

Grand Junction, Colorado

July 19, 1978

ROLL CALL

The City Council of the City of Grand Junction, Colorado, met in regular session on Wednesday, July 19, 1978, at 7:30 p.m. in the Council Chambers at City Hall. Council members present: Larry Brown, Robert Holmes, Bill O'Dwyer, Jane Quimby, Elvin Tufly, and President of the Council Karl Johnson. Councilman Larry Kozisek was absent. Also present were City Manager Jim Wysocki, City Attorney Gerald Ashby, and City Clerk Neva Lockhart.

MINUTES

Consideration of the Minutes of July 5, 1978, were deferred to the August 2 Council meeting.

REQUEST APPLICATIONS FOR APPOINTMENT TO COMMUNITY ACTION PROGRAM

President of the Council Karl Johnson requested applications for appointment to the Community Action Program as soon as possible. It was requested that the news media publicize this vacancy.

REPORT ON STATUS OF ZACHARIAS, 811 MAIN STREET (HOTEL-RESTAURANT LIQUOR LICENSE APPROVED AUGUST 3, 1977)

Mr. Joe Hambright, attorney for the licensee of Zacharias, 811 Main Street, advised County on why construction has not begun at the location of 811 Main Street since approval of the license. Some of the financial backers of the establishment failed to fulfill their financial commitments. This delayed the project for some months. Finally, other investors were found, and other attempts were made to begin the project once again. During the spring of this year the tight money market hit, and has held back the operation. An attempt is being made to get permanent financing for structural improvements to the building at 811 Main Street. There is an application pending with Valley Federal Savings & Loan Association at the present time. When the loan goes through, if it goes through, it would be optimistic to say that construction would begin on August 3, 1978. The applicant is working on financing. Mr. Hambright asked the indulgence of Council not to consider revocation of the license for a reasonable period of time. Mr. Hambright requested an extension of at least 6 months beyond the August 3 date.

It was moved by Councilman Holmes and seconded by Councilman O'Dwyer that Council deal with this request as established by the one-year limitation, and deny the request for a 6-month extension, and that the applicant secure his financial backing and re-submit his application for a hotel-restaurant liquor license at the time of financial security. Council members HOLMES and O'DWYER voted AYE. Council members BROWN, QUIMBY, TUFLY and JOHNSON voted NO.

Motion lost.

Council agreed that the applicant proceed with the financing and that he report back to Council at that time.

STATUS OF FLOOD PLAIN DESIGNATION

Mr. John Ballagh of the Development Department brought Council up to date on the information from the Federal Agencies.

The following persons spoke before Council:

Omar R. Mercer, 819 W. Main  
Ruby Mercer, 819 W. Main  
Doran Briany, Country West Realty

Council urged the City Manager to sit down with the financial representatives of the community along with the staff and get some answers along with other information. When all information is obtained, all persons concerned will be notified and a public hearing date will be set for hearing before the Council.

APPLICATION FOR RETAIL LIQUOR STORE LICENSE (CHANGE OF OWNERSHIP)  
D & D LIQUORS, 401 NORTH AVENUE

Submitted for consideration by the Council was the application for a change of ownership affecting D & D Liquors, 401 North Avenue. Applicants are: Thomas L. and Laura Goerke, 2126 Rainbow Ranch Court, and Gary M. and Drena Pearl Smith, 2126 Rainbow Ranch Court. This item was tabled from the July 5 Council meeting. A report from the Police Department was presented which stated fingerprint cards have been mailed to the authorities regarding the above subjects, and all subjects are clear NCIC, CCIC and local files. Teletypes were sent to places of former residency with no record found in any area.

It was moved by Councilman Tufly and seconded by Councilwoman Quimby that the application be approved and the license issued when the State license is received. Motion carried with Councilman HOLMES voting NO.

APPLICATION FOR RENEWAL OF HOTEL-RESTAURANT LIQUOR LICENSE BY  
PITKIN COUNTY FOOD AND BEVERAGE CO. DBA LAMPWICK, 336 MAIN STREET

Submitted for consideration by the Council was the application for renewal of a hotel-restaurant liquor license by Pitkin County Food and Beverage Co. dba Lampwick, 336 Main Street. The Fire Department report stated that a follow-up inspection was made on July 5 which stated the applicant has completed all requirements with the exception of Item 2 (fire doors being blocked open with door stops). All fire doors leading onto exit corridors must be closed. Fire doors fixed with fusible self-closing hardware may remain open, but cannot have door stop to prevent the door from closing in the event of the fire. Management has ordered new door

closing devices and they are to be installed in approximately two weeks. With these corrections, Lampwick will meet Life Safety requirements. The Health Department report advised that Lampwick meets the health requirement standards.

A letter written by Donald Fleisher, President of the Pitkin County Food and Beverage Company, was submitted answering questions as to the changes in corporate officers. There was no Police Department report since not all information had been received on all the officers in order for the department to make its investigation.

Mr. Kent Holtcamp, one of the officers of the Pitkin County Food and Beverage Company, was present and stated that in response to the Fire Department report, the fuses on the doors were added and are now complete.

It was moved by Councilman Brown and seconded by Councilman Tufly that the application be approved and the license issued when the State license is received, and that Council be apprised of the Police Department report at the August 2 Council meeting. Motion carried with Councilman HOLMES voting NO.

HEARING - ID ST-78, PHASE B

The hearing was opened. The following persons appeared and spoke before Council:

Mr. Claude Bailey, 2214 N. 1st Street  
Mr. James McEvoy, 2112 N. 1st Street  
Dick Coakley  
Mr. James Cooper, President of the Mesa County Little League  
Bart Beasley, 528 Melody Lane  
Pat Knight, owner of Day Care Center on Elm Avenue  
Gerald Powers, west end of Hill Avenue  
Representative, Pinocchio Drive-In on North Avenue  
Chester Lindsey Sonic Burger on North Avenue

A letter was submitted by Councilman Brown which was written by Leonard Lehl, 2862 Hill Avenue, strongly in favor of the improvement district.

The hearing was closed by the President.

RESOLUTION AUTHORIZING CONTINGENT CO-SPONSORSHIP FOR APRON IMPROVEMENT PROJECT AT WALKER FIELD

The following Resolution was presented and read:

RESOLUTION

AUTHORIZING CO-SPONSORSHIP AGREEMENT FOR ADAP PROJECT NO. 6-08-0027-04 ENTITLED APRON IMPROVEMENTS, WITH DRAINAGE, LIGHTING AND FENCING, AT WALKER FIELD AIRPORT.

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

1. That the City of Grand Junction, Colorado, jointly with the County of Mesa Colorado and the Walker Field, Colorado, Public Airport Authority assume to the United States and among themselves the particular obligations as set out in the agreement incorporated hereto; and

2. The President of the City Council is hereby authorized and directed to execute said agreement for the City of Grand Junction, Colorado, and the City Clerk is authorized and directed to affix the Seal of the City thereto and attest the execution.

The said agreement is as follows:

CO-SPONSOR AGREEMENT

This agreement is made and entered into effective as of the \_\_\_\_\_ day of \_\_\_\_\_, 1978, by and jointly between City of Grand Junction, Colorado; County of Mesa, Colorado, and Walker Field, Colorado, Public Airport Authority with respect to "this grant agreement" to an Airport Development Aid Program project No. 6-08-0027-04 entitled "Aprin Improvements, with drainage, lighting and fencing" at Walker Field Airport.

