

Grand Junction, Colorado
December 2, 1953

The City Council of the City of Grand Junction met in regular session at 7:30 P. M. Councilmen present and answering roll call were McCormick, Severson, Harper, Lowe and President Colescott. Councilmen Walt and Wright were absent. Also present were City Manager Toyne, City Attorney Groves and City Clerk Tomlinson.

It was moved by Councilman Severson and seconded by Councilman McCormick that the minutes of the regular meeting held November 18th be approved as written. Motion carried.

GRANT PERMISSION TO BEAUTIFY ARTESIAN WELL AREA. Mrs. Lena Jewett and Mrs. Norva Berry appeared before the Council and requested permission to beautify the road leading to the artesian well west of the Municipal Cemetery. They plan to have the road graded and gravelled and to plant small shrubs, grass and flowers around the well and to use the waste water from the well if city water is not available. It was moved by Councilman McCormick and seconded by Councilman Lowe that permission be granted to the Ladies Chapter of the Izaak Walton League to improve the area around the artesian well. Motion carried.

GRANT POPPY DAY REQUEST. Mrs. Jewett also requested special permission to sell poppies on behalf of the American Legion Auxiliary sometime between May 6th to 8th, 1954. As a rule, the American Legion and V.F.W. Auxiliaries sell poppies the Saturday before Memorial day.

It was moved by Councilman Harper and seconded by Councilman Lowe that the request be granted if it does not conflict with days when other organizations are selling downtown; that May 6th or 7th would possibly be all right for her to use for the sale of poppies. Motion carried.

HOWARD ROWLAND PROTESTS AUCTIONEERS LICENSE. Mr. Howard Rowland, a local auctioneer, requested that the auctioneer's fees be lowered. Considerable discussion was had on this subject, and it was moved by Councilman McCormick and seconded by Councilman Lowe that the City Manager contact those interested in auctioneer's licenses and to make a report to the Council at a later meeting as to whether it is advisable to lower the license fees. Motion carried.

GARDEN CLUB PROTESTS REMOVAL CENTER PARKINGS. Mrs. Leaverton and Mrs. Chiesman representing the Grand Junction Garden Club were present and protested the removal of the center parkings on North Seventh Street. It was explained to these ladies that the Council was not seriously considering the removal of the center parkings at the present time but that in studying the future trends of traffic, it was mentioned but at the present time there was no indication that these center parkings would be removed.

APPROVE ANNEXATION SUNGOLD PARK SUBDIV. Mr. Coe Van Deren appeared before the Council in regard to the annexation of Sungold Park Subdivision and presented a petition for annexation for the following described property:

Sungold Park Subdivision located in W1/4 of SW1/4 of NE1/4 Sec. 12 T1S R1W of Ute Meridian and Lots 10 and 11 Block 4 Fairmount Subdivision.

Mesa County Valley School District #51 has joined with the owner of this tract of ground in petitioning for annexation making the area to be annexed from Orchard to Bookcliff from 19th to 20th and from 17th to 19th between the Orchard Avenue School ground and Walnut Avenue.

The following resolution was presented and read:

RESOLUTION

WHEREAS, a petition has been filed with the City Clerk and is now presented to the City Council requesting the annexation of the following described property to the City of Grand Junction, Colorado, to-wit:

All of Sungold Park Subdivision and Lots 10 and 11, Block 4, Fairmount Subdivision, Also commencing at the Northeast Corner of said Lot 11, thence North 30 feet, thence West 600 feet, thence South 30 feet to the Northwest Corner of said Lot 10, thence East 600 feet to the point of beginning, Mesa County, Colorado;

WHEREAS, upon examination of the said petition and hearing the testimony presented, the City Council does hereby find that the said territory is eligible for annexation to the City of Grand Junction; that the petition was signed by the owners of more than 50% of the area of the territory sought to be annexed; that there was one land owner residing in the said territory at the time the petition was filed; that such land owner was one of the signers of the petition; that there are attached to said petition four copies of a map or plat of said territory which is suitable for filing; and that the said petition and maps are sufficient and substantially meet the requirements of Section 2 of Chapter 314, Session Laws of Colorado 1947;

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

That the said petition for annexation shall be and the same is hereby accepted and approved, and that notice of filing of said petition shall be published once each week for four publications in the Daily Sentinel.

Passed and adopted this _____ day of _____, 1953.

President of the City Council

ATTEST:

City Clerk

It was moved by Councilman Harper that the Resolution as read be adopted upon the condition that 4 feet of the north end of Lots 21 and 22; that Lots 11 and 32 and that a strip of ground 30 feet wide adjoining on the north side of Lots 10 and 11 be conveyed to the City for street purposes.

Councilman McCormick suggested as an amendment to the motion that a contract be entered into between Mr. Van Deren and the City providing that all utilities (water, sewer and gas lines) and graveling, sidewalks, curbs and gutters be constructed. Also that streets be paved, said paving to be commenced upon the request of the City and to be completed without delay. Also, that any future subdivisions considered by the City must be presented with all utilities including paving, sidewalks curbs and gutters, water, sewers and gas mains constructed. Roll was called on the motion with all Councilmen present voting "AYE." The President declared the motion carried.

