

**GRAND JUNCTION CITY COUNCIL  
MINUTES OF THE REGULAR MEETING**

**December 1, 2008**

The City Council of the City of Grand Junction convened into regular session on the 1<sup>st</sup> day of December 2008 at 7:02 p.m. in the City Auditorium. Those present were Councilmembers Bonnie Beckstein, Teresa Coons, Jim Doody, Bruce Hill, Doug Thomason, Linda Romer Todd, and Council President Gregg Palmer. Also present were City Manager Laurie Kadrich, City Attorney John Shaver, and City Clerk Stephanie Tuin.

Council President Palmer called the meeting to order. A representative of Boy Scout Troop 328 led in the Pledge of Allegiance.

**Proclamation**

Proclaiming December 12, 2008 as “Legends in Grand Junction Day” in the City of Grand Junction

**City Council/City Manager Meeting Schedule Review**

City Manager Laurie Kadrich reminded viewers that there is a survey at [www.gjcity.org](http://www.gjcity.org) regarding the two City questions that were on the ballot as the City is collecting citizen input. The survey will be closed on Wednesday. On Wednesday, at the December 3, 2008 City Council meeting, the City will be presenting the 2009 Budget to the Council and the community. She then invited Public Works and Planning Director Tim Moore to address community input on the Comprehensive Plan and some traffic concerns.

Mr. Moore announced there are two more public meetings on the Comprehensive Plan on December 16<sup>th</sup> and 17<sup>th</sup> at 4 p.m. at Two Rivers. They are Open Houses and the public is invited. The formal review is set for February or March, 2009 where there will be another opportunity for public comment.

Mr. Moore then addressed the construction of Phase II of Ranchmen’s Ditch along Patterson Road. It is in progress and is a big project. The project has to be complete while the irrigation ditch is off. Most times one lane of traffic will be closed.

Ms. Kadrich then referred to the Upcoming Meeting Schedule. The month of December workshops are set for additional review of the Comprehensive Plan. Missing on the schedule is the additional workshop set for Tuesday, December 16<sup>th</sup> from noon to 2 p.m. at Two Rivers Convention Center. These additional sessions moved the discussion of the 2009 Work Plan into January.

**Citizen Comments**

Councilmember Hill recognized today as his daughter Avery's birthday and all wished her Happy Birthday.

Mr. Tillman Bishop stated Ms. Allison Sarmo, Cultural Arts Coordinator, is a very important part of the Legends Project and thanked her for her participation on the committee. Council President Palmer asked Mr. Bishop who the next sculptures will depict. Mr. Bishop responded they will be Bill Moyer, Sister Mary, John Otto, and then the founders of Operation Foresight.

Council President Palmer recognized Boy Scout Troop 328 and asked the whole troop to come forward and be recognized. Each came forward and introduced themselves.

Council President Palmer then recognized a Girl Scout in the audience. The scout came forward along with her leader from Troop 194.

**CONSENT CALENDAR**

Councilmember Beckstein read the Consent Calendar and then moved to approve items #1 through #8 continuing item #2 to December 17, 2008. Councilmember Coons seconded the motion.

Councilmember Hill reiterated that the written agenda stated Item #2 would be continued to December 3<sup>rd</sup> when in fact that was changed to December 17<sup>th</sup>. City Attorney Shaver confirmed that Mr. Armantrout and his attorney suggested the December 17<sup>th</sup> date so they are aware of the change.

Motion carried by roll call vote.

**1. Minutes of Previous Meetings**

*Action: Approve the Minutes of the November 17, 2008 and the November 19, 2008 Regular Meetings and the Minutes of the November 19, 2008, Special Session*

**2. Armantrout Exclusion Request from the Horizon Drive Association Business Improvement District – Continued from November 3, 2008**

The City received a request from Robert and Yvonne Armantrout asking for exclusion from the Horizon Drive Association Business Improvement District (HDABID) for property they own at 751 Horizon Court. The matter was referred to the HDABID board who, after conducting a hearing, recommended denial.

Action: Continue to Wednesday, December 17, 2008

3. **Purchase of One 2,000 Gallon Asphalt Distributor Truck**

This purchase is for one 2,000 gallon asphalt distributor truck which will replace a 1996 International distributor truck for the Preventative Street Maintenance Division, as identified by the annual review of the Fleet Replacement Committee.