1. With respect to accomplishing the proposed development and operating and maintaining the Airport, the City of Grand Junction, Colorado, and the County of Mesa, Colorado, in their support of the Walker Field, Colorado, Airport Authority will, in the event of the dissolution of the airport authority - or upon F.A.A. determination that said airport authority is in non compliance or default under the terms and conditions of this grant alignment, jointly and severally accept the responsibilities for such performance. No other responsibility is accepted or assumed by said County and City under this grant agreement.

2. Walker Field, Colorado, Public Airport Authority, the airport authority, shall assume to the United States all obligations of the said terms and conditions and in doing so the above representations shall be null and void. However, should the airport authority be dissolved or said airport authority be in non compliance or default under the terms and conditions of this grant agreement, the airport authority will (except for obligations assumed pursuant to statutory dissolutionment or separate agreement) indemnify and save harmless the said city and county from any cost, liability, and indebtedness that the city and county may assume to the United States as a result of dissolutionment or non compliance or default.

3. It is understood and agreed the said Walker Field, Colorado, Public Airport Authority will accept, receipt for, and disburse grant payments.

Executed for the City of Grand Junction, Colorado, this 19th day of July, 1978.

By

\_\_\_\_\_  
Karl M. Johnson  
President of the City Council

Attest:

\_\_\_\_\_  
Neva Lockhart  
City Clerk

Executed for the County of Mesa, Colorado, this \_\_\_\_\_ day of \_\_\_\_\_, 1978.

By

\_\_\_\_\_  
Errol E. Snider, Chairman  
Board of County Commissioners

Attest:

\_\_\_\_\_  
Clerk

Executed for Walker Field, Colorado, Public Airport Authority this \_\_\_\_\_ day of \_\_\_\_\_, 1978.

By

\_\_\_\_\_  
Larry Brown, Chairman  
Airport Board

Attest:

\_\_\_\_\_  
Clerk

In regular meeting of the City Council this 19th day of July, 1978.

\_\_\_\_\_  
President of the Council

Attest:

\_\_\_\_\_  
City Clerk

It was moved by Councilman Holmes and seconded by Councilwoman Quimby that the Resolution be passed and adopted as read. Upon roll call, all Council members presented voted AYE. The President declared the motion carried and the Resolution duly passed and adopted.

A Resolution was presented and read. Discussion was had regarding certain areas for improvement:

Sidewalk Improvements on 1st Street

It was moved by Councilwoman Quimby and seconded by Councilman Brown that the sidewalk improvements on 1st Street, from Walnut to Bookcliff Avenue, be withdrawn. Motion carried with Councilman TUFLY voting NO.

Elm Avenue, 28 3/4 Road to Melody Lane

It was moved by Councilman Brown and seconded by Councilman Holmes that Elm Avenue, from 28 3/4 Road to Melody Lane, be deleted from the improvement district. Motion carried with Council members QUIMBY and TUFLY voting NO.

Hill Avenue, East of 28 1/2 Road

It was moved by Councilman Brown and seconded by Councilman O'Dwyer that Hill Avenue, east of 28 1/2 Road, be retained in the improvement district. Motion carried with Councilman HOLMES voting NO.

Melody Lane, North of North Avenue 145 Feet

It was moved by Councilman Tuflly and seconded by Councilman Brown that improvement of Melody Lane, North of North Avenue, be removed from the district temporarily, but direct Jim Patterson, Utilities Director, to work with the property owners and the Contractor to determine whether or not it can be satisfactorily included - if no agreement is reached for the first 145 feet, it will be Council's prerogative to force the area into full improvement. Motion carried.

Melody Lane, Double Penetration - 145 feet North of North Avenue to 610 feet - leave in district.

28 3/4 Road - Leave in District

Frontage Road on 6 & 24 - Out of District

21st Street - N of Frontage Road at 6 & 24 - Out of District

The following amended Resolution was presented and read:

RESOLUTION

CREATING AND ESTABLISHING IMPROVEMENT DISTRICT NO. ST-78, PHASE B, WITHIN THE CORPORATE LIMITS OF THE CITY OF GRAND JUNCTION, COLORADO; AUTHORIZING THE CONSTRUCTION OF CURBS AND GUTTERS, SIDEWALKS AND PAVING ON STREETS THEREIN AND PROVIDING FOR THE PAYMENT THEREFOR.

WHEREAS, on June 7, 1978, the City Council of the City of Grand Junction, Colorado, passed a Resolution Adopting Details, Plans and Specifications for Improvement District No. ST-78, Phase B, and authorizing Notice of Intention to Create said District; and

WHEREAS, Notice of Intention to Create said District was duly published; and

WHEREAS, complaints and objections were registered as to certain of the improvements and such complaints and objections were duly considered by the City Council;

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

1. That said Improvement District No. ST-78, Phase B, be, and the same is hereby, created and established; and that construction of curbs and gutters, sidewalks and paving of streets therein be, and the same is hereby, authorized and directed, in accordance with the Resolution Adopting Details, Plans and Specifications prepared and filed therefor; provided, however, that as a result of considerations generated by the complaints and objections above referred to, the following items are deleted from the District:

Sidewalks:

First Street from Walnut Avenue to Bookcliff Avenue

Streets:

Elm Avenue from 28 3/4 Road to Melody Lane

Streets (with full costs assessments):

Melody Lane, North of North Avenue, between Pear Street and 29 Road

State Highway 6 & 24, North Frontage Road from 21st to 24th Streets

21st Street from State Highway 6 & 24 to Rood Avenue between 19th Street and 24th Court

2. That the construction of curbs and gutters, sidewalks and paving of streets shall be made by contract let to the lowest

reliable and responsible bidder after public advertisement, except that if it be determined by the City Council that the bids are too high, and that the proposed improvements can be efficiently made by the City, the City may provide that the construction shall be made under the direction and control of the City Manager by hiring labor by the day or otherwise, and by purchasing all necessary material, supplies and equipment.

3. That the improvements in said District were duly ordered, after notice duly given; and that all conditions precedent and all requirements of the laws of the State of Colorado, the Charter of said City, and Ordinance No. 178, as amended, being Chapter 18 of the Code of Ordinances of the City of Grand Junction, Colorado, have been strictly complied with.

4. That the description of the curbs and gutters, sidewalks and paving of streets to be constructed, the boundaries of said Improvement District No. ST-78, Phase B, the amounts to be assessed, the number of installments and assessments, the time in which the cost shall be payable, the rate of interest on unpaid installments, and the manner of apportioning and assessing such cost, shall be as prescribed in the Resolution adopted for said District on the 7th day of June, 1978, and in accordance with the published Notice of Intention to Create said District, except as stated in paragraph 1 hereof and except that Walnut Avenue from 15th Street to 17th Street including the intersection as required at 17th Street is hereby included in the District through the petition of all of the abutting owners with their consent to such inclusion.

5. That after the construction of said improvements in said District has been let, the Council shall, by resolution provide for the issuance of public improvement bonds for said Improvement District No. ST-78, Phase B, for the purpose of paying the cost and expenses of construction of said District.

PASSED and ADOPTED this 19th day of July, 1978.

\_\_\_\_\_  
President of the Council

Attest:

\_\_\_\_\_  
City Clerk

It was moved by Councilman Tufly and seconded by Councilman O'Dwyer that the Resolution be passed and adopted as amended. Upon roll call all Council members present voted AYE. The President declared the motion carried and the Resolution as amended duly passed and adopted.



