

Grand Junction, Colorado

February 3, 1971

ROLL CALL

The City Council of the City of Grand Junction, Colorado, met in regular session at 7:30 P.M. February 3, 1971, in the Civic Auditorium at City Hall. Councilmen present and answering roll call were: Raymond Paruch, Harry Colescott, Ray Meacham, Stanley Anderson, Theodore Naff, Robert Evans, and President of the Council, R. G. Youngerman. Also present were City Manager Richard N. Gray, City Attorney Gerald Ashby, and City Clerk Neva Lockhart.

APPOINTMENT OF LEVI LUCERO TO THE CITY PLANNING COMMISSION

President of the Council Youngerman asked Council's approval of the appointment of Mr. Levi Lucero to the City Planning Commission to fill the vacancy left when Mr. Dale Hollingsworth resigned.

It was moved by Councilman Anderson and seconded by Councilman Meacham that the appointment of Mr. Levi Lucero to the City Planning Commission be ratified. Motion carried.

MINUTES

It was moved by Councilman Anderson and seconded by Councilman Naff that the minutes of the regular Council meeting held on January 20, 1971, be approved as written. Motion carried.

HEARING - 3.2 BEER LICENSE, SAM T. HAUPT DBA SAM HAUPT'S HUB, 415 SOUTH 5TH ST - TABLED

This was the date set for hearing on the application for a 3.2 beer license for Sam Haupt dba Sam Haupt's Hub, 415 South Fifth Street. No petitions or protests were filed concerning the issuance of this license. A letter from Chief of Police Karl Johnson was read in which he noted that this is a new concept in the sale of 3.2 beer within the City limits in that it is the first outlet at a service station. Mr. Haupt will offer for sale such products as pop, milk, bread, ice cream, and candy. The next nearest outlet for 3.2 beer is approximately one and one-half blocks from this location. Unless it should be determined that this application does not meet the desires or needs of the neighborhood, Chief Johnson can see no reason why the application should not be approved as Mr. Haupt meets all the eligibility requirements for such a license.

Mr. Haupt was present and said that he plans to add a "convenience" type store at his present business. His present business is a service station in the sense that gasoline only is sold. He would like to open a 7-2-11 convenience store, and one main item that a convenience store would have is the 3.2 beer. The business is located at one of the most heavily traveled intersections within the City. The service station-convenience store would serve fifty per cent tourists and the rest would come from the neighborhood.

Councilman Paruch said that some months ago the Council passed an ordinance for self-service stations, and one of the items brought up was that the 7-2-11 type of operation not become a service station also. The request of Mr. Haupt is now just the reverse.

He said the approval of this application would establish another precedent and he personally objects. He feels there are plenty of other 3.2 beer package outlets without crossing another border and adding service stations to the list. Councilman Colescott agreed and said that if this one is approved, there would be several more just like it. Councilman Meacham commented that if approval is being determined on the basis of a service station-package outlet, he would be inclined to agree with Mr. Paruch. However Council needs to determine whether consideration of the application is on some basis other than as a service station, and if so, more time is needed to study the situation. The Council proposed to Mr. Haupt that action on the application be set aside until the next Council meeting so that they might have more time to study the many questions involved. Mr. Haupt agreed and invited the Council to visit his location. It was moved by Councilman Meacham and seconded by Councilman Evans that Mr. Haupt's application be tabled until the February 17th Council meeting. Motion carried.

PROPOSED ORDINANCE - ZONING FROM R-1-D TO C-1 TO EXTEND FROM 330 FEET TO 660 FEET NORTH FROM THE CENTER LINE OF NORTH AVENUE FROM 28 1/4 ROAD TO 28 1/2 ROAD

This was the date set for a hearing on the request for rezoning from R-1-D (One-Family Residence) to C-1 (Light Commerce) to extend from 330 feet to 660 feet north from the center line of North Avenue from 28 1/4 Road to 28 1/2 Road. This request has been approved by the City planning Commission. There being no written protests and no protests from the audience, the President closed the hearing.

The following entitled proposed ordinance was introduced and read: AN ORDINANCE AMENDING THE ZONING MAP, A PART OF CHAPTER 32 OF THE CODE OF ORDINANCES OF THE CITY OF GRAND JUNCTION, BY CHANGING THE ZONING ON CERTAIN LANDS WITHIN THE CITY. It was moved by Councilman Meacham and seconded by Councilman Paruch that the proposed ordinance be passed for publication. Motion carried.

