

GRAND JUNCTION PLANNING COMMISSION PUBLIC HEARING

DATE: MARCH 26, 1985

TIME: 7:30 P.M.

PLACE: CITY/COUNTY AUDITORIUM, 520 ROOD AVENUE

THE FOLLOWING ITEMS WILL BE PRESENTED AT THIS PUBLIC HEARING OF THE GRAND JUNCTION PLANNING COMMISSION FOR THEIR CONSIDERATION. HAVING SATISFIED THE REQUIREMENTS OF A PUBLIC HEARING, THE PLANNING COMMISSION WILL FORMULATE A RECOMMENDATION OF APPROVAL, APPROVAL WITH CONDITIONS OR DENIAL WHICH WILL BE FORWARDED TO THE CITY COUNCIL. THE WEEK FOLLOWING THIS PUBLIC HEARING, THE PLANNING DEPARTMENT STAFF WILL SCHEDULE THESE ITEMS FOR PRESENTATION AT A SECOND PUBLIC HEARING BEFORE THE CITY COUNCIL. IF YOU HAVE AN INTEREST IN AN ITEM ON THIS AGENDA, PLEASE CALL THE PLANNING DEPARTMENT APPROXIMATELY 5 DAYS FROM THIS DATE TO INQUIRE AS TO THE DATE AND TIME OF THE CITY COUNCIL HEARING. YOUR APPEARANCE AT BOTH HEARINGS IS NECESSARY TO ASSURE A SATISFACTORY PROCESS IN THE INTEREST OF ALL.

NOTE: THE PETITIONER SHOULD UNDERSTAND THAT WHEN THE GRAND JUNCTION PLANNING COMMISSION MAKES A RECOMMENDATION OF DENIAL THE ITEM WILL NOT AUTOMATICALLY BE SCHEDULED FOR A PUBLIC HEARING BEFORE THE CITY COUNCIL. THE PETITIONER MUST SPECIFICALLY REQUEST IN WRITING THAT THEIR PETITION BE PLACED ON THE CITY COUNCIL AGENDA. INTERESTED PARTIES SHOULD CALL THE PLANNING DEPARTMENT AT 244-1628 TO INQUIRE OF THE STATUS OF AN ITEM PRIOR TO THE SECOND HEARING.

- I APPROVAL OF MINUTES.
- II ANNOUNCEMENTS, PRESENTATIONS, AND/OR VISITORS.
- III FULL HEARING:

1. #6-85 A. INDEPENDENCE PLAZA - MINOR SUBDIVISION

PETITIONER: GERALD M. GREENBERG. LOCATION: APPROXIMATELY 500' NORTH OF INDEPENDENT AVENUE AND WEST OF 25½ ROAD. A REQUEST FOR A MINOR SUBDIVISION OF 5 LOTS ON 12.3 ACRES IN A HEAVY COMMERCIAL ZONE.

CONSIDERATION OF MINOR SUBDIVISION.

2. #6-85 B. REZONE C2 TO C1

PETITIONER: GERALD M. GREENBERG. LOCATION: APPROXIMATELY 500' NORTH OF INDEPENDENT AVENUE AND WEST OF 25½ ROAD. A REQUEST TO CHANGE FROM A HEAVY COMMERCIAL ZONE TO A LIGHT COMMERCIAL ZONE ON 1.5 ACRES.

CONSIDERATION OF REZONE.

IV NON-SCHEDULED CITIZENS AND VISITORS.

V ADJOURNMENT