GRANT LIQUOR LICENSES. This was the date set for hearing on the applications of Mr. John V. Vogel for a restaurant liquor license for the Cafe Caravan at 105 West Main Street and for Mr. C. E. Roper for Rovey's Cafe, 122 South Fifth Street. It was moved by Councilman Lowe and seconded by Councilman Severson that the applications be approved and licenses issued. Motion carried.

PASS ORD. #855 - 1954 APPROPRIATIONS. The Proof of Publication to the proposed ordinance entitled AN ORDINANCE APPROPRIATING CERTAIN SUMS OF MONEY TO DEFRAY THE NECESSARY EXPENSES AND LIABILITIES OF THE CITY OF GRAND JUNCTION, COLORADO, FOR THE FISCAL YEAR BEGINNING JANUARY 1, 1954 AND ENDING DECEMBER 31, 1954, was presented and read.

It was moved by Councilman Harper and seconded by Councilman Severson that the Proof of Publication be accepted and filed.

It was moved by Councilman Severson and seconded by Councilman Lowe that the Ordinance be called up for final passage. Motion carried.

The Ordinance was then read and upon motion of Councilman Harper and seconded by Councilman Severson was passed, adopted, numbered 885 and ordered published. Roll was called on the motion with all members of the Council present voting "AYE." The President declared the motion carried.

RENT-A-CAR CONTRACTS AT AIRPORT. Mr. Frank C. Gumaer of the Auto Rental Service, Inc., lessee of Avis Rent-A-Car System made a report on their activities at Walker Field. Mr. Carlson of Frontier Airlines representing the office in Grand Junction and also the district of Western Colorado, stated that the Auto Rental Service, Inc., had been very satisfactory, and that possibly the Auto Rental Service, Inc., would not withdraw if a contract is awarded to Mr. Crosby for the Hertz Drive-Ur-Self System; however, it would possibly develop that there would not be enough business for two companies to have cars for rent from Walker Field.

Mr. James Brunton, co-owner of Fidelity Auto Company, spoke in favor of Mr. Crosby's application for permission to operate a rent-a-car service. Discussion on the basis for which fees should be assessed should an agreement be entered into with Mr. Crosby led to further discussion concerning licenses and fees for the operation of both services.

It was moved by Councilman Harper that the City Attorney and City Manager work out a basis of fees for the Crosby Hertz Drive-Ur-Self System on the same basis as with Auto Rental Service, Inc., lessee of Avis Rent-A-Car System and that the contract be represented to the Council for consideration at a later date, and that Mr. Crosby be requested to furnish twenty-four hour service. Councilman McCormick suggested as an amendment that a clause be inserted in the contract that in case Auto Rental Service Inc., withdraws from serving Walker Field, that Hertz Drive-Ur-Self System must station cars at the airport and give twenty-four hour service. Councilman Harper stated that it was the intent of his motion that Hertz Drive-Ur-Self System provide service on a twenty-four hour basis as soon as the contract is made. Motion carried.

It was also decided that the contracts for change of commission should be given the same date. Mr. Gumaer also stated that Auto Rental Service, Inc., would be willing to amend their contract to provide that they would furnish twenty-four hour service at the airport.

IMPROVEMENT DISTRICT #51 - FINAL ESTIMATE, ETC. The Final Estimate and Statement of Cost for Improvement District No. 51 were presented and the following Resolution was presented and read:

FINAL ESTIMATE

Final Estimate of work done by the City of Grand Junction on Improvement District #51

Contract (Robert A. Fender)	\$100,736.26
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Contract (Peter Kiewit Sons' Co.)	76,502.50
Prime coat & incidentals (Corn Const. Co.)	9,271.65
Labor	1,710.19
Social Security & Pension	35.36
Equipment Rental	305.65
Materials	2,135.67
Printing, Advertising & Misc.	447.01
Bonds	113.47
Attorney	250.00
Engineering and inspection	<u>8,100.00</u>
	\$199,607.76
Less Cash paid for private work	<u>2,876.87</u>
	\$196,730.89

STATEMENT OF THE ENGINEER

Statement showing the whole cost of the improvements of Grand Junction Improvement District #51, including six per centum additional for costs of collection and incidentals, and including interest at the rate of four per cent per annum to February 28, 1954, and apportioning the same on each Lot or tract of land to be assessed for the same. The sum of \$189,528.97 is to be apportioned against the real estate in the said District and against the owners thereof respectively as by law in the following proportions and amounts, to wit:

Cost of Construction,	\$196,730.89
Less Intersection Costs	<u>23,419.17</u>
Cost to District	\$173,311.72
Interest for 9 months @ 4% per annum,	5,490.00

6% for cost of Collections & incidentals	<u>10,727.25</u>
	\$189,528.97

J. A. Burton
City Engineer

RESOLUTION

WHEREAS, the City Council of the City of Grand Junction, Colorado, has reported the completion of Improvement District No. 51; and

WHEREAS, the City Council has caused to be prepared a statement showing the whole cost of the improvements of Improvement District No. 51, including therein six per cent additional for cost of collection and other incidentals and including interest to and including the 28th day of February, 1954, and apportioning the same upon each lot or tract of land or other real estate to be assessed for the same.

