

Grand Junction, Colorado

May 15, 1968

ROLL CALL

The City Council of the City of Grand Junction, Colorado, met in regular session at 7:30 o'clock P.M. May 15, 1968 in the Civic Auditorium at City Hall. Councilmen present and answering roll call were Charles E. McCormick, R. B. Evans, Stanley Anderson, Harry O. Colescott, Ray A. Meacham, Herbert M. Wright and President R. G. Youngerman. Also present were City Manager Gray, and City Clerk Helen C. Tomlinson. City Attorney Gerald J. Ashby was absent.

INVOCATION

The invocation was given by Reverend O. Sundal, Grand Junction Gospel Tabernacle.

MINUTES

It was moved by Councilman Meacham and seconded by Councilman Evans that the minutes of the regular meeting held May 1, 1968 be approved as written. Motion carried.

BIDS - CURBS, GUTTERS, SIDEWALKS - CONTRACT TO CHARLES C. PENDER - \$5,392.65

Bids were opened May 7, 1968 for repairs for curbs, gutters and some sidewalks to be done in 1968; \$6,000 had been budgeted for this work. The following bids were received:

|                             |            |
|-----------------------------|------------|
| Pray Construction Company   | \$8,440.00 |
| Sorter Construction Company | 6,873.40   |
| Cunningham Cement Company   | 5,429.50   |
| Charles C. Render           | 5,392.65   |
| City Engineer's estimate    | 5,427.00   |

Mr. Gray stated that the City Engineer recommended that the low bid be accepted, and that he concurred with this recommendation. It was moved by Councilman Wright and seconded by Councilman Anderson that the contract be awarded to Charles C. Pender in the amount of \$5,392.65. Motion carried.

BIDS - WATER LINE FIRST STREET & PATTERSON ROAD - CONTRACT TO TIAGO CONSTRUCTION - \$13,736

Bids were opened at 2:00 P.M. Tuesday, May 14, 1968 for construction of the 14 inch water line on First Street North of Orchard Avenue to Patterson Road and East on Patterson Road to Seventh Street. The following bids were received:

|                                  |             |
|----------------------------------|-------------|
| Burks & Company, Inc., Englewood | \$23,515.00 |
| Tiago Construction Co., Arvada   | 13,736.00   |
| Elam Construction Co.            | 20,280.50   |
| Tilton Construction Co.          | 17,466.00   |
| Loam Construction Co.            | 16,567.00   |
| Scheierman Construction Co       | 21,957.20   |
| Engineer's Estimate              | 27,900.00   |

City Manager Gray stated that City Engineer Hickman recommended that the bid of the low bidder, Tiago Construction Company, be accepted, and he concurred with this recommendation. It was moved by Councilman Wright and seconded by Councilman Evans that the bid of Tiago Construction Company be accepted and contract in the amount of \$13,736 be awarded to Tiago Construction Company. Motion carried.

LINCOLN PARK - ACCEPT ILLUMINATED SIGN FROM JAYCEES

Several members of the Jaycees were present. Mr. Ron Mack, representing the group, spoke to the Council. He presented an artist's sketch of an internally lighted sign which the Jaycees wish to present to the City as their community project. It will be four feet by eight feet; it has a white plastic face, a letter storage cabinet and will be mounted on steel poles set in cement. It has a time clock which will automatically turn it on in the evening and shut it off in the morning. They wished to have it erected in the northwest corner of Lincoln Park facing Mesa College. They requested that the City provide the electrical hookup, maintain the sign, and change the lettering. Letters supporting the project were presented from Mesa College, Mesa County Sheriff's Posse, and Grand Junction Eagles.

City Manager Gray stated that he had contacted Public Service Company and they have no objection to tapping into a traffic control signal about twenty feet away and running an underground cable to the sign. When contacted, Mesa College indicated they wished to keep their sign giving their football schedule which is in approximately the same location. It was suggested that possibly Mesa College could move its sign across the street onto its own grounds. It was moved by Councilman Wright and seconded by Councilman Anderson that the City grant the request for the sign under the conditions offered. Motion carried.

