

Grand Junction, Colorado

June 14, 1961

ROLL CALL

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 Ray Meacham, Harry Colescott, Warren Lowe, Herbert Wright and President C. E. McCormick. Also present were City Attorney Gerald J. Ashby and City Clerk Helen C. Tomlinson. Absent was Councilman Charles Love. Councilman Hadden came to the meeting a little later. City Manager Joe Lacy was absent.

INVOCATION

The invocation was given by Bishop S. W. Kelly, Church of Jesus Christ of Latter Day Saints.

MINUTES

It was moved by Councilman Colescott and seconded by Councilman Lowe that the minutes of the regular meeting of the Council held on May 17th be approved as written. Motion carried.

HEARING I.D. #57

This was the date set for hearing on the formation of Paving and Sidewalk District No. 57. Several petitions of remonstrance had been filed in connection with this district, and several sidewalks had been repaired prior to June 3rd.

Resolution - Creating & Establishing Dist. #57 - Remonstrances

The following Resolution was presented and read:

RESOLUTION

CREATING AND ESTABLISHING IMPROVEMENT DISTRICT NO. 57 WITHIN THE CORPORATE LIMITS OF THE CITY OF GRAND JUNCTION, COLORADO, AUTHORIZING THE CONSTRUCTION OF CURBS AND GUTTERS AND PAVING ON STREETS THEREIN AND THE CONSTRUCTION OF SIDEWALKS AND PROVIDING FOR THE PAYMENT THEREFOR.

WHEREAS, on the 3rd day of May, 1961, the City Council of the City of Grand Junction, Colorado, passed a Resolution adopting details, plans and specifications for Improvement District No. 57 and authorizing Notice of Intention to Create said District; and,

WHEREAS, Notice of Intention to Create said District was duly published; and,

WHEREAS, no written complaints or objections have been made concerning the proposed improvements except as to the paving, curbing and guttering of the following:

Hollywood type curb and gutter and paving 29 1/2 feet wide consisting of a six inch base course over a compacted subgrade with a two inch asphalt or gilsapave mat. Also miscellaneous drainage facilities to be constructed in the following locations.

Mesa Avenue from Poplar to First Street

Hall Avenue from Poplar to Juniper

Juniper Street from Hall to Mesa

Maple Street from Hall to Mesa

Poplar Street from Hall to Mesa

Vertical type curb and gutter and paving 32 feet wide to consist of six inch gravel base over a compacted subgrade with a two inch asphalt or gilsapave mat to be constructed in the following locations:

Grand Avenue from 15th to 17th Streets

which objections were by proper petitions containing more signatures than were signed for such improvements;

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

1. That said Improvement District No. 57, be, and the same is hereby, created and established; and that construction of curbs and gutters, sidewalks and paving therein be, and the same is hereby authorized and directed, in accordance with the resolution adopting the details, plans and specifications prepared and filed therefor, except as follows:

a. The above described improvements shall be deleted from said District affecting the properties as follows:

All of Blocks 1 and 2, West Lake Park Annex No. 2, Lots 1 to 7 incl. Block 3, West Lake Park Annex No. 2, Lots 1 to 6 incl. and the Southerly 120 ft. of the West 63.9 ft. of Lot 7, Block 4 West Lake Park Annex No. 2, Tracts A and B, West Lake Park Subd., Lots 1 and 2, Block 1, West Lake Park Subd. That area described as

beg. at the N. E. Corner of Lot 1, Block 1, West Lake Park Subd., thence West 75 ft., North 20 ft., E. 75 ft., South 20 ft. to beginning. Lot 2 and the South 75 ft. of Lot 18 Shaws Subd., Amended of Tract C, West Lake Park Subd. The North 150 feet of Block 6, West Lake Park Annex and the North 150 feet of Blocks 1 to 5 inclusive of the Second Amended Plat of West Lake Park Annex, the South 150 feet of the Northeast Quarter, Northeast Quarter, Southeast Quarter, Section 10, Township 1 South, Range 1 West except for street Right of Way.