THEREFORE, BE IT RESOLVED, That the improvements connected therewith in said district be and the same are hereby accepted; that said statement be and the same is hereby approved and accepted as the statement of the whole cost of the entire improvements of said Improvement District No. 51, including six per cent additional for cost of collection and other incidentals and including interest to and including the 28th day of February, 1954; and

BE IT FURTHER RESOLVED, That the same be apportioned on each lot or tract of land or other real estate to be assessed for the same, and that the same be certified by the President of the Council and filed in the office of the City Clerk; and

BE IT FURTHER RESOLVED, That the City Clerk shall immediately advertise for three days in the Daily Sentinel, a newspaper of general circulation published in said City, notice to the owners of the real estate to be assessed, and to all persons interested generally without naming such owner or owners; that said improvements have been completed and accepted, specifying the whole cost of the improvements and the share so apportioned to each lot or tract of land; that any complaints or objections that may be made in writing by such owners or persons shall be made to the Council and filed with the Clerk within thirty days from the first publication of said notice; that the same may be heard and determined by the Council at their first regular meeting after said thirty days and before the passage of the ordinance assessing the cost of the improvements, all being in pursuance of the terms and provisions of Chapter 81 of the 1953 Compiled Ordinances of the City of Grand Junction, Colorado, being Ordinance No. 178, as amended.

NOTICE

NOTICE IS HEREBY GIVEN, To the owners of the real estate hereinafter described, said real estate comprising the district of lands known as Improvement District No. 51, and to all persons interested therein as follows:

That the improvements in and for said district, which are authorized by and are in accordance with the terms and provisions of a resolution passed and adopted on the 15th day of April, 1953, declaring the intention of the City Council of the City of Grand Junction, Colorado, to create a local improvement district to be known as Improvement District No. 51; with the terms and provisions of a Resolution passed and adopted on the 15th day of April, 1953, adopting details and specifications for said District; and with the terms and provisions of a Resolution passed and adopted on the 20th day of May, 1953, creating and establishing said district, all being in accordance with the terms and provisions of Chapter 81 of the 1953 Compiled Ordinances of the City of Grand Junction, Colorado, being Ordinance No. 178, as amended, have been completed and have been accepted by the City Council of the City of Grand Junction.

That the whole cost of the improvements has been definitely ascertained and is in the sum of \$189,528.97, said amount including six per centum additional for cost of collection and incidentals and also including interest to and including February 28, 1954, at the rate of 4 per centum per annum on the bonds issued from time to time in payment of the cost of said improvements; that the part apportioned to and upon each lot and tract of land within said District and assessable for said improvements is hereinafter set forth; that payment may be made to the Treasurer of the City of Grand Junction at any time within thirty days after the final publication of the assessing ordinance, assessing the real estate in said District for the cost of said improvements, and that the owner so paying would be entitled to an allowance of six per centum for all payments made during said period, and of interest from date of payment to the date the first installment becomes due.

That any complaints or objections that may be made in writing by the said owner or owners of land within said District and assessable for said improvements, or any person interested, made to the City Council and filed in the Office of the City Clerk of said City within thirty days from the first publication of this Notice, to-wit: On or before and up to 5:00 o'clock P.M. on the _____ day of _____, 1954, will be heard and determined by the said City Council at its first regular meeting after said last mentioned date and before the passage of any ordinance assessing the cost of said improvements against the real estate in said District, and against said owners respectively as by law provided.

That the said sum of \$189,528.97 for improvements is to be apportioned against real estate in said district and against the owners respectively as by law provided in the following proportions and amounts severally as follows, to-wit:

CITY OF GRAND JUNCTION, COLORADO

IMPROVEMENT DISTRICT #51
ASSESSMENT ROLL

December, 1953

<u>GARFIELD PARK SUBDIVISION</u>	
Block 4	
Lot 10	\$326.32
Lots 11 to 17 inclusive	316.58 each
Lot 18	323.01
Block 5	
Lot 1	200.46
Lots 2 to 8 inclusive	196.92 each
Lot 9	202.97
Lot 10	326.32
Lot 11, and Lots 13 to 17 inclusive	316.58 each
Lot 12	332.58
Lot 18	319.17
<u>SOUTH GARFIELD PARK</u>	
Lot 12	313.90
Lots 13 and 14	243.54 each
Lot 15	276.60
Lots 16 and 17	277.09 each
Lots 18 and 19	329.89 each

Lot 20	618.44
Lot 21	136.51
<u>EASTHOLME-IN-GRANDVIEW</u> <u>SUBDIVISION</u>	
Block 1	
Lots 1 to 3 inclusive	215.50 each
Lot 4	221.03
Lot 5	356.46
Lots 6 to 8 inclusive	329.44 each
Lot 9	445.97
Lot 10	209.86
Lot 11	114.15
Lot 12	242.58
Lots 13 to 15 inclusive	288.09 each
Lot 16	151.48
Lot 17	293.65
Lot 18	235.56
Lot 19	180.64
Lot 20	175.10
Block 2	
Lot 1	588.17
Lot 2	443.22
Lot 3	290.95

