

Grand Junction, Colorado

November 1, 1967

ROLL CALL

The City Council of the City of Grand Junction, Colorado, met in regular session at 7:30 o'clock p. m. November 1, 1967 in the Civic Auditorium at City Hall. Councilmen present and answering roll call were Chas. E. McCormick, R. B. Evans, Stanley Anderson, R. G. Youngerman and President Ray A. Meacham. Councilmen Harry Colescott and Herbert M. Wright were absent. Also present were City Manager R. N. Gray, City Attorney Gerald J. Ashby and Deputy City Clerk Blanche G. Stringer. City Clerk Helen C. Tomlinson was absent.

INVOCATION

The invocation was given by Reverend Mabel Donaldson, Unity Church of Grand Junction.

MINUTES

It was moved by Councilman McCormick and seconded by Councilman Evans that the minutes of the regular meeting held October 18, 1967 and the special meeting held October 25, 1967 be approved as written. Motion carried.

PARKING LOTS - SOUTHWEST & NORTHWEST CORNER OF 7TH & MAIN - APPROVE PURCHASE BY DOWNTOWN DEV CORP - INSTR NO 4162A

A letter was read from Leland A. Schmidt, President, Citizens' Committee for Downtown Development, requesting Council consent to purchase two properties to be used for off-street parking. Parcel A - the E 71.95 ft. of Lots 16 to 20 inclusive in Block 105 except the N 30 ft. thereof located on the northwest corner of 7th and Main for the sum of \$18,000 and Parcel B - the E 50.45 ft. of Lots 11, 12, 13, 14, and 15, Block 116 which is the southwest corner of 7th and Main Street for \$20,000.

City Manager Gray stated that copies of a financial report covering the first nine months of 1967 prepared by auditors for C.C.D.D. were attached to Council members' agenda. The revenue from the proposed 36 parking meters would be applied on the purchase price, interest and incidentals necessary to put these parking lots in operation.

Mr. Leland Schmidt, representing the C.C.D.D., was present and stated that the two parking lots the Corporation now owns in the 500 block on Colorado Avenue and for which they paid approximately \$65,000 were now completely owned by the Parking Corporation through sale of stock to downtown businessmen. The new lots could be in operation in about thirty days as they have an option on

them and the lot on the southwest corner will require very little improvement. Parking is needed in this area of the shopping park.

It was moved by Councilman Anderson and seconded by Councilman Youngerman that the City Council approve the purchase of two parcels of property located on the southwest and northwest corner of 7th and Main Street, and that the City Manager be authorized to enter into and sign an agreement with C.C.D.D., the same, or similar to other agreements with C.C.D.D. for the purchase of the parking lots. Motion carried with Councilman McCormick voting NAY.

PARKING LOTS - 400 BLK ON COLORADO AVE - NEW LEASE \$300/MO
ASSIGNMENT OF LEASE - INSTR NO 4162A

City Attorney Ashby presented two documents covering the parking lots in the 400 block on Colorado Avenue; a Business Lease and Business Lease Supplement. This is for the lot on the alley behind Woolworths and has been owned by Mark and Leland Schmidt. It has been leased to the Downtown Parking Co., Inc. for \$75.00 a month. The Schmidts are selling this property to Chas. A. and Mary Jewell Willsea subject to the lease. It was presented to advise the Council that the property had been sold but would continue to be used as a parking lot at the same rental of \$75 a month.

The other is a new lease between the Downtown Parking Company, Inc., and the Willseas for Lots 25 to 28 inclusive in Block 118 (4th & Colo. Ave.) for \$300 a month instead of \$380.00. A condition of the sale for the strip along the alley by the Schmidts to the Willseas was the reduced rental on the parking lot in the 400 block in order to get this lot on a paying basis.

It was moved by Councilman Evans and seconded by Councilman Youngerman that the City Council approve the Business Lease Supplement between the Downtown Parking Co., Inc. and the new lease between the Downtown Parking Co., Inc. and Chas. A. and Mary Jewell Willsea for Lots 25 thru 28 inclusive Block 118 from Nov. 1, 1967 to Nov. 1, 1970 at a rental of \$300 per month and authorize the City Manager to sign on behalf of the City. Motion carried.

REGIONAL PLANNING COMMISSION - APPROVE COMPREHENSIVE PLAN

A letter was read from Richard Stranger, Chairman, Western Colo. Regional Planning Commission, requesting approval of the Economic Base Study, the Population Study, and the Roadway Plan, the first portion of the Comprehensive Plan for Grand Junction and Mesa County. The County Commissioners approved the studies on Oct. 31, 1967. It was moved by Councilman McCormick and seconded by Councilman Evans that these studies be approved as requested. Motion carried.

HEARING 11-15-67 - BEEFEATERS LIQUOR LICENSE

City Manager Gray read a memorandum from Police Chief Karl Johnson requesting a hearing on the Beefeaters liquor license. At the time the license as applied for, Mrs. Mary Manley was advised that her son, James Victor Manley, was not eligible for a liquor license and his name could not appear on the license nor could he take any active part in the management of the business. Mr. Manley has been in the restaurant and tending bar ever since the place opened despite the advice of the Police Department and State Liquor Inspector. He has been drunk and disorderly and allowed disorderly conduct among the patrons. Mr. Johnson requested that the Council review this case and see whether the license should be revoked if it continues to be operated under Mr. Manley's direction. It was moved by Councilman Anderson and seconded by Councilman Evans that Mr. Johnson's request for a hearing be approved and set for the next meeting of the Council. Motion carried.

ADJOURNMENT

It was moved by Councilman McCormick and seconded by Councilman Youngerman that the meeting adjourn. Motion carried.

Blanche G. Stringer
Deputy City Clerk