

# **Parks and Recreation Advisory Board Minutes December 7, 2000**

## **Item 1 Called to Order by Chairman Tillie Bishop at 12:00 p.m.**

### Roll Call

Board Members Present:                   Tillie Bishop  
  R.T. Mantlo  
  Lena Elliott  
  Bernie Goss  
  Bob Cron

Parks & Recreation Staff Present:    Joe Stevens, Director  
  Don Hobbs, Assistant Director  
  Shawn Cooper, Parks Planner  
  Erika Doyle, Administrative Specialist

## **Item 2 Approve Minutes**

R.T. Mantlo moved to approve the October 19th minutes. Lena Elliott seconded the motion.

Motion adopted by Parks and Recreation Advisory Board:   Yes 5                    No 0

## **Item 3 Lilac Park - Ed Bozarth Proposal**

Tillie Bishop introduced Scott Howard and Mark Smith, both representatives of Ed Bozarth Chevrolet, Pontiac, Buick. Mr. Howard began his presentation by stating that they are the proponents of a potential ballot issue, for the April 3, 2001 election, that would allow the City of Grand Junction to sell a portion of Lilac Park to Ed Bozarth. Mr. Howard stated that their intent for the purchase of the property was two-fold. The first intent was with in the interest of Ed Bozarth to allow for the erection of a new small building, and second to improve the look and usability of Lilac Park overall. Mr. Howard stated that if the initiative was approved, they are requesting that funds that would be paid for the parcel of land, would be earmarked for use within the Parks and Recreation Department for park acquisition or improvements. During Mr. Howards presentation, he passed drawings of an artist rendition of the improved park (located in the Parks and Recreation Advisory Board December packet). Mr. Howard stated that some of the improvements to Lilac Park would include a picnic gazebo, children's play area, walking trail, and a separate parking area for easier accessibility. The proposed parcel would be 1.56 acres in size and Ed Bozarth would pay market value. In addition to the property price, Ed Bozarth would donate the cost for the park improvements.

Tillie Bishop asked what Mr. Howard thought that the voters didn't understand the last time they voted on this issue two years ago and asked what is different this go around? Mr. Howard stated that the last time they were asking for a larger parcel of land. Mr. Howard also stated that it was his understanding that there wasn't a clear comprehension on the part of the people of the improvements that would go into the agreement.

Joe Stevens stated that all preliminary indications point that property value on North Avenue specifically is in high demand. R.T. Mantlo stated that having Ed Bozarth listed, as the sole business able to purchase the parcel was a big concern. Mr. Mantlo suggested that if the City were to allow bidding on that parcel, they would more than likely receive much more money than appraised value.

Tillie Bishop stated that another issue he had was with the parking location in the drawings Mr. Howard was presenting. Mr. Bishop stated that he had a concern that citizens would be required to drive through the Ed Bozarth Dealership in order to park their cars to use the park. Mr. Bishop then introduced Bill and Pam Sant, owners of Cartunes located at 1<sup>st</sup> and North Avenue. Mr. Sant thanked the board for listening to them and stated that he was not against Ed Bozarth in any way expanding his business for it drew business to his dealership. He was opposed to the sale of Lilac Park in general. Mr. Sant stated that he would like to leave it like it is. However, if the City were to sell the parcel, it should be put out as an open bid because there were other businesses that would be interested in that land as well. Mrs. Sant added that in her professional opinion, with her background being a Commercial Real Estate Appraiser, the City would be very surprised at what value that piece of property would bring if it were opened to bid.

Tillie Bishop then asked Scott Howard to provide the board with more accurate and proportional elevation drawings. Bob Cron stated that he hadn't heard compelling persuasion to support the Ed Bozarth proposal. Mr. Cron suggested that Scott Howard continue pursuing the petition process and show community support on the ballot. R.T. Mantlo stated that he was an advocate of parks and that Lilac Park was started with children in mind for having a sledding location and he had to concur with Mr. Cron's suggestion to pursue the petition route. Bernie Goss again agreed with Mr. Cron and added that he had a problem with guaranteeing the sale of the property to Ed Bozarth, however, if approved – he would be amenable to granting first right of refusal to Ed Bozarth. Mr. Bishop concluded that the issue is on the backs of the proponents and although they would be taking green space away – they would be improving the remaining Lilac Park.

#### **Item 4 Two Rivers Convention Center Update**

Lena Elliott thanked Tillie Bishop for representing the Parks and Recreation Advisory Board in the City's successful efforts to obtain a \$600,000 grant from the Energy Board dedicated to the Two Rivers Convention Center remodel/upgrade. Mr. Bishop asked that staff prepare a letter thanking Tim Sarmo for all of his assistance on this project.

Shawn Cooper gave a brief update on the parking stating that the acquisition for the first phase of the parking lot was in motion and that \$1.2 million is the budget for phase one and phase two of the project. Mr. Cooper is hopeful that the first phase of the parking project can be coordinated with the construction project on the building.

## **Item 5 Other Business**

### Eagle Rim

Bernie Goss asked if things were settling down at Eagle Rim Park? Don Hobbs stated that yes, due in large to the presence of the police officers and the cold weather.

### Handball Courts

Lena Elliott inquired as to the status of work accomplished at the Handball Courts in Canyon View Park by the volunteers. Shawn Cooper answered that Mays Concrete had done quite a bit of work. As it has been too cold, and out of season for landscaping, not much else has been done – however staff will be touching base with representatives of the volunteer committee to outline landscaping details for the spring.

### Masterplan

Joe Stevens stated that the Parks and Recreation Advisory Board will need to schedule a presentation to City Council on the Masterplan for Council's consideration.

### Tabor

Bob Cron moved and Lena Elliott seconded a motion to encourage City Council to permanently DeBruce recognizing the need to address growth needs (e.g. streets and fire service) but growth issues also includes a recreation center and parks, in that order, without a Tabor time limit.

Motion adopted by Parks and Recreation Advisory Board: Yes 5 No 0

### Pinon Grill

Joe Stevens stated that Steve Hoefner is in the process of buying out Pat Kennedy's interest in Pinon Grill.

### Next Meeting

January 18, 2000. Location to be decided.

**Item 6 Adjourn**

Lena Elliott moved to adjourn the meeting. Bob Cron seconded the motion.

Motion adopted by Parks and Recreation Advisory Board 5 yes 0 no

Meeting adjourned at 1:33 p.m.

Respectfully submitted,

Erika L. Doyle  
Administrative Specialist