

Grand Junction, Colorado

August 17, 1938

The City Council of the City of Grand Junction, Colorado, met in regular session at 7:30 o'clock P. M. Councilmen present and answering at roll call were: Ross, Enstrom, Boston, Carson, Oates, and President Groves. Councilman Holcombe was absent. City Manager Soderstrum, City Attorney Hinman, and City Clerk Tomlinson were present.

The minutes of the regular meeting held August 3rd were read and approved.

Bids for Sewage Disp. Plant bonds

Advertisement for bids for \$110,000 Sewage Disposal Plant Bonds to be opened at 7:30 o'clock P.M. August 17th, having been authorized by the Council, the following bids were received and tabulated.

BIDDER		Interest Rate	Amount
International Trust Co.	JOINT BID		
Bosworth, Chanute, Loughridge & Co.Tc>	2 3/4%	\$1,002.60	
Boettcher & Co.			
Engle, Adams & Co.			
Gray B. Gran			
Sullivan & Company			
Peters, Writer & Christensen, Inc.	JOINT BID	2.7%	1,000.40
Amos C. Sudler & Co.		2 1/2%	990.40
Donald F. Brown & Co.			

O. F. Benwell		
Sidlo, Simons, Roberts & Co.	JOINT BID	
J. K. Mullen Investment Co.		2.60%1,004.773
McCabe, Hanafen & Co.		2.75%1,016.173

Bids on 4th St. sewer

Mr. Soderstrum reported that the following bids had been received and tabulated in his office at 10:00 A.M. August 17th for the construction of a sanitary sewer on Fourth Street from Grand Avenue to North Avenue.

BIDDER	BID
Swartz Construction Co., Colorado Springs, Colo.	\$12,951.85
Edward Selander, Greeley, Colorado	13,322.40
J. B. Claybaugh, Grand Junction, Colorado	13,336.50
Orman Construction Co., Pueblo, Colorado	14,017.80
Latimer Construction & Engineering Co. Denver, Colo.	15,017.65

It was also reported that the engineer's estimate for this work was \$10,201.10, which it was claimed should be ample for a project of this nature. It was suggested that the Council go into executive session to determine the best course to pursue.

After considerable discussion, the Council reconvened in the Council room and proceeded to consider the bond bids. It was moved by Councilman Enstrom and seconded by Councilman Carson that all bids be rejected. Roll was called on the motion with all members of the Council present voting AYE. The President declared the motion carried.

Optional bid on Sewage Disp. bonds

Mr. Malcolm F. Roberts, representing the firms of Sidlo, Simons,

Roberts & Co., J. K. Mullen Inv. Co., and McCabe, Hanafen Co., then made the request that they be given until 1 o'clock P.M., Thursday, August 18th, to enter into an option for the purchase of the above mentioned bonds at a price of \$1,002.273 per \$1,000.00 bond, interest to be at the rate of 2.60%. Said option being made in writing, and signed, and accompanied by a check in the amount of \$3,000.00, as evidence of good faith.

It was moved by Councilman Enstrom and seconded by Councilman Carson that the above mentioned option be offered to Mr. Roberts and that they be given until 1 P.M., Thursday, August 18th, in which to accept. Roll was called on the motion with the following result: Councilmen voting AYE - Ross, Enstrom, Boston, Carson, Oates, and Groves. Councilmen voting NO - None. All of the Councilmen present voting AYE, the President declared the motion carried.

bids on sewer action def.

The matter of the bids on the construction of the sewer on Fourth Street was then discussed and it was moved by Councilman Carson and seconded by Councilman Boston that the bids be deferred, pending further word from the P.W.A. office. Roll was called on the motion with all the Councilmen present voting AYE. The President declared the motion carried.

checks ret.

Councilman Enstrom then moved and Councilman Ross seconded the motion that the checks accompanying the bids be returned to all but the three lowest bidders. Roll was called on the motion and all members of the Council present voted AYE. The President declared the motion carried.

Avalon Cafe liquor lic.

Mr. J. B. Madison and Emma L. Keyes, a partnership presented an application for a liquor license for the Avalon Cafe, having recently secured an option to purchase this business from Harry Mallot. John C. Banks, Attorney presented the matter to the Council. It was moved by Councilman Enstrom and seconded by Councilman Oates that the license be granted when the State license has been issued. Motion carried.

3% debt limit

Mr. Soderstrum reported that there was very little information in addition to that already given the Council in connection with the proposed Auditorium. Mr. Tallmadge was of the opinion that unless a Supreme Court decision is held to the contrary, that the City of Grand Junction would be governed by the 3% debt limit as provided in Article 11, Section 8, of the State Constitution.

It was moved by Councilman Enstrom and seconded by Councilman Ross that the City Manager make a written report on the auditorium, giving all details and showing that the City could not meet the requirements of the P.W.A. and that the Liberal Arts Group be so notified in writing. Motion carried.

WPa request use of old Lib. bldg.

The WPA zone director requested the use of the old Library Building as WPA headquarters as soon as it is vacated. Mr. Soderstrum reported that under People's Ordinance No. 8, the School District No. 1 may be entitled to the ground where the Library Building stands, as soon as the building is no longer used for Library purposes. The School Board has informally agreed that they will waive the use of this property in favor of the WPA using the building, provided that any agreement made with them contain a 60-day notice clause, so that they might repossess the property in case they decide to build and use it. The WPA request that the City pay the Janitor service and furnish lights and heat, and that they in turn pay a specified amount per month for these services.

