

Grand Junction, Colorado

May 5, 1982

The City Council of the City of Grand Junction, Colorado, convened at regular session the 5th day of May, 1982, at 7:30 p.m. in the Council Chambers at City Hall. Those present were Council members Betsy Clark, Frank Dunn, Robert Holmes, Karl Johnson, Gary Lucero, and President of the Council Louis Brach. Councilwoman Arlene Harvey was absent. Also present were City Manager Jim Wysocki, City Attorney Gerald Ashby, and City Clerk Neva Lockhart.

The President called the meeting to order and led in the Pledge of Allegiance.

INVOCATION

Reverend John Boaz, Redlands Community Church.

MINUTES

Upon motion by Councilman Lucero, seconded by Councilwoman Clark and carried, the minutes of the regular meeting April 21, 1982, were approved as submitted.

LOUIS BRACH RE-ELECTED PRESIDENT OF THE COUNCIL EX-OFFICIO MAYOR - ONE-YEAR TERM

Upon motion by Councilman Johnson, seconded by Councilman Lucero and carried, Louis Brach was re-elected President of the Council Ex-Officio Mayor for a one-year term.

FRANK DUNN RE-ELECTED PRESIDENT OF THE COUNCIL PRO TEMPORE EX-OFFICIO MAYOR PRO TEMPORE - ONE-YEAR TERM

Upon motion by Councilman Johnson, seconded by Councilwoman Clark and carried, Frank Dunn was re-elected President of the Council Pro Tempore Ex-Officio Mayor Pro Tempore for a one-year term.

REORGANIZATION OF COUNCIL

The President announced appointments of Council members to the following Committees and Boards:

AIM (Action in Mesa County)

Arlene Harvey

ComAct Housing

Frank Dunn
Gary Lucero

Colorado Municipal League

Advisory & Policy Committee: Karl Johnson

Downtown Development Authority (DDA)

Karl Johnson

Dominguez Dam Project

Louis Brach

Employees Supplemental Retirement Board

Frank Dunn

Energy Impact Assistance Team

Arlene Harvey

Fire Pension Board (President of Council)

Louis Brach

Grand Junction, Colorado, Housing Authority

Gary Lucero

Park Improvement Advisory Board (PIAB)

Betsy Clark

Walker Field, CO, Public Airport Authority

Frank Dunn

Betsy Clark

Louis Brach

Region 11 Council of Governments

Louis Brach

Metropolitan Planning Organization - Transit Committee

Louis Brach

Recreation Board

Arlene Harvey

Valley Wide Sewer Committee

Arlene Harvey

Clean Communities Committee

Betsy Clark

Year of the Disabled

Bob Holmes

Centennial Committee

Bob Holmes

Municipal Court Committee

Frank Dunn

Karl Johnson

PROCLAMATION

Declaring May 15, 1982, Police Officer Memorial Day.

APPOINTMENT TO RECREATION BOARD

By secret ballots Dale Schoenbeck was appointed to a three-year term on the Recreation Board and Jim McGreevy was appointed to a two-year term.

PETER MORELLO APPOINTED TO UNITED NATIONS COMMITTEE FOR 1982

Upon motion by Councilman Holmes, seconded by Councilwoman Clark and carried, the appointment of Peter Morrello to the United Nations Committee for 1982 was ratified.

RENEWAL OF LIQUOR AND BEER LICENSES

Upon motion by Councilman Dun, seconded by Councilman Johnson and carried with Councilman HOLMES voting NO, the applications by the following businesses to renew liquor and beer licenses were approved:

Circle K Store #782, 1st Street and Chipeta Avenue (3.2% Beer)

Hungry Prospector, 2424 Hwy 6 & 50, Suite 300, (Hotel-Restaurant)

APPLICATION BY JACK MITCHELL DECKARD FOR BEER-WINE LICENSE AT SAL'S PIZZA, 755 NORTH AVENUE APPROVED (CHANGE OF OWNERSHIP)

Upon motion by Councilman Dunn, seconded by Councilman Johnson and carried with Councilman HOLMES voting NO, the application by Jack Mitchell Deckard for beer-wine license at Sal's Pizza, 755 North Avenue, was approved. This is a change of ownership; license presently owned by Sal's Pizza, Inc.