Lots 1 to 10 inclusive Block 1, East Main Street Addition and that area in Blocks 1 and 2, Slocombs Addition, within 150 feet of Grand Avenue.

b. There shall further be deleted from said district the following-described properties, originally included within the District for sidewalk repair and reconstruction:

	Block 8	Lots 17, 18, 19
	Block 12	N1/2 7, 8 and 9, Lots 13, 14, 21, 22
	Block 14	Lots 23 and 24
	Block 15	N1/2 of 14 to 16 incl
	Block 18	Lots 1 to 3
	Block 23	Lots 10 to 17 incl
	Block 24	Lots 25 and 26
	Block 30	Lots 17, 18 and W1/2 of 24;
	Block 31	Lots 9 to 12 incl
	Block 35	Lots 29 and 30 incl
	Block 38	Lots 23, 24, 28 to 32 incl
	Block 39	S1/2 of 12, all of Lot 13
	Block 40	Lots 10, 11, 25, 29

	Block 43	Lot 5
	Block 44	S 110 feet of Lots 31 and 32
	Block 45	Lots 1 and 2
	Block 46	Lots 1, 2, 3 and 4
	Block 48	W 3 ft. of Lot 23 and all of Lot 24
	Block 50	Lots 11 to 13 incl
	Block 54	Lots 4, 5 and 6 and E1/2 of Lot 3
	Block 56	N 70 ft of Lots 1 and 2; Lots 17, 18, E 21 ft of Lot 21 and E 21 ft of Lot 22
	Block 65	Lots 23 and 24
	Block 66	Lots 29 and 30
	Block 67	Lots 13 and 14
	Block 69	Lots 3, 4, E1/2 of 7, all of Lots 8, 9, 17 to 28 incl.
	Block 72	Lots 1, 2, W1/2 of Lot 3
	Block 74	E1/2 of Lots 8, All of Lots 9 and 10
	Block 76	Lots 10 and W1/2 of Lot 11
	Block 77	W 18.4 ft. of Lot 22; all of Lots 23 and 24.
	Block 79	Lots 23, 24, 29 to 32 incl

	Block 80	Lots 11 to 14 incl
	Block 85	Lots 11 and 12
	Block 88	Lots 19 and 20
	Block 89	Lots 12 and 13
	Block 91	Lots 15, 16, 19, 20
	Block 92	Lots 19 and 20
	Block 96	Lot 10, W 10 ft of Lot 11, N 87 ft. of Lots 13 to 16 incl
	Block 97	Lots 1 to 4 incl
	Block 98	Lots 6 to 9
	Block 99	N 84 ft of Lots 10 to 12 incl
	Block 106	Lots 6, 7, and Lots 26 and 27
	Block 107	E1/2 of Lot 10, W 15 ft. of Lot 11
	Block 108	Beg. NW Cor. Lot 1, South 85 ft. East 63 ft. South 40 ft. East 12 ft. North 125 ft. West 75 ft. to beginning; also Lot 22
	Block 109	Lots 11 and 12
	Block 111	Lots 1 to 3, Lots 15 to 17
	Block 112	Lots 19 and 24
	Block 113	Lots 17 and 18
	Block 122	Lots 13 to 24 incl
	Block 125	Lots 25 to 32 incl

	Block 128	S 38 ft of Lots 18 and 19
	Block 129	Lots 1 and 2
	Block 133	Lots 7 and 8
	Block 134	Lots 11 to 13
	Block 136	E 22.5 ft. of Lot 12 and all of Lot 13 Lots 15 and 15 exc S 44 ft. Lots 27 and 28
	Block 139	S 39 ft. of Lots 13 to 16 incl, Lots 29 to 32 incl
	Block 141	W 10 ft. of Lot 26; all of Lots 27 to 30
	Block 142	Lots 28 to 32 incl
	Block 146	Lots 16 and 17
	Block 147	Lots 11 to 16
	Block 149	Lots 1 to 4, Lots 17 to 20 incl
	Block 150	Lots 13 and W1/2 of 14, Lots 20, 21, 27 and 28
	Block 151	Lots 5 to 8 incl
	Block 152	N 71 ft of Lots 1 and 2, S 22 ft of Lots 1 and 2, Lots 5 and 6
	Block 153	Lots 15 and 16
	Block 158	Lots 5 and 6
	Block 160	Lots 1 to 15 incl

