

BOARD OF ADJUSTMENT AND APPEALS

Tuesday - April 4, 1967 - 8:00 A. M.

CONFERENCE ROOM - CITY HALL

Members Present: Mr. Warren Turner, Chairman, Mr. Anthony Mastrovich, Mr. Rudolph Susman, Mr. E. H. Settle, Mr. Cecil Hobbs, and Mr. John Frazier

Others Present: Mr. Charles Shaw and Mr. Joe Chamberlain

I. MINUTES APPROVED

Mr. Settle moved to approve the minutes of March 28, 1967. Mr. Mastrovich seconded. Motion carried.

II. APPROVAL OF REQUEST FOR REAR YARD VARIANCE ON LOTS 13 THROUGH 16, INCLUSIVE, BLOCK 59, CITY OF GRAND JUNCTION (SOUTHWEST CORNER OF FIFTH STREET AND CHIPETA AVENUE)

Mr. Chamberlain explained that the rear yard variance would permit construction of a 18 unit, three-story apartment building five feet from the alley where the minimum requirement is twenty feet. The variance would permit parking facilities to be on the east side of the lot rather than on the alley.

The Board recommended that curb cuts for entry to the parking lot would be on Chipeta and alley rather than on Fifth Street.

Mr. Settle moved to allow the variance. Mr. Mastrovich seconded. Motion was carried unanimously.

III. GENERAL DISCUSSION

Mr. Chamberlain said he would contact the junk yard located at 2848 1/2 North Avenue and see that the condition was improved.

IV. ADJOURNMENT

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



Don Warner
Development Director