

GRAND JUNCTION PLANNING COMMISSION PUBLIC HEARING

DATE: January 29, 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. #1-85 ZONE OF ANNEXATIONS IN 1985 TO THE CITY OF GRAND JUNCTION.

Petitioner: City of Grand Junction. A request to zone the following annexation. (Copies available at the Grand Junction Planning Department, 559 White Avenue Room #60, 244-1628)

- A. Fairway Park First Addition (East of 12th Street, North of Chipper Drive) to RSF-4 (Residential Single Family at 4 units per acre).

Consideration of zone to RSF-4.

2. #38-83 CITY OF GRAND JUNCTION COMPREHENSIVE PLAN

Petitioner: Grand Junction Planning Commission. Location: Within the established boundaries of the City of Grand Junction and the Boundaries of the Intergovernmental Agreement dated March 24, 1983 by the City of Grand Junction and Mesa County. (Copies available at the Grand Junction Planning Department 559 White Avenue Room #60, 244-1628)

PUBLIC FACILITIES AND SERVICES CHAPTER

Consideration of the City of Grand Junction Comprehensive Plan.

3. #2-85 17TH STREET BRIDGE CLOSURE

Petitioner: City of Grand Junction Location: 17th Street Bridge at Grand Valley Canal. A request to close the 17th Street Bridge at the Grand Valley Canal to automotive traffic and to allow pedestrian and bicycle traffic only, by March 15, 1985.

Discussion of Bridge closure.

- IV Non-scheduled citizens and visitors.

V ADJOURNMENT

4. # 31-84 REZONE RSF8 AND PB TO PB AND SMITH'S FOOD AND DRUG - OUTLINE DEVELOPMENT PLAN.

Petitioner: Smith's Management Corporation/John L. Ballagh. Location: The southeast corner of Twelfth Street and Patterson Road. A request to change from residential single family at 8 units per acre and planned business to planned business and an outline development plan of 1 lot on 5.525 acres. This item is being reconsidered by request of City Council.

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