BID CONSIDERATION - AWARD OF CONTRACT - ID ST-78, PHASE B  
(CONSTRUCTION BID)

As a result of the changes in the original improvement district, Council directed the City Engineer to rework the contract for ID ST-78, Phase B, and resubmit bid consideration.

RECESS

The President of the Council declared a five-minute recess. Upon reconvening all members were present.

BID CONSIDERATION - AWARD OF CONTRACT - CONSTRUCTION OF JUNIATA  
RESERVOIR SECOND ENLARGEMENT

One bid was received for the construction of Juniata Reservoir Second Enlargement. The bid was from Jasper Construction Company in the amount of \$3,282,682. It was recommended by Utilities Director Jim Patterson that the bid not be accepted and that the project be readvertised for resubmittal of bids.

It was moved by Councilman Brown and seconded by Councilman O'Dwyer that the bid by Jasper Construction Company in the amount of \$3,282,682 be rejected, and authorized Staff to readvertise for bids on said project. Motion carried.

PROPERTY PURCHASE FOR 17TH AND WALNUT

The following Resolution was presented and read:

RESOLUTION

WHEREAS, Scott L. Gibbons has offered to purchase from the City of Grand Junction the lands hereinafter described; and

WHEREAS, the lands are not used or held for park purposes and the consideration offered is adequate;

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

That the City Manager be authorized and directed on behalf of the City and as the act of the City to convey by Warranty Deed to Scott L. Gibbons the land situate in the County of Mesa, Colorado, and described as:

Lot 1, Block 2, MESA GARDENS SUBDIVISION

for the consideration of \$10,000.00; and

The South 37 feet of the following described tract: Lot 10 and the North 7 feet of Lot 9, Block 2, WEAVER SUBDIVISION

for the consideration of \$6,482.00.

PASSED and ADOPTED this 19th day of July, 1978.

\_\_\_\_\_  
President of the Council

Attest:

\_\_\_\_\_  
City Clerk

The following persons spoke before Council regarding the purchase of property at 17th and Walnut:

Luther Musgroves, Developer  
Galen Kuntz, 2021 N. 17th Street  
Skip Clifton  
Mrs. Weaver

It was moved by Councilman O'Dwyer and seconded by Councilwoman Quimby that the Resolution be passed and adopted as read. Upon roll call, all Council members present voted AYE. The President declared the motion carried and the Resolution duly passed and adopted.

HEARING - GREENWOOD ESTATES SUBDIVISION FINAL PLAT, 31-LOT SINGLE-FAMILY, NW CORNER 17TH AND WALNUT

Senior Planner Del Beaver reviewed the final plat. A hearing was held after proper notice. There was no one in the audience who indicated a desire to speak and no letters were filed.

It was moved by Councilman Tufly and seconded by Councilman Brown that the Final Plat of Greenwood Estates Subdivision be approved subject to staff stipulations. Motion carried.

HEARING - PROPOSED ROADWAY EASEMENT - PETITIONER, DENVER AND RIO GRANDE WESTERN RAILROAD, LOCATED BETWEEN 1ST STREET AND SOUTH AVENUE IN FRONT OF D&RGW RAILROAD DEPOT - PROPOSED ORDINANCE

Del Beaver reviewed the proposed roadway easement vacation. A hearing was held after proper notice. Mr. Sam Haupt, Wally Torfin, Bill Franks of the Rio Grande Railroad, and Gavin Huneman spoke before Council. There were no others in the audience who indicated a desire to speak and no letters were filed.

The following entitled proposed ordinance was presented: AN ORDINANCE VACATING ROADWAY EASEMENT IN THE CITY OF GRAND JUNCTION.

It was moved by Councilman Tufly and seconded by Councilwoman Quimby that the proposed ordinance be passed for publication with the stipulation that this is an easement, and that the petitioner

bears the full cost of improving the section or that it reverts if the petitioner does not. Motion failed to carry with Council members TUFLY, QUIMBY, and JOHNSON voting AYE, and Council members O'DWYER, BROWN and HOLMES voting NO.

HEARING - DEVELOPMENT IN H.O. ZONE - PETITIONER: CENTRAL ELECTRIC COMPANY, OFFICE AND SUPPLY OUTLET ON THE NW CORNER OF CROSSROADS BOULEVARD AND CROSSROADS COURT

Del Beaver reviewed the area. A hearing was held after proper notice. Mr. Jerry Fossenier was present at the hearing. There were no others in the audience who indicated a desire to speak, and no letters were filed.

It was moved by Councilman Tuflly and seconded by Councilman Brown that the Development in H.O. Zone, Office and Supply Outlet on the northwest corner of Crossroads Boulevard and Crossroads Court be approved subject to staff comments. Motion carried.

HEARING - PRELIMINARY PLAT OF WINTERS INDUSTRIAL PARK SUBDIVISION, 6-LOT, HEAVY INDUSTRIAL, LOCATED S OF WINTERS AVENUE FROM 10TH TO 12TH STREETS - PETITIONER: FOLKE-STAD CONSTRUCTION

The area was reviewed by Senior Planner Del Beaver. A hearing was held after proper notice. There was no one in the audience who indicated a desire to speak, and no letters were filed.

Staff comments: Planning Commission requested 10th to Kimball to be improved initially with 41-foot mat, 6-foot curb, gutter and sidewalk sections on both sides of a 60-foot right of way, and match grade with the 9th and Kimball grades. This project would be in conjunction with Colorado West Development Park #2 to install 41-foot mat on 12th Street and full costs, power of attorney for curb, gutter and sidewalk when it goes in. City Engineer requirements: full improvement of 60-foot right of way, both sides.

It was moved by Councilman Brown and seconded by Councilman O'Dwyer that the Preliminary Plat of Winters Industrial Park Subdivision, located south of Winters Avenue from 10th to 12th Streets, be approved subject to staff comments. Motion carried.

HEARING - FINAL SUBDIVISION REPLAT FOR SPRING VALLEY FILING #5, ALONG PHEASANT RUN AND BEECHWOOD STREETS - PETITIONER: PAUL BARRU

Senior Planner Del Beaver reviewed the area. A hearing was held after proper notice. There was no one in the audience who indicated a desire to speak, and no letters were filed.

It was moved by Councilman Brown and seconded by Councilwoman Quimby that the Final Subdivision Replat for Spring Valley Filing #5 be approved. Motion carried.

HEARING - PRELIMINARY PLAT FOR PLANNED DEVELOPMENT AND BUSINESS

OFFICE IN OMEGA PARK, LOCATED E OF 28 ROAD FROM EASTGATE TO ELM AVENUE - PETITIONER: VILLAGE LAND COMPANY

The area was reviewed by Del Beaver. A hearing was held after proper notice. Mr. Harry Maverakis of Pavlakis & Company appeared before Council. There were no others in the audience who indicated a desire to speak, and no letters were filed.

It was moved by Councilman Tufly and seconded by Councilman O'Dwyer that the Preliminary Plat for Planned Development and Business Office in Omega Park, located east of 28 Road from Eastgate to Elm Avenue, be approved. Motion carried.

