



**Notice of Mail Ballot Election  
City of Grand Junction  
Downtown Development Authority**

The City Council of the City of Grand Junction will hold a Special Municipal Election on **Tuesday, November 2, 2004**. The election will be conducted by mail ballot. Ballots will be mailed to qualified electors on October 11, 2004 through October 18, 2004 and must be returned to the City Clerks Office no later than 7:00 p.m. on Election Day. Ballots may be returned by mail with proper postage or dropped off at the **City Clerks Office, 250 N. 5<sup>th</sup> Grand Junction, CO. 81501** between the hours of 7:30 a.m. and 5:30 p.m. Monday through Friday and on **Election Day between 7:00 a.m. and 7:00 p.m.**

At this special election, qualified electors include residents, landowners and lessees within the boundaries of the Downtown Development Authority. Those terms are defined as follows:

*A resident* means one who is a citizen of the United States and a resident of the State of Colorado, eighteen years of age or older, who makes one's primary dwelling place in the DDA district.

*A landowner* means the owner in fee of any undivided interest in real property of any improvement permanently affixed thereto within the district. "Owner in fee" includes a contract purchaser obligated to pay general taxes, an heir and a devisee under a will admitted to probate and does not include a contract seller of property with respect to which the contract purchaser is deemed to be the owner in fee.

*A lessee* means the holder of the leasehold interest in real property within the district. "Leasehold Interest" does not include a license or mere contract right to use real property within the district.

Any landowner or lessee which is not a natural person may vote only if it designates by some official action a representative thereof to cast its ballot.

If you believe you are qualified to vote in this election and do not receive a ballot in the mail, please contact the City Clerks Office, 250 N. 5<sup>th</sup> Street, Grand Junction, CO. 81501, 970-244-1511. The boundaries of the Downtown Development Authority may be viewed on the City's website at [www.gjcity.org](http://www.gjcity.org).

Every ballot must be returned in the return envelope provided which contains an affirmation of one's qualification to cast a ballot. Such affirmation must be completed and the designated voter's signature affixed thereto for the ballot to be counted.

The question to appear on this mail ballot is:

SHALL CITY OF GRAND JUNCTION DEBT BE INCREASED \$18,000,000.00 WITH A REPAYMENT COST OF \$20,000,000.00, WITHOUT RAISING ADDITIONAL TAXES, TO FINANCE STREETS, PARKS, PLAZAS, PARKING FACILITIES, PLAYGROUNDS, CAPITAL FACILITIES, PEDESTRIAN MALLS, RIGHTS-OF-WAY, STRUCTURES, WATERWAYS, BRIDGES, ACCESS ROUTES TO ANY OF THE FOREGOING, DESIGNED FOR USE BY THE PUBLIC GENERALLY OR USED BY ANY PUBLIC AGENCY WITH OR WITHOUT CHARGE; SUCH DEBT TO BE EVIDENCED BY BONDS, LOANS, ADVANCES OR INDEBTEDNESS PROVIDED THAT THE SPECIFIC TERMS OF THE DEBT, INCLUDING A PROVISION FOR EARLY REPAYMENT WITH OR WITHOUT A PREMIUM, AND THE PRICE AT WHICH IT WILL BE SOLD SHALL BE DETERMINED BY THE CITY AS NECESSARY AND PRUDENT; AND SHALL THE PLEDGE OF THE TAX INCREMENT FUND TO SUCH DEBT BE AUTHORIZED FOR A PERIOD NOT TO EXCEED THE MAXIMUM TIME PERMITTED BY LAW?

YES	
NO	

By Order of the Grand Junction City Council  
This notice to be published October 13, 2004  
Stephanie Tuin, MMC  
City Clerk