

Grand Junction, Colorado  
November 21, 1956

The City Council of the City of Grand Junction met in regular session at 7:30 P. M. Councilmen answering roll call were Harper, Colescott, Emerson and Pres. Lowe. Councilmen Wright, Shults and Orr were absent. Also present were City Manager Cheever, City Attorney Ashby and City Clerk Tomlinson.

It was moved by Councilman Harper and seconded by Councilman Colescott that the minutes of the regular meeting held Nov. 7th be approved as written. Motion carried.

ORD. 984 - APPROPRIATIONS 1957. 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, 1957 AND ENDING DECEMBER 31, 1957, was presented and read. It was moved by Councilman Harper and seconded by Councilman Colescott that the Proof of Publication be accepted and filed. Motion carried.

It was then moved by Councilman Colescott and seconded by Councilman Emerson that the ordinance be called up for final passage. Motion carried. The ordinance was then read and upon motion of Councilman Emerson and seconded by Councilman Harper was passed, adopted, numbered 984 and ordered published. Roll was called on the motion with all members of the Council present voting "AYE." The President declared the motion carried.

ORD. 985 - VACATING PORTION S. 13TH. The Proof of Publication to the proposed ordinance entitled AN ORDINANCE VACATING A PORTION OF A STREET was presented and read. It was moved by Councilman Harper and seconded by Councilman Emerson that the Proof of Publication be accepted and filed. Motion carried.

It was moved by Councilman Colescott and seconded by Councilman Emerson that the ordinance be called up for final passage. Motion carried. The ordinance was then read and upon motion of Councilman Emerson and seconded by Councilman Colescott was passed, adopted, numbered 985 and ordered published. Roll was called on the motion with all members of the Council present voting "AYE." The President declared the motion carried.

ORD. 986 - ZONING 2ND & BELFORD. The Proof of Publication to the proposed ordinance entitled AN ORDINANCE AMENDING CHAPTER 83 of the 1953 COMPILED ORDINANCES OF THE CITY OF GRAND JUNCTION, COLORADO, AND THE ZONING MAP INCLUDED THEREIN was presented and read. It was moved by Councilman Harper and seconded by Councilman Emerson that the Proof of Publication be accepted and filed. Motion carried.

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

COUNCILMAN ORR ARRIVED AT THE MEETING. The ordinance was then read and upon motion of Councilman Colescott and seconded by Councilman Harper was passed and adopted, numbered 986 and ordered published. Roll was called on the motion with all members of the Council present voting "AYE." The President declared the motion carried.

PROP. ORD. ANNEX S1/2 LOT 5 CAPITOL HILL. The hearing on the annexation of the S1/2 of Lot 5 Capitol Hill Subdivision was continued until this meeting. The following entitled proposed ordinance was introduced and read: AN ORDINANCE ANNEXING TERRITORY TO THE CITY OF GRAND JUNCTION. It was moved by Councilman Colescott and seconded by Councilman Orr that the proposed ordinance be passed for publication. Motion carried.

PETITION-RESOL. ANNEX. UNION CARBIDE PROPERTY. A petition requesting the annexation of property owned by the Union Carbide & Carbon Corporation was presented and read. City Manager Cheever stated that this annexation had been approved by the Planning Commission and the Planning Commission recommended that Tract 2 as described on the petition be zoned as Industry "A" and the balance of the plot of ground be zoned as Business "A". The following Petition and Resolution were presented and read:

IN THE MATTER OF THE PETITION OF UNION	)	
CARBIDE AND CARBON CORPORATION FOR	)	
ANNEXATION OF CERTAIN REAL ESTATE TO	)	
THE CITY OF GRAND JUNCTION, COLORADO.	)	PETITION

TO THE COUNCIL OF THE CITY OF GRAND JUNCTION, COLORADO:

The petitioner, Union Carbide and Carbon Corporation, respectfully requests that the real estate hereinafter described be annexed to and made a part of the City of Grand Junction and in support of such petition alleges:

1. Petitioner is the owner of the real estate described as Tract 2 below, which tract is more than 50% of the area for which annexation is requested herein.