BID AWARD - INSTALLATION OF IRRIGATION DITCH PIPELINE, 3RD & ORCHARD, SMITH WELDING & CONSTRUCTION CO. - \$2,089.90

City Manager Richard K. Gray read a "memo" from City Engineer Hickman regarding the bids for the installation of irrigation ditch pipeline at 3rd Street and Orchard Avenue. Bids were opened at 2:00 P.M. Tuesday, February 2, 1971. Bids were as follows:

Smith Welding & Construction Company	\$2,089.90
Tilton Construction Company	\$2,907.80
Scheierman Construction Company	\$3,035.50
United Sand & Gravel Company	\$3,094.50
Elam Construction, Inc.	\$3,925.00
Engineer's Estimate	\$2,765.00

The above work does not include the 16" AC pipe which is furnished at City expense. The City paid \$1,497.60 for this pipe which was delivered February 2, 1971. Also the construction bids above do not include the re-sodding of the trench cut which will be done at the appropriate time at City expense. The total estimated cost of the project is as follows:

Installation & Assorted Construction (low bid)	\$2,089.90
Pipe Furnished by the City	1,497.60
Re-sodding (Estimated Cost)	250.00

ESTIMATED PROJECT COST . . . \$3,837.50

Funds were budgeted in the amount of \$5,000.00 for 1971 in Account No. 071.35-905.

Mr. Hickman recommended that the contract be awarded to the low bidder, Smith Welding & Construction Company. City Manager Gray concurred with the recommendation.

It was moved by Councilman Colescott and seconded by Councilman Naff that the contract be awarded to Smith Welding & Construction Company in the amount of \$2,089.90. Motion carried.

DAYS - FRATERNAL ORDER OF EAGLES REQUEST PERMISSION FOR THE SALE OF RAFFLE TICKETS IN THE SHOPPING PARK ON SATURDAY, MARCH 13 - GRANTED

Mr. Levi Beaty, representing the Fraternal Order of Eagles, appeared before the Council to request permission for the sale of raffle tickets in the Shopping Park on Saturday, March 13, 1971. They have a State Bingo and Raffle license. Cash in the amount of \$75.00 for first prize; \$50.00 for second prize; and \$25.00 for third prize will be given. The sale is strictly for donations to the Colorado Boys' Ranch, Heart Fund, Crippled Children's Fund, and the Cancer Fund.

It was moved by Councilman Anderson and seconded by Councilman Evans that permission be granted to the Fraternal Order of Eagles for the sale of raffle tickets in the Shopping Park on Saturday, March 13, 1971. Motion carried.

RESOLUTION - SS 28-71 - NOTICE OF INTENT TO CREATE SANITARY SEWER DISTRICT 28-71

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 SANITARY SEWER DISTRICT NO. 28-71, AND AUTHORIZING THE CITY ENGINEER TO PREPARE DETAILS AND SPECIFICATIONS FOR THE SAME.

WHEREAS, a petition has been filed with the City Council of the City of Grand Junction, Colorado, asking for the construction of a sewer and appurtenances for sanitary drainage of the areas hereinafter described; and,

WHEREAS, the City Council has found and determined, and does hereby find and determine, that the construction of a sanitary sewer drainage system within the said described areas is necessary for the health and safety of the residents of the territory to be served, and would be of special benefit to the property included within the said district; and,

WHEREAS, the City Council deems it advisable to take the necessary preliminary proceedings for the creation of a special improvement sanitary sewer district to be known as Sanitary Sewer District 28-71;

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 proposed sanitary sewer improvement shall be as follows:

Beginning at the Northwest corner of Lot 1, Encanto Knolls Subdivision, thence South to the point of intersection of the North-South center line of the Northeast One-Quarter Section 10, Township 1 South, Range 1 West, Ute Meridian, and the West right of way line of the Mesa County Pioneer Extension Canal, thence in a meandering Southerly direction along the West line said Canal to intersection with the South line of the Northeast One-quarter of said Section 10, thence East along said South line of the Northeast One-quarter to a point on said South line which is 660 feet West of the Southeast corner said Northeast One-quarter of Section 10, thence North, Northeasterly and Southeasterly along present Grand Junction City limit line to intersection with East

line said Section 10, thence East to the East line of North First Street right of way, thence North along said East right of way line to a point East of the point of beginning, thence West to the point of beginning: (Known as Pomona View Annexation)

