

**GRAND JUNCTION PLANNING COMMISSION
PUBLIC HEARING AGENDA**

Date: October 7, 1986 **Time:** 7:30 p.m.
Place: City/County Auditorium, 520 Rood Avenue

- I. Call to Order
- II. Consideration of Minutes
- III. Announcements, Presentations, and/or Prescheduled Visitors

1. Robert N. McMillan

- IV. Hearing on Items for Recommendation to City Council

On the following items the Planning Commission action will consist of a recommendation to City Council. Following this public hearing, the Planning Department staff will schedule these items for a second public hearing before City Council. If you have an interest in an item in this section, please call the Planning Department (244-1648) approximately 5 days after this hearing to inquire about City Council scheduling. AN ITEM RECOMMENDED FOR DENIAL WILL NOT BE SCHEDULED FOR CITY COUNCIL UNLESS THE PETITIONER REQUESTS, IN WRITING, OR AT THIS HEARING, THAT AN ITEM BE SCHEDULED.

- 2. #29-85 Helicopter Operations Guidelines
Petitioner: Grand Junction Planning Department. Proposed guidelines for helicopter operations within the City of Grand Junction.
Consideration of Helicopter Operations Guidelines.
- 3. #6-86 Text Amendments to the Grand Junction Zoning & Development Code - 1986
Petitioner: Grand Junction Planning Department. A request to amend Section 4-3-4 (Use/Zone Matrix) of the Grand Junction Zoning & Development Code as follows:
 - Under the general category of Retail Business - Unlimited, Outside
 - To allow automobiles/pickup trucks/vans as "S" in H.O.
 - To allow recreational vehicles & equipment as "C" in H.O.
 - To allow mobile homes as "C" in C-1 and H.O.
 - Under the general category of Industrial Storage - Outside
 - To allow concrete products storage and pipe storage as "C" in I-1.

A request to amend Chapter 13, Definitions of the Grand Junction Zoning & Development Code:
-Amending the definition of JUNK YARD as follows:

JUNK YARD

A land area used for the storage, sale or abandonment of junk metals, glass, paper or other waste, including the dismantling, demolition, collection, crushing or bailing of the waste materials AND THE DISMANTLING, DEMOLITION, OR ABANDONMENT OF AUTOMOBILES OR OTHER MACHINERY OR PARTS THEREOF. The term "Junk Yard" and

3. "Salvage Yard".
Consideration of Text Amendments.
4. #2-86 Zone of Annexation 1986
Petitioner: City of Grand Junction. Approximate Location: West along Highway 6 & 50 from North Avenue projected to Mesa Mall and along 25 Road from Independent Avenue to Patterson Road. A proposal to zone this area.
Consideration of Zone of Annexation.

V. Hearing on Items for Final Decision

On the following items the Planning Commission decision will be final unless appealed to City Council. Appeals must be filed, in writing, with the Planning Department staff within 3 days of this hearing or may be entered into the record of this hearing following the vote on the item.

5. #17-85 Revised Final Plan for Mountain Bell Heliport
Petitioner: Mt. Bell, Mike Ferglone. Location: 2524 Blichmann Avenue (formerly known as North Foresight Avenue). a request for a revised final plan for a heliport in a Planned Industrial Zone.
Consideration of a Revised Final Plan.

VI. Non-scheduled Citizens and/or Visitors

VII. Adjournment