2. The real estate for which annexation is requested is described as follows, to wit:

Tract 1:

Commencing at the Northwest Corner of the SE1/4 SW1/4 of Section 13, Township 1 South, Range 1 West of the Ute Meridian, thence South 36.1 feet, thence East 82.6 feet, thence North 36.16 feet, thence South 89°57' East 504.8 feet, thence North 89.13 feet, more or less, to the South line of East Main Street Addition to the City of Grand Junction, thence West along said South line of said East Main Street Addition to a point 89.13 feet North of the point of beginning, thence South to the point of beginning.

Tract 2:

Beginning at a point which lies South 89° 57' East 82.6 feet from the Northwest Corner of the SE1/4 SW1/4 of Section 13, Township 1 South, Range 1 West of the Ute Meridian, which has been re-established according to a plat of the East Main Street Subdivision of Grand Junction, Colorado, as being 89.13 feet South of the City Monument at the intersection of the West line of 15th Street extended and the South line of the alley between Main Street and Colorado Avenue, thence South a distance of 300.16 feet, thence South 47° 52' East a distance of 67.10 feet, thence along the arc of a curve to the left with a radius of 1073 feet a distance of 430.6 feet (the chord of which bears North 71° 26' East a distance of 427.8 feet) to a concrete R.O.W. Marker, thence North 59° 56' East a distance of 415.30 feet, more or less, to the point of intersection with the North line of said SE1/4 SW1/4 of said Section 13, thence North 89° 57' West a distance of 814.75 feet, more or less, to the point of beginning.

Tract 3:

Beginning at a point on the East City Limits of Grand Junction from which point the City Monument at the intersection of the West line of 15th Street (extended) and the South line of the Alley between Colorado Avenue and Main Street, bears North a distance of 125.3 feet; thence along the East City Limits of Grand Junction South a distance of 612.3 feet to the North right of way line of the D. & R. G. W. Railroad; thence along the North right of way line of the D. & R.G.W. Railroad North 72° 52' East a distance of 706.6 feet; thence North 30° 04' West a distance of 69.1 feet, thence North 59° 56' East a distance of 494.7 feet, thence North 73° 52' East a distance of 259.5 feet to the East line of the SW1/4 of Section 13, thence along the East line of the SW1/4 of Section 13, North 0° 19' West a distance of 57.7 feet to the Northeast Corner of the SE1/4 SW1/4 Section 13, thence along the North line of the SE1/4 SW1/4 Section 13 West a distance of 423.8 feet, thence South 59° 56' West a distance of 411.3 feet, thence along the arc of a curve to the right with a radius of 1073.0 feet a distance of 430.6 feet (the chord of which arc bears South 71° 26' West a distance of 427.8 feet), thence North 47° 52' West a distance of 67.1 feet, thence North a distance of 264.0 feet to the North line of Colorado Avenue extended, thence along the North line of Colorado Avenue extended West a distance of 82.6 feet, more or less, to the point of beginning.

Tract 4:

All that part of the SE1/4 of the NE1/4 of the SW1/4 of Sec. 13, T. 1. S., R. 1 W. of the Ute Meridian lying South of East Main Street Addition to the City of Grand Junction.

3. There are no persons residing in the area for which annexation is requested.

4. The area for which annexation is requested is not embraced within any city, or incorporated town.

5. The area for which annexation is requested is contiguous to the City of Grand Junction and in a manner which will afford reasonable ingress and egress thereto and not less than one-sixth of the aggregate external boundaries of the territory for which annexation is requested coincides with existing boundaries of the City of Grand Junction, Colorado, except that such area is separated and noncontiguous to the boundaries of the City of Grand Junction solely because of the existence of 15th Street of said City, said 15th Street being one of the established streets in said City, and because of the alley lying South of Main Street and running East from 15th Street of said City.

6. That Tract 2 of said real estate is in an industrial zone and so classified by the Commissioners of Mesa County, Colorado, and should be zoned for industrial uses upon annexation to the City of Grand Junction, Colorado.

WHEREFORE, petitioner requests that the above described real estate be annexed to the City of Grand Junction, and upon such annexation such real estate, or at least Tract 2 thereof, be given an industrial zoning classification.

