

Grand Junction, Colorado

May 2, 1973

ROLL CALL

The City Council of the city of Grand Junction, Colorado, met in regular session at 7:30 p.m. May 2, 1973, in the Civic Auditorium at City Hall. Present for roll call were President of the Council Stanley Anderson, Councilmen Harry Colescott, Silas Grantham, Lawrence Kozisek, Theodore Naff, Raymond Paruch, and Richard Youngerman. Also present were City Attorney Gerald Ashby, City Manager Harvey Rose, and City Clerk Neva Lockhart.

MINUTES

There being no corrections or additions to the regular Council Minutes of April 18, 1973, Councilman Colescott moved that the Minutes be approved as written, which motion was seconded by Councilman Kozisek and said motion carried unanimously.

TREATMENT PLANTS - ACCESS ROAD IMPROVEMENTS - CONTRACT TO ELAM CONSTRUCTION - \$16,952.50

Bids were received and opened at 2:00 p.m., Tuesday, May 1, on Treatment Plants Access Road Improvements. They are as follows:

Peter Kiewit Sons' Company	\$18,060.00
United Sand & Gravel Company	17,699.50
Elam Construction, Inc.	16,952.50
Engineer's Estimate	15,707.50

Funds are budgeted under Item 056.36-904 in the amount of \$12,000 for the Water Treatment Plant road and under Item 057.36-901 in the amount of \$5,000 for the Water Pollution Control Plant road. City Engineer Emery White and City Manager Rose recommended award of contract to Elam Construction, Inc., for its low bid.

Councilman Youngerman moved that the contract for Treatment Plants Access Road Improvements be awarded to Elam Construction, Inc., for the low bid of \$16,952.50, which motion was seconded by Councilman Colescott and said motion carried unanimously.

STREET OVERLAY CONTRACT AWARDED ELAM \$86,739 FOR HOT-MIX BITUMINOUS

Three bids were received and opened at 2:30 p.m. Tuesday, May 1, on project Hot-Mix Bituminous Street overlay 1973. Bids were as follows:

United Sand & Gravel Company	\$88,452
Peter Kiewit Sons' Company	88,204
Elam Construction, Inc.	86,739
Engineer's Estimate	95,405

The contract calls for a completion date on July 20, 1973. City Engineer White and City Manager Rose recommended award of contract to Elam Construction for its low bid.

It was moved by Councilman Youngerman and seconded by Councilman Kozisek that the contract be awarded to Elam Construction, Inc., for the low bid of \$86,739. Motion carried unanimously.

VACATE ALLEY - E/W BLOCK 5 EAST MAIN ADDITION - PROPOSED ORDINANCE

A request for vacation of the East-West Alley in Block 5, East Main Addition (bounded by 17th, 19th, Rood, and Main) was presented by Mr. Rick Cisar, Assistant Planning Director. Mr. Cisar noted that the City Planning Commission had approved and recommended this vacation to the City Council. The sewer line in this easement will no longer be necessary as there is a sewer line in Rood Avenue. Mr. Cisar said the bulk development has been approved subject to the vacation of the alley. Mr. Cisar noted that the City needs an additional 35 feet of right of way to complete the 50 feet required for 19th Street, and that Special Projects Coordinator Don Warner is working on this. Councilman Paruch commented that one of the conditions for bulk development was that the contractor agree to improve 19th Street. The following entitled proposed ordinance was presented and read: AN ORDINANCE VACATING AN ALLEY WITHIN THE CITY OF GRAND JUNCTION. It was moved by Councilman Paruch and seconded by Councilman Naff that the proposed ordinance be passed for publication. Motion carried unanimously with the note that the ordinance be amended before final reading to provide for the additional right of way on 19th Street.

DAYS - AMERICAN LEGION POST #37 TO SELL RAFFLE TICKETS ON MAIN STREET, FRIDAY, MAY 25

Ms Ruth Sutton, representing American Legion Post #37, requested permission to sell raffle tickets on Main Street on the following Fridays: May 25, June 1, 15, and 29. Council indicated that its policy is to permit this type of activity for one day only. Ms. Sutton chose May 25. This group has applied to the Secretary of State for the necessary papers for the raffle.