and,

Beginning at a point on the North line of Section 11 Township 1 South Range 1 West Ute Meridian which point is 30 feet North of the Northwest corner Lot 21 of Park Lane Subdivision which point is also on the East right of way line of Park Drive, thence South, Southeasterly, Southwesterly and West along right of way line of said Park Drive to the Northwest corner of Lot 1 said Park Lane Subdivision, thence South along East right of way line North First Street to the North line of the South One-Quarter of the Southwest One-quarter of the Northwest One-quarter of Section 11 Township 1 South Range 1 West Ute Meridian, thence East along said North line to the East line said Southwest One-quarter Northwest One-quarter, thence North along said East line to its intersection with the Southwesterly line of Van Deren-Ford Subdivision, thence Northwesterly along said Southwesterly line to the Southwesterly corner said Van Deren-Ford Subdivision, thence North along West line said Van Deren-Ford Subdivision and said West line projected to a point 30 feet North of the Northwest corner Lot 20 said Subdivision, thence West to the point of beginning; (Known as Hillcrest Annexation)

and,

The Southeast One-quarter of the Northeast One-quarter of the Southwest One-quarter of Section 2, Township 1 South, Range 1 West, Ute Meridian, EXCEPT the 30 foot road right of way on the East; and

That part of the Northeast One-quarter of the Southeast One-quarter or the Southwest One-quarter of Section 2, Township 1 South, Range 1 West, Ute Meridian, lying North of the Grand Valley Canal; and

That part of the Northwest One-quarter of the Southeast One-quarter of the Southwest One-quarter of Section 2, Township 1 South, Range 1 West, Ute Meridian, lying North of the Grand Valley Canal; and

That part of the Southwest One-quarter of the Northeast One-quarter of the Southwest One-quarter of Section 2, Township 1 South, Range 1 West, Ute Meridian, lying East of the Grand Valley Canal; EXCEPT LOTS 1, 2 and 7 of North Acres Subdivision; (Known as North Acres Annexation)

and,

Beginning at the Southwest corner of the Southeast Quarter

Southeast Quarter of Section 2, Township 1 South, Range 1 West of the Ute Meridian, thence Northerly along the West right of way line of 26 3/4 Road to a point which is due West of the intersection of the Southerly right of way line of Rico Way and the East right of way line of 26 3/4 Road, thence due East to said point of intersection, thence Northeasterly along the Southerly right of way line of Rico Way to the Northwest corner of Lot 7, First Addition Northern Hills Subdivision, thence East along the North line of said Lot 7 to the Northeast corner thereof, thence South 05° 22' 30" West 549.48 feet, thence South 21° 58' West 215.43 feet, thence South 28° 46' West to the South line of the Southeast quarter of Section 2, Township 1 South, Range 1 West of the Ute Meridian, thence West along said South line 512 feet more or less to the Point of Beginning; (Known as Tupper Annexation)

and,

Beginning at the Northwest corner of the Southeast One-quarter of the Southeast One-quarter of Section 2, Township 1 South, Range 1 West, Ute Principal Meridian, said beginning point being 25 feet West of the Northwest corner of Lot 1 of the First Addition Northern Hills Subdivision, thence East to the Northeast corner of the First Addition Northern Subdivision, thence Southwesterly to the Southeast corner of Lot 6 of the First Addition Northern Subdivision, thence West to the Easterly right of way line of Rico Way, thence Southwesterly and Southeasterly along the Southeasterly right of way of Rico Way and said right of way projected to a point of intersection with the South line of Section 2, Township 1 South, Range 1 West, Ute Principal Meridian, thence West to the South One-quarter corner of said Section 2, thence North 230 feet, thence East to the East right of way of 26 1/2 Road, thence North along the East right of way line of 26 1/2 Road to a point of intersection with South right of way line of Horizon Drive as recorded in Book 877 Page 364 Mesa County Clerk and Recorder's Office, thence along the Southeasterly right of way of Horizon Drive to a point on the Southwesterly right of way line of the Highline Lateral Grand Valley Canal, thence Southeasterly along the Westerly right of way Highline Lateral Grand Valley Canal to a point West of the Northwest corner of a tract of land described in Book 874 Page 464, thence East to said Northwest corner and East along North line said described tract and said North line projected to the Easterly right of way line Grand Valley Canal, thence North-easterly along said Easterly right of way line to a point North of the point of beginning, thence South to the Point of beginning; (Known as View Point Annexation)