It was moved by Councilman Carson and seconded by Councilman Boston that the City enter into an agreement with the WPA to rent them the old Library Building subject to them paying \$50.00 per month to cover janitor service, heat and lights. Roll was called on the motion with the following result: Councilmen voting AYE - Ross, Boston, Carson, Oates, and Groves. Councilmen voting NO - Enstrom. A majority of the Councilmen present voting AYE, the President declared the motion carried.

Highway request Council close W. Main St.

Mr. Reedy, Senior Engineer, State Highway Department wrote a letter stating that they expect the City Council to close West Main Street crossing immediately upon the opening of the new Grand Avenue overhead pass, and that they should like a resolution from the Council to the effect that this Main Street crossing will be closed at that time. It was moved by Councilman Ross and seconded by Councilman Carson that the communication be accepted and that action be deferred until a later meeting. Motion carried. It was also suggested that Mr. Soderstrum have a copy of this letter made so that Mr. Boston could circulate it among the residents of the West Side who signed the petition requesting that Main Street be kept open to vehicular traffic after the overpass is opened to traffic.

Co. offer for taxes

The County Commissioners made an offer of \$100.00 for assignment of tax sale certificates against the George Lander property, being the east half of Lot 13, and all of Lot 14, Block 101. Face of these specials is \$161.48.

It was moved by Councilman Ross and seconded by Councilman Carson that the City Treasurer be instructed to sell and assign Special Assessment Tax Sale Certificates Nos. 34844-5; 35049-50; 35095-6; and 35312-3 for the sum of \$100.00, at any time within thirty days from and after this date, providing the purchaser and assignee thereof pay or settle the general taxes on the property in question with such period. Roll was called on the motion with all members of the Council present voting AYE. The President declared the motion carried.

Magill tax offer

Mr. R. L. Magill presented an offer for the tax sale certificates against Lot 17 and 18, Block 126, being 562 Ute. He offered face for the certificates.

It was moved by Councilman Carson and seconded by Councilman Oates that the City Treasurer be instructed to sell and assign Special Assessment Tax Sale Certificates Nos. 42949; 43266; and 46989 for face value, plus the 1938 specials, at any time within forty-five days from and after this date, providing the purchaser and assignee thereof pay or settle the general taxes on the property in question within such period. Roll was called on the motion with all members of the Council present voting AYE. The President declared the motion carried.

Pav. 41 Ord.

The proposed Ordinance entitled, "AN ORDINANCE APPROVING THE WHOLE COST OF THE IMPROVEMENTS MADE IN AND FOR PAVING DISTRICT NO. 41 IN THE CITY OF GRAND JUNCTION, COLORADO, PURSUANT TO ORDINANCE NO. 178, ADOPTED AND APPROVED JUNE 11, 1910, AS AMENDED: APPROVING THE APPORTIONMENT OF SAID COST TO EACH LOT OR TRACT OF LAND OR OTHER REAL ESTATE IN SAID DISTRICT: ASSESSING THE SHARE OF SAID COST AGAINST EACH LOT OR TRACT OF LAND OR OTHER REAL ESTATE IN SAID DISTRICT: AND APPROVING THE APPORTIONMENT OF SAID COST: AND PRESCRIBING THE MANNER FOR THE COLLECTION AND PAYMENT OF SAID ASSESSMENTS," was introduced and read. It was moved by Councilman Carson and seconded by Councilman Ross that the Ordinance be passed for publication. Motion carried.

Prop. Pav. 42 Ord.

The proposed Ordinance entitled, "AN ORDINANCE APPROVING THE WHOLE COST OF THE IMPROVEMENTS MADE IN AND FOR PAVING AND SIDEWALK DISTRICT NO. 42 IN THE CITY OF GRAND JUNCTION, COLORADO, PURSUANT TO ORDINANCE NO. 178, ADOPTED AND APPROVED JUNE 11, 1910, AS AMENDED: APPROVING THE APPORTIONMENT OF SAID COST TO EACH LOT OR TRACT OF LAND OR OTHER REAL ESTATE IN SAID DISTRICT: ASSESSING THE SHARE OF SAID COST AGAINST EACH LOT OR TRACT OF LAND OR OTHER REAL ESTATE IN SAID DISTRICT: AND APPROVING THE APPORTIONMENT OF SAID COST: AND PRESCRIBING THE MANNER FOR THE COLLECTION AND PAYMENT OF SAID ASSESSMENTS," was introduced and read. It was moved by

Councilman Ross and seconded by Councilman Carson that the Ordinance be passed for publication. Motion carried.

Prop. Sewer Dist. #8 Ord.

The proposed Ordinance entitled, "AN ORDINANCE APPROVING THE WHOLE COST OF THE IMPROVEMENTS MADE IN AND FOR SANITARY SEWER DISTRICT NO. 8 IN THE CITY OF GRAND JUNCTION, COLORADO, PURSUANT TO ORDINANCE NO. 178, ADOPTED AND APPROVED JUNE 11, 1910, AS AMENDED: APPROVING THE APPORTIONMENT OF SAID COST TO EACH LOT OR TRACT OF LAND OR OTHER REAL ESTATE IN SAID DISTRICT: ASSESSING THE SHARE OF SAID COST AGAINST EACH LOT OR TRACT OF LAND OR OTHER REAL ESTATE IN SAID DISTRICT: AND APPROVING THE APPORTIONMENT OF SAID COST: AND PRESCRIBING THE MANNER FOR THE COLLECTION AND PAYMENT OF SAID ASSESSMENTS," was introduced and read. It was moved by Councilman Enstrom and seconded by Councilman Boston that the Ordinance be passed for publication. Motion carried.

It was moved by Councilman Boston and seconded by Councilman Ross that the meeting adjourn. Motion carried.

/s/ Helen C. Tomlinson
City Clerk