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**CITY COUNCIL AGENDA
WEDNESDAY, NOVEMBER 19, 2025
250 NORTH 5TH STREET - AUDITORIUM
5:30 PM – REGULAR MEETING**

Call to Order, Pledge of Allegiance, Moment of Silence

Proclamations

Proclaiming November as National Hospice and Palliative Care Month in the City of Grand Junction

Proclaiming November 19 - 25, 2025, as Interfaith Awareness Week in the City of Grand Junction

Public Comments

Individuals may comment during this time on any item except those listed under Public Hearings on this agenda.

The public has four options to provide Public Comments: 1) in person during the meeting, 2) virtually during the meeting (registration required), 3) via phone by leaving a message at 970-244-1504 until noon on Wednesday, November 19, 2025 or 4) submitting comments [online](#) until noon on Wednesday, November 19, 2025 by completing this form. Please reference the agenda item and all comments will be forwarded to City Council.

City Manager Report

Boards and Commission Liaison Reports

CONSENT AGENDA

The Consent Agenda includes items that are considered routine and will be approved by a single motion. Items on the Consent Agenda will not be discussed by City Council, unless an item is removed for individual consideration.

1. Approval of Minutes

- a. Summary of the November 3, 2025 Workshop
- b. Minutes of the November 5, 2025 Regular Meeting
- c. Minutes of the November 5, 2025 Special Meeting Executive Session

2. Set Public Hearings

- a. Legislative
 - i. A Resolution Referring a Petition to the City Council for the Annexation of Lands to the City of Grand Junction, Colorado, Setting a Hearing on Such Annexation, Exercising Land Use Control, and Introducing Proposed Annexation Ordinance for the Ricciardella Annexation of 7.37 Acres, Located at 2716 B 1/4 Road, and Setting a Public Hearing for January 7, 2026
 - ii. Introduction of an Ordinance Authorizing, Approving and Confirming a Lease to NCWPCS MPL 34 Year Sites Tower Holdings, LLC (NCWPCS), by and through CCATT, LLC, (CCATT) for Use of Real Property Located at 2057 South Broadway Road, Grand Junction, Colorado for Communication Equipment and Ratifying All Actions Heretofore Taken and in Connection Therewith, and Setting a Public Hearing for December 3, 2025
- b. Quasi-judicial
 - i. Introduction of an Ordinance for Supplemental Appropriations and Setting a Public Hearing for December 3, 2025

3. Procurements

- a. Contract Amendment for Design and Engineering Services for the City's Materials Recovery Facility (MRF)

4. Resolutions

- a. A Resolution Amending the Purchase and Sale Agreement Terms for the Sale of Real Property Located In The Dos Rios Subdivision, Grand Junction, Colorado
- b. A Resolution Authorizing the Conveyance of Easement to the Bureau of Reclamation for Relocation and Piping of Lateral 1A
- c. A Resolution Issuing a Revocable Permit Within a Portion of the Sixty Foot Right-of-Way and a Portion of the Twenty Foot Alley Right-of-Way for a Building Encroachment at 410 Hill Avenue

- d. A Resolution Finding that Downtown Redevelopment Projects Support and Promote the Plan of Development
- e. Resolutions Levying Taxes for the Year 2025 in the City of Grand Junction, Colorado and the Downtown Development Authority
- f. A Resolution Adopting Rates, Fees, and Charges Effective January 1, 2026
- g. A Resolution Allocating Certain Property Tax and Sales Tax Revenues for the Grand Junction Downtown Development Authority and for Certification of Property Tax Distribution Percentages to the County Assessor

5. Other Action Items

- a. Downtown Grand Junction Business Improvement District's 2026 Operating Plan and Budget
- b. Horizon Drive Business Improvement District's 2026 Operating Plan and Budget

REGULAR AGENDA

If any item is removed from the Consent Agenda by City Council, it will be considered here.

6. Public Hearings

- a. Legislative
 - i. An Ordinance Amending Sections of the Zoning and Development Code (Title 21 of the Grand Junction Municipal Code) Regarding Landscaping, Buffering, and Screening and Measurements and Definitions
 - ii. An Ordinance Regarding Transferring, Authorizing and Substituting the Lease Agreement for Use of Certain City Land and Ratifying All Actions Heretofore Taken and in Connection Therewith to Assign the Lease from Gray Media Inc. to Scripps Media Inc.
- b. Quasi-judicial
 - i. An Ordinance Amending the Wastewater System Code Section 13.04.090 Connection to Sewer Mandatory

- ii. Presentation, Second Reading, and Public Hearing of the Appropriation Ordinance for the 2026 Budget

7. Non-Scheduled Comments

This is the opportunity for individuals to speak to City Council about items on tonight's agenda and time may be used to address City Council about items that were discussed at a previous City Council Workshop.

8. Other Business

9. Adjournment