and,

Beginning at a point 30 feet North of the Southwest corner of the Southeast One-quarter of the Southwest One-quarter, Section 1, Township 1 South, Range 1 West, Ute Meridian, thence North 630

feet, thence East 1295 feet to the West line of 27 1/2 Road, thence South along said West line 630 feet, thence West to the point of beginning; (Known as Treehaven Annexation)

and,

All of El Corona Subdivision of El Corona Annexation (Lots 1 through 16 inclusive),

and,

All of Lots 1,2,3, 16, 17, 18, 20, 21, 22, 23, 24, 26, 27, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 52, 53, 54, 55, 56, 57, 58, 59, 60, and 61 of Mantey Heights Subdivision in Mantey Heights Annexation

All in the City of Grand Junction, Mesa County, Colorado.

2. That the City Engineer be, and he is hereby, authorized and directed to prepare and file full details, plans and specifications for such sewer construction, and estimate of the total cost 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.

ADOPTED and APPROVED this 3rd day of February, 1971.

/s/ Richard G. Youngerman
President of the City Council

/SEAL/

ATTEST:

/s/ Neva B. Lockhart
City Clerk

It was moved by Councilman Anderson 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:	Raymond Paruch
	Harry Colescott
	Ray Meacham
	Stanley Anderson
	Theodore Naff
	Robert Evans
President of the Council:	R. G. Youngerman

Councilmen voting NAY: None

The President declared the motion carried.

RESOLUTION - SS 28-71 - ADOPTING DETAILS, PLANS & SPECIFICATIONS
FOR CONSTRUCTION OF SANITARY SEWER DISTRICT NO. 28-71

The following Resolution was presented and read:

R E S O L U T I O N

ADOPTING DETAILS, PLANS AND SPECIFICATIONS FOR CONSTRUCTION OF A SEWER IN THE CITY OF GRAND JUNCTION, COLORADO, IN SANITARY SEWER DISTRICT NO. 28-71, DETERMINING THE NUMBER OF INSTALLMENTS AND THE TIME IN WHICH THE COST OF SAID IMPROVEMENTS SHALL BE PAYABLE, THE RATE OF INTEREST ON UNPAID INSTALLMENTS AND THE DISTRICT OF LANDS TO BE ASSESSED WITH THE COST OF THE PROPOSED IMPROVEMENTS, AND AUTHORIZING NOTICE OF INTENTION TO CREATE SAID DISTRICT AND A HEARING THEREON.

WHEREAS, on the 3rd day of February, 1971, the City Council of the said City of Grand Junction, Colorado, by Resolution, authorized the City Engineer to prepare and file full details, plans and specifications for construction of a sanitary sewer within proposed Sanitary Sewer District No. 28-71, together with an estimate of the total cost of such improvements, and a map of the District to be assessed; and,

WHEREAS, said City Engineer has fully and strictly complied with the directions so given and has filed such details, plans and specifications estimate and map, all in accordance with said Resolution and the requirements of Ordinance No. 178, as amended, of said City;

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

1. That said details, plans, specifications, estimates, and map be, and the same are hereby approved and adopted.
2. That the District of Lands to be assessed with the cost of said improvement is described as follows:

Beginning at the Northwest corner of Lot 1, Encanto Knolls Subdivision, thence South to the point of intersection of the North-South Center line of the Northeast One-quarter Section 10, Township 1 South, Range 1 West, Ute Meridian, and the West right of way line of the Mesa County Pioneer Extension Canal, thence in a meandering Southerly direction along the West line said Canal to intersection with the South line of the Northeast One-quarter of Said Section 10, thence East along said South line of the