ORDINANCE NO. 1755 - VACATION OF R-O-W IN FAIRMONT NORTH SUBDIVISION F1/2 ROAD BETWEEN 13TH AND 15TH STREETS

The Proof of Publication to the following entitled proposed ordinance was presented: AN ORDINANCE VACATING RIGHT OF WAY IN THE CITY. It was moved by Councilman Tufly and seconded by Councilman Brown that the Proof of Publication be accepted for filing. Motion carried.

It was moved by Councilman Brown and seconded by Councilwoman Quimby that the proposed ordinance be called up for final passage and read. Motion carried.

The Ordinance was read. There being no comments, it was moved by Councilman Tufly and seconded by Councilman Brown that the Ordinance be passed, adopted, numbered 1755, and ordered published. Upon roll call all Council members present voted AYE. The President declared the motion carried.

PETITION FOR ANNEXATION OF APOLLO PARK, 25 1/2 ROAD AND INDEPENDENT AVENUE - RESOLUTION - PROPOSED ORDINANCE

The following Petition with 100% signatures was submitted for consideration:

PETITION FOR ANNEXATION

WE, THE UNDERSIGNED, do hereby petition the City Council of the City of Grand Junction, State of Colorado, to annex the following described property to the said City:

Beginning at the NE Corner of the NE4 of the SW4 of Section 10, T1S, R1W U.M., County of Mesa, State of Colorado, and considering the East line of said SW4 to bear South with all bearings herein being relative thereto; thence South along said East line 1012.20 feet; thence S 89° 55' 38" W 328.68 feet, thence S 00° 00' 46;sec E 306.00 feet to the South line of said NE4, SE4, thence S 89° 55' 38" W along said South line 657.21 feet, thence N 00° 02' 19" W 1317.97 feet to the North line of said NE4, SW4, thence N 89° 54' 50" E along said North line 986.61 feet to the Point of Beginning.

and

Beginning at center of Section 10, Township 1 South, Range 1 West, Ute Meridian, thence North 427.5 feet, thence North 89° 55' West 701.45 feet, thence South 0° 11' East 427.5 feet to South line Southeast 1/4 Northwest 1/4 said Section 10, thence East along said South line to beginning except 30 feet for road.

and

also right of way for 25 1/2 Road on the East.

As ground therefor, the petitioners respectfully state that annexation to the City of Grand Junction, Colorado, is both necessary and desirable and that the said territory is eligible for annexation in that the provisions of the Municipal Annexation Act of 1965, Sections 3 and 4 have been met.

This petition is accompanied by four copies of a map or plat of the said territory, showing its boundary and its relation to established city limit lines, and said map is prepared upon a material suitable for filing.

Your petitioners further state that they are the owners of one hundred per cent of the area of such territory to be annexed, exclusive of streets and alleys; that the mailing address of each signer and the date of signature are set forth hereafter opposite the name of each signer, and that the legal description of the property owned by each signer of said petition is attached hereto.

WHEREFORE these petitioners pray that this petition be accepted and that the said annexation be approved and accepted by ordinance.

<u>DATE</u> <u>SIGNATURE</u> <u>ADDRESS</u> <u>PROPERTY</u> <u>DESCRIPTION</u>			
5-20-78/s/ Emanuel Pavlakis 5670 E. Evans Ave. Denver, CO 80222 Beginning at the NE			

<p>Corner of the NE4 of the SW4 of Section 10, T1S, R1W, U.M., County of Mesa, State of Colorado, and considering the East line of said SW4 to bear South with all bearings herein being relative thereto; thence South along said East line 1012.20 feet; thence S 89° 55' 38" W 328.68 feet, thence S 00° 00' 46;sec E 306.00 feet to the South line of said NE4, SE4, thence S 89° 55' 38" W along said South line 657.21 feet, thence N 00° 02' 19" W 1317.97 feet to the North line of said NE4, SW4, thence N 89° 54' 50" E along said North line 986.61 feet to the Point of Beginning.</p>			
<p>4-26-78/s/ Gus HalandrasBox 225 Meeker, CO</p>			

81641			
4-26-78/s/Chris HalandrasBox 225 Meeker, CO 81641			
4-21-78/s/Andrew PeroulisBox 683 Craig, CO 81625			
Orchard Mesa Development Co., Inc.Beginning at center of Section 10, Township 1 South, Range 1 West, Ute Meridian, thence North 427.5 feet, thence North 89° 55' West 701.45 feet, thence South 0° 11' East 427.5 feet to South line SE4, NW4 said Section 10, thence East along said South line to beginning except 30 feet for road (2945-102-00-107)			
7-10-78/s/			

Raymond G. Phipps, President P.O. Box 442 Grand Junction, CO 81501			
7-10-78/s/ Duane Scott, Assistant Secretary P.O. Box 442 Grand Junction, CO 81501			

STATE OF COLORADO)			
) ss <u>AFFIDAVIT</u>			
COUNTY OF MESA)			

Don Warner, of lawful age, being first duly sworn, upon oath, deposes and says: That he is the circulator of the foregoing petition; That each signature on the said petition is the signature of the person whose name it purports to be.

/s/ Don Warner

\_\_\_\_\_

Subscribed and sworn to before me this 12th day of July, 1978.  
Witness my hand and official seal.

/s/ Richard E. Hollinger

\_\_\_\_\_  
Notary Public



My Commission expires: May 9, 1981

The petition was accepted for filing. The following Resolution was presented and read:

RESOLUTION

WHEREAS, on the 19th day of July, 1978, a petition was submitted to the City Council of the City of Grand Junction, Colorado, for annexation to said City of the following property, to wit:

Beginning at the NE Corner of the NE4 of the SW4 of Section 10, T1S, R1W U.M., County of Mesa, State of Colorado, and considering the East line of said SW4 to bear South with all bearings herein being relative thereto; thence South along said East line 1012.20 feet; thence S 89° 55' 38" W 328.68 feet, thence S 00° 00' 46;sec E 306.00 feet to the South line of said NE4, SE4, thence S 89° 55' 38" W along said South line 657.21 feet, thence N 00° 02' 19" W 1317.97 feet to the North line of said NE4, SW4, thence N 89° 54' 50" E along said North line 986.61 feet to the Point of Beginning,

and

Beginning at center of Section 10, Township 1 South, Range 1 West, Ute Meridian, thence North 427.5 feet, thence North 89° 55' West 701.45 feet, thence South 0° 11' East 427.5 feet to South line Southeast 1/4 Northwest 1/4 said Section 10, thence East along said South line to beginning except 30 feet for road,

and

Also right of way for 25 1/2 Road on the East; and

WHEREAS, the Council has found and determined and does hereby find and determine that said petition is in substantial compliance with statutory requirements therefor; that one-sixth of the perimeter of the area proposed to be annexed is contiguous with the City; that a community of interest exists between the territory and the City; that the territory proposed to be annexed is urban or will be urbanized in the near future; that the said territory is integrated or is capable of being integrated with said City, and that no election is required under the Municipal Annexation Act of 1965 as the owner of one hundred percent of the property has petitioned for annexation;

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

That the said territory is eligible for annexation to the City of Grand Junction, Colorado, and should be so annexed by Ordinance.

PASSED and ADOPTED this 19th day of July, 1978.

\_\_\_\_\_  
President of the Council

Attest:

\_\_\_\_\_  
City Clerk

It was moved by Councilman Tufly and seconded by Councilman Brown that the Resolution be passed and adopted as read. Upon roll call all Council members present voted AYE. The President declared the motion carried and the Resolution duly passed and adopted.

