

Grand Junction, Colorado

July 3, 1946

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: Treece, Hoisington, O'Daniel, Boston, Day, Harris and President Carson. Also present were City Manager Fritz, City Attorney Banks and City Clerk Tomlinson.

The minutes of the regular meeting held June 19th were read and approved.

Contingent upon the passage of an ordinance changing the zoning classification from Residence "C" to Industry "A", Glen Berry, Ben and Jim Kast and Otto Bauman desire to purchase parcels of land owned by the city and giving access to the pavement leading into Norish Finer Foods east of Fifth Street and north of Struthers Avenue. Valuations for this property had been referred to the Board of Realtors, whose committee place valuation of \$60.00 on the small piece of property north of the Glen Berry tract; \$60.00 on that north of the Kast tract; and \$120.00 on that north of the Bauman tract.

The Board of Adjustment has favorably reported to the City Council on the following zoning changes. Portions of Lot 22 and Lot 11, Capitol Hill Subdivision at Orchard Avenue and North Seventh Street from Business "A" to Residence "B".

A large portion of Slocomb's Addition from Residence "B" to Residence "A".

The area north of Struthers Avenue, east of the alley east of Fifth Street, and west of Sixth Street extended, and south of the line approximately on the north line of Kimball Avenue extended, from Residence "C" to Industry "A"; also the area north of the above described tract south of Block 1, Grand Junction Town and Development Company from Residence "E" to Industry "A".

The following entitled proposed ordinance was introduced and read: "An Ordinance to Amend the Zoning Map Accompanying Ordinance No. 432 and Being a Part Thereof". It was moved by Councilman Hoisington and seconded by Councilman Harris that the proposed ordinance be passed for publication. Motion carried.

The following entitled proposed ordinance was introduced and read: "An Ordinance to Amend the Zoning Map Accompanying Ordinance No. 432 and Being a Part Thereof". It was moved by Councilman Treece and seconded by Councilman Day that the proposed ordinance be passed for publication. Motion carried.

The following entitled proposed ordinance was introduced and read: "An Ordinance to Amend the Zoning Map Accompanying Ordinance

No. 432 and Being a Part Thereof". It was moved by Councilman Harris and seconded by Councilman Day that the proposed ordinance be passed for publication. Motion carried.

It was moved by Councilman Treece and seconded by Councilman Harris that the City Manager be authorized to go ahead with the sale of the property to Messrs. Berry, Kast and Bauman. Roll was called on the motion with all members of the Council voting AYE. The President declared the motion carried.

Director of Public Works and Planning, Carl Bennett reported on the progress made in subdividing Garfield Park and Mesa Subdivision. He stated that a new plat had been made of Garfield Park Subdivision, and that it would be necessary to have this new plat recorded. It was moved by Councilman Harris and seconded by Councilman Boston that the plot of Garfield Park be accepted and signed by the President of the Council and attested by the City Clerk and that it be approved and filed with the Mesa County Clerk and Recorder and that a copy thereof be placed on file in the office of the County Assessor and the City Engineer. Motion carried.

Mr. E. H. Carter representative of R. J. Tipton and Associates spoke on the further development of reservoir water on Grand Mesa. Mr. Fritz reported that Mr. Bruce Claybaugh had contacted him in regard to increasing the capacity of Flowing Park Reservoir and also concerning the construction of another reservoir at the Lily Pond site. It was moved by Councilman Day and seconded by Councilman Harris that the City Manager be instructed to work with the Grand Mesa Reservoir Co. in their plans for improvements to the Grand Mesa Reservoirs. Motion carried.

A communication from Monarch Air Lines indicates their desire to utilize facilities at Walker Field for scheduled feeder line operations to start on or about September 1st. It was moved by Councilman Hoisington and seconded by Councilman O'Daniel that the City Manager be given authority to enter into negotiations with Monarch Air Lines for facilities at Walker Field. Motion carried.

The Rivet Aviation Company have dissolved partnership and wish to terminate their lease at Walker Field. Messrs. McLarty and Fisher who comprised The Rivet Aviation Co. have spent the past two months' period dissolving their partnership, during which time their income has been greatly reduced. They have requested that the City reduce the amount of their rental for the months of May and June. Their gross sales and service for these two months was \$385.50. It was moved by Councilman Treece and seconded by Councilman Harris that the City Manager be authorized to settle with the Rivet Co. for five percent of their gross income for the months of May and June. Roll was called on the motion with all members of the Council voting AYE. The President declared the motion carried.

The Proof of Publication to the following entitled ordinance was presented and read: "An Ordinance Relating to the Municipal Cemetery and the Orchard Mesa Cemetery". It was moved by Councilman Treece and seconded by Councilman Harris that the Proof of Publication be accepted and filed. Motion carried.

It was then moved by Councilman Harris and seconded by Councilman Day that the ordinance be called up for final passage. Motion carried.

The Ordinance was then read and upon motion of Councilman Boston and seconded by Councilman O'Daniel that the ordinance be passed and adopted, numbered 701 and published. Roll was called on the motion with all members of the Council voting AYE. The President declared the motion carried.

City Manager made reports on needs of the Public Works Dept. He stated that a warehouse is to be constructed at Eighth and Crawford near the City Yard, to take care of materials formerly stored in the warehouses on South Sixth, which were recently sold. The building is to be 37' x 110' and will cost approximately \$8,290.00.

It is hoped to be able to replace worn out equipment within a short time.