Northeast One-quarter to a point on said South line which is 660 feet West of the Southeast corner said Northeast One-quarter of Section 10, thence North, Northeasterly and Southeasterly along present Grand Junction City limit line to intersection with East line said Section 10, thence East to the East line of North First Street right of way, thence North along said East right of way line to a point East of the point of beginning, thence West to the point of beginning; (Known as Pomona View Annexation)

and,

Beginning at a point on the North line of Section 11 Township 1 South Range 1 West Ute Meridian which point is 30 feet North of the Northwest corner Lot 21 of Park Lane Subdivision which point is also on the East right of way line of Park Drive, thence South, Southeasterly, Southwesterly and West along right of way line of said Park Drive to the Northwest corner of Lot 1 said Park Lane Subdivision, thence South along East right of way line North First Street to the North line of the South One-quarter of the Southwest One-quarter of the Northwest One-quarter of Section 11 Township 1 South Range 1 West Ute Meridian, thence East along said North line to the East line said Southwest One-quarter Northwest One-quarter, thence North along said East line to its intersection with the Southwesterly line of Van Deren-Ford Subdivision, thence Northwesterly along said Southwesterly line to the Southwesterly corner said Van Deren-Ford Subdivision, thence North along West line said Van Deren-Ford Subdivision and said West line projected to a point 30 feet North of the Northwest corner Lot 20 said Subdivision, thence West to the point of beginning; (Known as Hillcrest Annexation)

and,

The Southeast One-quarter of the Northeast One-quarter of the Southwest One-quarter of Section 2, Township 1 South, Range 1 West, Ute Meridian, EXCEPT the 30 foot road right of way on the East; and

That part of the Northeast One-quarter of the Southeast One-quarter of the Southwest One-Quarter of Section 2, Township 1 South, Range 1 West, Ute Meridian, lying North of the Grand Valley Canal; and

That part of the Northwest One-quarter of the Southeast One-quarter of the Southwest One-quarter of, Section 2, Township 1 South, Range 1 West, Ute Meridian, lying North of the Grand Valley Canal; and

That part of the Southwest One-quarter of the Northeast One-quarter of the Southwest One-quarter of Section 2, Township 1 South, Range 1 West, Ute Meridian, lying East of the Grand Valley Canal; EXCEPT LOTS 1, 2 and 7 of North Acres Subdivision; (Known as North Acres Annexation)

and

Beginning at the Southwest corner of the Southeast Quarter Southeast Quarter of Section 2, Township 1 South, Range 1 West of the Ute Meridian, thence Northerly along the West right of way line of 26 3/4 Road to a point which is due West of the intersection of the Southerly right of way line of Rico Way and the East right of way line of 26 3/4 Road, thence due East to said point of intersection, thence Northeasterly along the Southerly right of way line of Rico Way to the Northwest corner of Lot 7, First Addition Northern Hills Subdivision, thence East along the North line of said Lot 7 to the Northeast corner thereof, thence South 05° 22' 30" West 549.48 feet, thence South 21° 58' West 215.43 feet, thence South 28° 46' West to the South line of the Southeast quarter Southeast quarter of Section 2, Township 1 South, Range 1 West of the Ute Meridian, thence West along said South line 512 feet more or less to the Point of Beginning; (Known as Tupper Annexation)

and,

Beginning at the Northwest corner of the Southeast One-quarter of the Southeast One-quarter of Section 2, Township 1 South, Range 1 West, Ute Principal Meridian, said beginning point being 25 feet West of the Northwest corner of Lot 1 of the First Addition Northern Hills Subdivision, thence East to the Northeast corner of the First Addition Northern Subdivision, thence Southwesterly to the Southeast corner of Lot 6 of the First Addition Northern Subdivision, thence West to the Easterly right of way line of Rico Way, thence Southwesterly and Southeasterly along the Southeasterly right of way of Rico Way and said right of way projected to a point of intersection with the South line of Section 2, Township 1 South, Range 1 West, Ute Principal Meridian, thence West to the South One-Quarter corner of said Section 2, thence North 230 feet, thence East to the East right of way of 26 1/2 Road, thence North along the East right of way line of 26 1/2 Road to a point of intersection with South right of way line of Horizon Drive as recorded in Book 877 Page 364 Mesa County Clerk and Recorder's Office, thence along the Southeasterly right of way of Horizon Drive to a point on the Southwesterly right of way line of Highline Lateral Grand Valley Canal, thence Southeasterly along the Westerly right of way Highline Lateral Grand Valley Canal to a point West of the Northwest corner of a tract of land described in Book 874 Page 464, thence East to said Northwest corner and East along North line said described tract and said North line projected to the Easterly right of way line Grand Valley Canal, thence Northeasterly along said Easterly right of way line to a point North of the Point of beginning, thence South to the point of beginning; (Known as View Point Annexation)

and,

Beginning at a point 30 feet North of the Southwest corner of the Southeast One-quarter of the Southwest One-quarter, Section 1, Township 1 South, Range 1 West, Ute Meridian, thence North 630 feet, thence East 1295 feet to the West line of 27 1/2 Road, thence South along said West line 630 feet, thence West to the point of beginning; (Known as Treehaven Annexation)

and,

All of El Corona Subdivision of El Corona Annexation (Lots 1 through 16 inclusive);

and,

All of Lots 1, 2, 3, 16, 17, 18, 20, 21, 22, 23, 24, 26, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 52, 53, 54, 55, 56, 57, 58, 59, 60 and 61 of Mantey Heights Subdivision in Mantey Heights Annexation

All in the City of Grand Junction, Mesa County, Colorado.