Dated this 19th day of November, 1956.

UNION CARBIDE AND CARBON CORPORATION

By (Signed) J. F. Brenton  
Its Authorized Representative

STATE OF COLORADO	)	
	)	SS
COUNTY OF MESA	)	

The foregoing petition was acknowledged before me this 19th day of November, 1956, by J. F. Brenton the authorized representative of Union Carbide and Carbon Corporation.

My Commission expires: May 1, 1957

SEAL

(Signed) D. J. Dufford  
Notary Public

### 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:

#### TRACT 1:

Commencing at the Northwest Corner of the SE1/4 SW1/4 of Section 13, Township 1 South, Range 1 West of the Ute Meridian, thence South 36.1 feet, thence East 82.6 feet, thence North 36.16 feet, thence South 89<sup>0</sup>57' East 504.8 feet, thence North 89.13 feet, more or less, to the South line of East Main Street Addition to the City of Grand Junction, thence West along said South line of said East Main Street Addition to a point 89.13 feet North of the point of beginning, thence South to the point of beginning.

#### TRACT 2:

Beginning at a point which lies South 89<sup>0</sup>57' East 82.6 feet from the Northwest Corner of the SE1/4 SW1/4 of Section 13, Township 1 South, Range 1 West of the Ute Meridian, which has been re-established according to a plat of the East Main Street Subdivision of Grand Junction, Colorado, as being 89.13 feet South of the City Monument at the intersection of the West line of 15th Street extended and the South line of the alley between Main Street and Colorado Avenue, thence South a distance of 300.16 feet, thence South 47<sup>0</sup>52' East a distance of 67.10 feet, thence along the arc of a curve to the left with a radius of 1073 feet a distance of 430.6 feet (the chord of which bears North 71<sup>0</sup>26' East a distance of 427.8 feet) to a concrete R.O.W. Marker, thence North 59<sup>0</sup>56' East a distance of 415.30 feet, more or less, to the point of intersection with the North line of said SE1/4 SW1/4 of said Section 13, thence North 89<sup>0</sup>57' West a distance of 814.75 feet, more or less, to the point of beginning.

#### TRACT 3:

Beginning at a point on the East City Limits of Grand Junction from which point the City Monument at the intersection of the West line of 15th Street (extended) and the

South line of the Alley between Colorado Avenue and Main Street, bears North a distance of 125.3 feet; thence along the East City Limits of Grand Junction South a distance of 612.3 feet to the North right of way line of the D. & R. G. W. Railroad; thence along the North right of way line of the D. & R.G.W. Railroad North 72°52' East a distance of 706.6 feet; thence North 30°04' West a distance of 69.1 feet, thence North 59°56' East a distance of 494.7 feet, thence North 73°52' East a distance of 259.5 feet to the East line of the SW1/4 of Section 13, thence along the East line of the SW1/4 of Section 13, North 0°19' West a distance of 57.7 feet to the Northeast Corner of the SE1/4 SW1/4 Section 13, thence along the North line of the SE1/4 SW1/4 Section 13 West a distance of 423.8 feet, thence South 59°56' West a distance of 411.3 feet, thence along the arc of a curve to the right with a radius of 1073.0 feet a distance of 430.6 feet (the chord of which arc bears South 71°26' West a distance of 427.8 feet), thence North 47°52' West a distance of 67.1 feet, thence North a distance of 264.0 feet to the North line of Colorado Avenue extended, thence along the North line of Colorado Avenue extended West a distance of 82.6 feet, more or less, to the point of beginning.

TRACT 4:

All that part of the SE1/4 of the NE1/4 of the SW1/4 of Sec. 13, T. 1 S., R. 1 W. of the Ute Meridian lying South of East Main Street Addition to the City of Grand Junction.

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 filed by the owners of more than 50% of the area of the territory sought to be annexed and by more than 50% of the land owners residing in the said territory at the time petition was filed; that there are attached to said petition four copies of a map or plat of 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 21st day of November, 1956.