Action: Authorize the City Purchasing Division to Purchase a 2009 International 7300 SBA 4x2 Truck with an Etnyre Centennial Asphalt Distributor from a Local Company, Faris Machinery Company, for \$108,866.00

4. **Contract Renewal for the Visitor and Convention Bureau Website Marketing Services**

This is the fourth year of a 5 year annually renewable contract with Miles Media Group to provide website maintenance and advertising services to the VCB.

Action: Authorize the City Manager to Sign a Contract with Miles Media Group, Sarasota, Florida, in the Amount of \$125,000 for the Period January 1 – December 31, 2009

5. **Contract Renewal for the Visitor and Convention Bureau Advertising Services**

This is the fourth year of a 5 year annually renewable contract with Hill and Company Integrated Marketing and Advertising to provide advertising services to the VCB.

Action: Authorize the City Manager to Sign a Contract with Hill and Company Integrated Marketing and Advertising in the Amount of \$425,000 for the Period of January 1 – December 31, 2008

6. **Setting a Hearing for the Mesa State Outline Development Plan, Located at 2899 D ½ Road** [File #ODP-2008-154]

A request for approval to zone property located at 2899 D ½ Road to PD (Planned Development) with a default zone of M-U (Mixed Use) by approval of the Outline Development Plan as a Planned Development.

Proposed Ordinance to Zone the Mesa State Development to PD (Planned Development) Zone, by Approving an Outline Development Plan with a Default M-

U (Mixed Use) Zone for the Development of a Mixed Use Development, Located at 2899 D ½ Road

*Action: Introduction of a Proposed Ordinance and Set a Hearing for December 15, 2008*

7. **Setting a Hearing on Zoning the Merkel Annexation and the Thrailkill Property, Located at 769 24 ½ Road and 766 24 Road** [File #ANX-2006-126]

Request to zone 27.49 acres from County AFT (Agricultural) to a City C-1 (Light Commercial); and request to rezone 14.79 acres from R-R (Residential Rural) to C-1 (Light Commercial) zone district.

Proposed Ordinance Zoning the Merkel Annexation to C-1 (Light Commercial), Located at 769 24 ½ Road

Proposed Ordinance Rezoning the Property Known as the Thrailkill Rezone, from R-R (Residential Rural) to C-1 (Light Commercial), Located at 766 24 Road

*Action: Introduction of Proposed Ordinances and Set a Hearing for December 15, 2008*

8. **Setting a Hearing on Zoning Freedom Meadows Annexation, Located at 3118 E Road** [File #ANX-2008-290]

Request to zone 7.02 acres, Freedom Meadows Annexation located at 3118 E Road to R-8 (Residential 8 DU/ac).

Proposed Ordinance Zoning the Freedom Meadows Annexation to R-8 (Residential 8 DU/ac), Located at 3118 E Road

*Action: Introduction of a Proposed Ordinances and Set a Hearing for December 15, 2008*

**ITEMS NEEDING INDIVIDUAL CONSIDERATION**

**Public Hearing - Tall Pines Investments Rezone, Located at 2101 Patterson Road** [File #GPA-2008-199]

Request to rezone 10.44 acres located at 2101 Patterson Road, from R-8 (Residential 8 DU/ac) to R-16 (Residential 16 DU/ac).

The public hearing was opened at 7:25 p.m.

Senta L. Costello, Senior Planner, presented this item. She described the request, the site, and the location. She asked that the Staff Report and attachments be entered into the record. The Planning Commission recommended approval as well as Staff.

Ms. Costello advised the applicant was present and available to answer questions.

There were no public comments.

The public hearing was closed at 7:26 p.m.

Ordinance No. 4309—An Ordinance Rezoning the Tall Pines Investments Property from R-8 (Residential 8 DU/ac) to R-16 (Residential 16 DU/ac), Located at 2101 Patterson Road

Councilmember Todd moved to approve Ordinance No. 4309 and ordered it published. Councilmember Thomason seconded the motion. Motion carried by roll call vote.

### **Non-Scheduled Citizens & Visitors**

There were none.

### **Other Business**

Councilmember Doody moved to reconvene into executive session for discussion of personnel matters under Section 402 (4)(f)(i) of the Open Meetings Law relative to City Council employees specifically the Municipal Judge and will not return to open session. Councilmember Todd seconded. Motion carried.

### **Adjournment**

The meeting adjourned to a reconvened executive session at 7:30 p.m.

Stephanie Tuin, MMC  
City Clerk