The following entitled proposed ordinance was introduced and read: AN ORDINANCE ANNEXING TERRITORY TO THE CITY OF GRAND JUNCTION, COLORADO. It was moved by Councilwoman Quimby and seconded by Councilman O'Dwyer that the proposed ordinance be passed for publication. Motion carried.

PETITION FOR ANNEXATION OF MINERVA PARK, 25 1/2 ROAD AND PINYON AVENUE - RESOLUTION - PROPOSED ORDINANCE

The following Petition with 100% signatures was submitted for consideration:

PETITION FOR ANNEXATION

WE, THE UNDERSIGNED, do hereby petition the City Council of the City of Grand Junction, State of Colorado, to annex the following described property to the said City:

MINERVA PARK, situated in the County of Mesa, State of Colorado, and being a part of the NW4 of Section 10, Township 1 South, Range 1 West of the Ute Principal Meridian and more particularly described as follows: Beginning at a point 427.50 feet north of the center of said Section 10; thence North 890.91 feet to the NE corner of the SE4NW4 said Section 10; thence S 89° 55' 22" west, 1317.43 feet to the NW corner of the SE4NW4 said Section 10; thence S 0° 04' 42" east, 891.25 feet; thence N 89° 54' 25" east, 1316.21 feet to a point on the east line of the SE4NW4 said Section 10, and the point of beginning. Also right of way for 25 1/2 Road on the east and Pinyon Avenue on the south.

As ground therefor, the petitioners respectfully state that annexation to the City of Grand Junction, Colorado is both necessary and desirable and that the said territory is eligible for annexation in that the provisions of the Municipal Annexation Act of 1965, Sections 3 and 4, have been met.

This petition is accompanied by four copies of a map or plat of the said territory, showing its boundary and its relation to established city limit lines, and said map is prepared upon a material suitable for filing.

Your petitioners further state that they are the owners of one hundred per cent of the area of such territory to be annexed, exclusive of streets and alleys; that the mailing address of each signer and date of signature are set forth hereafter opposite the name of each signer, and that the legal description of the property owned by each signer of said petition is attached hereto.

WHEREFORE, these petitioners pray that this petition be accepted and that the said annexation be approved and accepted by ordinance.

<u>DATE</u> <u>SIGNATURE</u> <u>ADDRESS</u> <u>PROPERTY</u> <u>DESCRIPTION</u>			
4-13-78 Andrew Peroulis & Holly Plaza Development Company Mesa County, Colorado MINERVA PARK, situated in the County of Mesa, State of Colorado, and being a part of the NW4 of Section 10, Township 1 South, Range 1 West of the Ute Principal Meridian and more particularly described as follows: Beginning at a point 427.50			

<p>feet north of the center of said Section 10; thence North 890.91 feet to the NE corner of the SE4NW4 said Section 10; thence S 89° 55' 22" west, 1317.43 feet to the NW corner of the SE4NW4 said Section 10; thence S 0° 04' 42" east, 891.25 feet; thence N 89° 54' 25" east, 1316.21 feet to a point on the east line of the SE4NW4 said Section 10, and the point of beginning EXCEPT the east 30 feet for road, and EXCEPT road as described in Book 936 at Page 143 as in Mesa County Records</p>			
<p>5-20-78/s/ Andrew PeroulisBox 603 Craig, CO 81625</p>			
<p>5-10-78/s/ Emanuel G. Pavlakis5670 E. Evans Ave.</p>			

Denver, CO 80222			
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STATE OF COLORADO)			
) ss <u>AFFIDAVIT</u>			
COUNTY OF MESA)			

Don Warner, of lawful age, being first duly sworn, upon oath, deposes and says:

That he is the circulator of the foregoing petition;

That each signature on the said petition is the signature of the person whose name it purports to be.

/s/ Don Warner

\_\_\_\_\_

Subscribed and sworn to before me this 12th day of July, 1978.  
Witness my hand and official seal.

/s/ Richard E. Hollinger

\_\_\_\_\_  
Notary Public

My Commission expires: May 9, 1981

The petition was accepted for filing. The following Resolution was presented and read:

RESOLUTION

WHEREAS, on the 19th day of July, 1978, a petition was submitted to the City Council of the City of Grand Junction, Colorado, for annexation to said City of the following property, to wit:

MINERVA PARK, situated in the County of Mesa, State of Colorado, and being a part of the Northwest Quarter of Section 10, Township 1 South, Range 1 West of the Ute Meridian and more particularly described as follows: Beginning at a point 427.50 feet north of the center of said Section 10; thence North 890.91 feet to the Northeast corner of the Southeast Quarter of the Northwest Quarter of said Section 10; thence S 89° 55' 22" west, 1317.43 feet to the Northwest Corner of the Southeast Quarter of the Northwest Quarter of said Section 10; thence S 0° 04' 42" east, 891.25 feet; thence N 89° 54' 25" east, 1316.21 feet to a point on the east line of the Southeast Quarter of the Northwest Quarter of said Section 10, and the point of beginning. Also right of way for 25 1/2 Road on the East and Pinyon Avenue on the South; and

WHEREAS, the Council had found and determined and does hereby find and determine that said petition is in substantial compliance with statutory requirements therefor; that one-sixth of the perimeter of the area proposed to be annexed is contiguous with the City; that a community of interest exists between the territory and the City; that the territory proposed to be annexed is urban or will be urbanized in the near future; that the said territory is integrated or is capable of being integrated with said City, and that no election is required under the Municipal Annexation Act of 1965 as the owner of one hundred percent of the property has petitioned for annexation;

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

That the said territory is eligible for annexation to the City of Grand Junction, Colorado, and should be so annexed by Ordinance.

PASSED and ADOPTED this 19th day of July, 1978.

\_\_\_\_\_  
President of the Council

Attest:

\_\_\_\_\_  
City Clerk

It was moved by Councilman Tufly and seconded by Councilman Brown that the Resolution be passed and adopted as read. Upon roll call all Council members present voted AYE. The President declared the motion carried and the Resolution duly passed and adopted.

The following entitled proposed ordinance was introduced and read: AN ORDINANCE ANNEXING TERRITORY TO THE CITY OF GRAND JUNCTION, COLORADO. It was moved by Councilman Tufly and seconded by

Councilman Brown that the proposed ordinance be passed for publication. Motion carried.

PETITION FOR ANNEXATION OF JONES-SCHINDEL - BETWEEN G ROAD AND F3/4 ROAD, E OF 27 1/2 ROAD - RESOLUTION - PROPOSED ORDINANCE

The following Petition with 100% signatures was submitted for consideration:

PETITION FOR ANNEXATION

WE, THE UNDERSIGNED, do hereby petition the City Council of the City of Grand Junction, State of Colorado, to annex the following described property to the said City:

The Northwest Quarter of the Northeast Quarter of Section One (1) Township One (1) South, Range One (1) West of the Ute Meridian, the same being Lots Eleven (11) and Twelve (12), Seventeen (17) and Eighteen (18) of Jaynes Subdivision, in Mesa County, Colorado, together with right of way for G Road on the North, 27 1/2 Road on the West, and F3/4 Road on the South.

As ground therefor, the petitioners respectfully state that annexation to the City of Grand Junction, Colorado is both necessary and desirable and that the said territory is eligible for annexation in that the provisions of the Municipal Annexation Act of 1965, Sections 3 and 4 have been met.

