

GRAND JUNCTION BOARD OF ADJUSTMENTS

APRIL 1, 1976

M I N U T E S

The meeting of the Grand Junction Board of Adjustments was called to order by Chairman, Warren Lowe at 8:00 A.M. in the City Council Chambers, Grand Junction, Colorado, with the following members present: Chuck Brumbaugh, Don Henry, Cecil Hobbs and Bernie Buescher.

Also present were: Richard Hollinger, Chief Building Inspector and Bonnie Pehl, Acting Secretary.

A motion was made and seconded to approve the minutes of the previous meeting. The motion was passed unanimously.

1. Consider a request for a rear yard variance from 25 feet to 9 feet.

Petitioners: Richard and Rhoda Paveglio

Location: 1960 Ouray Avenue, 508 N 22nd St., 532 N 22nd St.

Richard Hollinger explained the request to the Board.

Don Henry made a motion to table this request until Mr. Hollinger could gather more information from the petitioner.

Cecil Hobbs seconded the motion and it was passes unanimously.

2. Consider a request for a front yard variance from 15 feet to 8 feet.

Petitioner: James C. Burke, Jr.

Location: Northern Way just north of Patterson Road.

Richard Hollinger explained the request to the Board and indicated that the building itself would not encroach on the light and air. He also told the Board that the staff and Mr. Burke's architect had worked together to see if there was another way the building could be placed on the property so the variance would not be necessary but that they could find no alternatives. Mr. Hollinger told the Board that the staff recommendation on this request would be for approval.

Don Henry: Since he has kept the building behind the set back and the only encroachment is by the stairwell, I don't see any problems. I would move that we grant the variance to James Burke.

Cecil Hobbs seconded the motion and it was passed unanimously.

The Board asked that the staff be sure to tell the petitioners that they or a representative must attend the meetings.

The meeting was adjourned at 8:27 A.M.