APPLICATION BY DALE A. NEITZERT AND RALPH E. NEITZERT FOR RETAIL LIQUOR STORE LICENSE AT THE JOLLY JUG, 220 WEST GRAND AVENUE

APPROVED (CHANGE OF OWNERSHIP)

Upon motion by Councilman Dunn, seconded by Councilman Johnson and carried with Councilman HOLMES voting NO, the application by Dale A. Neitzert and Ralph E. Neitzert for retail liquor store license at The Jolly Jug, 220 West Grand Avenue, was approved. This is a change of ownership; license presently owned by Simpson Enterprises, Inc., and Roddy D. Kipp.

APPLICATION BY BARBOUR'S FORESIGHT DRIVE-IN LIQUOR, INC., FOR CHANGE IN CORPORATE STRUCTURE FOR RETIAL LIQUOR STORE LICENSE, 740 PITKIN AVE. - APPROVED

Upon motion by Councilman Dunn, seconded by Councilman Johnson and carried with Councilman HOLMES voting NO, the application by Barbour's Foresight Drive-In Liquor, Inc., for change in corporate structure for retail liquor store license located at 740 Pitkin Avenue, was approved. Officers are:

President/Treasurer/Director/Manager: Linda R. Nichols 100%

Vice President/Secretary/Director: Evelyn O. Welch

Director: Vinson Welch

HEARING - CONDITIONAL USE - EXPANSION OF LIQUOR LICENSE AT 929 MAIN STREET CONWAY'S RESTAURANT - APPROVED - HOTEL-RESTAURANT LIQUOR LICENSE

A hearing was held after proper notice on the application by Dan Conway for conditional use to permit expansion of liquor licensed premises on .25 acre in Heavy Business Zone at Conway's Restaurant, 929 Main Street. The request is to expand to the patio. There were no opponents, letters, or counterpetitions. Upon motion by Councilman Dunn, seconded by Councilman Johnson and carried with Councilman HOLMES voting NO, the application for conditional use to expand the hotel-restaurant liquor license to the patio at 929 Main Street was approved.

HEARING - PROPOSED ORDINANCE - VACATION OF UTILITY AND IRRIGATION EASEMENTS ON HORIZON DRIVE, APPROX 600 FEET E OF 27 ROAD

A hearing was held after proper notice on the petition by Horizon Partners to vacate utility and irrigation easements within the approved planned business at the Park at Horizon Drive approximately 600 feet est of 27 Road. There were no opponents, letters or counterpetitions.

The following entitled proposed ordinance was read: AN ORDINANCE VACATING EASEMENT IN THE CITY. Upon motion by Councilman Johnson, seconded by Councilman Dunn and carried, the proposed ordinance was passed for publication.

HEARING - PARK ON HORIZON DRIVE, FILING #1, FINAL PLAT AND PLAN,

LOCATED ON HORIZON DRIVE APPROX 600 FEET E OF 27 ROAD

A hearing was held after proper notice on the petition by Horizon Partnership, Ltd., George Thorn, for the Park on Horizon Drive, Filing #1, Final Plat and Plan of a Planned Business on 6.5 acres in a planned business zone. There were no opponents, letters or counterpetitions.

Upon motion by Councilman Dunn, seconded by Councilman Johnson and carried, the Park on Horizon Drive, Filing #1, Final Plat and Plan was approved subject to the conditions of the Planning Commission.