Lot 4	250.83
Lot 5	323.59
Lot 6	183.92
Block 3	
Lots 1 and 2	154.50 each
Lot 3	183.21
Lot 4	285.24
Lot 5	379.80
Lot 6	226.22
Lot 7	130.20
Lot 8, East 23' thereof	28.32
<u>PROSPECT PARK</u>	
Block 1	
Lot 13, East 30' thereof	67.90
Lot 14	269.80
Lot 15	291.09
Lot 16	332.00
Lot 17	227.83
Lot 18, East 30' thereof	68.12
Block 4	
Lot 1	269.80
Lot 2	291.09

Lot 3	332.00
Lot 4	286.73
Lot 5, West 5' thereof	10.95
West 30' of Williams Park	67.90
<u>O'NEIL'S SUBDIVISION</u>	
Lot 10	550.50
Lot 11, West 18.15' thereof	33.96
Lot 14, West 18.1' thereof	33.19
Lot 15	539.11
<u>WILCOX & BIXBY</u>	
Block 1	
Lots 1 to 8 inclusive	287.11 each
Lot 9	769.78
Lot 10	550.72
Lots 19 and 20	355.89 each
Block 2	
Lots 1 and 6	473.78 each
Lots 2 and 7	229.84 each
Lots 3 and 8, East 3.6' of each	8.18 each
Block 3	
Lots 1 and 6	473.78 each
Lots 2 and 7	229.84 each

Lots 3 and 8, East 3.6' of each	8.18 each
Block 4	
Lots 1 to 8 inclusive	328.33 each
Lots 9 to 16 inclusive	287.12 each
Lot 17	382.46
Lot 18	776.71
Beg. at a point whence the S1/4 cor of Sec 12, T1S, R1W, U.M. bears S 44 ⁰ 46' W 1878.9' thence N 200' thence E 165' thence S 200' thence W 165' to point of beg., except the W 25' thereof.	1,764.40
<u>TELLER ACRES</u>	
Block 1	
Lots 1 to 3 inclusive	323.04 each
Lot 4	334.68
Block 2	
Lot 1	717.85
Lot 2	513.41
Lot 3	331.36
Lots 4 to 6 inclusive	289.62 each
Block 3	
Lot 1	752.76
Lot 2	536.46
Lot 3	337.96
Lots 4 to 10 inclusive	306.33 each

Lot 11	317.47
Lot 18	319.81
Lot 19	843.13
Lot 20	334.18
E 22.88' of W 3 Acres of E1/2 SE1/4 SW1/4 SE1/4 Sec 12, T1S, R1W, U. M.	247.97
<u>ARCADIA VILLAGE</u>	
Block 1	
Lot 12	1,065.05
Lot 13	335.64
Lot 14	407.66
Lots 15 and 16	407.93 each
Lot 17	426.00
Lot 18	309.95
Lots 19 to 26 inclusive	311.90 each
Lot 27	373.16
Lot 28	317.47
<u>SUN DIAL GARDENS</u>	
Block 1	
Lot 1	176.94
Lot 2	75.63
Lot 3	54.70
Lot 4	33.76

Lot 5, North 7.1' thereof	7.82
Lot 44, North 7.1' thereof	7.82
Lot 45	33.76
Lot 46	54.70
Lot 47	75.63
Lot 48	176.94
Block 2	
Lot 1	177.05
Lot 2	75.68
Lot 3	54.73
Lot 4	33.79
Lot 5, North 6.95' thereof	7.83
Beg 20' E and 20' N of SW cor NW1/4 SE1/4 SE1/4 Sec 12, T1S, R1W, U.M., thence N 100' E 211.84' S 100' thence W to point of beg	556.97
Beg 20' E and 120' N of SW cor NW1/4 SE1/4 SE1/4 Sec 12, T1S, R1W, U. M., thence N 50' E 211.84' S 50' W to point of beg.	278.49
Beg 20' E and 170' N of SW cor NW1/4 SE1/4 SE1/4 Sec 12, T1S, R1W, U.M., thence N 50' E 211.84' S 50' W to point of beg.	278.49
Beg 20' E and 220' N of SW cor NW1/4 SE1/4 SE1/4 Sec 12, T1S, R1W, U.M., thence N 50' E 211.84' S 50' W to point of beg.	278.49
Beg 20' E and 270' N of SW cor NW1/4 SE1/4 SE1/4 Sec 12, T1S, R1W, U.M., thence N 50' E 211.84' S 50' W to point of beg.	278.49