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W. D. Lowe  
President of the City Council

ATTEST:

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City Clerk

It was moved by Councilman Colescott and seconded by Councilman Orr that the Resolution be passed and adopted as read. Roll was called on the motion with all members of the Council present voting "AYE." The President declared the motion carried.

ZONING HEARING 1-2-57. It was moved by Councilman Harper and seconded by Councilman Colescott that hearing on the zoning in accordance with the recommendations of the Planning Commission be set for Jan. 2, 1957. Motion carried.

WAIVE 5% LAND VALUE. It was moved by Councilman Harper and seconded by Councilman Emerson that inasmuch as this plot of ground is unavailable for park purposes and of the tremendous project planned for the area that the 5% of the land value usually collected by the City be waived. Roll was called on the motion with all members of the Council present voting "AYE." The President declared the motion carried.

ZONE S1/2 LOT 5 CAPITOL HILL RES. A. Continuation of the zoning hearing on the S1/2 of Lot 5 Capitol Hill Subdivision was continued until this meeting. A petition protesting the zoning of this area to Residence "B" district was presented showing that a large number of property owners in this location did not wish to see the area zoned as a Residence "B" district.

It was moved by Councilman Harper and seconded by Councilman Colescott that in view of the fact that the property owners in the area desired this area to be zoned as Residence "A" district that the Council approve zoning in Residence "A" district. Motion carried.

The following proposed ordinance was presented and read: AN ORDINANCE AMENDING CHAPTER 83 OF THE 1953 COMPILED ORDINANCES OF THE CITY OF GRAND JUNCTION, COLORADO AND THE ZONING MAP INCLUDED THEREIN. It was moved by Councilman Harper and seconded by Councilman Colescott that the proposed ordinance be passed for publication. Motion carried.

ZONING MATTERS TABLED. City Manager Cheever and Councilman Harper reported that there were several other zoning changes presented to the Planning Commission but none was approved. It was moved by Councilman Colescott and seconded by Councilman Orr that all other zoning changes be tabled until a later meeting. Motion carried.

SEWER IMPROVEMENT. The following Resolution was presented and read:

RESOLUTION

WHEREAS, the City Council of the City of Grand Junction has heretofore authorized a survey to be made by W. F. Turney & Associates of Santa Fe., New Mexico, concerning the Grand Junction sewage works improvement in general and, in addition, authorized the City Manager to explore the possibilities of obtaining federal money therefor under Public Law 660, and

WHEREAS, on April 17, 1956, the general obligation bonds were authorized by taxpaying electorate in the amount of \$460,000.00, and

WHEREAS, under date of November 16, 1956, the City Manager has, through a Request and Certification, sought the sum of \$203,528.92 from the federal government for the program, which is to be combined with funds of the City in the amount of \$474,900.83 which includes the aforementioned bond issue plus a sewer fund surplus under capital outlay in the amount of \$14,900.83;

NOW, THEREFORE, BE IT RESOLVED that the action of the City Manager be and the same is hereby approved and confirmed as the action of the City of Grand Junction in accordance with the Request and Certification executed by the City Manager on November 16, 1956, and that the actions of the City be conducted hereafter in accordance therewith in the event such grant is obtained from the federal government.

It was moved by Councilman Harper and seconded by Councilman Orr that the Resolution be passed and adopted as read. Roll was called on the motion with all members of the Council present voting "AYE." The President declared the motion carried.

DISCUSS PAYMENT OF CLAIMS FOR INJURY. Mr. Ashby, City Attorney, discussed matters pertaining to claims against the City on account of accidents both personal injury and property damage. He stated that he had several on hand at the present time but in large claims the Council desired that Mr. Ashby go into them and they would determine whether or not they would care to defend them in court; on minor items where the City was liable, they could be paid without Council approval. Mr. Ashby stated that the City was not liable on cases where vehicles were engaged in governmental capacity but are liable in a proprietary capacity.