It was moved by Councilman Colescott and seconded by Councilman Grantham that permission be granted. Motion carried unanimously.

DAYS - PERMISSION GRANTED FOR POPPY SALE ON MAIN STREET, FRIDAY, MAY 25

Letters from the American Legion Auxiliary of Robbins McMullin Post #37 and VFW Auxiliary Post #3981 requesting permission for Poppy sale in the Downtown Shopping Park on Friday, May 25, were read.

It was moved by Councilman Youngerman and seconded by Councilman Grantham that permission be granted for the poppy sale. Motion carried unanimously.

RIVERSIDE PARK - ARTS & CRAFTS SALE, SATURDAY, MAY 26, MESA COUNTY ASSOCIATION FOR RETARDED CHILDREN

A letter from Mrs. Victor Austin, President of the Mesa County Association

for Retarded Children, was read in which she requested permission for the Association to use Riverside Park on Saturday, May 26, 1:00 p.m. to 4:00 p. m. for an arts and crafts sale.

It was moved by Councilman Colescott and seconded by Councilman Youngerman that permission be granted. Motion carried unanimously.

AUCTIONEER LICENSEE      - REQUEST TO WAIVE FEE BY SARC -  
TABLED

A letter from Mr. Bill Bryant, Secretary-Treasurer of the Search and Rescue Control (SARC), was read. Mr. Bryant indicated that the group would like to hold an auction on May 27 to raise funds for a four-wheel drive ambulance and asked that the auctioneer license fee be waived. Mr. Joe Hicks is donating his time. Mr. Bryant's letter did not pinpoint the location for the auction.

It was moved by Councilman Colescott and seconded by Councilman Naff that this request be tabled until May 16 so that the location for the auction can be determined. Motion carried.

SHERWOOD PARK LAND - RESOLUTION CONFIRMING VOTE OF ELECTORATE TO SELL TO BOYS' CLUB - WITH 6 MONTH REVERTER CLAUSE

The following Resolution was introduced and read:

R E S O L U T I O N

WHEREAS, on April 3, 1973, at the General Municipal Election the Electorate of the City of Grand Junction authorized the conveyance by the City of certain park property to GRAND VALLEY BOYS' CLUB, INC. situate in Mesa County and described as:

Beginning at a point which is 400 feet North of the South line of Section 11 Township 1 South Range 1 West Ute Meridian and sixty feet West of the West line of North Second Street; thence West to the East line of North First Street, thence South to a point on said East line which is 186 feet North of the South line said Section 11; thence East thirty feet; thence North 44° 27' 33" East 299.85 feet to the point of beginning, Mesa County, Colorado, provided, however, ownership of the land shall revert to the City in the event it is no longer used by GRAND VALLEY BOYS' CLUB, INC., for Boys' Club purposes; with abandonment of use for a period of six months being a cause for reverter;

and,

WHEREAS, it is necessary to complete that authorized conveyance;

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

That the City Manager be, and he hereby is, authorized to convey by proper deed all of the City's interest in the above described property on

behalf of the City and as the act of the City upon receipt of Ten Dollars (\$10.00).

PASSED AND ADOPTED this 2nd day of May, 1973.

Stanley R. Anderson  
President of the Council

ATTEST:

City Clerk

It was moved by Councilman Kozisek and seconded by Councilman Paruch that the Resolution, as amended, be passed and adopted as read. Roll was called upon the motion with the following result: Councilmen voting AYE: Colescott, Kozisek, Naff, Youngerman, Grantham, and Anderson. Councilman voting NO: Paruch. The President declared the motion carried and the Resolution duly passed and adopted.

PROPERTY - LEASE LOTS 21 THROUGH 24 KEITH'S ADDITION, BLOCK P, TO JESSE L. BOYCE - ADDENDUM TO LEASE AGREEMENT

Presented for consideration was Addendum to January 1, 1972, Lease Agreement between the City of Grand Junction and Jesse L. Boyce, Jr., and Elizabeth H. Boyce. Mr. and Mrs. Boyce wish to acquire a lease on Lots 21 through 24 of Block P., Keith's Addition, under same terms and conditions as the same appear in the base lease. The term of this Addendum shall expire on December 31, 1976; monthly rental on each lot for the primary term shall be \$15; and the purchase option price for the primary term \$2,300 per lot.