	Block 161	Lots 1 to 14 incl
	Block 163	Lots 3 to 16 incl
Arcadia Village	Block 2	Lots 8 and 15
Arcadia Village Refile	Block 2	Lot 15
Bowers Subdivision	Block 1	All Lots 40, 41, W 14.5 ft of Lot 43, all Lot 44, E1/2 Lot 45
Crawfords Subdivision	Block 1	Lot 24
	Block 2	Lots 21 to 24
Del Rey Subd.	Block 1	E 70 ft. of Lot 1
DeVoe Subd.	Block 1	Lots 7 to 10 incl
Dundee Place	Block 1	W1/2 of Lot 26, all of Lots 27 to 30
	Block 4	Lots 23 and 24
Eastholme-in- Grandview	Block 3	W 35 ft of Lot 7, E 25.5 ft of Lot 8, W 15.5 ft of Lot 9, all of Lot 10
Elm Ave. Subd.	Block 1	E 50 ft of Lot 5; all of Lot 6, E 50 ft of Lot 15, S 87 ft of W 24 ft of Lot 15
	Block 1	E 10 ft of N 125 ft of Lot 17, and N 124 ft of Lot 24, all of Lot 26, W 48 ft of No 125 ft of Lot 16, and S 87 ft of Lot 16
Garfield Park	Block 5	E 55 ft of Lot 8
High School Addition	Block 1	Lot 1, N 18.5 ft of Lot 2

	Block 2	Lot 4
Keith's Addition	Block A	Lots 21 to 24 incl
	Block D	Lots 17 and 18
	Block E	Lots 21 and 22
	Block G	Lots 29 and 30
	Block I	Lots 21 to 24 incl
	Block J	Lots 9 and 10, Lots 25 and 26
	Block N	Lots 15 and 16
	Block O	Lots 19 and 20
Lincoln Park Addition	Block 1	Lots 31 and 32
Mesa Gardens Subdivision	Block 1	Lots 9 and 11
	Block 2	Lots 5 to 7, Lot 9
	Block 4	Lots 1, 2, 14
	Block 6	Lot 5
Milldale Subdivision	Block 20	Lots 6 and 7
Mobley Subdivision	Block 10	Lots 4, 5, E 40 ft. of Lot 8
	Block 12	Lot 9, all Lot 13, all Lot 22, W 30.7 ft of Lot 23
McMullin & Gormley Subd.	Block 1	Lots 15 and 16
Sherwood Addition	Block 3	Lot 30
Sundial Gardens	Block 1	N 21 ft of Lot 45, all of Lot 46, S 10 ft of Lot 47
Winnies Subdivision	Block 1	Lot 9

Melrose Subdivision	Block 1	Lots 1 to 7 incl, Lots 9 to 15 incl
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c. There shall be included within the District the following-described properties for sidewalk repair and reconstruction; the same being specifically requested by the owners of said properties:

Block 82 Lots 5 and 6

Block 94 Lots 7, 9, and 10

2. That the construction of paving, sidewalks and curbs and gutters shall be made by contract, let to the lowest reliable and responsible bidder after public advertisement, except that if it be determined by the City Council that the bids are too high and that the proposed improvements can be efficiently made by the City, the City may provide that the construction shall be made under the direction and control of the City Manager by hiring labor by the day or otherwise and by purchasing all necessary material, supplies and equipment;

3. That the improvements in said District were duly ordered, after Notice duly given; that no remonstrance, protest or objection was filed against the creation or establishment of said District, or any of the proceedings adopted therefor, except the protests above referred to, which were considered and found to be without merit, except those as deleted from the District, and that all conditions precedent and all requirements of the laws of the State of Colorado, the Charter of said City, and Ordinance No. 178, as amended, being Chapter 81 of the 1953 Compiled Ordinances of the City of Grand Junction, Colorado, have been strictly complied with;

4. That the description of the curbs and gutters, sidewalks and paving to be constructed, the boundaries of said Improvement District, the amounts to be assessed, the number of installments and assessments, the time in which the cost shall be payable, the rate of interest on unpaid installments, and the manner of apportioning and assessing such cost, shall be as prescribed in the Resolution adopted for said District on the 3rd day of May, A. D. 1961, and in accordance with the published Notice of Intention to create said District, except as to the alterations hereinbefore provided;

5. That, after the contract for the construction of curbs and gutters, sidewalks and paving has been let, the Council shall, by a resolution, provide for the issuance of public improvement bonds for said Improvement District No. 57 for the purpose of

paying the cost and expenses of constructing said improvements in said District.

