

Mr. J. J. B

GRAND JUNCTION, COLORADO

BOARD OF ADJUSTMENT AND APPEALS

Tuesday - January 21, 1964

Conference Room - City Hall

Members Present: Warren L. Turner, Chairman, Richard L. Reed, George E. Randolph, E. H. Settle, and Anthony M. Mastrovich

I. CAR WASH, 21ST AND NORTH AVENUE--CONTINUED HEARING.

This was the date set for the continuation of hearing on a car wash at 21st Street and North Avenue. Members of the Board examined the proposed site after the last meeting on this item. It was apparent that this use would be proper, subject to conditions mentioned at the previous hearing. Mr. Bouchard was present and stated that the conditions of street paving and fence installation were satisfactory to him. Mr. Settle made a motion that this conditional use be granted subject to paving of 21st Street from the north side of Bunting to North Avenue and subject to a fence or barricade being installed along the south side of the alley south of Bunting to extend the full east-west width of the Porter-Kane property. Mr. Mastrovich seconded the motion. Carried.

Mr. Turner asked to be excused from consideration of Item #2.

II. APARTMENT, 8TH AND WHITE.

The developers of the property at 8th and White had requested this hearing to make a change in a previously presented plan of development at the corner of 8th and White. The original plan as approved by the Board of Adjustment and Appeals on August 22, 1963, indicated two separate buildings for this site. The present proposal is to build only one building making more usable land available around the building. Mr. Carnes and Mr. Shaw showed plans of the proposal. There were no objections to this change of development. Mr. Mastrovich moved and Mr. Reed seconded the motion that this change in plan of development be approved. Motion carried.

III. ADJOURNMENT.

There being no further business to come before the Board, the meeting was adjourned.

Don Warner

Don Warner, Development Director