APPLICATION TO RENEW 3.2% BEER LICENSE AT 7-ELEVEN STORE, 1134 N. 12TH ST. - REPORT OF VIOLATION - SENT TO HEARING OFFICER

The application by Southland Corporation to renew its 3.2% beer license at 7-Eleven Store, 1134 N. 12th Street, was submitted to Council along with the Police Department report noting an alleged violation which occurred on November 12, 1982, when an employee, David Arnold, sold beer to a juvenile under the age of 18.

Upon motion by Councilman Johnson, seconded by Councilman Holmes and carried, this matter was referred to the Hearing Officer for hearing on the alleged violation.

RESOLUTION NO. 27-82 - FINDINGS AND DECISION RE: APPLICATION BY JESUS RUIZ AND BONNIE ATENCIO FOR TAVERN LIQUOR LICENSE AT LOS AMIGOS FOOD & BOOZE, 209 COLORADO AVENUE - APPLICATION FOR TAVERN LIQUOR LICENSE DENIED, BUT PARTNERSHIP OF RUIZ AND ATENCIO APPROVED UNDER PRESENT HOTEL-RESTAURANT LIQUOR LICENSE APPROVED

The following Resolution numbered 27-82 was read:

RESOLUTION NO. 27-82

OF DECISION ON APPLICATION FOR A TAVERN LICENSE BY JESUS RUIZ AND BONNIE ATENCIO FOR LOS AMIGOS FOOD AND BOOZE LOCATED AT 209 COLORADO AVENUE, AND FOR APPROVAL OF PARTNERSHIP OPERATION.

A public hearing having been held on April 21, 1982, on the application by Jesus Ruiz and Bonnie Atencio for a tavern license and a partnership operation for Los Amigos Food and Booze at 209 Colorado Avenue, Grand Junction, and the City Council having considered the evidence adduced at said hearing FINDS:

1. That the hearing was held on April 21, 1982, on the application after proper notice thereof under the Liquor Code.
2. That the survey conducted by the City indicated that the inhabitants of the neighborhood opposed the issuance of the license and the needs of the neighborhood were being met by the other outlets within the neighborhood, 5 in number, as 100 persons so stated with 95 favoring the issuance of the license. There were no petitions either favoring or disapproving the issuance of the

license.

3. That no one appeared in opposition to the license at the hearing, and no one spoke in favor of the license other than the applicant.

4. That the characters of the applicants are good as determined by checking done by the Police Department and by letters attesting to their good characters.

5. That the evidence supports the position that the license change should be denied both under the Liquor Code and the previous practice of the City Council, while the operation under the present Hotel and Restaurant Liquor license by the partnership should be approved.

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

That the application of Jesus Ruiz and Bonnie Atencio for a Tavern Liquor License at the premises above-stated be denied, but that operation by their partnership under the existing Hotel and Restaurant Liquor License for the premises be approved.

PASSED and ADOPTED this 5th day of May, 1982.

President of the Council

Attest:

City Clerk

Upon motion by Councilman Johnson, seconded by Councilman Dunn and carried by roll call vote, the Resolution was passed and adopted as read.

HEARING - APPLICATION BY FEATHER PETROLEUM COMPANY FOR 3.2% BEER LICENSE AT STOP `N SAVE N O. 4, 2700 HIGHWAY 50, WHICH PERMITS SALES IN SEALED CONTAINERS FOR "OFF" PREMISE CONSUMPTION - RESOLUTION OF FINDINGS AND DECISION SCHEDULED MAY 19, 1982

A hearing was held after proper notice on the application by Feather Petroleum Company for a 3.2% Beer License at Stop `N Save No. 4, 2700 Highway 50. The following report was read:

"On March 17, 1982, the City accepted the application filed by Feather Petroleum Company for a 3.2% Beer License which permits the sale of fermented malt beverages in sealed containers for consumption off the premises of the licensee, under the trade name of Stop `N Save No. 4, 2700 Highway 50. Officers of the company

are:

President: Larry V. Feather, 543 Kingston Court, Grand Junction, Colorado

Vice Pres: Andrew K. Smith, 2151 Torrey Drive, Evergreen, Colorado

Sec/Treas: Stanley R. Medsker, 3035 Booth Falls Road, Vail, Colorado

The display ad giving notice of hearing on this application was published in The Daily Sentinel May 8, 1982, and the sign giving notice of hearing was posted at 2700 Highway 50 on May 7, 1982.