Beg 20' E and 320' N of SW cor NW1/4 SE1/4 SE1/4 Sec 12, T1S, R1W, U.M., thence N 50' E 211.84' S 50' W to point of beg.	278.49
Beg 20' E and 370' N of SW cor NW1/4 SE1/4 SE1/4 Sec 12, T1S, R1W, U.M., thence N 50' E 211.84' S 50' W to point of beg.	278.49
Beg 20' E and 420' N of SW cor NW1/4 SE1/4 SE1/4 Sec 12, T1S, R1W, U.M., thence N 50' E 211.84' S 50' W to point of beg.	278.49
Beg 20' E and 470' N of SW cor NW1/4 SE1/4 SE1/4 Sec 12, T1S, R1W, U.M., thence N 50' E 211.84' S 50' W to point of beg.	289.54
Beg 20' E and 520' N of SW cor NW1/4 SE1/4 SE1/4 Sec 12, T1S, R1W, U. M., thence N 50' E 211.84' S 50' W to point of beg.	447.12
Beg 20' E and 570' N of SW cor NW1/4 SE1/4 SE1/4 Sec 12, T1S, R1W, U.M., thence N 70' E 211.84' S 70' W to point of beg.	901.31
<u>ELMWOOD PLAZA</u>	
Block 1	
Lot 3, East 25.22' thereof	50.47
Lot 4	238.84
Lot 5	332.34
Lot 6	471.14
Lot 7, East 35' thereof	74.17
Block 2	
Lot 1	430.31
Lot 2	196.79
Lot 13	401.12

Lots 14 to 17 inclusive	235.95 each
Lots 18 and 19	330.33 each
Lot 20	340.81
Lot 21	369.60
Lot 22	149.49
Lot 23, West 5' thereof	9.60
Lot 24	194.34
Lot 25	395.90
Lot 26	394.48
Lots 27 to 30 inclusive	327.19 each
Lots 31 to 33 inclusive	336.24 each
Lot 34	327.19
Lot 35	409.01
Lots 36 to 40 inclusive	389.16 each
Lot 41	343.54
Block 3	
Lot 16	372.45
Lot 17	328.82
Lot 18	301.55
Lot 19	301.80
Lot 20	307.00
Lot 21	299.92

Lot 22	338.96
Lots 23 to 31 inclusive	342.45 each
<u>WEST ELMWOOD PLAZA</u>	
Block 2	
Lots 6 to 10 inclusive	340.64 each
<u>PARK PLACE HEIGHTS</u>	
Block 1	
Lot 1	321.37
Lots 2 and 3	404.91 each
Lot 4	377.07
<u>GRANDVIEW SUBDIVISION</u>	
The N 125' of NW1/4 Lot 6, except W 50' of E 60' thereof, Grandview Subdivision	1,452.56
W 50' of E 60' of N 125' of NW1/4 Lot 6, Grandview Subdivision	278.48
W 50' of E 100' of SW1/4 Lot 11, Grandview Subdivision	278.48
E 50' of SW1/4 Lot 11, Grandview Subdivision	278.48
The S 125' of W1/2 Lot 11, except the E 100' thereof, Grandview Subdivision	1,174.07
<u>SHERWOOD ADDITION</u>	
Block 1	
Lot 3, North 55' thereof	121.18
Lot 4	344.90
Lot 5	334.73
Lots 6 and 7	334.18 each

Lot 8	515.20
Lot 9, North 55' thereof	181.02
Block 2	
Lot 1	535.80
Lot 2, North 55' thereof	188.25
Lot 29, North 55' thereof	126.02
Lot 30	358.70
Block 3	
Lot 10, East 6' thereof	22.38
Lot 11 to 14 inclusive	212.53 each
Lot 15	339.70
Lot 16, North 54.91' thereof	118.92
<u>BOOKCLIFF PARK</u>	
Block 1	
Lot 1, North 158.7' thereof	772.95
Block 2	
Lot 1	148.49
Lots 2 and 3	166.20 each
Lot 4	104.31
Lot 5, West 35' thereof	72.71
Lot 6, East 60' thereof	124.65
Lot 7 to 9 inclusive, and Lot 13	155.81 each

Lot 10	195.45
Lot 11	154.86
Lot 12	155.27
Lot 14	325.85
Lot 15	758.71
Block 3	
Lot 1	120.06
Lots 2 to 8 inclusive	126.73 each
Lot 9	325.66
Lot 10	725.58
Block 4	
Lot 1	882.38
Lots 2 to 7 inclusive	128.81 each
Lot 8	324.30
Lot 9	701.83
Lot 10	586.47
Lot 11, South 50' thereof	165.42
Lot 16	610.91
Block 5	
Lot 1	973.03
Lot 2	218.13
Lots 3 and 12	166.20 each

Lots 4 to 7 inclusive and Lots 10 & 11	155.81 each
Lot 8	197.52
Lot 9	187.03
Lot 21	563.28
<u>DEL MAR PARK SUBDIVISION</u>	
Block 1	
Lot 1	391.47
Lot 2	174.81
Lot 3	268.98
Lots 4 and 5	259.55 each
Lots 6 to 10 inclusive	235.95 each
Lot 11	284.13
Lot 12	146.29
Lot 13	554.05
Lot 14	324.57
Lot 15	332.31
Lot 16	306.74
Lots 17 and 18	283.14 each
Lot 19	386.20
Lot 20	180.08
Block 2	
Lot 1	385.08

