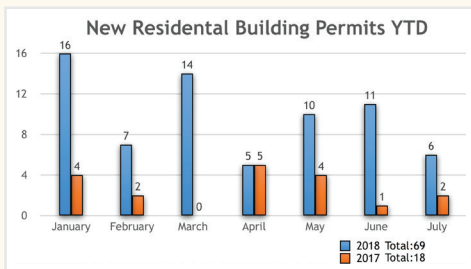




From the Planning & Development Department



The City of Fruita has seen an uptick in both commercial and residential development this year. This year to date, the City has received six new commercial applications and five new subdivisions. The Planning & Development Department uses the review process, public hearing process, Land Use Code, and Master Plans to manage growth and implement the City Council's goals of Lifestyle, Quality of Place and Economic Health. With the recent increase in growth, City Staff will be pursuing Master Plan updates while engaging the community over the next few years.



The City of Fruita's Planning & Development Department has seen an increase in new business activity. We have a nice blend of old and new businesses calling Fruita their home. Each business highlighted in this article adds their own unique flair and contribution to the success of Fruita. We have major national chains such as Starbucks and Jimmy Johns doing business in Fruita and we also have Fruita icon

Munchies growing out of its current location and making the necessary changes to keep up with the demands of an up and coming community. This article will give you a brief synopsis of some of the new commercial activity in our beautiful city.

Starbucks

A new Starbucks was erected in a commercial zone located at 532 Raptor Road and sits on the southwest corner of Raptor Road and Highway 340. The 5,220 square foot building and commercial development in this area fits in well with the City of Fruita's Master Plan.

River's End Dental

Dr. Dustin Patrick has opened his new dental practice at 532 Raptor Road Unit B.

This is the same triplex as Starbucks and Jimmy Johns.

Jimmy Johns

Who doesn't love "Freaky Fast"? Fruita welcomes Jimmy Johns to our culinary options. Jimmy Johns is located at 532 Raptor Road in the same three unit complex as Starbucks.

Munchies

Munchies will be moving from its current location at 319 W. Aspen Avenue to a new location at 550 Kokopelli Boulevard in the Kokopelli Commercial Park. The building will be approximately 5,284 square feet and will include an outdoor patio space.

FHE

The City of Fruita is excited for the expansion of FHE. A new commercial building is under construction at 1589 Cipolla Road in the Pabco Industrial Park in the Industrial zone of Fruita right next to the current FHE building. FHE will continue to manufacture, assemble, and distribute energy related equipment and the addition will generate more job opportunities for our community.

Imondi Wake Zone

Imondi Wake Zone is a top-quality cable park/wakeboard park venue constructed at 1589 Cipolla Road. The 32.87-acre project site includes two cable wakeboard systems and floating lake obstacles including ramps, jumps and rails, a floating bridge, docks, seating areas, and sandy beach access areas. The Imondi Wake Zone gives Fruita

(cont p.2)

Fruita City Council: If calling City Hall at 858-3663 does not answer your questions, please feel free to contact any of your City Council Members.



MAYOR
JOEL KINCAID
250-9557



MAYOR PRO TEM
LORI BUCK
858-7767



KAREN LEONHART
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DAVE KARISNY
858-3014



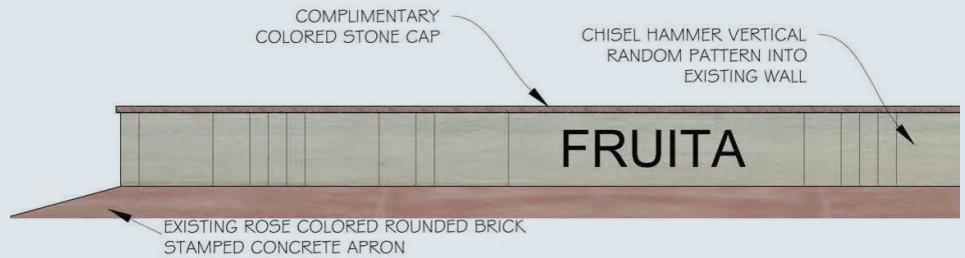
KYLE HARVEY
435-724-7387



KEN KREIE
270-3305



AMANDA EWING
275-2165



Board Raises Money for Public Art in the Roundabouts

From the Planning & Development Department (cont. from p.1)

residents a new and exciting option for outdoor entertainment. The closest similar parks are located in Sacramento, CA or Kansas City, MO, so this is Colorado's first.