RENEW LIQUOR LICENSES FOR 1957. The following liquor licenses were presented for approval:

Hotels & Restaurants:

Harry E. Burnett dba St. Regis Hotel, 4th and Colorado  
Carl & Louise Swenson, dba Manhattan Cafe & Lounge, 345 Main St.  
La Court Hotel, 2nd & Main St.  
Kay Hayashi, dba Royal Grill, 209 Colorado Ave.  
Roy E. & Bernadine Dinkins, dba Globe Cafe, 121 So. 4th



Santy's Cafe & Lounge, 335 Main St.  
W. T. & Verna I. Culley dba Uranium Club, 215 No. 5th St.  
J. F. & Jack D. Ritter dba Rovey's Cafe & Lounge, 122 So. 5th St.  
Lewis E. & Ann L. Austin dba Quincy Cafe, 609 Main St.  
John V. Vogel, Cafe Caravan, 105 W. Main  
Mark M. & Antonio V. Wagner, dba Mark's Macongan, 105 No. 2nd St.

Retail Liquor Stores:

Johnnie Retolaza, dba Johnnie's Liquor Store, 1000 No. 5th St.  
H. I. & Hazel M. Griffin, dba Pete's Liquors, 101 No. 1st St.  
Richard L. Stranger, dba State Liquor Store, 659 Rood Ave.  
Thomas N. & Marguerite A. Mulvihill dba Grand Liquor Store, 220 W. Grand  
Melvin J. & Helen M. Benton dba Jim's Liquor Store, 1550 North Ave.  
Clara Warren dba Last Chance Liquors, 1203 Pitkin Ave.  
Mark W. Hamilton, dba Lucky Liquors, 450 North Ave.  
Ben Poloni, dba Crown Liquor Store, 119 So. 4th St.  
A. W. Luellen, dba DeLuxe Liquors, 120 No. 4th St.  
Dante & Rafellina Raso dba Raso Liquor Store, 220 So. 2nd  
Henry Post, Jr., dba City Liquor Store, 901 No. 1st.

Clubs:

Fraternal Order of Eagles No. 595, 248 Main St.  
Grand Jct., Lodge No. 270, Loyal Order of Moose, 345 1/2 Main St.  
B.P.O.E. No. 575, 4th & Pitkin Ave.

Drug Stores:

Copeland Cut Rate Drug Store, 500 Main  
Albert W. Hammer dba Hammer's Drug Store, 158 Main

It was moved by Councilman Orr and seconded by Councilman Colescott that the renewals be approved. Motion carried.

LIQUOR APPLICATIONS. Mr. Pete Bosma presented an application for a retail liquor store license at Chuck's Liquors at 443 Rood Ave. Mr. Ambrose McCoy was included as a partner with Robt. J. Coates, dba Eight Ball Liquor Store at 326 So. 2nd St. It was moved by Councilman Colescott and seconded by Councilman Orr that these two applications be advertised for hearing on Dec. 19th and that the Chief of Police be advised to investigate into the character of the applicants. Motion carried.

TO ADV. MOSER 3.2 BEER APPLICATION. Mr. J. D. Moser presented an application for a 3.2 beer license for the Eastside Grocery at 741 Main Street. It was moved by Councilman Orr and seconded by Councilman Emerson that this application be advertised for hearing on Dec. 19th. Motion carried.

IMPR. DIST. #54 - FINAL ESTIMATE ETC. The following final estimate on Impr. Dist. #54 and Statement of the Engineer were presented:

FINAL ESTIMATE  
ON  
IMPROVEMENT DISTRICT NO. 54

As Constructed by Corn Construction

Contract (Corn Construction Company)	\$132,372.25
Extra Work	4,742.52
Engineering, Inspection & Social Security	4,113.73
Attorney	300.00
Bonds (\$13.95/\$16.00)	39.95
Printing, Advertising & Miscellaneous	369.80
Catch Basins and Manhole Covers & Rings	293.85
	\$142,232.10

STATEMENT OF THE ENGINEER

Statement showing the whole cost of Improvement District No. 54 of Grand Junction, including six per centum additional for cost of collection and incidentals, and including interest at the rate of 6% per annum to February 28, 1957 and apportioning the same to each lot or tract of land to be assessed for same. The sum of \$142,446.09 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:

Total Cost of Construction,	\$142,232.10
Less Intersection costs	11,944.00
Cost to District,	\$130,288.10