Lot 2	181.21
Lots 3 and 4	283.14 each
Lot 5	306.74
Lot 6	321.55
Lot 7	718.33
Lot 8	470.67
Block 3	
Lot 1	525.22
Lot 2	459.63
Lot 3	268.70
Lot 4	266.68
<u>MESA SUBDIVISION</u>	
Block 1	
Lot 1	638.77
Lot 2, North 34.72' thereof	56.56
Lot 19	314.02
Lot 20	336.45
Block 2	
Lot 1	314.02
Lots 2 and 3	269.16 each
Lots 4 and 5	292.13 each
Lot 6	287.10

Lots 7 and 8	259.07 each
Lots 9 and 10	328.59 each
Lot 11, North 125' thereof	349.90
<u>COLLEGE SUBDIVISION</u>	
Block A	
Lot 1	635.69
Lot 2	175.38
Lot 3, South 25' thereof	41.27
Lot 10, North 26' thereof	90.58
Lot 11	364.87
Lot 12	602.77
Lot 13	875.68
Lot 14	643.35
Lot 15	369.06
Lots 16 to 19 inclusive	278.48 each
Lot 20, East 30' thereof and South 125' thereof	576.55
Lot 21	1,668.20
Block B	
Lot 1	213.44
Lot 2	696.69
Lot 3	393.86
Lot 4	316.48

Lots 5 to 10 inclusive	278.48 each
Lot 11	361.91
Lot 12	614.55
Lot 13	828.09
Lot 20, South 125' thereof	224.30
Lot 21, South 25' thereof	27.15
Lot 22	115.39
Lot 23	418.21
Block C	
Lot 1	514.02
Lot 2, South 60' thereof	114.02
<u>TOPE SCHOOL</u>	
South 125' of Tope School Sub., except East 409' thereof	3,759.52
<u>CITY OF GRAND JUNCTION</u>	
Block 4	
Lot 1	266.01
Lot 2	216.13
Lot 3	166.24
Lot 4	116.38
Lot 5	66.50
Lot 28	57.34
Lot 29	100.32

Lot 30	143.32
Lot 31	186.31
Lot 32	229.30
Block 5	
Lot 17	66.50
Lot 18	116.38
Lot 19	166.24
Lot 20	216.13
Lot 21	266.01
Lot 22	229.30
Lot 23	186.31
Lot 24	143.32
Lot 25	100.32
Lot 26	57.37
Block 21	
Lots 17 to 32 inclusive	143.32 each
Block 22	
Lot 18	308.42
Lots 19 to 34 inclusive	143.32 each
Block 23	
Lots 1 to 16 inclusive	143.32 each
Lot 17	305.27

Block 24	
Lots 1 to 16 inclusive	143.32 each
Block 54	
Lots 1 to 32 inclusive	48.94 each
Block 128	
Lots 15 & 24	57.59 each
Lots 16 & 23	100.60 each
Lots 17 & 22	143.83 each
Lots 18 & 21	186.83 each
Lots 19 & 20	229.96 each
Block 129	
Lots 1 & 32	229.96 each
Lots 2 & 31	186.83 each
Lots 3 & 30	143.83 each
Lots 4 & 29	100.60 each
Lots 5 & 28	57.59 each
Block 136	
Lots 1 & 32	233.34 each
Lots 2 & 31	189.59 each
Lots 3 & 30	145.84 each
Lots 4 & 29	102.09 each
Lots 5 & 28	58.34 each

Block 137	
Lots 19 & 20	233.34 each
Lots 18 & 21	189.59 each
Lots 17 & 22	148.84 each
Lots 16 & 23	102.09 each
Lots 15 & 24	58.34 each
Block 149	
Vacated strip adjacent to Lot 11 on North	31.69
Lots 11 to 15 and Lots 17 to 20 inclusive	222.08 each
Vacated Alley	177.66
Lot 16	133.25
Block 150	
Lots 1 to 10 inclusive	222.08 each
Lots 15 and 24	57.72 each
Lots 16 and 23	101.01 each
Lots 17 and 22	144.29 each
Lots 18 and 21	187.58 each
Lots 19 and 20	230.88 each
Block 151	
Lots 1 and 32	230.88 each
Lots 2 and 31	187.58 each
Lots 3 and 30	144.29 each

Lots 4 and 29	101.01 each
Lots 5 and 28	57.72 each
Block 158	
Lot 1	249.98
Lot 2	203.12
Lot 3	156.25
Lot 4	109.38
Lot 5	62.50
Block 159	
Lots 6 to 9 inclusive	222.08 each
Lot 10	322.19
Lot 15	62.50
Lot 16	109.38
Lot 17	156.25
Lot 18	203.12
Lot 19	249.98
Block 160	
Lot 11	235.16
Lots 12 to 15 inclusive	162.09 each
Beg at the N1/4 cor Sec 23, T1S, R1W, thence south along the West line of the NE1/4 53.3', thence East 132', thence N 53.3', thence W 132' to point of beg.	345.58