It was moved by Councilman Grantham and seconded by Councilman Youngerman that the Addendum to the Lease be approved and the City Manager authorized to sign the Addendum. Motion carried unanimously.

AIRPORT - AUTHORIZE COUNCIL PRESIDENT TO SIGN LETTER SUBMIT PROJECT NOTIFICATION OF AIRPORT MASTER PLANNING TO DIRECTOR OF COLORADO DIVISION OF PLANNING

The following letter was presented for consideration:

"May 1, 1973

Mr. Phillip H. Schmuck, Director  
Colorado Division of Planning  
524 Social Services Building  
1575 Sherman  
Denver, Colorado 80203

Subject: Walker Field Airport Master Planning Study  
Grand Junction, Colorado  
Project Notification Form for A-95 Review

Dear Mr. Schmuck:

The City of Grand Junction, Mesa County and the Walker Field Public Airport Authority herewith submit the project Notification for A-95 review referencing a proposed Airport Master Planning Grant Application for the above mentioned airport. The proposed Airport Master Planning Study will act as a guideline to define the requirements, capability and feasibility for the future development of the Airport. The Airport Master Planning Study will be subsidized through the Federal Aviation Administration. The cost of the study is twenty-five thousand dollars (\$25,000).

We request upon your review and approval, your specific comments, as appropriate, addressed to or including information about:

1. The extent to which the project is consistent with or contributes to the fulfillment of comprehensive planning for the State, region, metropolitan area or locality.
2. The extent to which the project contributes to the achievement of state, regional, metropolitan and local objectives as specified in Section 401 (a) of the Intergovernmental Cooperation Act of 1968.
3. The extent to which the project significantly affects the environment, as provided under Section 102 (2) (c) of the National Environmental Policy Act of 1969.

Your earliest review and approval in this matter will be greatly appreciated. If there are any questions, please contact us.

Very truly yours,

City of Grand Junction	Mesa County	Walker Field Public Airport Authority
By Stanley R. Anderson Mayor	Lawrence Aubert Chairman, County Commission	Jack Wadlow Chairman, Airport Authority

CC: Mr. E. W. Anderson, F.A.A.  
Mr. H. G. Isbill

It was moved by Councilman Youngerman and seconded by Councilman Kozisek that the Council President be authorized to sign the letter.

Councilman Paruch noted that Henningson, Durham, and Richardson had made a comprehensive study of the land use as well as the terminal study. He feels that this would be a duplication of that work. Motion carried with Councilman Paruch voting NO.

#### MUNICIPAL COURT - BERNDT HOLMES APPOINTED ACTING MUNICIPAL JUDGE

City Attorney Ashby noted that Judge Harry Claussen has been ill and in the hospital and that Laird Smith, who fills in for Judge Claussen, has been out of town. He suggested that Council appoint Berndt Holmes Acting Municipal

Judge for the week of May 7 should it be necessary to call upon him.

It was moved by Councilman Youngerman and seconded by Councilman Colescott that Berndt Holmes be appointed Acting Municipal Judge for the week of May 7. Motion carried unanimously.

WATER TAPS - AUTHORIZE 19 TAPS TO 19 ISLANDS ON NORTH AVENUE - \$6000

City Manager Rose reported the completion of the City's design phase for beautification of the islands along North Avenue, and that the project will require service lines for water taps. There are 54 islands between First Street and 29th Street. It is proposed that the asphalt will be removed from the center of each island and unifying natural landscaping will be put in. It is proposed that the City install water taps in the larger islands, which total 19, so that evergreens and other beautifying materials can be planted. Mr. Rose indicated there has been verbal support for the beautification from some of the businessmen along North Avenue. He requested authorization to use \$6,000 from the \$10,000 budgeted for land acquisition (130.31-088) to pay for the water taps. The City will need to complete the service line work before the first of June when the State Highway Department will commence the overlay work along North Avenue.

