



FOLLOW-UP FORM FOR:

Right-of-way Vacation  
Text Change  
Rezoning

Preliminary Plat  
Final Plat  
Minor Subdivisions

Bulk Development  
Conditional Use  
PUD

ITEM Height Variance to a 50 foot maximum

DATE RECEIVED 7-18-75 ITEM # 18-75

REQUEST \_\_\_\_\_

LOCATION East Sherwood Avenue + 3<sup>rd</sup> St.

PETITIONER James L. Gale

ADDRESS 1001 N. 5<sup>th</sup> St. PHONE NO. 2-5850

Information Submitted

Fee Submitted \_\_\_\_\_

Application: \_\_\_\_\_ Plats: \_\_\_\_\_

Progress Chart

Reviewing Agencies (see attached form) \_\_\_\_\_ Sign Posted \_\_\_\_\_

Notice to Adjacent Property Owners \_\_\_\_\_

Planning Commission: \_\_\_\_\_

Action Taken: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

City Council: \_\_\_\_\_

Action Taken: \_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

PUBLICATION DATES: 7 days 1. \_\_\_\_\_

7 days 2. \_\_\_\_\_

DATE COMPLETED: \_\_\_\_\_

# GALE & CO.



1001 NORTH FIFTH STREET, GRAND JUNCTION, COLORADO 81501 / PH. 242-5850

JULY 17, 1975

CITY OF GRAND JUNCTION  
PLANNING DEPARTMENT  
5TH & ROOD AVE  
GRAND JUNCTION, COLO

GENTLEMEN:

WE WOULD LIKE TO REQUEST A HEIGHT VARIANCE TO A 50 FOOT MAXIMUM  
ON THE GROUND LEGALLY DESCRIBED AS FOLLOWS:

ALL OF LOTS 4 AND 3 EXCEPT BEGINNING AT THE POINT  
OF INTERSECTION OF THE COMMON LINE BETWEEN LOTS 2  
AND 3 IN BLOCK 13, SHERWOOD ADDITION, IN THE CITY  
OF GRAND JUNCTION AND THE SOUTHEASTERLY RIGHT-OF-WAY  
LINE OF EAST SHERWOOD DRIVE, THENCE 50.08 FEET ALONG  
SAID SOUTHEASTERLY RIGHT-OF-WAY LINE ALONG THE ARC OF  
A CURVE TO THE RIGHT WITH A RADIUS OF 583.3 FEET, THE  
CHORD OF WHICH BEARS NORTH 47°05½' EAST 50 FEET, THENCE  
SOUTH 43°36' EAST 126.24 FEET TO THE NORTHWESTERLY  
RIGHT-OF-WAY LINE OF THE ALLEY RUNNING THROUGH SAID  
BLOCK 13, THENCE SOUTH 28°08' WEST A DISTANCE OF 52.65  
FEET ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE TO ITS  
POINT OF INTERSECTION WITH THE COMMON LINE BETWEEN  
SAID LOTS 2 AND 3, THENCE NORTH 43°36' WEST ALONG SAID  
COMMON LINE A DISTANCE OF 143.35 FEET TO THE POINT OF  
BEGINNING, IN BLOCK 13 OF SHERWOOD ADDITION, GRAND JUNCTION,  
MESA COUNTY, COLORADO.

THIS WILL BE A 4-STORY, MULTI-FAMILY BUILDING CONSISTING OF 20 UNITS.  
IN THE EVENT YOU SHOULD NEED ANYTHING FURTHER REGARDING THIS REQUEST,  
PLEASE LET ME KNOW.

SINCERELY,

GALE & CO., REALTORS

  
JAMES L. GALE

JLG/JR



Real Estate Broker / Mortgage Loan Broker

Real Estate Sales—Residential—Commercial—Industrial / Real Estate Loans—F.H.A.—G.I.—Conventional