This petition is accompanied by four copies of a map or plat of the said territory, showing its boundary and its relation to established city limit lines, and said map is prepared upon a material suitable for filing.

Your petitioners further state that they are the owners of one hundred per cent of the area of such territory to be annexed, exclusive of streets and alleys; that the mailing address of each signer and the date of signature are set forth hereafter opposite the name of each signer, and that the legal description of the property owned by each signer of said petition is attached hereto.

WHEREFORE, these petitioners pray that this petition be accepted and that the said annexation be approved and accepted by ordinance.

<u>DATE</u> <u>SIGNATURE</u> <u>ADDRESS</u> <u>PROPERTY</u> <u>DESCRIPTION</u>			
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<p>7-5-78/s/  Allen R.  Jones Rt. 1,  Box 244  Palisade, CO  81526  The Northwest  Quarter of the  Northeast  Quarter of  Section One  (1) Township  One (1) South,  Range One (1)  West of the  Ute Meridian,  the same being  Lots Eleven  (11) and  Twelve (12),  Seventeen (17)  and Eighteen  (18) of Jaynes  Subdivision,  in Mesa  County,  Colorado.</p>			
<p>7-11-78/s/ K.  Charles  Schindell  1580 S. Otis  Lakewood, CO  80226</p>			

<p>STATE OF  COLORADO)</p>			
<p>) ss <u>AFFIDAVIT</u></p>			



COUNTY OF MESA)			
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K. Charles Schindel, of lawful age, being first duly sworn, upon oath, deposes and says:

That he is the circulator of the foregoing petition;

That each signature on the said petition is the signature of the person whose name it purports to be.

/s/ K. Charles Schindel

\_\_\_\_\_

Subscribed and sworn to before me this 12th day of July, 1978.  
Witness my hand and official seal.

/s/ Rebecca L. Hunt

\_\_\_\_\_

My Commission expires: July 3, 1982

The petition was accepted for filing. The following Resolution was presented and read:

RESOLUTION

WHEREAS, on the 19th day of July, 1978, a petition was submitted to the City Council of the City of Grand Junction, Colorado, for annexation to said City of the following property, to wit:

The Northwest Quarter of the Northeast Quarter of Section 1, Township 1 South, Range 1 West, Ute Meridian, the same being Lots 11 and 12, 17 and 18 of Jaynes Subdivision, in Mesa County, Colorado, together with right of way for G Road on the North, 27 1/2 Road on the West, and F3/4 Road on the South; and

WHEREAS, the Council had found and determined and does hereby find and determine that said petition is in substantial compliance with statutory requirements therefor; that one-sixth of the perimeter of the area proposed to be annexed is contiguous with the City; that a community of interest exists between the territory and the City; that the territory proposed to be annexed is urban or will be urbanized in the near future; that the said territory is integrated or is capable of being integrated with said City, and that no election is required under the Municipal Annexation Act of 1965 as the owner of one hundred percent of the property has petitioned for annexation;

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

That the said territory is eligible for annexation to the City of Grand Junction, Colorado, and should be so annexed by Ordinance.

PASSED and ADOPTED this 19th day of July, 1978.

\_\_\_\_\_  
President of the Council

Attest:

\_\_\_\_\_  
City Clerk

It was moved by Councilman Holmes and seconded by Councilman O'Dwyer that the Resolution be passed and adopted as read. Upon roll call all Council members present voted AYE. The President declared the motion carried and the Resolution duly passed and adopted.

The following entitled proposed ordinance was introduced and read: AN ORDINANCE ANNEXING TERRITORY TO THE CITY OF GRAND JUNCTION, COLORADO. It was moved by Councilman Tufly and seconded by Councilman Brown that the proposed ordinance be passed for publication. Motion carried.

PETITION FOR ANNEXATION OF NELSON STEWART, HORIZON DRIVE AND 12TH STREET - RESOLUTION OF INTENT TO ANNEX AND SETTING NOTICE OF HEARING DATE

Submitted for consideration was the petition to annex Nelson-Stewart property, Horizon Drive and 12th Street. The petition was accepted for filing.

PETITIONER FOR ANNEXATION

WE, THE UNDERSIGNED, do hereby petition the City Council of the City of Grand Junction, State of Colorado, to annex the following described property to the said City:

That part of the West 1/2 Northwest 1/4 Section 1, Township 1 South, Range 1 West, Ute Meridian lying North and West of the Southeasterly right of way line of Horizon Drive except right of way for 27 Road on the West.

As ground therefor, the petitioners respectfully state that annexation to the City of Grand Junction, Colorado, is both necessary and desirable and that the said territory is eligible for annexation in that the provisions of the Municipal Annexation

Act of 1965, Sections 104 and 105 have been met.

This petition is accompanied by four copies of a map or plat of the said territory, showing its boundary and its relation to established city limit lines, and said map is prepared upon a material suitable for filing.

Your petitioners further state that they are the owners of more than fifty per cent of the area of such territory to be annexed, exclusive of streets and alleys; that the mailing address of each signer and the date of signature are set forth hereafter opposite the name of each signer, and that the legal description of the property owned by each signer of said petition is attached hereto.

WHEREFORE, these petitioners pray that this petition be accepted and that the said annexation be approved and accepted by ordinance.

<u>DATE</u> <u>SIGNATURE</u> <u>ADDRESS</u> <u>PROPERTY</u> <u>DESCRIPTION</u>			
4-7-78/s/ Warren A. Broderson 2356 N. 7th Street Grand Junction, CO 81501 Beginning 330.6 feet East and 544 feet South of the Northwest corner Section 1, Township 1 South Range 1 West Ute Meridian thence South 77, thence South 77, thence East 209 feet, thence North 77 feet, thence West to			

<p>beginning except 25 feet for road on West (2945- 012-00-026)</p>			
<p>4-7-78/s/ Warren A. Broderson"Begin ning 330 feet East and 621 feet South of Northwest Corner Section 1 Township 1 South Range 1 West Ute Meridian thence East 209 feet, thence South 104 feet, thence West 209 feet thence North to beginning except 25 feet for road on the west. (2945-012-00- 028)</p>			
<p>4-7-78/s/ Warren A. Broderson"Begin ning 330 feet east and 725 feet South of Northwest Corner Section 1 Township 1 South Range 1 West Ute Meridian, thence East 209 feet, thence South 209 feet, thence West 209 feet,</p>			

<p>thence North to beginning except 25 feet for road on the west. (2945-012-00- 029)</p>			
<p>4-5-78/s/ William H. Nelson545 Cedar Ave. Grand Junction, CO 81501Beginning at Northwest Corner Section 1 Township 1 South Range 1 West Ute Meridian, thence East 155 feet, thence South 10° 02' West 80.3 feet, thence West 140.4 feet, thence North 79 feet to beginning except West 40 feet for road. (2945-012-00- 016)</p>			
<p>Roland L. and P. M. Cato (Not Signed)1223 N. 2nd St. Grants, NM 87020Beginning at Northwest Corner of the East 3/4 Northwest 1/4 Northwest 1/4 Section 1</p>			