SEWAGE IMPROVEMENT - SHORTENED DOWN VERSION OF METRO SYSTEM -  
ADDENDUM TO HDR CONTRACT

A letter from the Water Pollution Control Commission, written by Mr. Richard T. Eckles, Chairman, was read to the Council. This letter was in answer to the letter which the Council had directed City Manager Gray to write to Mr. William Bredar of Henningson, Durham & Richardson, concerning the change in thinking towards the proposed Metropolitan Sewer District project. Mr. Eckles pointed out that neither the Westside plant nor the Southside

plant was now providing the required standards of BOD removal, and that chlorination alone would not resolve this violation. The Commission would still expect the City to meet the standards by 1971. President Youngerman and City Manager Gray, together with Mr. William Bredar met with the Commission on Tuesday, May 14, and Mr. Bredar presented a shortened down version of a plan which would encompass thirty-three square miles of area around the City instead of the fifty-five square miles which were included in the original plan.

City Manager Gray stated that they had studied the master plan, and are not able to show that the City currently has enough customers to support the proposed plant, so they decided to take another look and stage the program in two parts - the first would include about thirty-three square miles around the City. (The City itself takes in only about 5.5 square miles). This would serve a large area. By upgrading the two plants over a ten-year program, it could be shown that this could be done and there would be customers to support it. After ten or fifteen years, when there was more density of population and possibly those who have lagoons would want to change, the metropolitan plan could be developed. After discussing this with the Colorado Water Pollution Control Commission, they endorsed the plan.

Mr. Bredar spoke to the Council. He referred to a map which he had prepared. After he had received Mr. Gray's letter, his firm looked at the project and his engineers began work on a modified plan to utilize the two existing plants by upgrading them. He showed the new maps, which would include the area of the East Grand Junction Sanitation District but excludes that downstream from the present Westside plant. It would include the normal growth to the north and on Orchard Mesa. It would not include any large interceptor sewers excepting the D Road line. Information projected was from the master sewer study. When the study is finished it will show the estimated cost of the plan.

Councilman Anderson asked if part of the Redlands could be included in this plan, and this could likely be done but Henningson, Durham & Richardson should be so advised so that it can be included in the planning. Councilman Meacham asked about forming a Metropolitan District and putting money raised by a mill levy into a fund each year, so that when it was necessary to build the plant, money would be in a fund ready to go.

An addendum to the contract with Henningson, Durham & Richardson, dated Oct. 20, 1966, authorizing this company to go ahead with a study for a modified plant and setting forth fees for this study was read. It was moved by Councilman Anderson and seconded by Councilman Wright that President Youngerman be authorized to sign the Addendum. Motion carried.

City Manager Gray stated that the City would be eligible for a

30% grant from the Government for this study on the same plan as we received funds for the original master plan.

SHOPPING PARK - KIWANIS CLUB REQUESTS PERMISSION TO SELL PANCAKES  
JUNE 20 - GRANTED

Mr. Ted Treece, Jr., representing the Kiwanis Club, was present and spoke to the Council requesting permission to sell pancakes in the Shopping Park on June 20 in connection with the Sheriff's Posse Rodeo. The Sheriff's Posse was pleased with the idea as it would create a feeling of western hospitality and interest in the rodeo. The Kiwanis Club wishes to use the 400 and 500 blocks on Main Street from 7 A.M. to 5 P.M. on June 20, the day after the parade. Tables would be set up so as not to impede the traffic flow. They requested the use of possibly 200 to 300 chairs from the auditorium - to be moved under supervision and returned before night. They had talked to people in Casper and Colorado Springs who had experience in projects of this kind and found they were very popular. They will get the necessary equipment from Camp Carson. They had presented their plan to the G. J. Retail Trade Committee who were in favor of it. All trash will be cleaned up after the serving is finished. It was moved by Councilman Meacham and seconded by Councilman Wright that the request of the Kiwanis Club be granted. Motion carried.