A program of traffic marking and street signs is going forward as rapidly as it is possible to get material.

Driveway permits were presented as follows:

Fuoco Garage, 1st and Teller. Power Oil Co. 4th and White request a 30-foot curb cut on White Ave. Kuner Empson, 7th and 3rd Avenue.

It was moved by Councilman Hoisington and seconded by Councilman Harris that the driveway as requested by Fuoco be granted. Motion carried.

It was moved by Councilman Harris and seconded by Councilman Day that the Power Oil Co. at 4th and White be granted a 38-foot curb cut and driveway. Motion carried.

It was moved by Councilman Harris and seconded by Councilman Treece that the request of Kuner Empson be granted. Motion carried.

The Disabled American Veterans have designated Saturday, July 20 as Forget-Me-Not Day and have requested permission to sell forget-me-nots on that day. It was moved by Councilman Harris and seconded by Councilman Boston that the request be granted. Motion carried.

A 5/8 inch tap has been requested by R. E. Collins for a wood working shop at 815 North First Street. This area is considering annexation at the present time. It was moved by Councilman O'Daniel and seconded by Councilman Day that the matter be tabled until a later meeting. Motion carried.

A petition was filed signed by property owners on the west side complaining against the odor from the sewage disposal plant and asking that it be eliminated. It was moved by Councilman Harris and seconded by Councilman Day that the petition be accepted and filed and that the City Manager be instructed to eliminate this trouble as soon as materials are available. Motion carried.

Mr. Fritz reported that everyone including the local press and all service organizations had cooperated to the end that there is an extremely heavy registration, and now it is important that everyone registered get out to vote. It was moved by Councilman Harris and seconded by Councilman Day that a notice of appreciation be given to all those organizations who had assisted in getting the people of Grand Junction to register.

The following resolutions were presented and read moved by Councilman Harris, seconded by Councilman Day that as read they be passed and adopted. Roll was called and all members of the Council voted AYE. The President declared the motion carried.

RESOLUTION

WHEREAS, in response to the City's request for bids for the purchase of certain of its warehouse properties, the C. D. Smith Drug Company did submit a bid of \$32,010.00 for the purchase of Warehouse "A" and "B" located on the real estate hereinafter described:

Commencing at the N.E. corner of the SE1/4 NW1/4, Section 23 twp. 1 S. R 1 W Ute Principal Meridian in the City of Grand Junction, Mesa County, Colorado; thence south 40 feet; thence S. 90 degrees 14" west 10 feet to the point of beginning, said point of beginning being the intersection of the south boundary line of Crawford Avenue with the west boundary line of the alley between Sixth and Seventh Streets in the City of Grand Junction; thence south 508.50 feet; thence west 132.01 feet; thence north 507.35 feet; thence north 89 degrees 14' East 132.01 feet to the point of beginning.

AND WHEREAS, the City Council of the City of Grand Junction did accept the said bid on the 5th day of June, 1946;

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

That the City of Grand Junction shall convey to The Sterling Company, the real estate as described above and that Herbert D. Fritz, the City Manager, be and he is hereby authorized, empowered and instructed to convey the said real estate to the Sterling Company, and to execute and deliver on behalf of the City of Grand Junction the necessary deed for making such conveyance, and to affix thereto the seal of this city.

RESOLUTION

WHEREAS, in response to the City's request for bids for the purchase of certain of its warehouse properties, W. R. Hall did submit a bid of \$12,000 for the purchase of Warehouse "C" located on the real estate hereinafter described:

AND, WHEREAS, the City Council of the City of Grand Junction did accept the said bid on the 5th day of June, 1946;

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

That the City of Grand Junction shall convey to W. R. Hall the following described real estate, to-wit:

Commencing at the N. E. corner of the SE1/4 NW1/4 Section 23, twp. 1 S R 1 W of the Ute P.M. in the City of Grand Junction, Mesa County, Colorado; thence south 548.50; thence south 89 degrees 14" west 100 feet to the point of beginning; thence south 268.10 feet; thence south 89 degrees 55" west 132.01 feet; thence north 268.18 feet; thence east 132.01 feet to the point of beginning.

and that Herbert D. Fritz, the City Manager, be and he is hereby authorized, empowered and instructed to convey the said real estate to W. R. Hall, and to execute and deliver on behalf of the City of Grand Junction the necessary deed for making such conveyance, and to affix thereto the seal of this City.

RESOLUTION

WHEREAS, in response to the City's request for bids for the purchase of certain of its warehouse properties, The Norish Finer Foods did submit a bid of \$7,500.00 for the purchase of the Administration Building and real estate hereinafter described;

AND, WHEREAS, the City Council of the City of Grand Junction did accept the said bid on the 5th day of June, 1946;

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

That the City of Grand Junction shall convey to Norish Finer Foods, the following described real estate, to-wit:

Commencing at the N. E. corner of the SE1/4 NW1/4 Section 23, twp. 1 S. r 1 W Ute P.M. in the City of Grand Junction, Mesa County, Colorado; thence south 816.60 feet; thence south 89 degrees 55" west 132.01 feet to the point of beginning; whence South 89 degrees 55 west 181.64 feet; thence North 1 degree 33' west 352.58 feet; thence north 89 degrees 55 east 191.18 feet; thence south 352.45 feet to the point of beginning. Except the west 17 feet which is to be designates as a railroad right of way and used as a service alley until such time as trackage is laid.

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

/s/ Helen C. Tomlinson
City Clerk