Beg 53.3' South of the NW cor of NE1/4 Sec 23, T1S, R1W, thence S 196.7', thence E 132', thence N 196.7', thence W to point of beg.	1,747.30
Beg 250' S of the N1/4 cor Sec 23, T1S, R1W, thence S 100', thence E 132' to W line of 7th Street in City of Grand Junction, thence N 100', thence W 132' to point of beg.	888.31
Beg 350' south of the N1/4 cor Sec 23, T1S, R1W, thence E 132', thence S 125', thence W 132' thence N 125' to point of beg.	1,103.88
Beg 475' S of the N1/4 cor Sec 23, T1S, R1W, thence E 132', thence S 47.88' to the railroad right of way, thence southwesterly along said railroad right of way to a point south of beginning, thence N 88.5' to point of beg.	425.32
Beg on the N line of the Denver & Rio Grande R.R. Co. right of way where the same crosses the E line of 7th St. extended in the City of Grand Junction, thence N 250' thence E 140', thence S 208' to the N line of the said right of way, thence southwesterly along said right of way to point of beg.	1,394.65
East 125' of vacated portion of First Ave. south of Block 1, Milldale Subd.	343.96
West 125' of vacated alley between Block 159, City of Grand Junction, and Block 1, Milldale Subdivision	177.66
North 125' vacated portion 8th Street south of 1st Avenue	458.62
West 125' vacated portion 1st Avenue lying East of 7th Street	531.66
<u>MILLDALE SUBDIVISION</u>	
Block 1	
Lots 1 to 5 inclusive	222.08 each
Lot 10	57.34
Lot 11	100.32

Lot 12	143.32
Lot 13	186.31
Lot 14	229.30
Block 2	
Lot 1	229.30
Lot 2	186.31
Lot 3	143.32
Lot 4	100.32
Lot 5	57.34
That portion of the following tract of land lying east of the line of South 7th Street and West of the W line of South 9th Street commencing at the point of intersection of the W line of 7th Street in the City of Grand Junction produced with S line of NW1/4 NE1/4 Sec 23, T1S, R1W, U.M., thence easterly along said S line of NW1/4 NE1/4 Sec 23, township and range aforesaid 975.6', thence northwesterly on a curve to the left 374.3' radius distance of 150.5' to a point 30' north of said S line of NW1/4 NE1/4 of said Sec 23, thence westerly along the line parallel with said S line last mentioned a distance 840.5' to a point on the line of 7th St., thence southerly along said W line of said 7th Street 30' to point of beg.	1,111.79
Block 5	
Lot 2	222.08
Block 19	
Lots 17 to 32 inclusive	54.88 each

Block 20	
Lot 1	117.98
Lot 2	89.44
Lot 3	60.89
Lot 4, South 20' thereof	30.45
Lots 20 to 28 inclusive	54.88 each
<u>BENTON CANNON'S</u>	
Block 2	
Lot 6	62.65
Lot 7	109.64
Lot 8	156.61
Lot 9	203.60
Lot 10	250.59
Lots 11 to 19 inclusive	139.24 each
Beg at NE cor of Lot 19, Block 2, Benton Cannon's First Subdivision, thence south to SE cor of Lot 19, thence easterly to SW cor of Lot 1, Block 3, Benton Cannon's First Subdivision, thence north to the NW cor of said Lot 1, thence westerly to point of beg.	445.57
Block 3	
Lots 1 to 9 inclusive	139.24 each
Block 9	
Lot 1, North 89.75' thereof	935.93
South 44.4' of the North 60', and south 75' of Lot 2	946.59

<u>SOUTH FIFTH STREET SUBDIVISION</u>	
Block 1	
Lot 19, South 125' of East 57' thereof	349.05
S 125' Lot 20 and of a 13' strip adjacent to E side Lot 19	1,033.66
Lot 25, South 125' thereof	808.39
Block 2	
N 125' Lot 10	1,816.66
N 125' Lot 11	451.31
<u>MOBLEY'S FIRST SUBDIVISION</u>	
Block 7	
Lots 5 to 9 inclusive	143.32 each
Lot 1	716.59
Block 11	
Lot 1	570.76
Lot 2, and Beg at a point 80' S of the SW cor of Blk 7, R.D. Mobley's 1st Sub. thence E to the NW cor of Blk 11, of said Sub., thence southeasterly along the block line of said Blk 11 to the center line of the spur track, thence westerly along said spur track to a point south of point of beginning, thence north to point of beginning.	717.44

STATE OF COLORADO)
COUNTY OF MESA)
CITY OF GRAND JUNCTION)

I, Harry O. Colescott, President of the Council and Ex-Officio Mayor of the City of Grand Junction, Colorado, do hereby certify that the above and foregoing is the statement showing the whole cost of the improvements in Grand Junction Improvement District No. 51, and includes interest to and including the 28th day of February, 1954, and apportioning the same upon each lot or tract of land or other real estate to be assessed for the same, all in accordance with the terms and provisions of Chapter 81 of the 1953 Compiled Ordinances of the City of Grand Junction, Colorado, being Ordinance No. 178, as amended.

