

CITY OF GRAND JUNCTION

BOARD OF ADJUSTMENT

MINUTES

The City Board of Adjustment of Grand Junction was called to order at 8:00 A.M., in the City Hall Auditorium on June 18, 1975, by Warren Lowe, Chairman, with the following members present: Chuck Wiman, Chuck Brumbaugh, Cecil Hobbs, Don Henry and Blaine Ford.

There were no additions or corrections to minutes of previous meeting. They stood approved as mailed.

1. Discussion was held on a Request for a one foot side yard variance from three feet to two feet for the addition of a carport adjacent to an alley.

Lot 2, Block 2, Del Mar Park. (More commonly known as 2010 Elm Avenue) Petitioner: Mr. Arthur D. Bridgett

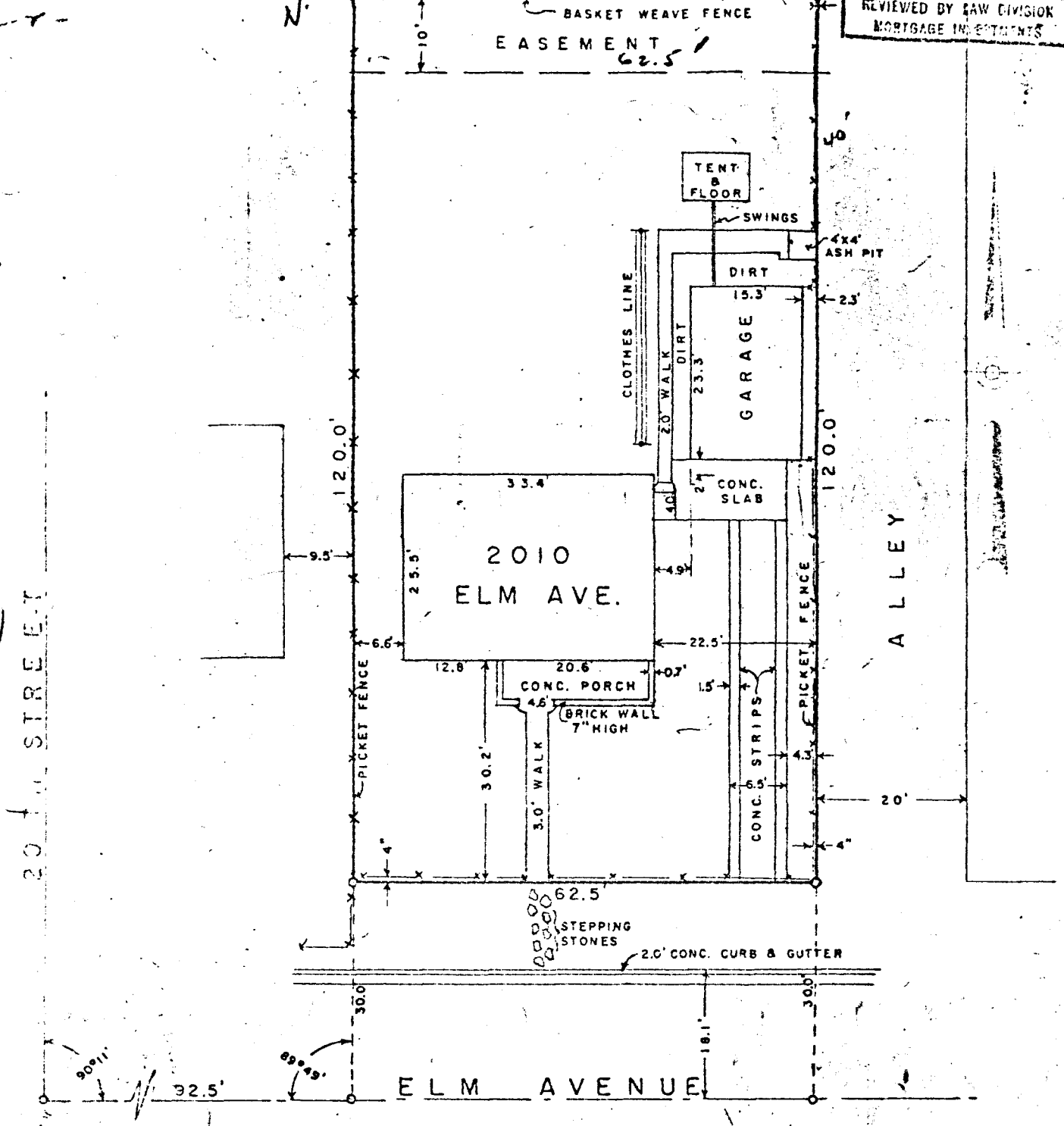
Mr. Bridgett said that they wished to make a carport, 10'x20', at the side of house adjacent to alley. Because of scant space to get in and out of garage, he needs an extra foot. He stated that the garage is two inches behind house and that addition would be two inches past garage door.