3. That the cost of said improvement shall be assessed upon the improved real estate in the District against those people with developed property and those who have vacant property who choose to be assessed at the time of construction of the district in accordance with those tap charges as the same are set out in Section 19 Chapter 18 of the Code of Ordinances of the City of Grand Junction, Colorado.

4. The assessments to be levied against the property in said District to pay the Cost of such improvement, shall be due and payable, without demand, within thirty (30) days after the final publication of the ordinance assessing such cost, and if paid during such period the amount added for collection, incidentals and interest shall be deducted; provided, that all such assessments may, at the election of the owners of property in said District, be paid in ten (10) equal installments, the first of which shall be payable at the time the next installment of general taxes is due and payable, after the expiration of said thirty (30) days, and the following annual installments shall be paid on or before the same date each year thereafter, with interest, in all cases, on unpaid principal, payable annually at a rate not to exceed eight per centum (8%) per annum.

5. Notice of intention to create said Sanitary Sewer District, and of hearing thereon, shall be given by advertisement in one issue of the Daily Sentinel, a newspaper of general circulation published in said City, which Notice shall be in substantially the following form, to-wit:

N O T I C E

OF INTENTION TO CREATE SANITARY SEWER DISTRICT NO. 28-71, IN THE CITY OF GRAND JUNCTION, COLORADO, AND A HEARING THEREON.

PUBLIC NOTICE is hereby given to the owners of real estate in the District hereinafter described, and to all persons generally interested, that the City Council of the City of Grand Junction, Colorado, intends to create Sanitary Sewer District No. 28-71 in said City for the purpose of constructing a sanitary sewer to serve the property hereinafter described.

The said Sanitary Sewer District shall include all of the following described real estate:

Beginning at the Northwest corner of Lot 1, Encanto Knolls Subdivision, thence South to the point of intersection of the North-South center line of the Northeast One-quarter Section 10, Township 1 South, Range 1 West, Ute Meridian, and the West right of way line of the Mesa County Pioneer Extension Canal, thence in a meandering Southerly direction along the West line said Canal to intersection with the South line of the Northeast One-quarter of said Section 10, thence East along said South line of the Northeast One-quarter to a point on said South line which is 660 feet West of the Southeast corner said Northeast One-quarter of Section 10, thence North, Northeasterly and Southeasterly along present Grand Junction City limit line to intersection with East line said Section 10, thence East to the East line of North First Street right of way, thence North along said East right of way line to a point East of the point of beginning, thence West to the point of beginning; (Known as Pomona View Annexation)

and,

Beginning at a point on the North line of Section 11 Township 1 South Range 1 West Ute Meridian which point is 30 feet North of the Northwest corner Lot 21 of Park Lane Subdivision which point is also on the East right of way line of Park Drive, thence South, Southeasterly, Southwesterly and West along right of way line of said Park Drive to the Northwest corner of Lot 1 said Park Lane Subdivision, thence South along East right of way line North First Street to the North line of the South One-quarter of the Southwest One-quarter of the Northwest One-quarter of Section 11 Township 1 South Range 1 West Ute Meridian, thence East along said North line to the East line said Southwest One-quarter Northwest One-quarter, thence North along said East line to its intersection with the Southwesterly line of Van Deren-Ford Subdivision, thence Northwesterly along said Southwesterly line to the Southwesterly corner said Van Deren-Ford Subdivision, thence North along West line said Van Deren-Ford Subdivision and said West line projected to a point 30 feet North of the Northwest corner Lot 20 said Subdivision, thence West to the point of beginning; (Known as Hillcrest Annexation)

and,

The Southeast One-quarter of the Northeast One-quarter of the Southwest One-quarter of Section 2, Township 1 South, Range 1 West, Ute Meridian, EXCEPT the 30 foot road right of way on the East; and