<p>Township 1  South Range 1  West Ute  Meridian,  thence East 75  feet, thence  South 124  feet, thence  West 75 feet,  thence North  to beginning  except West 25  feet for road.  (2945-012-00-  015)</p>			
<p>Clifford  Allison (Not  Signed)Beginni  ng at  Northwest  corner of the  East 3/4 of  Northwest 1/4  Northwest 1/4  Section 1  Township 1  South Range 1  West Ute  Meridian,  thence East  229 feet,  thence South  124 feet,  thence West  229 feet,  thence North  to beginning  except West 75  feet thereof.  (2945-012-00-  014)</p>			
<p>Florence M.  Berg (Not  Signed)Beginni  ng 726 feet  East of the  Northwest  corner of</p>			

<p>Section 1 Township 1 South Range 1 West Ute Meridian, thence South 208 feet, thence East 104 feet, thence North 208 feet, thence West to beginning. (2945-012-00- 013)</p>			
<p>Clifford Allison (Not Signed)Beginni ng 559 feet East of the Northwest corner of Section 1 Township 1 South Range 1 West Ute Meridian, thence East 98 feet, thence South 439 feet, thence West 98 feet, thence North to beginning. (2945-012-00- 020)</p>			
<p>Owen Cato etal (Not Signed)Beginni ng 124 feet South of Northwest corner East 3/4 of Northwest 1/4 Northwest 1/4 Section 1 Township 1</p>			

<p>South Range 1 West Ute Meridian, thence East 229 feet, thence South 104 feet, thence West 229 feet, thence North to beginning except West 25 feet for road. (2945-012-00- 019)</p>			
<p>Chester Roberts (Not Signed)Beginni ng 228 feet South of Northwest corner East 3/4 Northwest 1/4 Northwest 1/4 Section 1 Township 1 South Range 1 West Ute Meridian, thence East 229 feet, thence South 30 feet, thence West 229 feet, thence North to beginning except West 25 feet for road. (2945-012-00- 018)</p>			
<p>4-5-78/s/ William H. NelsonBeginnin g 79 feet South of Northwest corner Section</p>			



<p>1 Township 1  South Range 1  West Ute  Meridian,  thence East  140 feet,  thence South  10° 27' West  470.8 feet,  thence West 55  feet, thence  North 463 feet  to beginning  except West 40  feet for road.  (2945-012-00-  017)</p>			
<p>4-10-78/s/  William H.  Nelson545  Cedar Ave.  Grand  Junction, CO  81501Beginning  330 feet and  362 feet East  of Northwest  corner Section  1 Township 1  South Range 1  West Ute  Meridian,  thence South  104 feet,  thence East  229 feet,  thence North  104 feet,  thence West to  beginning  except West 25  feet for road.  (2945-012-00-  023)</p>			
<p>Ladee C.  Jensen (Not  Signed)Beginni</p>			

<p>ng 657 feet  East of  Northwest  corner Section  1 Township 1  South Range 1  West Ute  Meridian,  thence South  439 feet,  thence East 70  feet, thence  North 231  feet, thence  West 1 foot,  thence North  208 feet to  beginning.  (2945-012-00-  021)</p>			
<p>4-7-78/s/  Warren A.  Broderson2356  N. 7th St.  Grand  Junction, CO  81501Beginning  330.6 feet  East and 466  feet South of  Northwest  corner Section  1 Township 1  South Range 1  West Ute  Meridian,  thence South  78 feet,  thence East  209 feet,  thence North  78 feet,  thence West to  beginning  except West 25  feet for road.  (2945-012-00-  025)</p>			

<p>4-7-78/s/  William H.  Nelson545  Cedar Avenue  Grand  Junction, CO  81501Beginning  at a point  1317.1 feet  South and  329.5 feet  East of the  Northwest  corner Section  1 Township 1  South Range 1  West Ute  Meridian,  thence North  383.1 feet,  thence East  209 feet,  thence North  468 feet,  thence East 20  feet, thence  North 27 feet,  thence East  52.08 feet,  thence South  742.24 feet,  thence South  52° 45' West  224.45 feet,  thence West  102.42 feet to  beginning  (2945-012-00-  051)</p>			
<p>4-7-78/s/  Warren A.  BrodersonThe  South 1/2 West  1/4 Northwest  1/4 Northwest  1/4 Section 1  Township 1  South Range 1  West Ute</p>			

<p>Meridian. (2945-012-00-030)</p>			
<p>4-5-78/s/ William A. Nelson545 Cedar Avenue Grand JunctionBeginn ing at Northeast corner Lot 4 Section 1 Township 1 South Range 1 West Ute Meridian, thence West to a point that is 935 feet East of Northwest corner said Lot 4, thence South 165 feet, thence West 105 feet thence, South 43 feet thence West 104 feet, thence West 104 feet, thence South 231 feet, thence West 115.92 feet, thence South 742.24 feet to Northline Highway, thence Northeasterly along Highway to Eastline said Lot 4, thence North of beginning. (2945-012-00-091) (2945-012-00-090)</p>			

<p>4-11-78/s/ James H. Stewart8904 Delaney NE Albuquerque, NM</p>			
<p>4-11-78/s/ Joseph D. StewartP.O. Box 133 Longmont, CA</p>			
<p>Dorma Eubank c/o CBW Builders, Inc. (Not Signed)Beginni ng 830 feet East of Northwest corner Section 1 Township 1 South Range 1 West Ute Meridian, thence South 165 feet, thence East 105 feet, thence North 165 feet, thence West 105 feet to beginning. (2945-012-00- 069)</p>			
<p>4-5-78/s/ William H. Nelson545 Cedar Avenue Grand JunctionLot 9 Block 1 Second</p>			

<p>Addition to O'Nan Subdivision and South 1/2 Cliff Drive on North, also Block 1A Second Addition to O'Nan Subdivision and North 1/2 Cliff Drive on the South, also Lot 8 Block 1 Second Addition to O'Nan Subdivision and South 1/2 Cliff Drive on North; all North and West of Highway. (2945-012-00-009) (2945-012-00-008) (2945-012-00-007)</p>			
<p>Warren A. Broderson (Not Signed) 2356 N. 7th St. Grand Junction, CO North 1/2 West 1/4 Northeast 1/4 Northwest 1/4 Section 1 Township 1 South Range 1 West Ute Meridian except that part West of Drain. (2945-012-00-024)</p>			
<p>Donald Edward</p>			

and Sharon Marie Tyre (Not Signed)Beginni ng 330 feet East and 258 feet South of the Northwest corner Section 1 Township 1 South Range 1 West Ute Meridian, thence South 104 feet, thence East 229 feet, thence North 104 feet, thence West 229 feet to beginning except West 25 feet for road. (2945-012-00- 022)			
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STATE OF COLORADO)			
) ssAFFIDAVIT			
COUNTY OF MESA)			

Don Warner, of lawful age, being first duly sworn, upon oath,  
deposes and says:

That he is the circulator of the foregoing petition;

That each signature on the said petition is the signature of the person whose name it purports to be.

/s/ Don Warner

---

Subscribed and sworn to before me this 19th day of July, 1978.

Witness my hand and official seal.