WATER - ANDERSON RANCH - SELL TRACT OF LAND TO ROY L. ANDERSON  
FOR \$1,059.48

A letter was read from Attorney Warren L. Turner regarding the sale of a tract of land from the Anderson Ranch on Kannah Creek to Roy L. Anderson. Mr. Anderson has had Western Engineers make the necessary survey and Mr. Turner has drawn up the necessary documents. An impartial appraisal was made valuing the land at \$18 per acre. The following Resolution was presented and read:

R E S O L U T I O N

WHEREAS, Roy L. Anderson has offered to purchase for the sum of One Thousand Fifty-Nine and 48/100 Dollars (\$1,059.48) certain property owned by the City of Grand Junction described as follows:

Beginning at a point on the South line of Section 25, Township 12 South, Range 98 West of the 6th P.M. from whence the Southwest Corner of said Section 25 bears North 89°37' West 335.6 feet, thence North 35°17' East 1,586.6 feet, thence North 33°28' East 1,600.0 feet, thence North 89°30' East 1,011.7 feet, thence South 14° 16' East 90.6 feet to the Westerly right of way of the County Road. thence along said Westerly right of way South 37° 19' West 2,228.5 feet, thence South 39° 02' West 540.0 feet, thence South 34° 12' West 286.9 feet, thence South 36° 36' West 159.1 feet to the South line of Section 25, thence along said South line North 89° 37' West 885.6 feet to the point of beginning; EXCEPTING all

water rights; and

WHEREAS, said property was not acquired, used or held for park or governmental purpose, and it would be in the best interest of the City to sell said property;

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Grand Junction:

That the City Manager, as the act of the City and on behalf of the City, be, and he is hereby authorized to convey by Special Warranty Deed and without an abstract of title or title insurance, the interest of the City in said property to Roy L. Anderson upon receipt of the stated purchase price.

PASSED AND ADOPTED this 15th day of May, 1968.

R. G. Youngerman  
President of the Council

ATTEST:

City Clerk

It was moved by Councilman Wright and seconded by Councilman Anderson that the Resolution be passed and adopted as read. Roll was called on the motion with all members of the Council excepting Councilman Meacham voting AYE. Councilman Meacham elected to pass. The President declared the motion carried and Resolution duly passed.

### 3.2 BEER RENEWAL - WAY SIDE GROCERY, 2851 NORTH AVENUE - APPROVED

An application for renewal of 3.2 beer license was presented by Travis E. or Edith M. Park dba Way Side Grocery, 2851 North Avenue. A letter was read from Captain Carl Davis stating he knew of no reason why this license should not be renewed. It was moved by Councilman Colescott and seconded by Councilman Evans that the application be approved and license granted when State license has been received. motion carried.

### STREET DANCE - ACCEPT & FILE INVITATION

A letter was read from Jim Olmsted, President, Pinon Hall Council, Mesa College extending an invitation to members of the Council to attend the street dance to be held from 8:30 to 11:30 P.M. May 17th on Texas Avenue. The Council directed that a letter be written to him thanking him for the invitation.

### ORDINANCE NO. 1287 PASSED

The Proof of Publication to the following entitled proposed ordinance was presented and read: AN ORDINANCE APPROPRIATING MONIES TO THE SALARY AND WAGE ACCOUNT OF THE DATA PROCESSING

SECTION OF THE FINANCE DEPARTMENT. It was moved by Councilman McCormick and seconded by Councilman Colescott that the Proof of Publication be accepted and filed. Motion carried.

It was moved by Councilman Wright and seconded by Councilman Evans that the proposed ordinance be called up for final passage. Motion carried.

The Ordinance was then read, and it was moved by Councilman McCormick and seconded by Councilman Meacham that the ordinance be passed and adopted as read, numbered 1287 and ordered published. Roll was called on the motion with all members of the Council voting AYE. The President declared the motion carried.

I.D. ST-68 - RESOLUTION OF INTENTION TO CREATE DISTRICT

Petitions had been presented for the construction of sidewalks, curbs, gutters and paving. The following Resolution was presented and read:

R E S O L U T I O N

DECLARING THE INTENTION OF THE CITY COUNCIL OF GRAND JUNCTION, COLORADO, TO CREATE WITHIN SAID CITY A LOCAL IMPROVEMENT DISTRICT TO BE KNOWN AS IMPROVEMENT DISTRICT NO. ST-68 AND AUTHORIZING THE CITY ENGINEER TO PREPARE DETAILS, PLANS AND SPECIFICATIONS FOR THE SAME.