PASSED AND ADOPTED this 14th day of June, 1961.

It was moved by Councilman Meacham and seconded by Councilman Colescott that the Resolution be passed and adopted as read. Roll was called on the motion with the following result:

Councilmen voting AYE: Ray A. Meacham, Harry O. Colescott, Warren D. Lowe, Herbert M. Wright, President C. E. McCormick

Councilmen voting NAY: None

All of the Councilmen present voting in favor of the motion, the President declared the motion carried and the Resolution duly passed and adopted.

I. D. #57 Authorize City Treas to buy Bonds at 4% interest rate

It was moved by Councilman Wright and seconded by Councilman Meacham that the bonds to pay for the construction of Improvement District No. 57 be sold to the City of Grand Junction at an interest rate of four per cent (4%). Roll was called on the motion with the following result:

Councilmen voting AYE: Ray A. Meacham, Harry O. Colescott, Warren D. Lowe, Herbert M. Wright, President C. E. McCormick

Councilmen voting NAY: None

All of the Councilmen present voting AYE, the President declared the motion carried.

PHOTOGRAPHER'S LICENSE & BOND Color Classics at Hested's Store - approved

Color Classics presented an application for a Photographer's license for the purpose of having a campaign at Hested's Store in July and again in October or November. This application was accompanied by the proper bond.

It was moved by Councilman Meacham and seconded by Councilman Lowe that the application be approved and the bond accepted and filed, and that the City Clerk be authorized to issue a license to Color Classics. Motion carried. (5 voted AYE)

WATER Micro-strainer plant - Plans & Specs apprvd - To advertise for bids - July 5, 1961

Mr. W. F. Turney, Consulting Engineer, and Mr. J. A. Burton, Director of Public Utilities, were present to show the plans for the Micro-strainer plant to be constructed below Hallenbeck Reservoir to the Council. Mr. Turney stated that the plans had been approved by Mr. Burton, the Micro-strainer people in London and the State Board of Health, and that bids could now be taken for the construction of the plant.

It was moved by Councilman Wright and seconded by Councilman Lowe that the plans and specifications for the Micro-strainer plant be approved, and the City be authorized to advertise for bids for the construction of the plant; bids to be opened at 2:00 o'clock P. M. on July 5, 1961. Motion carried. (5 Members of the Council voting AYE)

UTE WATER No penalty for outside water users signing contract with Ute

President McCormick stated that he had received a letter from Mr. Fred J. Simpson, President of the Board of Directors of the Ute Water Conservancy District, asking whether the City would continue to supply present users of Grand Junction water outside the city limits under the same terms and conditions as presently exist until such time as Ute Water is available, without penalty or modification because of their signing a contract with the Ute Water Conservancy District.

Mr. McCormick had prepared a letter in answer to Mr. Simpson's communication, as follows, and asked the Council's advice on whether this information would concur with the member's thinking.

June 15, 1961

"Mr. Fred J. Simpson, Chairman
Ute Water Board
259 "F" Road
Grand Junction, Colo.

Dear Mr. Simpson:

"Your letter of May 17, 1961 was handed to me at the start of the Council meeting on that date. Since it is the policy of the City Council to place all items on a pre-meeting agenda to afford full consideration prior to any action, it was impossible to consider the matter at that meeting.

"In replying to your question as to whether the signing of a contract with the Ute Water District would jeopardize the City's present contracts with outside users, I must refer, as you did, to the meeting of February 17, 1961. You have the copy of the

original three-page letter which fully documents the statements and discussions at the meeting. Nowhere in that meeting was the statement made that the City would not consider the signing of a Ute water contract as a factor in the continuance of water service from the City system to outside-City users.

"In fact it was agreed in the next to the last paragraph of the letter that both the Ute representatives and those of the City considered it important that areas ultimately to be served by either one system or the other be determined prior to the actual construction of the Ute Water District lines. This is necessary in order to avoid wasteful duplication of service lines of both systems in the Valley.