That part of the Northeast One-quarter of the Southeast One-quarter of the Southwest One-quarter of Section 2, Township One South, Range 1 West, Ute Meridian, lying North of the Grand Valley Canal; and

That part of the Northwest One-quarter of the Southeast One-quarter of the Southwest One-quarter of Section 2, Township 1 South, Range 1 West, Ute Meridian, lying North of the Grand Valley Canal; and

That part of the Southwest One-quarter of the Northeast One-quarter of the Southwest One-quarter of Section 2, Township 1 South, Range 1 West, Ute Meridian, lying East of the Grand Valley Canal; EXCEPT LOTS 1, 2 and 7 of North Acres Subdivision; (Known as North Acres Annexation)

and,

Beginning at the Southwest corner of the Southeast Quarter Southeast Quarter of Section 2, Township 1 South, Range 1 West of the Ute Meridian, thence Northerly along the West right of way line of 26 3/4 Road to a point which is due West of the intersection of the Southerly right of way line of Rico Way and the East right of way line of 26 3/4 Road, thence due East to said point of intersection, thence Northeasterly along the Southerly right of way line of Rico Way to the Northwest corner of Lot 7, First Addition Northern Hills Subdivision, thence East along the North line of said Lot 7 to the Northeast corner thereof, thence South 05° 22' 30" West 549.48 feet, thence South 21° 58' West 215.43 feet, thence South 28° 46' West to the South line of the Southeast quarter Southeast quarter of Section 2, Township 1 South, Range 1 West of the Ute Meridian, thence West along said South line 512 feet more or less to the Point of Beginning; (Known as Tupper Annexation)

and,

Beginning at the Northwest corner of the Southeast One-quarter of the Southeast One-quarter of Section 2, Township 1 South, Range 1 West, Ute Principal Meridian, said beginning point being 25 feet West of the Northwest corner of Lot 1 of the First Addition Northern Hills Subdivision, thence East to the Northeast corner of the First Addition Northern Subdivision, thence Southwesterly to the Southeast corner of Lot 6 of the First Addition Northern Subdivision, thence West to the Easterly right of way line of Rico Way, thence Southwesterly and Southeasterly along the Southeasterly right of way of Rico Way and said right of way projected

to a point of intersection with the South line of Section 2, Township 1 South, Range 1 West, Ute Principal Meridian, thence West to the South One-quarter corner of said Section 2, thence North 230 feet, thence East to the East right of way of 26 1/2 Road, thence North along the East right of way line of 26 1/2 Road to a point of intersection with South right of way line of Horizon Drive as recorded in Book 877 Page 364 Mesa County Clerk and Recorder's Office, thence along the Southeasterly right of way of Horizon Drive to a point on the Southwesterly right of way line of the Highline Lateral Grand Valley Canal, thence Southeasterly along the Westerly right of way Highline Lateral Grand Valley Canal to a point West of the Northwest corner of a tract of land described in Book 874 Page 464, thence East to said Northwest corner and East along North line said described tract and said North line projected to the Easterly right of way line Grand Valley Canal, thence Northeasterly along said Easterly right of way line to a point North of the Point of beginning, thence South to the point of beginning; (Known as View Point Annexation)

and,

Beginning at a point 30 feet North of the Southwest corner of the Southeast One-quarter of the Southwest One-quarter, Section 1, Township 1 South, Range 1 West, Ute Meridian, thence North 630 feet, thence East 1295 feet to the West line of 27 1/2 Road, thence South along said West line 630 feet; thence West to the point of beginning, (Known as Treehaven Annexation)

and,

All of El Corona Subdivision of El Corona Annexation (Lots 1 through 16 inclusive);

and,

All of Lots 1, 2, 3, 16, 17, 18, 20, 21, 22, 23, 24, 26, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50, 52, 53, 54, 55, 56, 57, 58, 59, 60 and 61 of Mantey Heights Subdivision in Mantey Heights Annexation

All in the City of Grand Junction, Mesa County, Colorado.

The probable total cost of said improvements, as shown by the estimate of the City Engineer is \$476,000 exclusive of cost of collection, interest and incidentals.