WHEREAS, there have been presented to the City Council of the City of Grand Junction petitions for the construction or reconstruction of sidewalks, curbs, gutters and paving on streets and paving on alleys, which streets and alleys are as follows, to-wit:

1. Walnut Avenue from 12th Street to 13th Street to include vertical curb and gutter on both sides of street thirty-six (36) feet back of curb to back of curb to be placed on the existing sixty (60) foot right of way; also to include a six-inch base course with two inches of hot mix asphaltic paving from lip of gutter to lip of gutter being thirty-two feet in width. Also, a three and one-half foot concrete sidewalk to be placed directly behind the curb and gutter on both sides four inches in depth. All to be constructed according to the general conditions, specifications, and details for street improvement projects, City of Grand Junction,
2. The alley between North Avenue and Belford Avenue from Eleventh Street to Twelfth Street to be paved with two (2) inches of hot mix asphaltic concrete sixteen (16) feet in width with six (6) inches of three-fourths inch base course gravel.
3. Twenty-fifth Street from the North line of North Avenue to a point 657.81 feet North. To include vertical curb and gutter on

both sides of a thirty-seven foot street back of curb to back of curb to be placed on a fifty-five (55) foot right of way. Also to include a six (6) inch base course with two (2) inches of Hot Mix Asphaltic Paving, thirty-three (33) feet wide, lip of gutter to lip of gutter. A concrete sidewalk of both sides three and one half (3 1/2) feet wide and four inches in depth, all to be constructed according to the General Conditions, Specifications, and Details for Street Improvement Projects, City of Grand Junction.

4. Elm Avenue from 28 1/2 Road to 28 3/4 Road to include vertical curb and gutter on both sides of a forty-four (44) foot street, back of curb to back of curb, to be placed on a sixty (60) foot right of way. Also, to include a six-inch base course with two inches of Hot Asphaltic Paving forty feet wide, lip of gutter to lip of gutter, a concrete sidewalk on both sides, three and one half feet wide and four inches in depth to be constructed according to the General Conditions, Specifications, and Details for Street Improvements Projects, City of Grand Junction.

5. Glenwood Avenue from 15th Street 642 feet West to include vertical curb and gutter on both sides of street thirty-four feet back of curb to back of curb to be placed on a forty foot right of way. Also, to include a six inch base course with two inches of hot mix asphaltic paving lip of gutter to lip of gutter being thirty foot in width. A concrete sidewalk on the north side of Glenwood Avenue three and one-half feet in width and four inches in depth, all to be constructed according to the general conditions, specifications, and details for street improvement projects, City of Grand Junction.

AND WHEREAS, the Council has found and determined, and hereby finds and determines, that said petitions were signed and acknowledged by the owners of more than one-third of the property abutting on said streets, avenues and alleys to be assessed with the cost of the proposed construction of sidewalks, curbs and gutters and paving of streets and alleys;

AND WHEREAS, the City Council deems it advisable to take the necessary preliminary proceedings for the creation of a special improvement district:

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

1. That the district of lands to be assessed with the cost of the improvement district is described as follows:

1. Beginning at a point 125.00 feet north of the south west corner of Lot 13, Block 5, Fairmount Subdivision, thence East 590.00 feet to a point on the East line of Lot 16, Block 5, of Fairmount Subdivision; thence South 310.00 feet to a point 125.00 feet South of the Northeast corner of Lot 3, Block 1, of said

Fairmount Subdivision. Thence West 590.00 feet to a point on the west line of Lot 2, Block 1, of Fairmount Subdivision. Thence North 310.00 feet along the west line of Fairmount subdivision to the point of beginning all in Section 12, Township 1 South, Range 1 West, Ute Principle Meridian, Mesa County, Colorado.

2. Lot 1 Through 34 Block 1 Plat of Grand Junction

3. Beginning at a point 50 feet North of the SW Corner of the SE 1/4 of the SE 1/4 of the SE 1/4 of Section 12, Township 1 South, Range 1 West, Ute Meridian, Mesa County, Colorado. Thence East 175 feet, thence North 657.84 feet, more or less; thence West 355 feet; thence South 657.84 feet; thence East 180 feet to the point of beginning, all in Mesa County, Colorado.