A survey of the area from Gary Drive on the west, Milo Drive on the north, Dorothy Avenue on the east, to B-1/2 Road on the south has been completed. Results:

1. Yes, I am in favor of the issuance of the license as I believe the needs of the neighborhood are not being met by existing outlets. 75

a. An owner of property in the neighborhood. 28

b. An employee or business lessee of property in the neighborhood. 28

c. An inhabitant of the neighborhood. 39

2. No, I am not in favor of the issuance of the license as I believe the needs of the neighborhood are being met by existing outlets. 55

a. A. An owner of property in the neighborhood. 19

b. An employee or business lessee of property in the neighborhood. 27

c. An inhabitant of the neighborhood. 24

The Police Department report indicates nothing of a derogatory nature pertaining to the background of the officers.

Similar-type outlets within the area: 2.

Similar-type outlets within one mile: 5."

The map showing similar-type outlets was reviewed.

Larry Feather, President of the corporation, was present to speak for the issuance of the license along with his attorney, Dave Palo.

There were no opponents, letters, or counterpetitions. A

Resolution of findings and decision is scheduled on the May 19, 1982, City Council agenda.

BIDS - AWARE OF CONTRACT - CURB, GUTTER & SIDEWALK REPAIRS, 1982 - AWARDED M.A. CONCRETE - \$64,049

Bids were received and opened on May 4, 1982, for the Curb, Gutter and Sidewalk Repairs, 1982. Bidders were:

Fred Cunningham Construction Company \$91,897.00

C. Mays Concrete Construction \$82,581.90

M. A. Concrete \$64,049.00

Engineer's Estimate \$99,515.00

Staff recommended award of contract to M. A. Concrete for his low bid subject to the contractor filing a letter of credit from a bank in lieu of a performance bond for the full amount of the contract.

Upon motion by Councilman Dunn, seconded by Councilman Holmes and carried, the bids were accepted and the contract for the Curb, Gutter and Sidewalk Repairs, 1982, was awarded M. A. Concrete in the amount of \$64,049.00 subject to the filing of a letter of credit from a bank for the full amount of the contract in lieu of the performance bond.

HEARING - APPLICATION BY GRAND JUNCTION AREA CHAMBER OF COMMERCE FOR MALT, VINOUS AND SPIRITUOUS LIQUOR SPECIAL EVENTS PERMIT MAY 28, 1982, 5 P.M. TO MIDNIGHT AT TWO RIVERS PLAZA, 159 MAIN STREET, FOR JUCO CLUB ANNUAL BANQUET - APPROVED (2ND PERMIT)

A hearing was held after proper posting of property on the application by Grand Junction Area Chamber of Commerce for malt, vinous and spirituous liquor special events permit May 28, 1982, 5 p.m. to midnight at Two Rivers Plaza, 159 Main Street, for JUCO Club Annual Banquet. There were no opponents, letters, or counterpetitions.

A representative of the sponsoring organization was not present for the hearing. Council Holmes stated that Council needed to recall what its decision was not too long ago which was that if the applicant was not present, the application would be denied. City Manager Wysocki speaking as a past member of the JUCO Committee, stated that the JUCO Banquet precedes the Junior College Baseball Tournament Memorial Day Weekend, and he would be happy to answer any questions for Council. Councilman Johnson pointed out that the City is a co-sponsor of the JUCO activities along with the Chamber of Commerce.

Upon motion by Councilman Dunn, seconded by Councilwoman Clark and carried with Councilman HOLMES voting NO, the application was

approved.

