**RESOLUTION NO. 111-07**

**A RESOLUTION AUTHORIZING THE FILING OF AN APPLICATION TO AMEND THE  
GROWTH PLAN  
DESIGNATION FOR THE CITY PROPERTY LOCATED AT 2064 S. BROADWAY IN  
THE CITY OF GRAND JUNCTION, COLORADO**

RECITALS:

The City owns the property located at 2064 S. Broadway ("Property"). Presently the Property is used as a golf driving range and learning center. The Property was purchased with the expectation that it would be developed as an additional nine holes for the Tiara Rado golf course. The Property is designated by the City Growth Plan as Park.

The Parks and Recreation Advisory Board has recommended that the property be developed and that nine additional golf holes are needed to serve the needs of the golfing population.

A private developer has expressed an interest in partnering with the City to develop a golf course community together with nine additional golf holes on the Property and other property controlled by the developer. The City Council does hereby authorize the City Manager to file an application to review and amend the Growth Plan designation on the Property to possibly join in the development. The application would allow development to be considered but is not an approval of any development.

It is understood and agreed by the City Council that the filing of an application does the following:

1. allows the City staff and the developer to explore the possibility of developing a public-private partnership for the development of the Property;
2. establishes an opportunity for but does not commit the City to develop a golf course with the developer or any other person;
3. may result in more efficient use of the Property;
4. provides the City Council with the opportunity to review the evidence in support and opposed to an application to amend the Growth Plan designation in accordance with its Code and the standards established by City processes;

The Growth Plan is a guide to public and private growth decisions through the year 2010. Because it is a statement of the community's vision for its own future and a road map providing direction to achieve that vision it is important that it be revisited from time to time. The assumptions of the Growth Plan are nearing the end of the anticipated planning horizon.

The view of the future expressed in the Growth Plan is shaped by community values, ideals and aspirations about the best management of the community's resources. It is

for these reasons that the City Council determines that it is proper to evaluate the current designation of the Property.

In addition to defining the community's view of its future, the Growth Plan describes the actions the community can take to achieve the desired future, including amending any designation. Property owned by the City is no exception. The Plan establishes policies and programs the City may use to address the many physical, economic and social issues facing the community and because it is a living document the designations that it provides must be reviewed and as appropriate amended. The Growth Plan must be a means to evaluate possible community change to achieve the desired quality of life.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GRAND JUNCTION:

That the City Manager and/or City Attorney are authorized to file an application to amend the Growth Plan designation for the City property located at 2064 S. Broadway in the City of Grand Junction, Colorado.

PASSED and ADOPTED this 18<sup>th</sup> day of July 2007.

/s/: Bonnie Beckstein  
President of the City Council Pro Tem

ATTEST:

/s/: Stephanie Tuin  
City Clerk