Interest for 6 months @ 6%	4,095.00
	\$134,383.10
6% for Cost of Collection & Incidentals	8,062.99
	\$142,446.09

(Signed) Carl A. Alstatt  
City Engineer

RESOLUTION

WHEREAS, the City Council of the City of Grand Junction, Colorado, has reported the completion of Improvement District No. 54; and

WHEREAS, the City Council has caused to be prepared a statement showing the whole cost of the improvements of Improvement District No. 54, including therein six per cent additional for cost of collection and other incidentals and including interest to and including the 28th day of February, 1957, 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. 54, including six per cent additional for cost of collection and other incidentals and including interest to and including the 28th day of February, 1957; 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. 54, 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 16th day of May, 1956, 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. 54; with the terms and provisions of a resolution passed and adopted on the 16th day of May, 1956, adopting details and specifications for said District; and with the terms and provisions of a resolution passed and adopted on the 20th day of June, 1956, 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 \$142,446.09, said amount including six per centum additional for cost of collection and incidentals and also including interest to and including February 28, 1957, at the rate of four 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 should 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 2nd day of January, 1957, 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 \$142,446.09 for improvements is to be apportioned against the real estate in said District against the owners respectively as by law provided in the following proportions and amounts severally as follows, to-wit:

ASSESSMENT ROLL

<u>BOOKCLIFF HEIGHTS</u>	
Lot 10	\$880.00
Lot 11	394.76
Lot 12	408.20
Lot 13	360.02
Lot 14	850.40
Lot 15	437.46
<u>SHERWOOD ADDITION</u>	
Block 11	
Lot 5	281.67
Lot 6	404.74
<u>SHAFROTH - ROGERS SUB.</u>	
Block 6	
Lots 1 & 2	198.50 each
Lot 3	269.36
<u>TOPE SCHOOL SUB.</u>	
School Dist. #51	2,413.10
<u>COLLEGE SUB.</u>	
Block "C"	

Lots 1 & 2	443.95 each
Lot 3	437.12
Lot 4	683.00
Lot 5	853.75
Lot 6	565.11
Lot 7	1,490.29
Block "B"	
Lot 14	1,091.25
Lot 15	642.99
Lot 16	391.06
Lot 17	614.70
Lot 18	676.17
Lot 19	683.00
Lots 21 to 23 inc.	341.50 each
<u>ROSE PARK SUB.</u>	
Block 2	
Lot 1	979.85
Lot 2	242.36
Lots 5 & 17	379.73 each
Lots 6 to 16, inc.	366.72 each
<u>ELM AVENUE SUB.</u>	
Lot 28	64.18

Lot 29	112.31
Lot 30	160.44
Lot 31	208.57
Lot 32	256.70
<u>KENNEDY SUBDIVISION (Amended)</u>	
Lot 1	485.56
Lot 2	437.08
Lots 3 to 5, inc.	429.75 each
Lots 6 to 11, inc.	412.56 each
Lot 12	402.48
<u>HARR ADDITION</u>	
<u>CAPITOL HILL SUB.</u>	
Lot 18, North 180.0'	357.30
Lot 18, South 265.2'	526.42
Lots 19 & 21	1,026.25 each
Lot 20, South 217.0'	430.75
Lot 20, North 250.0'	496.25
Lot 22 - 467.0'	927.00
<u>HIGH SCHOOL ADDITION</u>	
Block 1	
Lots 1 to 5, inc.	111.16 each
All of Block #3	3,781.35

<u>PROSPECT PARK</u>	
Block 2	
Lot 13, East 18.25'	36.35
Lot 14	154.51
Lot 15	263.57
Lot 16	245.80
Lot 17	147.95
Lot 18, East 28.32'	43.08
Block 3	
Lot 1	239.94
Lot 2	207.22
Lot 3, West 5'	7.27
Lot 10, West 5'	6.99
Lot 11	106.59
Lot 12	323.25
<u>PAULSON SUB.</u>	
Lot 1	366.77
Lot 2	148.93
Lot 3	317.73
Lot 4	318.02
Lots 5 & 6, inc.	286.50 each
<u>BELAIRE SUB.</u>	