4. All of Lots 1 through 7, Ormsbee Subdivision. Also Beginning at a point 30 feet south of the SW corner of the S 1/2 SE 1/4 NW 1/4 of the SE 1/4 Section 7, T1S, R1E, Ute Meridian; thence East 655 feet to the line of 28 3/4 Road; thence South 120 feet; thence West 655 feet; thence North 120 feet to the point of beginning, all in Mesa County, Colorado.

All of Lots 4 through 15, Block 3  
Lots 1 through 3, Block 5, Cottonwood Meadows Mobile Home Estates.

Also Beginning at a point 30 feet south and 25 feet East of the SW Corner of the SW 1/4 of the NW 1/4 of the SE 1/4 Section 7, T1S, R1E, Ute Meridian; thence East 660.05 feet; thence South 120 feet; thence West 660.05 feet; thence North 120.00 feet to the point of beginning , all in Mesa County, Colorado.

5. Beginning at a point 130 feet south of the SE Corner of Lot 11 of Exposition Arcade in the City of Grand Junction, thence 624.80 feet more or less to a point on the West line of Lot 1, Exposition Arcade, thence north 170.00 feet, thence West 17.70 feet, thence North 130.00 feet; thence East 642.50 feet more or less to the West line of 15th Street, thence South 300 feet to the point of beginning all in Mesa County, Colorado.

2. That the City Engineer be, and he is hereby authorized and directed to have prepared and filed full details, plans and specifications for such sidewalks, curb and gutter construction and street and alley paving; an estimate of the total costs thereof, exclusive of the per centum for cost of collection and other incidentals, and of interest to the time the first installment becomes due; and a map of the district to be assessed, from which the approximate share of said total cost that will be assessed upon each piece of real estate in the district may be readily ascertained, all as required by Ordinance No. 178, as amended, of the City of Grand Junction, Colorado.

Adopted and Approved this 15th day of May, 1968.



R. G. Youngerman  
President of the Council

ATTEST:

City Clerk

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

Councilmen voting AYE:            Charles E. McCormick  
   R. B. Evans  
   Stanley R. Anderson  
   Harry O. Colescott  
   Ray A. Meacham  
   Herbert M. Wright  
President of the Council:        R. G. Youngerman

Councilmen voting NAY:            None

All of the Councilmen having voted AYE, the President declared the motion carried.

SEWAGE TREATMENT IMPROVEMENT - METRO SEWER - CITY MANAGER  
AUTHORIZED TO SIGN FOR FEDERAL GRANTS

The following Resolution was presented and read:

R E S O L U T I O N

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

That Richard N. Gray, the City Manager of the City of Grand Junction, be, and he is hereby, authorized to execute, on behalf of the City and as the act of the City, Applications for Federal Grants for Sewage Treatment Works under 33 USC. 466, et seq., together with such supporting documents as may be necessary thereunder, which supporting documents include, but are not limited to, Applicants' Statement on Planning Agency Review under Applications for Construction Grants, Assurance of Compliance and Compliance Report.

Adopted and approved this 15th day of May, 1968.

R. C. Youngerman  
President of the Council

ATTEST:

City Clerk

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

MAIN STREET - BETWEEN SPRUCE & FIRST - REFER TO PLANNING COMMISSION FOR RECOMMENDATION REGARDING FIXING

Councilman Colescott stated that he thought something should be done about the block on Main Street from First Street to Spruce Avenue as the existing curbs and gutters are in a sad state of deterioration and should be replaced. Whether this should be done at the expense of the property owners or the City and whether the street should be widened should be determined. He thought this problem should be referred to the Planning Commission for recommendation. City Manager Gray said he would concur with Councilman Colescott that it probably should be presented to the Planning Commission and have them take a look at it.

COMMITTEES - WRIGHT ON PLANNING COMMISSION - YOUNGERMAN ON AIRPORT BOARD

President Youngerman asked the members of the Council if they were satisfied with the Committees they were on. He asked Councilman Wright if he would serve on the Planning Commission in his place so that he could become a member of the Airport Board. Councilman Wright agreed.

ADJOURNMENT

It was moved by Councilman Meacham and seconded by Councilman Anderson that the meeting adjourn. Motion carried.

/s/ Helen C. Tomlinson  
City Clerk