"However, I cannot imagine the members of the present City Council adopting a policy which would result in discontinuance of domestic water service to outside-City users simply because such users had chosen to sign a contract with the Ute District. When and if the time comes that a decision as to which system can best serve a given area such decision should be based on engineering considerations alone, and not on the fact that an outside-City water user or company chose to sign a contract with the Ute Water District while already being served by the City of Grand Junction system.

"Sincerely,
"C. E. McCormick, President
Grand Junction City Council"

The members of the Council present expressed the opinion that the letter should be sent as prepared by Mr. McCormick.

PROPERTY Royal Motel (Ed Settle) desires lease for parking - So of Fire Station No. 2 - action deferred on

Action on the matter of a lease for parking on a tract south of Fire Station No. 2 was deferred until City Manager Lacy returns.

3.2 BEER LICENSE WESTSIDE GROCERY, 505 W. Colo. granted

An application for the renewal of the 3.2 beer license for Laurence R. Flanagan, dba Westside Grocery, 505 West Colorado, was presented. No objections to the renewal of this license were made by anyone. It was moved by Councilman Colescott and seconded by Councilman Wright that the application be approved and license granted when the State license has been approved. Motion carried. (5 Councilmen voted AYE)

ZONING HEARING 7-5-61 NW Cor 15th & North Ave. fr R-3 to C-1

The Planning Commission recommended approval of rezoning a two-acre tract near the northwest corner of 15th and North Avenue from R-3 to C-1. It was moved by Councilman Lowe and seconded by Councilman Meacham that the City Clerk be authorized to advertise for hearing on July 5, 1961, the matter of the zoning on 15th and North Avenue. Motion carried. (5 Councilmen voted AYE)

COUNCILMAN HADDEN arrived at this time.

MESA COLLEGE REQ for Rev Permit to Cross Elm with electrical feeder system

A letter from Mr. Horace Wubben, President of Mesa College, was read in which he requested a permit to cross under Elm Avenue with an electrical feeder system. The crossing would begin five feet west of the southeast corner of Lot 31 at the intersection of College Place and Elm Avenue and run southeast to the northwest corner of the Mesa College Campus. It would be used for two 4.16 K.V. buried electrical feeders and be thirty-six inches deep. The feeders would be in transite conduit encased in concrete.

It was moved by Councilman Hadden and seconded by Councilman Meacham that the City Attorney be authorized to draw up a revocable permit giving Mesa College permission to install the requested electrical feeder lines and present to the Council at the next meeting for its approval. Motion carried. (6 voted AYE)

BONDS APPROVED

Bonds for William B. Schumann, Painting Contractor, and Ray Mizer, Cement Contractor, were presented. It was moved by Councilman Colescott and seconded by Councilman Lowe that the bonds be accepted and filed. Motion carried. (6 Councilmen voted AYE)

ORD. 1132 Annexing Pomona View (NW of 1st & Orchard)

The Proof of Publication to the proposed ordinance entitled AN ORDINANCE ANNEXING TERRITORY TO THE CITY OF GRAND JUNCTION was presented and read. It was moved by Councilman Colescott and seconded by Councilman Meacham that the Proof of Publication be accepted and filed. Motion carried. (6 Councilmen voted AYE)

It was then moved by Councilman Meacham and seconded by Councilman Lowe that the Ordinance be called up for final passage. Motion carried. (6 Councilmen voted AYE)

The Ordinance was then read and upon motion of Councilman Wright and seconded by Councilman Hadden was passed, adopted, numbered

1132 and ordered published. Roll was called on the motion with all members of the Council present voting AYE. The President declared the motion carried. (6 Councilmen voted AYE)

To go to Court for election to be held

The Pomona View Annexation will automatically be referred to the County Court so that an election can be held to determine whether or not this area will be annexed.

ADJOURNMENT

It was moved by Councilman Lowe and seconded by Councilman Hadden that the meeting adjourn.

/s/Helen C. Tomlinson
City Clerk

PROPERTY - Royal Motel (Ed Settle) desires lease for parking - So of Fire Station No. 2 - action deferred on

Action on the matter of a lease for parking on a tract south of Fire Station No. 2 was deferred until City Manager Lacy returns.