/s/ Richard E. Hollinger

---

Notary Public

My Commission expires: May 9, 1981

The Resolution of Intent to Annex and the Notice of Hearing was presented and read:

RESOLUTION

WHEREAS, a petition to annex to the City of Grand Junction certain lands, situate in Mesa County, Colorado, and described as follows:

That part of the West Half of the Northwest Quarter of Section 1, Township 1 South, Range 1 West, Ute Meridian, lying North and West of the Southeasterly right of way line of Horizon Drive except right of way for 27 Road on the West,

has been submitted to the City Council of the City of Grand Junction; and

WHEREAS, said petition substantially complies with the requirements of 31-8-107, Colorado Revised Statutes, 1973, as amended;

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

That a hearing to determine whether or not the proposed annexation complies with the provisions of Sections 104 and 105 of said 31-8 of the Colorado Revised Statutes, 1973, will be held on September 6, 1978, in the City Council Chambers at City Hall at 7:30 o'clock p.m. and that Notice of such hearing be given as required by law.

PASSED and ADOPTED this 19th day of July, 1978.

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President of the Council

Attest:



\_\_\_\_\_  
City Clerk

It was moved by Councilman O'Dwyer and seconded by Councilman Tufly that the Resolution be passed and adopted as read. Upon roll call, all Council members present voted AYE. The President declared the motion carried and the Resolution duly passed and adopted.

CORRECTION OF DEED ON ALLEY R-O-W, 23RD STREET SUBDIVISION -  
RESOLUTION

The following Resolution was presented and read:

RESOLUTION

WHEREAS, the title to certain property is presently clouded by deeds issued for alley rights of way; and

WHEREAS, a request has been made of the City Council of the City of Grand Junction to eliminate the title question through the giving of a quit claim deed;

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 authorized and directed to execute a quit claim deed from the City of Grand Junction to William H. Buttolph and Aerial A. Buttolph and Charles Wiman quit claiming the interest of the City on the property situate in the County of Mesa, State of Colorado and described as:

The South five feet of the following described tract: Beginning at the Southwest Corner of Lot 18, Block 1 Arcadia Village Subdivision, thence West to a point on the South line of Lot 11, Block 1, said Subdivision which point is 31.53 feet East of the West line of the East half of the Southeast Quarter of the Southwest Quarter of the Southeast Quarter of Section 12, Township 1 South, Range 1 West of the Ute Meridian, thence South 25 feet, thence East to a point South of the Point of Beginning, thence North to the Point of Beginning.

PASSED and ADOPTED this 19th day of July, 1978.

\_\_\_\_\_  
President of the Council

Attest:

\_\_\_\_\_

City Clerk

It was moved by Councilman O'Dwyer and seconded by Councilman Brown that the Resolution be passed and adopted as read. Upon roll call, all Council members present voted AYE. The President declared the motion carried and the Resolution duly passed and adopted.

RESOLUTION AUTHORIZING CITY MANAGER TO SIGN APPLICATION FOR R-O-W FROM BUREAU OF LAND MANAGEMENT FOR JUNIATA RESERVOIR ENLARGEMENT

The following Resolution was presented and read:

RESOLUTION

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

That the City Manager, James E. Wysocki, be authorized and directed on behalf of the City to file an application for easement or use of lands belonging to the United States Government with the Bureau of Land Management in connection with the proposal by the City of Grand Junction, Colorado, to enlarge the capacity of its Juniata Reservoir.

PASSED and ADOPTED this 19th day of July, 1978.

\_\_\_\_\_  
President of the Council

Attest:

\_\_\_\_\_  
City Clerk

It was moved by Councilman Tufly and seconded by Councilman O'Dwyer that the Resolution be passed and adopted as read. Upon roll call all Council members present voted AYE. The President declared the motion carried and the Resolution duly passed and adopted.

MOTION AUTHORIZING CITY MANAGER TO SIGN CONTRACT FOR TRAFFIC MANAGEMENT SURVEY

It was moved by Councilman Tufly and seconded by Councilman O'Dwyer that the City Manager is authorized to sign Contract for Traffic Management Survey; said Contract will be written with International Association of Chiefs of Police. Motion carried.

HOME WATER SUPPLY CONTRACT

This item was tabled to August 2 Meeting of Council.

MESA COUNTY PLANNED DEVELOPMENT REGULATIONS

City Attorney Gerald Ashby read a letter which was prepared from the Council to the Mesa County Commissioners regarding the Planned Development Regulations for Mesa County.

July 18, 1978

Board of County Commissioners  
County of Mesa  
Grand Junction, Colorado, 81501

Dear Members of the Board:

The members of the City Council have been furnished with a proposed Planned Development Regulation for the County of Mesa, which proposal it understands is in the process of study by the Board and by the Planning Commission.

The Council feels that it has a real interest in the regulation and would sincerely appreciate the opportunity of discussion of the regulation at such time as it is available for such discussion.

Sincerely,

\_\_\_\_\_  
Karl M. Johnson  
President of the Council

KMJ:jc

It was moved by Councilman Brown and seconded by Councilman O'Dwyer that the letter to the Mesa County Commissioners be approved and forwarded. Motion carried with Councilman Tufly voting NO.

SEWER - GENERAL GROWTH PROPERTIES AGREEMENT F RD, 24 & 24 1/2  
ROADS

It was moved by Councilman Brown and seconded by Councilman O'Dwyer that the General Growth Properties Agreement be approved with all changes deemed necessary by the City Attorney. Motion carried.

FIRE DEPARTMENT REPORT ON LINCOLN PARK GOLF CLUB HOUSE REGARDING  
ISSUANCE OF 3.2% FERMENTED MALT BEVERAGE LICENSE

On June 21, 1978, the renewal application for a 3.2% fermented malt beverage license for Lincoln Park Golf Club was approved. The actual issuance of the license was withheld pending correction of the following Fire Department requirements:

(1) The old Soda/Acid fire extinguisher has not been removed and new extinguisher provided. These must be provided as soon as possible.

(2) The front and rear exit doors have not been re-hung to swing outward which will require the occupant load to remain under 50.

A reinspection report dated June 28, 1978, and an updated July 7, 1978, report was submitted stating that the above corrections had been accomplished.

The State license has been received.

It was moved by Councilman Tufly and seconded by Councilman Brown that the approved license be issued. Motion carried with Councilman HOLMES voting NO.

RECESS MEETING TO MONDAY, JULY 24, AT 7:30 P.M.

City Manager Jim Wysocki stated that this meeting will be recessed to Monday, July 24, 7:30 p.m. in the Council Chambers to meet with the County Commissioners for determination of the Horizon Drive Corridor.

CBS TELEVISION REPORT ON LOW RADIATION IN GRAND JUNCTION

Mr. Paul Barru appeared before Council to express his dissatisfaction with the 20/20 television reports aired on July 4, 1978, and July 18, 1978. It was suggested by the President of the Council that a letter be sent to the FCC complaining of the biased report. Said letter is to be written by City Attorney Ashby.

MISCELLANEOUS DISCUSSION

Portion of Kannah Creek Area Proposed to be Designated Wilderness Area

Councilman Brown requested that Staff give Council a recommendation so Council can take a position concerning this item.

Transportation Task Force Committee Report

President of the Council Karl Johnson recommended Council review the Task Force Report and begin doing some of the things that can feasibly be done, and begin giving public exposure to major proposals, and tie them in with cost estimates, and get the opinion of the public. It was suggested that the City and County jointly send letters of appreciation to the members of the Transportation Task Force Committee.

ADJOURNMENT

It was moved by Councilman O'Dwyer and seconded by Councilman Tufly that the meeting be recessed to Monday, July 24, 1978, at 7:30 p.m.

Neva B. Lockhart

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Neva B. Lockhart, CMC  
City Clerk