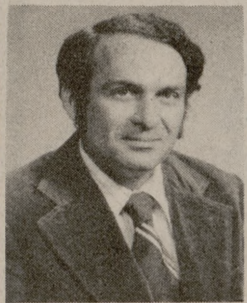


VOTE FOR  
**JOE NATOWITZ**  
FOR POSITION SEVEN  
A&M CONSOLIDATED SCHOOL BOARD ELECTION-APRIL 5  
Political ad paid for by Joe Natowitz



**VOTE**  
**GARY HALTER**  
College Station City  
Council  
Place 1  
April 1, 1975

**Stand on Major Issues**

Planned orderly growth, strict enforcement of the zoning ordinance

No disruption of established neighborhoods through zoning changes or street extensions.

Development of City Recreation Center, neighborhood parks and enforcement of park land dedication requirements of developers

Improvement of city services and enforcement of present ordinances, expanded services for the retired of the community

**Background and Qualifications**

Native Texas, Former TAMU student, Resident of City for past 7 years, Age 33, Married, Two Children.

Recipient, Faculty Distinguished Achievement Award for work with students.

Chairman, District 10, Citizens Advisory Committee for C. S. city plan.

Ph.D. in Political Science with specialty in Local Government and Public Administration.

Administrative Experience in State and Local Government

Advisor to numerous Texas cities on city management and technology problems. Other cities pay me for advise which College Station can receive free.

Ad pd for by Gary Halter

**VOTE**



**GREG MAGRUDER**  
CITY COUNCIL — PLACE 5

★  
**AN AGGIE CONCERNED WITH GOOD  
GOVERNMENT FOR COLLEGE STATION**

— **STRONGLY SUPPORTS** —

- Total compliance with building codes to prevent "slipshod" housing.
- Planned orderly growth to insure an urban environment.
- Strict adherence to zoning ordinances to prevent spot and strip zoning.

ad paid for by Greg Magruder

**Dale**

(Continued from page 5)

cause it would probably be too costly for the city. Even so, it's probably worth about \$100 to sit on the city council at a meeting for four or five hours because you've already done eight to 10 hours of preparation anyway.

Do you favor moving the railroad tracks by the Wellborn Road beyond A&M's west campus?

I sure do. It's imperative now that we have some type of connection between the two campuses and think the railroad is in the wrong place and it serves no purpose where it is now. Until it starts serving our community it wouldn't bother me if they moved it to Caldwell. But really it should be moved well to the west toward the airport.

How would you have voted on the Dominik Drive rezoning (changing a single-family residence area to an apartment building district)? Why?

I voted for rezoning the property because I thought the people on the adjoining property had reached a compromise with the developer. So I voted according to the people's wishes. But then they came back before the council and had changed their minds and I thought this was grossly unfair since it was costing the developer more money to work out a solution.

The city has property that must be developed and several years ago the people in that area got together and tried to make it possible for developers to improve on the land. If the university gets larger there is going to have to be enough housing for these people. It's unfair to the students and the city for people to try and dominate 400 to 500 feet of land behind their houses. Those people had a chance to buy that property, but they wanted somebody to give it to them.

On what criteria would you approve zone change requests in general?

I don't believe I can answer that. I would have to view each request as a separate situation. I would have to make sure the zone change request would not jeopardize the rights of others. Each case would have to

stand on its own.

Should College Station have zoning ordinances at all (Bryan has no zoning)? Would you recommend changes in the current zoning ordinances?

I think all progressive cities in the U.S. should have some type of zoning ordinance. As bad as zoning might be in certain cases you must have rules and regulations to insure orderly development. I know the zoning ordinance we have is not perfect but I think it's better than no zoning at all.

I think we should reduce the setback distance required between commercial buildings because with 15 feet between each building you're going to have all sorts of clutter and litter between those buildings. It's also quite a penalty for those people to pay from \$2.50 to \$5

**Halter**

(Continued from page 5)

land is not developed or is not being developed after the time limit is up then the land should be reverted back to its old zone. I think concentration of the business area would be beneficial to the merchants.

Considering the city's growth rate, should College Station generate its own utilities instead of contracting for those services from Bryan?

The city of Bryan is in the process

**Bravenec**

(Continued from page 5)

three. I don't think councilmen should be paid because I feel it's a service to the community on my part. If we were paid I think it might draw a different class of people to run for the council.

Do you favor moving the railroad tracks by the Wellborn Road beyond A&M's west campus?

Yes, I do. I'll try to do my hardest to get it moved if I'm elected. Right now I'm concentrating on one of my campaign promises and that is working for a better parks system. But I do think the railroad needs to be moved because it presents safety hazards and adds to traffic congestion.

How would you have voted on the Dominik Drive rezoning

a square foot for land that's not going to be used. We've also got streets coming off of Texas Avenue that have no provision for a right-hand turn. I think Southwest Parkway needs at least three right-hand turn lanes so that traffic can be diverted safely off the main thoroughfare.

Considering the city's growth rate, should College Station generate its own utilities instead of contracting for those services from Bryan?

Until we get our own water supply I don't think we could afford to generate our own electricity. But as we ever get our own water supply here we might look to Gulf States Utilities to furnish our electricity or else try to get the Bryan rates reduced to meet our needs within the city's budget.

struction is contingent upon College Station continuing to buy electrical energy from Bryan. We need to consider the effect of our pulling out and leaving Bryan holding the bag.