Lagoon Redevelopment

Following the 2017 Fruita Lagoon Redevelopment Concept Plan, the City has received qualifications from a development team and is currently working with them on a public-private partnership and a timeline for the project. This property is located at the west end of Raptor Road and is bounded by I-70 on the north, the Colorado River & Little Salt Wash on the west, the James M. Robb Colorado River State Park to the south, and commercial land uses to the east. 📍

To help enhance aesthetics of the gateway to our beautiful city, the Fruita Arts & Culture Board has been raising money to place public art in the roundabouts. For the last three years, the board has organized an Evening of Art Gala event at the Fruita Community Center. Every March, you are invited to join us in celebrating the arts with local artists, wine and craft beer, light appetizers, sweets and silent auction items. Through generous sponsorship, the support of local businesses and community participation, the event has raised \$21,000 to put towards placing public art in the roundabouts on Hwy 340.

In the Fall of 2015, the City of Fruita surveyed the members of our community about the Fruita Gateway Enhancement Project. The goal of the input was to identify major themes that residents see as opportunities for improvement and

beautification for the I-70 gateway into Fruita. Landscaping and placing sculptures in the roundabouts were at the top of the list. The Arts & Culture Board will be requesting proposals from artists soon and hopes to nurture a partnership in mapping out a timeline to place sculptures in both roundabouts. In the meantime, they are continuing to organize the 2019 Evening of Art Gala and are looking for sponsorships. In addition, the City has budgeted 2018 funds to start on some of the Gateway Enhancement Project improvements to be constructed this fall. The wall scoring, lettering and capstone for the existing roundabouts will be completed this year. The full Concept Plan for the Gateway Enhancement Project can be viewed online at Fruita.org under the Master Plan & Guiding Documents section of the Community Development page. 📍

Back to School Safety Tips

With the start of each new school year, it is important for parents and drivers to be aware of children walking to and from school. Whether students walk, bike, skate, ride or drive to school, it takes all of us to ensure they get there safely.

Walking/Crosswalk Safety Tips:

- Look for traffic at every driveway and intersection. Be aware of drivers in parked cars that may be getting ready to move.
- Obey all traffic signs and signals.

Cross the street safely:

- Stop at the curb or edge of the street.
- Look left, right, behind you and in front of you for traffic.
- Wait until no traffic is coming before you begin crossing.
- Keep looking for traffic until you have finished crossing.
- Walk, don't run, ride or bike across the street.

Driving precautions go a long way toward keeping children safe:

- Don't block the crosswalk when stopped at a red light or waiting to make a turn. This forces pedestrians to go around you, which could put them in the path of moving traffic.
- Always stop for a school patrol officer or crossing guard holding up a stop sign.
- Take extra care to look out for children in school zones, near playgrounds and parks, and in all residential areas.
- Never pass a vehicle stopped for pedestrians.
- Be alert; children are often unpredictable, and they tend to ignore hazards and take risks.

Dropping students off at school: Schools often have very specific drop-off procedures for the school year. Make sure you

know them for the safety of all students. The following apply to all school zones:

- Don't double park; it blocks visibility for other children and vehicles.
- Try to avoid loading or unloading children across the street from the school.
- Carpool to reduce the number of vehicles at the school.

Our children learn by example. Be sure to follow traffic laws and safety tips at all times. Teach your children these rules and then be sure to follow them yourself as a pedestrian and as a driver.

New this school year: new school zone lights on Ottley between Shelledy Elementary and Fruita Middle School. Remember: there is a new crosswalk control with flashing yellow lights on Ottley Ave. at the Fremont Trail crossing. Stop for pedestrians when the lights are activated! 📍



Kokopelli Section, Colorado Riverfront Trail *Just About There*

The Kokopelli Section of the Colorado Riverfront Trail system is nearing completion and while there are several “odds and ends” to be completed, the City of Fruita will have it open for use as early as possible. When completed, there will be approximately 4.25 miles of hard surface concrete trail and 2.25 miles of singletrack trail that will get you from Fruita to the Kokopelli Trailhead and back.

Phase I (2 miles of 10-ft wide concrete) has been open for a few months and is being used by many bike riders, walkers and hikers. Phase I begins at the Lower Little Salt Wash Trail just north of Interstate 70 and runs westerly to Fruita’s Waste Water Reclamation Facility (WWRF) (south end of 15 Road from Highway 6 & 50). Phase II, (2.25 miles) begins at the WWRF and continues west to Reed Wash where the trail underpasses Interstate 70 bridges and then runs up the south side of I-70 to the Loma Interchange. A short singletrack section of trail will then extend from the Loma Interchange to the access road to the Kokopelli Trailhead. Phase II is now open to Reed Wash.