Councilman Holmes made the observation that regardless of Council's position on these matters, the Council will handle them as it sees fit when it is convenient and when it is not convenient, Council will still handle them as it sees fit.

HEARING - APPLICATION BY GRAND JUNCTION DOWNTOWN ASSOC., INC., FOR MALT, VINOUS AND SPIRITUOUS LIQUOR SPECIAL EVENTS PERMIT FOR JUNE 12, 1982, NOON TO MIDNIGHT, TWO RIVERS PLAZA, 159 MAIN, FOR ANTIQUE SHOW AND SALE APPROVED (3RD PERMIT)

A hearing was held after proper posting of property on the application by the Grand Junction Downtown Association, Inc., for a malt, vinous and spirituous liquor special events permit on June 12, 1982, noon to midnight, at Two Rivers Plaza, 159 Main Street, for the antique show and sale. Florida Ferns was present on behalf of the applicant. There were no opponents, letters, or counterpetitions.

Upon motion by Councilman Johnson, seconded by Councilwoman Clark and carried with Councilman HOLMES voting NO, the application was approved.

I.D. ST-82, PHASE A - RESOLUTION NO. 28-82 FINDINGS AND DECISION RE: CREATING DISTRICT - BIDS AND AWARD OF CONSTRUCTION CONTRACT FOR I.D. ST-82, PHASE A, AND INTERSECTION IMPROVEMENTS - CORN CONSTRUCTION - \$413,767.45 WITH DELETION OF 13TH STREET

The following Resolution was read:

RESOLUTION NO. 28-82

CREATING AND ESTABLISHING IMPROVEMENT DISTRICT NO. ST-82 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 THEREOF.

WHEREAS, on the 17th day of March, 1982, the City Council of the City of Grand Junction, Colorado, passed a Resolution Adopting Details, Plans and Specifications for Improvement District No. ST-82, 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 voiced on the proposed improvements for 13th Street, for South 12th Street, for Cherry Lane and Olson Avenue, and property owner Miller had questions about the improvements to 25-1/2 Road; and

WHEREAS, all complaints and objections were considered fully;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF

GRAND JUNCTION, COLORADO:

1. That said Improvement District No. ST-82 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 are hereby authorized and directed, in accordance with the Resolution Adopting Details, Plans and Specifications prepared and filed therefor; provided, however, that as to 13th Street, South 12th Street, Cherry Lane and Olson Avenue and 25-1/2 Road, the Council makes the following findings and determinations:

13th Street: There was considerable opposition to the improvement off of 13th Street and considerable confusion as to the fact of and effect of a Power of Attorney for the improvements on 13th. Because of these problems, the Council proposes that the 13th Street improvements not be included in the District.

South 12th Street: The objection here was not that the improvements were not needed and not of benefit to the abutting properties but that the cost to be assessed against the property of the objector should be paid by another. The Council finds that the improvements should be made, will be of benefit to abutting lands at least to the extent of the assessment against them, and that the objector should be required to pay the assessment against the lands owned by it.

Cherry Lane and Olson Avenue: The Council finds that the principal protest came from those living on Olson Avenue, and the consensus remains that Cherry Lane needs and will benefit from the proposed improvements. It directs that Cherry Lane remain in the District for assessment, while Olson Avenue will not be improved.

25-1/2 Road: The Council finds that the improvements on 25-1/2 Road will benefit abutting properties according to law and should remain in the District.

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 materials, 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-82, 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 17th day of March, 1982, and in accordance with the published Notice of Intention to Create said District, except as the District has been altered by Paragraph 2 hereof.

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 ST-82, for the purpose of paying the cost and expenses of construction of said District.

PASSED and ADOPTED this 5th day of May, 1982.

President of the Council

Attest:

City Clerk

Upon motion by Councilman Johnson, seconded by Councilman Dunn and carried by roll call vote, the Resolution was passed and adopted as read.