It is possible for us to develop our own water system which I think we may very well have to do in the years ahead. I think we should examine the possibilities of developing our own water production and supplementing our electrical needs from another source.

(changing a single-family residence area to an apartment building district)? Why?

I voted against the rezoning because I felt the adjoining property owners probably would have been annoyed by the increased traffic that the request would have brought with it. I think the property values in the area might have decreased somewhat, too.

On what criteria would you approve zone change requests in general?

You have quite a few considerations. You got the person who wants to develop his property and you have the adjoining land owners. I don't think zoning should be used to create a monopoly. If you've got someone who wants to build a commercial building and there's only one place they can build it, you've created a monopoly. There's plenty of apartment land along Highway 30 zoned for that purpose. We didn't have the monopoly factor involved in the Dominik issue because Seaback could have traded off that land for another tract. I just think it's a good idea to zone areas along highways for apartment use because it would probably cut down on traffic congestion and I don't think apartment dwellers are as sensitive to road noise as are people living in single-family residences and duplexes.

Should College Station have zoning ordinances at all? (Bryan has no zoning.) Would you recommend changes in the current zoning ordinances?

Yes, I do. I don't think there's any real alternative to have zoning ordi-

**Bell**

(Continued from page 5)

lege Station residents; it was the request of an out-of-town developer, who acquired the land as single-family and speculated he could get a zone change approved by the city council. The petitioning citizens did not get good representation from their elected representatives in city government.

On what criteria would you approve zone change requests in general?

The criteria are: orderly growth that is in the best interests of the citizens. There are areas with good traffic flow that are more suitable for commercial purposes or high-density housing than other areas.

**Wenck**

(Continued from page 6)

There are no gymnasiums at the elementary schools. These are needed to provide children with P.E. activities on days when they can't go outside. I would support a bond issue for constructing permanent facilities.

Should the district increase its faculty on both the elementary and secondary levels in order to expand the curriculum offered its students? What courses would you like to see included in the curriculum? Should the Community Education Program be expanded?

More faculty members are needed. A library coordinator for the district is needed, as are specialists in drama, music and art at the elementary level. These programs are now required for accreditation in the state. The P.E. program should be expanded to include an intramurals program. A foreign language, preferably Spanish, should be taught at the elementary level. The Community Education Program is too young to assess now. More study is needed before expansion can be proposed.

A report submitted last fall by the district to the Texas Education

of constructing a multi-million dollar power plant. Much of this con-

nances other than deed restrictions. But they expire after a certain time period and protect you only to the extent that other people are bound by the same deed restrictions in your area. Zoning, on the other hand, helps protect property values and encourages people to build according to the law. If you've built a nice home you don't have to worry about someone building a garage next to you. I think zoning can be logically used to plan the development of a city in that it can guide the planning of a city. One major change I would like to see in the present ordinance is placing a two-year time limit in which a developer could develop his land after being granted a rezoning request. Otherwise, if he didn't improve on the land we could revert back to the original district that the land was zoned for.

Considering the city's growth rate, should College Station generate its own utilities instead of contracting for those services from Bryan?

Not at the present time. College Station should get into a position where it can bargain freely for its electrical services.

We're looking into the possibility of getting our own water supply. But I don't think it would be economical for us to provide our own electricity and the same goes for Bryan. The arrangement we've had so far, I think, has been mutually advantageous because Bryan realizes it needs College Station to meet its fixed charges. If it didn't have College Station as a customer Bryan would have to raise its rates to meet its fixed charges or costs. This is advantageous to College Station because we try to pass on the variable and part of the fixed costs to the customers.

Examples would be Texas Avenue, Jersey Street, Southwest Parkway and the two by-passes.

Should College Station have zoning ordinances at all? (Bryan has no zoning.) Would you recommend any changes in the current zoning ordinances?

Yes, we should have zoning. We are changing the zoning ordinances all the time.

Considering the city's growth rate, should College Station generate its own utilities instead of contracting for those services from Bryan?

It should be studied, and if it is projected that Bryan could not provide these services to College Station in the future, plans should be made now.

Agency listed about 25 per cent of the black students in the district in the category of "underachievers" or "slow learners." Only 4 per cent of the non-black students were included in this category. As a board member, what would you do to try and minimize this discrepancy?

The reasons for blacks being underachievers are basically social. Enrichment programs are one way to help this situation. There should be free student access to all activities.

The rental or purchase price of uniforms for the high school band is one example. There is only one black student in the band. The band, music and drama programs should be free for all students. Students should be able to participate in more than one of these, contrary to the present system. More counseling, and head start programs will also help the situation.

Have you been satisfied with the performance of Supt. Fred Hopson and the present school board?

Hopson has done the best he can with what is available. More input of new ideas is needed. The intramurals, art, music and foreign language programs should be expanded.

What do you consider to be the long range goals of the district?

To give every child the opportunity to participate. The vocational agriculture program needs to be expanded. We need to develop the ability of the student to think and decide for himself. Self discipline and the need to make choices should be stressed.

**Jett**

(Continued from page 5)

Should College Station have zoning ordinances at all? (Bryan has no zoning.) Would you recommend changes in the current zoning ordinances?

Yes, we need zoning. It forces the council to plan and provides a safeguard against reckless planning. I would recommend no specific changes at this time.

Considering the city's growth rate, should College Station generate its own utilities instead of contracting for those services from Bryan?

Not at the present time. College Station should get into a position where it can bargain freely for its electrical services.

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Admission — FREE