

Grand Junction, Colorado

February 21, 1962

### ROLL CALL

The City Council of the City of Grand Junction, Colorado, met in regular session at 7:30 p. m. February 21, 1962. Councilmen present and answering roll call were Meacham, Hadden, Colescott, Lowe, Wright and President McCormick. Councilman Love was absent. Also present were City Manager Lacy, City Attorney Ashby and City Clerk Tomlinson.

### INVOCATION

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

### MINUTES

It was moved by Councilman Lowe and seconded by Councilman Colescott that the minutes of the regular meeting held February 7, 1962 be approved as written. Motion carried. (6 voted AYE)

### RECREATION BOARD

President McCormick reported that he was not yet ready to make his recommendation for members of the Recreation Board but he hoped that by next meeting all of the details would be ironed out and he would be ready.

### ANNUAL CLINIC

for Mayors & Councilmen-Boulder-May 16 & 17

President McCormick also announced that the annual clinic for Mayors and City Councilmen would be held at the University of Colorado in Boulder on Friday and Saturday, March 16th and 17th, and he urged all members of the Council to put this on their calendars as he hoped that all who possibly could would attend.

### 3.2 BEER RENEWAL

Safeway Stores, 525 Ouray - approved

An application for renewal of 3.2 beer license was presented by Safeway Stores, Inc., 525 Ouray Ave. As there were no protests filed against this application, it was moved by Councilman Meacham and seconded by Councilman Lowe that the application be approved and license granted when the state license has been approved. Motion carried. (6 voted AYE)

### 3.2 BEER RENEWAL

Jordan's Grocery 451 S 5th Approved

An application for renewal of 3.2 beer license was presented by Sidney E. and Elizabeth E. Jordan, dba Jordan's Grocery, 451 S 5th. As there were no objections to this application, it was moved by Councilman Meacham and seconded by Councilman Lowe that the application be approved and license granted when state license has been received. Motion carried. (6 voted AYE)

### 3.2 BEER RENEWAL

Donald I. Cherp dba Pad 307, 307 S 12th St., Granted

An application for renewal of 3.2 beer license by Donald I. Cherp, dba Pad 307, 307 S. 12th Street was presented. A letter from Police Chief Karl Johnson had been read regarding the renewal of the three applications. He stated that Mr. Cherp was cooperating with the Police Department; that he had had a few difficulties but that he was trying to get them straightened out and tried to follow any suggestions the Police Department offered.

Councilman Hadden stated that the traffic at this location was very serious; that railroaders trying to get through were held up at various times and that in his opinion, this was no place for a business of this nature and that the operation was not as represented when the license was granted.

Mr. Cherp was present and explained that the plans as originally made had not materialized as the neighborhood had not supported the restaurant and at the present time they were serving short orders in the evening only.

City Attorney Ashby remarked that he did not think the Council had sufficient evidence against Mr. Cherp to withhold the renewal of his license. It was recommended that the matter of the traffic situation at the intersection be referred to the Chief of Police. Mr. Cherp stated that the matter of patrons parking in the driveway east of the cafe had been taken care of.

It was moved by Councilman Wright and seconded by Councilman Lowe that the application for renewal of the license be approved and license granted when state license has been received. Motion carried. (6 voted AYE)

### 3.2 BEER LICENSE

Change of address-Dan Williams dba Williams Grocery

Mr. Dan Williams dba Williams Grocery made application to move his grocery store 3.2 beer license from 215 Colorado Avenue to 805 No. 1st Street. It was moved by Councilman Lowe and seconded by Councilman Colescott that this application for change of address be advertised for hearing on March 7th. Motion carried. (6 voted AYE)

### LICENSE BOND

Dwight E. Cline, Gen. Contr, apprvd

A bond for Dwight E. Cline, General Contractor, was presented for approval. Being on the approved form, it was moved by Councilman Lowe and seconded by Councilman Colescott that the bond be accepted and filed. Motion carried. (6 voted AYE)

### CARNATION DAY

May 12, 1962 American War Mothers-granted

The American War Mothers requested that they be allowed to sell carnations on the downtown streets on May 12, 1962. It was moved by Councilman Colescott and seconded by Councilman Lowe that this request be granted. Motion carried. (6 voted AYE)

### VACATING N-S ALLEY

Bet 1st & Spruce Sts-tabled to 3-7-62

The matter of vacating part of the north-south alley between 1st and Spruce Streets from White Avenue north (approximately 175 feet) was presented. Mrs. Burgess was present and stated that George Fuoco had given written permission for the alley to be vacated as it would not inconvenience him at all.

Mr. Clarence Unrein, who operates the Texaco Station on First Street, was present and protested the closing of the alley.