President of the Council

ATTEST:

City Clerk

It was moved by Councilman Severson and seconded by Councilman Harper that the Resolution as presented be approved. Roll was called on the motion with all Councilmen present voting "AYE." The President declared the motion carried.

UPPER COLO. RIVER COM. RE SPACE. A letter from Mr. Will, Secretary and General Counsel of the Upper Colo. River Commission, to Mr. Toyne in response to a note which Mr. Toyne directed to see whether the Upper Colo. River Commission needed all of the space they now use in the City Administration Building was read. Mr. Will stated that Grand Junction remains the headquarters of the Upper Colo. River Commission and that the situation is not affected by his opening a personal office in Denver. The quarters furnished the Commission are adequate but not more than adequate and that at some future date it maybe they shall need more space.

DENY MONARCH AVIATION'S REQUEST FOR RENT REDUCTION. Monarch Aviation, Inc., requested that they be given a rent reduction at their old location at the west end of Walker Field. They are not operating an active business at this location at the present time but do not wish to cancel their lease.

It was moved by Councilman Harper and seconded by Councilman Severson that the request be denied and that either the lease be canceled or the rental fee of \$50 per month be paid. Motion carried.

40 HOUR WEEK DISCUSSED. City Manager Toyne reported that it would cost around \$20,950 to give hourly employees a forty hour week. This did not include overtime or State Compensation costs or Social Security but would merely pay for the additional help to do the same amount of work as planned in the Budget for a forty-four hour week.

BOARD OF ADJUSTMENT. City Manager Toyne also reported that the newly appointed Board of Adjustment had met and elected Cecil Haynie as Chairman and Mary Rait as Vice-Chairman and City Manager Toyne still continues as Secretary.

POLICE DEPT. MEETINGS. City Manager Toyne reported that the Police Department had recently held a joint conference with the merchants of the City covering forgery, worthless checks and shop-lifting. The businessmen have requested that at least two more meetings be held, one for the employees who approve checks and another meeting with the businessmen themselves to take up further discussions of subjects pertinent to police control of business.

FIRE DEPT. DEMONSTRATION. City Manager Toyne reported that the Fire Dept. in conjunction with the Extension Division of Vocational Education of Mesa College held a half day meeting on fire fighting and the proper chemicals and equipment to use in fighting various types of fire.

RENT SPACE TO AIRCRAFT BROKERAGE CO. The Aircraft Brokerage Co. moved into the terminal building into the small office in the kitchen area for a fee of \$15.00 per month.

MISUSE CITY-OWNED VEHICLES BY EMPLOYEES. City Manager Toyne reported on possible misuse of City-owned equipment for private use of City employees. In one case where police officers were accused of using police cars to pick up meat at Colescotts' Coal and Ice Co., it was found one police officer who lives near the locker plant did stop and pick up meat occasionally on his way home to lunch. It was also pointed out that if necessary this officer used his own car for night duty when called out on such duty.

In checking on the report that water department employees had used a City truck to pick up coal at Colescotts', it was found that the only case that could be determined in recent weeks was a City employee who hauled a load of coal to his own home on his day off in his own "blue-green" pick-up. City Manager Toyne stated that this sort of thing was bad for City employees' morale but if anyone has accusations to make and specific facts, to present them to him and he will be glad to investigate.

Mrs. Murl Francis at this point demanded that the Chief of Police be investigated on misuse of a City-owned car in September of 1951. She stated that as a taxpayer she demanded action and that Mr. Colescott was not trying to get at any other City employee but the Chief of Police when he referred to misuse of City cars.

Councilman Harper challenged Mrs. Francis and stated that the City Council and City Manager had investigated the incident referred to to their satisfaction and did not feel that it should be brought up again and again. Mrs. Francis was told that the proper procedure in complaints against City employees, in accordance with the Charter provisions, would be to go to the City Manager and state cases and facts. The City Council has no jurisdiction over employees hired by the City Manager.

Mr. Bob Faith stated that the Chief of the Fire Department had come out to his store while he had liquor on his breath and told his employees that they would have to quit selling caps for cap guns and he objected to the Fire Chief or any other City employee using liquor while on duty.

RECREATION FISHING PROGRAM AT VETERANS LAKE. A letter was read from Mr. Therrell to the Recreation Commission concerning the fishing program at the Veterans Hospital Lake. He stated that his office had no objection to the use of the lake providing that the following conditions are met:

- a. That the State Game and Fish Department be in full accord with the program.
- b. That adequate supervision be provided.
- c. That fishing by the children be limited to Monday morning during July and August, and
- d. That the conditions of the lease with the City remain unchanged.

It was moved by Councilman Harper and seconded by Councilman Lowe that the City Council approve the program as outlined if it can be worked out between the Veterans Hospital, the Recreation Commission and the State of Colorado Game and Fish Commission. Motion carried.

It was moved by Councilman Harper and seconded by Councilman Severson that the meeting adjourn.

/s/ Helen C. Tomlinson
City Clerk