It was moved by Councilman Paruch and seconded by Councilman Youngerman that the expenditure of \$6,000 be authorized for the water taps to 19 islands on North Avenue. Motion carried unanimously.

WATER BILL ADJUSTMENT - H.C. JENKINS, MONTGOMERY DRIVE, ORCHARD MESA - \$102.20

City Manager Rose presented a request for adjustment to a water bill for Mr. and Mrs. H. C. Jenkins on the flow line on Orchard Mesa. During the winter, there were service line breaks which could not be repaired until the weather moderated. Other customers on the line with Mr. Jenkins changed to Ute Water service. Mr. Jenkins requested an adjustment of \$102.20 to his account. Utility Customer Service Supervisor McGregor recommended the City make this adjustment to the account of H. C. Jenkins.

It was moved by Councilman Colescott and seconded by Councilman Kozisek that this account of H. C. Jenkins be credited in the amount of \$102.20. Motion carried unanimously.

SALARY SURVEY - PROPOSAL FOR - TABLED

City Manager Rose presented a proposal from Mr. James Jensen of the Carl Beck Company with a contract to do a salary survey study for the City of Grand Junction. The study will consist of classifications as well as a complete fringe benefit survey. He will contact most Western Colorado cities and counties during the course of the survey. Mr. Jensen indicated that as soon as the contract is confirmed, he would start the survey and the City should have the results available by June 30. Mr. Rose felt this would be good timing so these results can be considered prior to the preparation of the 1974 Budget. The proposal calls for a contract price of \$2,200 with up to \$250 for food, travel, and lodging. Mr. Rose said that funds are

available in the Budget for the survey, and he feels this offer would be the least expensive of any other firm. Councilman Colescott recommended that contact be made with two or three other firms and a report be made at the next City Council meeting.

#### PROPERTY - OLDER AMERICAN CENTER, 6TH AND OURAY

City Manager Rose reported that the financial transaction has taken place for the Older American site at 6th and Ouray. The Older American group has deeded the property at 8th and Rood to the City and they have presented the City with a check for \$3,000. Mr. Don Warner, Special Projects Coordinator for the City, is now in the process of selling the property at 8th and Rood. This money will be returned to the fund for the building of the structure.

#### FIRE STATION - TO VIEW PUMPER

City Manager Rose invited Council to go over to the main Fire Station to view the pumper which the Emergency series on NBC Television has purchased. The vehicle will be stored overnight in Grand Junction enroute to California.

#### PROPERTY - SHERWOOD PARK - GRAND VALLEY BOYS' CLUB, INC. - \$10 FOR LAND

Mr. Dale Luke presented a check in the amount of \$10.00 for the purchase of the park land (south end of Sherwood Park) for the Grand Valley Boy's Club, Inc.

#### DISCUSSION - MISCELLANEOUS

Councilman Paruch said that he has enjoyed the privilege of serving on the City Council. He feels that many problems have been resolved and much progress made. Councilman Naff agreed. Councilman Youngerman welcomed the new Council members and stated that serving on the City Council has been rewarding.

Councilman Grantham commented about the partially burned house across the Fifth Street Bridge on Orchard Mesa. There was a fire two or three years ago, and the unburned portion is still standing. He was wondering why it had not been cleaned up. City Attorney Ashby said this matter is still in litigation.

#### MESA COUNTY FOUNDATION - CITY MANAGER ROSE APPOINTED CITY REPRESENTATIVE

President Anderson appointed City Manager Harvey Rose as the City's representative to the Mesa County Foundation. This organization was set up to assist art students and others. Plans are to disband this organization, but they need the City representative to do this. It was moved by Councilman Colescott and seconded by Councilman Grantham that the appointment of Harvey Rose to the Mesa County Foundation be ratified. Motion carried unanimously.

#### COUNCILMEN PRESENTED AWARDS

President Anderson presented awards to Richard Youngerman, Ray Paruch, and Ted Naff and thanked them for serving as Councilmen.

ADJOURNMENT

It was moved by Councilman Youngerman and duly seconded that the meeting be adjourned.

/s/ Neva B. Lockhart  
City Clerk