Also constructed (and desperately needing ridden!) is approximately 2.25 miles of singletrack trail that runs parallel to the concrete trail and in some instances peels away from the main trail giving variety to the experience. Access to the Kokopelli Trail Section is at the following locations:

Lower Little Salt Wash Trail (easternmost part of the trail), at the WWRF (south end of 15 Road), and at the I-70 Loma interchange. Vehicle parking areas are located at the WWRF and at the Loma Interchange.

The Kokopelli Section of the Colorado Riverfront Trail has been a long-term project and the City of Fruita appreciates the numerous riverfront partners that have been instrumental in making this trail system what it is today. We have had the strong support of Colorado Riverfront Commission/Foundation, Great Outdoors Colorado (GOCO), Department of Local Affairs (DOLA), Colorado Department of Transportation (CDOT), Mesa County and many others.

To celebrate the completion of the Kokopelli Section of the trail, a trail dedication celebration is scheduled for the evening of Thursday, October 11th. While the trail will be completed and open by then, the City of Fruita is pairing the dedication celebration with T.H.E. Trail Summit which is a three-day conference where people from around the world will be in attendance to talk about trail-based recreation and what it means to local economies. T.H.E. Trails Summit is hosted by Over the Edge Sports and the City of Fruita. Additional details of the trail dedication will be posted on the City’s website (www.fruita.org) as the event nears. 📍

Emergency Alert Sign Up

At the June 18, 2018 City Council meeting, Fruita Police Chief Dave Krouse gave Council a presentation on the City’s Emergency Operation Plan, which is an all-discipline, all-hazards plan that establishes a single, comprehensive framework for the management of domestic incidents. Andy Martsolf, the Director of Mesa County Emergency Management, was in attendance to speak about what the county’s role is in City incidents or incidents that affect the City of Fruita.

Mr. Martsolf encouraged people in the Fruita community to sign up for the Community Alerts that are available through the City of Grand Junction’s Dispatch 911 Communications Center. The goal is to provide essential information quickly for a variety of situations. The Grand Junction Regional Communication Center (911) will send alerts about emergencies such as evacuations, floods, gas leaks or other critical public safety information. You may also choose to receive Community Alerts about accidents, road closures, wildfires and prescribed burns, school closures, and power outages.



To sign up, please go to fruita.org and click on “Emergency Alert Sign Up” under “Quick Links,” under “City Hall” The alert system gives Fruita’s citizens the ability to enter their e-mail addresses and cell phone numbers to receive alerts sent directly to them via e-mail or texts. The Grand Junction Regional Communication Center will not share or distribute your personal information unless required to do so by law. The information you provide will be used only for its intended purpose and submitting information is strictly voluntary. Mr. Marsolf did note that for those residents who have a landline inside their house, Dispatch will do a Reverse 911 notification to land lines in the case of an emergency. 📍



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 FRUITA, COLORADO 81521
 WWW.FRUITA.ORG

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 US POSTAGE
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 GRAND JCT., CO
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Upcoming Events in Fruita

9/4/18	Dog Daze	6 pm - 8 pm	Fruita Community Center
Saturdays through 9/15/18	Farmers Market	Saturdays 8:30 - 12:30 pm	Downtown Fruita
9/7/18	Kokopelli 140		Wraps up in Fruita
9/15/18	HOA Board Members Free Workshop	9 am - 11 am	Fruita Community Center
9/17 - 9/23/18	Maintenance Week	All day/evening	Fruita Community Center CLOSED
9/21 - 9/23/18	Fruita Fall Festival		Downtown Fruita
9/22/18	Anna Banana High School Invitational	8 am - 1 pm	Snooks Bottom Open Space
9/29/18	Tour of the Moon	8 am - 5 pm	Civic Center Pavilion
10/11/18	Kokopelli section of the CRT Trail Dedication	6 pm - 9 pm	Civic Center Park
10/20/18	Hope of the Grand Valley 5K/10K	8:30 am - 2 pm	Fruita Community Center
10/27/18	Truck N Treat	10 am - noon	Civic Center Park
10/31/18	Trick or Treat Street	3 pm - 5 pm	Downtown Fruita
11/3/18	Rimrock Marathon	8 am	Colorado National Monument
11/22/18	Thanksgiving Day	All day/evening	Fruita Community Center CLOSED
12/8/18	Holiday Arts & Crafts Fair	10 am - 3 pm	Fruita Community Center
12/8/18	Hometown Christmas & Parade of Lights	Dusk	Downtown Fruita
12/25/18	Christmas Day	All day/evening	Fruita Community Center CLOSED
1/1/19	New Year's Day	All day/evening	Fruita Community Center CLOSED