Bids were received and opened April 20, 1982, on I.D. ST-82, Phase A, and Intersection Improvements. Bidders were:

Elam Construction, Inc. \$485,100.80

United Paving, Inc. \$414,216.03

Corn Construction Company \$413,767.45

Engineer's Estimate \$483,804.68

Staff recommended award of contract to Corn Construction Company with the instruction that the City Engineer delete 13th Street.

Upon motion by Councilman Holmes, seconded by Councilman Dunn and carried, the bids were accepted and the contract for ID ST-82, Phase A, and Intersection Improvements was awarded Corn Construction Company for its low bid of \$413,767.45 with the instruction to the City Engineer to delete 13th Street from the contract.

RESOLUTION NO. 29-82 FINDINGS AND DECISION RE: APPLICATION OF WEST

LAKE, LTD., FOR ISSUANCE OF DEVELOPMENT REVENUE BONDS - APPLICATION DENIED.

The following Resolution Number 29-82 was read:

RESOLUTION NO. 29-82

OF FINDINGS AND DECISION ON THE APPLICATION OF WEST LAKE, LTD. FOR THE ISSUANCE OF DEVELOPMENT REVENUE BONDS.

RECITALS

On April 21, 1982, the City Council heard the application of West Lake, Ltd. for the issuance of not to exceed \$3,500,000 in Development Revenue Bonds of the City for construction of a neighborhood shopping and office facility at Independent Avenue and Highway 6 & 50. Having considered the evidence presented at the hearing, the guidelines established for the consideration of such issues and the recommendations of the Revenue Bond Committee, the Council FINDS:

1. That the Committee recommended that the Council authorize the issuance of the Bonds.
2. That while the Committee apparently felt otherwise, the Council believes that the project applied for is not among those to be considered under what the Council believed was a recent revision of the guidelines to be used by the Committee and Council.
3. That even though the Council recognizes that it may not base a decision on competitive considerations, as the Issuer of Development Revenue Bonds, it has the responsibility to reasonably insure the financial stability of bonds issued, as to do otherwise could reflect on the bonding capability of the City in areas other than development bonds, so that needs for a type of business should be considered when the City is called upon to put its name on bonds. The Council does not believe that there is a present need for the project of the applicant warranting the issuance of the bonds.
4. That it is not for the Council to determine whether or how the land in question develops or remains vacant.
5. That for the stated reasons, the Council believes that the application should be denied.

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

That the application of West Lake, Ltd. for the issuance of Development Revenue Bonds be denied.

PASSED and ADOPTED this 5th day of May, 1982.

President of the Council

Attest:

City Clerk

Upon motion by Councilman Dunn, seconded by Councilman Holmes and carried by roll call vote, the Resolution was passed and adopted as read.

ORDINANCE NO. 2047 - EASEMENT VACATION, 12TH STREET AND WALNUT AVENUE, OSTEOPATHIC HOSPITAL

Upon motion by Councilman Dunn, seconded by Councilman Johnson and carried, the Proof of Publication to the following entitled proposed ordinance was accepted for filing: VACATING AN EASEMENT IN THE CITY OF GRAND JUNCTION.

Upon motion by Councilman Johnson, seconded by Councilman Dunn and carried, the proposed ordinance was called up for final passage and read.

There were no comments. Upon motion by Councilman Holmes, seconded by Councilman Dunn and carried by roll call vote, the Ordinance was passed, adopted, numbered 2047, and ordered published.

ORDINANCE NO. 2048 - EASEMENT VACATION, 1350 NORTH AVENUE

Upon motion by Councilman Dunn, seconded by Councilwoman Clark and carried, the Proof of Publication to the following entitled proposed ordinance was read: AN ORDINANCE VACATING AN EASEMENT IN THE CITY OF GRAND JUNCTION.

