

GRAND JUNCTION PLANNING COMMISSION PUBLIC HEARING

DATE: July 30, 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 244-1648 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. #20-85 CONDITIONAL USE--3.2 BEER LICENSE

Petitioner: William A. Baca. Location: 1037 North Ave. A request for a conditional use for a 3.2 beer license on approximately .29 acres in a Light Commercial zone.

Consideration of Conditional Use.

2. #19-85 GRAND JUNCTION VISITORS CENTER--DEVELOPMENT IN H.O.

Petitioner: Visitors and Convention Bureau/Jody Aherns. Location: 750½ Horizon Dr. A request for a development in H.O. for a Visitors Center in a highway-oriented zone on approximately .8 acres.

Consideration of Development in H.O.

3. #18-85 NEIGHBORS RV RETIREMENT RESORT--ZONE OF ANNEXATION AND OUTLINE DEVELOPMENT PLAN

Petitioner: City of Grand Junction. Location: SW Corner of I-70 and 24 Road. A request to zone Neighbors RV Retirement Resort annexation to Planned Recreational and an Outline Development Plan on approximately 77.8 acres.

Consideration of 1) Zone of Annexation.
2) Outline Development Plan.

IV. Non-scheduled citizens and visitors

V. ADJOURNMENT