The maximum share of said total estimate shall be as follows:

Water Service Size	Capital Improvement Charge	Plant Investment Fee	TOTAL
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1" or less	\$ 650.	+	\$150.	\$800.
1-1/2"	1,000.	+	200.	1,200.
2"	1,500.	+	300.	1,800.
3"	2,250.	+	400.	2,650.
4"	3,250.	+	500.	3,750.
6"	5,250.	+	700.	5,950.

Such assessment shall be made against all of the improved property in the district at the time of the installation of the sewers in the district; provided, however, that nothing herein shall relieve the owner of property within the District from paying other tap fees as portions of his property are improved even though they may have been assessed within this District.

To all of said estimated costs there shall be added six per centum (6%) for costs of collection and incidentals, and also interest at the rate borne by the special assessments bonds of said District to the next succeeding date upon which general taxes, or the first installment thereof, are by the laws of the State of Colorado made payable. The said assessment shall be due and payable, without demand, within thirty (30) days after the final publication of the ordinance assessing such cost, and if paid during such period, the amount added for collection, incidentals and interest shall be deducted; provided that all such assessments may, at the election of the owners of property in said District, be paid in ten equal installments which become due upon the same date upon which general taxes, or the first installment thereof, are by the laws of the State of Colorado made payable. Interest at a rate not exceeding eight per centum (8%) per annum shall be charged on unpaid installments.

On the 17th day of March, 1971, at the hour of 7:30 o'clock P.M. in the Council Chambers in the City Hall of said City, the Council will consider the ordering of the proposed improvements and will hear all complaints and objections that may be made in writing concerning the proposed improvements by the owner of any real estate to be assessed or by any person interested.

A map of the District, from which the approximate share of the total estimated cost to be assessed upon each piece of real estate in the District may be readily ascertained, and all proceedings of the Council in the premises are on file and can be seen and examined by any person interested therein, in the office of the City Clerk during business hours, at any time prior to said hearing.

Dated at Grand Junction, Colorado, on this 3rd day of February, 1971.

BY ORDER OF THE CITY COUNCIL
CITY OF GRAND JUNCTION, COLORADO

/s/ Richard G. Youngerman
President of the Council

PASSED AND ADOPTED this 3rd day of February, 1971.

/s/ Richard G. Youngerman
President of the Council

ATTEST:

/s/ Neva B. Lockhart
City Clerk

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

Councilmen voting AYE: Raymond Paruch
 Harry Colescott
 Ray Meacham
 Stanley Anderson
 Theodore Naff
 Robert Evans

President of the Council R.G. Youngerman

Councilmen voting NAY: None

The President declared the motion carried.

PROGRESS REPORT - MESA GARDENS DRAINAGE WELL

At the January 20th City Council meeting-4 Councilman Colescott requested a report on the operation of the Mesa Gardens Drainage well for this meeting. City Manager Gray read the report that was submitted by City Engineer Hickman. The report noted that by measurement with a V-notch weir located at the outfall of the drain line from the pump into Indian Wash, the average output of the pump has been 269 gallons per minute. Computed on this basis, the pump has removed approximately 94,000,000 gallons, or 290 acre feet of water from the area surrounding the well. No particular difficulty has been encountered in the operation of the pump. At three-week intervals the pump is removed from the well for lubrication, inspection, and other routine service. This work is done by City personnel and Grand Junction Drainage District personnel.

On April 8, 1970, a ground water-level measurement program was initiated by the City Engineering Department. Test holes were

located along Gunnison Avenue, Ouray Avenue, and Grand Avenue from 22nd Street to 26th Street. Measurements of the ground water level at these test sites have been made weekly and a graph prepared of the water level at each site. These graphs indicate that the mean water level is approximately two feet lower than at the beginning of the pumping program. Whether the present level can be maintained and further reduced is a matter for conjecture and can only be resolved by the completion of one annual pumping cycle. About three weeks after water is introduced into the canals, that is, the first week in April, would complete one annual pumping cycle. City Manager Gray said that another report on the operation of the well would be made in April.

MUNICIPAL ELECTION CALENDAR

A Municipal Election Calendar prepared by Harvey Rose, Assistant City Manager, Mrs. Neva Lockhart, City Clerk, and Mrs. Helen Tomlinson, Consultant, was presented to the Council. It was noted that candidates may pick up their nomination petitions starting February 19.

Two more display ads are to be run in the Daily Sentinel regarding registration. The registration books will close on March 5, 1971.

ADJOURNMENT

The President declared the meeting adjourned.

/s/ Neva B. Lockhart
City Clerk