Lot 1	277.90
Lot 2	340.93
Lot 3	252.21
Lot 4	396.33
<u>AVALON GARDENS</u>	
Lot 4, South 35'	97.42
Lot 5, South 35'	102.09
<u>HENDERSON HEIGHTS SUB.</u>	
Block 1	
Lot 7	52.80
Lots 8 & 9	88.00 each
Lots 10 to 12, inc.	143.25 each
Block 3	
Lots 1 to 34, inc.	49.63 each
Block 4	
Lots 1 to 5, inc.	143.25 each
Lot 6	85.95
<u>GRANDVIEW SUB.</u>	
Lot 7	6,528.75
<u>DE VOE SUB.</u>	
Block 1	
Lot 6	43.88

Lot 7	97.15
Lot 8	145.28
Lot 9	193.41
Lot 10	322.48
Lots 21 & 30	179.92 each
Lots 22 to 29, inc.	143.25 each
Block 2	
Lot 7	82.51
Lots 8, 9 & 10	143.25 each
Beg. 359.05' N and 661.8' E of SW Cor Sec 12, T1S, R1W, U.M., N 125' W 46.8' S 125' E. to Beg.	261.16
Beg 585.4 E and 30' N of SW Cor Sec 12, T1S, R1W, U. M., thence E 75' N 299' W 75' S 299' to P.O.B., except E 10' and that part deeded to City for street	372.45
West 2 acres of S1/2 Lot 1, Grandview Sub.	1,633.74
Beg 321.4' E and 184' N SW Cor Sec 12, T1S, R1W, U.M., thence N 130' E 66' S 130' W 66' to P.O.B. except that part deeded to City for street	378.18
Beg 387.4' E and 184' N SW Cor Sec 12, T1S, R1W, U.M., thence N 130' E 66' S 130' W 66' to P.O.B., except that part deeded to City for street	378.18
Beg 45.4' E and 184' N of SW Cor Sec 12, T1S, R1W, U.M., thence N 130' E 66' S 130' W 66' to P.O.B., except that part deeded to City for street	378.18
Beg 519.4' E and 184' N of SW Cor Sec 12, T1S, R1W, U.M., thence N 115' E 66' S 115' W 66' to P.O.B., except that part deeded to City for street	378.18
<u>WEAVER SUB.</u>	

Block 1	
Lot 1	455.92
Lot 2	258.77
Lot 3	55.45
Lot 11, N. 59'	167.32
Lot 12	405.68
Lot 13	630.30
Lot 14	444.08
Lot 15	440.24
Lots 16 & 17	378.18 each
Lot 18	432.91
Lot 19	1298.77
Block 2	
Lot 1	372.45
Lot 2	318.02
Lot 3	315.15
Lot 4	430.32
Lot 5	545.90
Lot 6	515.70
Lots 7 & 8	316.30 each
Lot 9	55.10
<u>LUTKIEWICZ SUBDIVISION</u>	

Lot 1	342.83
Lot 2	524.29
Lot 3	691.79
Lot 4	55.83
Lot 5	237.29
Lot 6	404.79
<u>ELMWOOD PLAZA,</u>	
(According to the Refiling Plat thereof)	
Block 2	
Lot 3	231.48
Lot 4	540.12
Lots 5 & 6	367.92 each
Lots 7 to 10, inc.	416.54 each
Lot 11	365.42
Lot 12	365.48
Lots 27 & 28	123.84 each
<u>DEL REY - Re-Plat Block #8</u>	
Lot 1	358.70
Lot 2	168.80
Lot 10	151.50
Lot 12	1,367.93
Lot 13	492.37

Lots 14 to 17, inc.	274.30 each
Lot 18	304.68
Lot 11	376.00
<u>DEL MAR PARK</u>	
(According to the Refiling Plat)	
Block 2	
Lot 9, N 8.79'	25.51
Lot 10	156.98
Lot 11	356.95
Lot 12	404.23
<u>REGENTS SUB.</u>	
Block 1	
Lots 1 to 7, inc.	442.80 each
Lot 8	497.41
Block 2	
Lot 1	1,210.40
Lot 2	643.46
Lots 3 to 6, inc.	442.80 each
Lots 7 to 10, inc.	487.08 each
Lots 11 to 14, inc.	255.42 each
Lots 15 to 18, inc.	232.20 each
Lot 19	417.33