He stated that if the alley was closed, the large transports could not get into his station and that the unloading of gasoline from the transports would have to be done in an illegal manner. He stated that Mr. Jack Ottman who operates the grocery store across the alley also was opposed to closing the alley.

This matter had come up before the City Planning Commission in September and had been approved but, up to the present time, the necessary easements had not been taken care of properly so that the matter could be taken over by the Council.

Mr. John Pippenger, Contractor, who is enlarging the Gay Johnson building, was present and stated that they had already begun construction on the building when they found out the Council had not gone ahead and vacated the alley. Gay Johnson wishes to extend his building six feet into the alley. The matter of how the large transports could service the Texaco Station was discussed, and it was moved by Councilman Meacham and seconded by Councilman Hadden that this matter be tabled until the next regular Council meeting, and that City officials try to get all of the details ironed out to the satisfaction of all parties concerned by that time. Motion carried. (6 voted AYE) It was suggested that Chief of Police Johnson make a traffic survey in this area to see how much the alley is used.

### IMPROVEMENT DISTRICTS & ORDINANCES

Pertaining to method of assessments for

City Manager Lacy explained to the Council that he is proceeding as rapidly as possible with his research towards amending the present improvement district ordinance. He has received material from National Research and is now working with the Colorado Municipal League and the State of Wyoming in preparing alternate plans for making assessments. This is being done in accordance with the Council's instructions, after difficulties were found in the manner of assessing corner lots and "T" alleys in Improvement District No. 57 last year.

There is now being contemplated the construction of another district this year. This would include approximately 250 properties that have not repaired or reconstructed sidewalks. These are properties which were left out of the last two districts because of tree removal or because of the fact that they are on the fringe of "Operation Foresight," and it was not known just what would be affected by the downtown plan. The Engineer's office is prepared to send out notices to all of the owners of property by certified mail to notify them of the pending district. There will be time up to March 16th for people to submit petitions for the district. West Lake Park Improvements may be included in this district. City Manager Lacy gave the schedule for the various resolutions and notices that would have to be acted upon by the Council if there is to be an improvement district this year.

The improvement district ordinance, which the Council has been considering, and which caused trouble in Improvement District No. 57, concerning the assessments of corner lots and "T" alleys, would not be involved in any petition which is to be presented this year. If the Council wishes to amend the ordinance before any more districts are considered, it will be impossible to plan on any project in 1962.

Mr. Burkey appeared before the Council, with several of his neighbors who live in the area of 20th and 21st on Bookcliff. He stated that they were all very unhappy with the way District 57 was handled. They believed that the improvements were to be put in by the subdivider before the properties were sold, and that they had not paid any attention to the notices published. He advised that certified notices should be sent to everyone who will be affected by improvement districts. He also suggested that the percentage required in signing petitions be changed from 33 1/3% to 66 2/3%. There was also discussion as to whether an agreement made by the subdivider wherein he promised to make the improvements before houses were sold, should have been enforced. These people were afraid they were paying twice for the improvements.

City Manager Lacy stated that even though the ordinance doesn't require that certified notices be sent prior to the creation of a district, that this would be done so that all property owners that are to be included in an improvement district would be aware of the City's plans and would be informed as to the amount of money involved in the improvements. Sidewalks are assessed on a lineal foot basis and no difference is made on corner lots. If only a small area of sidewalk is to be repaired, this is done on a square foot basis.

It was moved by Councilman Wright and seconded by Councilman Hadden that the City Manager be authorized to go ahead and send out the certified letters on sidewalk repairs and to make the necessary plans for Improvement District No. 58. Motion carried. (6 voted AYE)

#### PLANNING INSTITUTE

in Boulder 2-16-62-"Operation Foresight" exhibit presented

City Manager Lacy reported that Elmer Nelson, Bob Baker, Mrs. Russell, Don Warner and he had attended the Planning Institute in Boulder on February 16th and 17th. They took with them an exhibit of "Operation Foresight" which was one of five shown at the Conference. It was very well received and especially so as it was the only one that was in the process of being constructed.

#### TRAFFIC SCHOOL

Comments by Judge Foster

Judge William Foster was present and commented on the Traffic School the Police Department had been holding on Thursday nights in the Civic auditorium and invited everyone who might be interested to attend.

#### TREES ON N 7TH

to be replaced

Councilman Wright asked if the trees which were being removed on North 7th Street would be replaced, and City Manager Lacy assured him that they would be replaced with the approved variety of trees.

#### ADJOURNMENT

It was moved by Councilman Wright and seconded by Councilman Lowe that the meeting adjourn. Motion carried. (6 voted AYE)

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Helen C. Tomlinson\City Clerk