Upon motion by Councilman Lucero, seconded by Councilman Johnson and carried, the proposed ordinance as called up for final passage and read.

There were no comments. Upon motion by Councilman Dunn, seconded by Councilman Lucero and carried by roll call vote, the Ordinance was passed, adopted, numbered 2048, and ordered published.

ORDINANCE NO. 2049 - REZONE FM RSF-8 TO PR-17, SW COR OF N. 15TH STREET AND THE GRAND VALLEY CANAL

Upon motion by Councilman Johnson, seconded by Councilman Holmes and carried, the Proof of Publication to the following entitled proposed ordinance was accepted for filing: 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 OF CERTAIN LANDS WITHIN THE CITY.

Upon motion by Councilwoman Clark, seconded by Councilman Holmes and carried, the proposed ordinance was called up for final passage and read.

There were no comments. Upon motion by Councilman Johnson, seconded by Councilwoman Clark and carried by roll call vote, the Ordinance was passed, adopted, numbered 2049, and ordered published.

ORDINANCE NO. 2050 - ALLEY VACATION, SE CORNER OF 12TH STREET AND ELM AVENUE

Upon motion by Councilwoman Clark, seconded by Councilman Holmes and carried, the Proof of Publication to the following entitled proposed ordinance was accepted for filing: AN ORDINANCE VACATING AN ALLEY IN THE CITY OF GRAND JUNCTION.

Upon motion by Councilman Dunn, seconded by Councilman Johnson and carried, the proposed ordinance was called up for final passage and read.

There were no comments. Upon motion by Councilman Lucero, seconded by Councilman Dunn and carried by roll call vote, the Ordinance was passed, adopted, numbered 2050, and ordered published.

ORDINANCE NO. 2051 - REZONE FROM C-1 TO PR-28 THE NW CORNER OF 28-1/4 ROAD AND GUNNISON AVENUE APPROX 600 FEET S OF NORTH AVENUE

Upon motion by Councilman Johnson, seconded by Councilman Dunn and carried, the Proof of Publication to the following entitled proposed ordinance was accepted for filing: 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 OF CERTAIN LANDS WITHIN THE CITY.

Upon motion by Councilman Holmes, seconded by Councilwoman Clark and carried, the proposed ordinance was called up for final passage and read.

There were no comments. Upon motion by Councilman Holmes, seconded by Councilman Dunn and carried by roll call vote, the Ordinance was passed, adopted, numbered 2051, and ordered published.

ORDINANCE NO. 2052 - REZONE FROM C-1 TO PC THE NW CORNER OF 28-1/4 ROAD AND GUNNISON AVENUE APPROX 600 FEET S OF NORTH AVENUE

Upon motion by Councilman Johnson, seconded by Councilwoman Clark and carried, the Proof of Publication to the following entitled proposed ordinance was accepted for filing: 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 OF CERTAIN LANDS WITHIN THE CITY.

Upon motion by Councilman Holmes, seconded by Councilwoman Clark and carried, the proposed ordinance was called up for final passage and read.

There were no comments. Upon motion by Councilman Dunn, seconded by Councilman Johnson and carried by roll call vote, the Ordinance was passed, adopted, numbered 2052, and ordered published.

ORDINANCE NO. 2053 - REZONE FROM RSF-8 TO PR-10.2 A TRACT OF LAND W OF 27-1/2 ROAD AND APPROX 330 FEET N OF PATTERSON ROAD

Upon motion by Councilman Johnson, seconded by Councilman Dunn and carried, the Proof of Publication to the following entitled proposed ordinance was accepted for filing: 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 OF CERTAIN LANDS WITHIN THE CITY.

Upon motion by Councilman Dunn, seconded by Councilwoman Clark and carried, the proposed ordinance was called up for final passage and read.

There were no comments. Upon motion by Councilman Lucero, seconded by Councilman Johnson and carried by roll call vote, the Ordinance was passed, adopted, numbered 2053, and ordered published.