Lot 20	972.45
Block 3	
Lot 1	590.70
Lot 2	479.92
Lot 3	634.96
Lot 4	1,426.13
Lot 5	540.03
Lot 6	381.59
Lot 7	240.15
Lot 8 & 9	236.07 each
Block 4	
Lot 4, S 40.75'	180.38
Lot 5	891.42
Lot 6	481.69
Lot 7	592.84
Block 5	
Lot 2	665.38
Lot 3	443.17
<u>MELROSE SUB.</u>	
Block 2	
Lot 9 to 11, inc.	397.04 each
Lot 12	2,214.00

Block 3	
Lot 8, S 5.1'	12.55
Lot 9	249.16
Lot 10	508.02
<u>EAST ELM AVENUE HEIGHTS</u>	
Block 1	
Lots 1 to 3, inc.	477.93 each
Lot 4	491.21
Lot 5	483.10
Lot 6	604.86
Lot 7	568.78
Lots 8 & 9	479.77 each
Block 2	
Lots 10 & 11	374.65 each
Lot 12	461.38
Lot 13	486.75
Lot 14	384.68
Lot 15	391.17
Lots 16 to 18, inc.	380.61 each
<u>WILCOX - BIXBY SUB.</u>	
Block 1	
Lots 11 to 18, inc.	435.05 each

Lot 19	294.71
Lot 20	630.00
Block 2	
Lot 6 to 10, inc.	447.97 each
<u>HOULTON'S SECOND RESUBDIVISION</u>	
Block 1	
Lots 1 to 4, inc.	247.50 each
Lot 5	255.83
Block 3	
Lot 1	578.20
Lot 2	780.98
<u>ARCADIA VILLAGE REFILE</u>	
Block 1	
Lot 6, S 18'	63.36
Lots 7 to 10, inc.	197.12 each
Lot 11	195.32
Block 5	
Lot 6	202.40
Lots 7 to 10, inc.	211.20 each
N 192' of W 156.53' of E1/2 SE1/4 SW1/4 SE1/4 Sec 12, T1S, R1W, U.M., except the East 31.53' of the N 67' thereof	480.23



N 192' of E 173.47' of W1/2 SE1/4 SW1/4 SE1/4 Sec. 12, T1S, R1W, U.M., except the West 48.47' of the N 67' thereof	575.87
<u>EAST MAIN STREET ADDITION</u>	
Block 3	
Lot 9, East 2'	3.23
Lot 10	57.02
Lot 11	188.82
Lot 12	256.34
Lot 13	765.08
Lot 14	441.09
Lot 15	312.45
Lots 16 to 18, inc.	295.00 each
Block 4	
Lots 6 to 8, inc.	295.00 each
Lot 9	308.01
Lot 10	437.89
Lot 11	804.63
Lot 12	804.74
Lot 13	437.89
Lot 14	308.01
Lots 15 to 17, inc.	295.00 each
Block 5	

Lots 7 to 11, inc.	295.00 each
Lot 12	347.45
<u>BENTON-CANON'S FIRST SUB.</u> (Amended)	
Block 6	
Lots 24 to 31, inc.	143.25 each
Lot 32	204.45
Block 7	
Lots 17 & 32	146.69 each
Lots 18 to 31, inc.	143.25 each
Block 10	
Lots 1 & 16	146.69 each
Lots 2 to 15, inc.	143.25 each
Block 11	
Lot 1	204.45
Lots 2 to 9, inc.	143.25 each

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

I, WARREN D. LOWE, 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. 54, and includes interest to and including the 28th day of February, 1957, 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.

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President of the Council

ATTEST:

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City Clerk

It was moved by Councilman Harper and seconded by Councilman Orr that the Resolution be passed and adopted as read. Roll was called on the motion with all members of the Council present voting "AYE." The President declared the motion carried.

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

/s/ Helen C. Tomlinson  
City Clerk