Don Henry questioned if Mr. Bridgett would stay within property line with the addition of the overhang. Mr. Bridgett replied that the addition would be within property line.

It was the view of The Board that the plans looked consistent.

DON HENRY MADE A MOTION TO APPROVE ONE FOOT SIDE YARD VARIANCE AS REQUESTED. BLAINE FORD SECONDED MOTION AND IT PASSED UNANIMOUSLY.

The meeting was adjourned at 8:15 A.M.



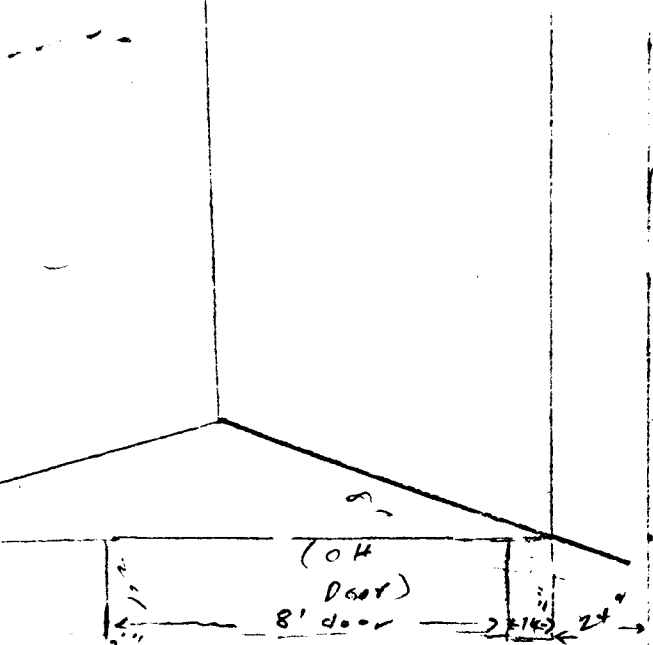
REVIEWED BY LAW DIVISION
MORTGAGE INVESTMENTS

I hereby certify that on the 7th day August, 1958
I surveyed a survey of Lot 2, Block 2
Del Mar Park (According to refiled plat)
City of Grand Junction, County of Mesa, State of
Colorado, and I found the house and other improvements
to be located entirely within the boundary limits of the
above described property as shown on this plat. The location
of all buildings, improvements, easements, and
other things in evidence or known to me and the
boundaries of the plat are correctly shown.

SCALE 1" = 20'
WESTERN ENGINEERING
2222 1/2
LOT 2, BLOCK 2
DEL MAR PARK
(ACCORDING TO REFILED PLAT)
DATE SURVEYED 8-7-58
R. J. M.
F. B. F.

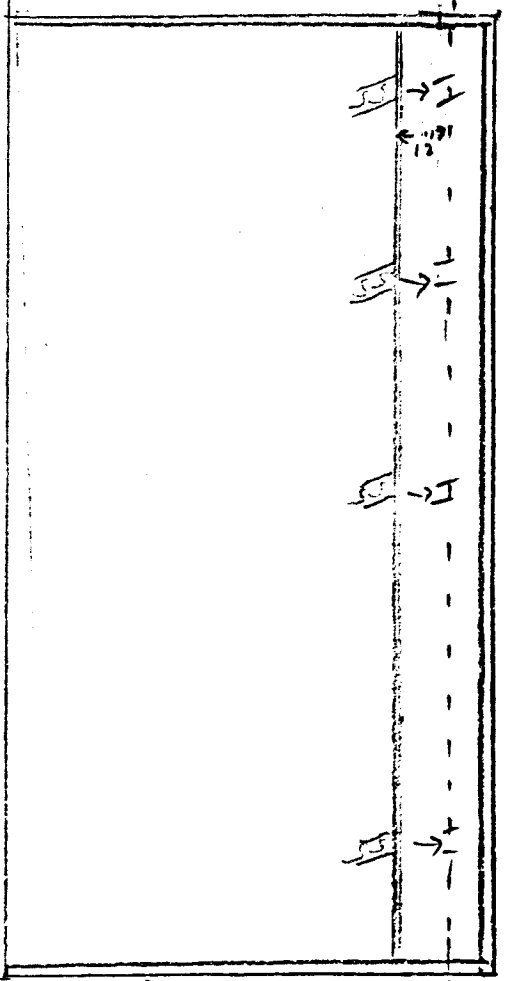
139 428 *Richard J. Mandeville*

N



House

(Proposed
Line of Posts)



Fence

Alley

Driveway
2010 Elm Ave
36"

A. Bridgett