PROPOSED ORDINANCE AUTHORIZING THE SALE AND ISSUANCE OF GENERAL OBLIGATION OF GENERAL OBLIGATION WATER BONDS, SERIES 1982, IN THE PRINCIPAL AMOUNT OF \$1,400,000

The following entitled proposed ordinance was read: AN ORDINANCE AUTHORIZING THE SALE AND ISSUANCE OF GENERAL OBLIGATION WATER BONDS, SERIES 1982, IN THE PRINCIPAL AMOUNT OF \$1,400,000 DATED JUNE 15, 1982, FOR THE PURPOSE OF EXTENSIONS, ENLARGEMENTS, AND IMPROVEMENTS TO THE WATERWORKS FACILITIES; PROVIDING FOR THE APPLICATION OF CERTAIN REVENUES OF THE WATER SYSTEM OF THE CITY AND FOR THE LEVY OF TAXES TO PAY THE SERIES 1982 WATER BONDS AND THE INTEREST THEREON; AND PRESCRIBING OTHER DETAILS IN CONNECTION THEREWITH. Upon motion by Councilman Johnson, seconded by Councilman Holmes and carried, the proposed ordinance was passed for publication.

LETTER OF AGREEMENT WITH BOETTCHER & COMPANY FOR THE PURCHASE OF \$1,400,000 WATER G.O. BONDS

Upon motion by Councilwoman Clark, seconded by Councilman Holmes and carried, the Letter of Agreement between the City and Boettcher & Company for the purchase of \$1,400,000 General Obligation Water Bonds, Series 1982, was accepted for and on behalf of the City and authorized the Mayor to sign.

ESCROW AGREEMENT BETWEEN THE CITY AND ROBERT DOUGAN CONSTRUCTION CO. FOR WATER POLLUTION CONTROL PLANT RETAINAGE - PRESIDENT OF COUNCIL AUTHORIZED TO SIGN

Upon motion by Councilman Johnson, seconded by Councilman Dunn and carried, the President of the Council was authorized to sign the Escrow Agreement between the City and Robert Dougan Construction Company for the Water Pollution Control Plant Retainage.

COMACT HOUSING

Councilman Lucero filed a report on the activities of ComAct Housing. He noted the reorganization of the accounting system.

RATEKIN TOWERS - HOUSING AUTHORITY

Councilman Lucero reported that the seven units on the main floor have been approved for Ratekin Towers, 8th and Main, and that the Housing Authority will have office space on the main floor. The final documents are being processed now, and the deadline for construction has been extended to August 1, although they anticipate a July 1 construction date.

AIRPORT AUTHORITY

Councilman Dunn reported on the progress at the airport. The construction of the terminal is progressing very well. The Authority has awarded contracts to the car rentals for the new terminal. It is negotiating for the old terminal.

WATER FOR COLORADO

Councilman Johnson reported that he and the Mayor attended a meeting in Delta, Colorado, last Friday regarding water in Colorado. They received an update on the Dominguez, Delores, and Dallas projects. The Dominguez is still undergoing a feasibility study; the other two projects are under contract and construction is going forward. According to Representative Kogovsek the climate for water projects in Colorado has improved considerably.

MAYOR'S ACTIVITIES

On Thursday, April 29, the Mayor attended the four-state Radiological Technician Convention at the Ramada Inn.

At 10:30 a.m. that day, the Mayor attended a Headstart program where they were teaching the youngsters bicycle safety. It was estimated that 600 children attended that program. The Mayor commended the Police Cadets' puppet show.

Saturday, May 1, the Mayor attended the Vietnam Veterans session at Mesa College.

REPORT ON 1981 UN DAY

Peter Morrello, the City of Grand Junction's UN Day Chairman, filed a report on the 1981 activities.

ADJOURNMENT

The President adjourned the meeting.

Neva B. Lockhart

Neva B. Lockhart, CMC
City Clerk