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File		1975-0035								
Date		1/13/00 Project Name: 427 Sherman Drive								
r e s e n t	S c a n n e d	vitems are denoted with an asterisk (*), which means they are to be scanned for permanent record on the retrieval system. In some instances, not all entries designated to be scanned are present in the file. There ilso documents specific to certain files, not found on the standard list. For this reason, a checklist has been ded. aining items, (not selected for scanning), will be marked present on the checklist. This index can serve as a guide for the contents of each file. denoted with (**) are to be located using the ISYS Query System. Planning Clearance will need to be typed il, as well as other entries such as Ordinances, Resolutions, Board of Appeals, and etc.								
X	X	*Summary Sheet – Table of Contents								
<u>-</u>		Application form								
\Box		Receipts for fees paid for anything								
		*Submittal checklist								
		*General project report								
_		Reduced copy of final plans or drawings								
_		Reduction of assessor's map								
		Evidence of title, deeds								
		*Mailing list								
		Public notice cards								
		Record of certified mail								
		Legal description								
		Appraisal of raw land								
_		Reduction of any maps – final copy								
_	_	*Final reports for drainage and soils (geotechnical reports)								
	_	Other bound or nonbound reports								
_		Traffic studies								
-		Individual review comments from agencies *Consolidated review comments list								
\dashv		*Petitioner's response to comments								
		*Staff Reports								
_		*Planning Commission staff report and exhibits								
\neg		*City Council staff report and exhibits								
		*Summary sheet of final conditions								
		*Letters and correspondence dated after the date of final approval (pertaining to change in conditions or								
		expiration date)								
		DOCUMENTS SPECIFIC TO THIS DEVELOPMENT FILE:								
X	X	Follow-Up Form								
X	X	Letter from Karl Metzner to W.A. Weaver – 10/16/79								
X	X	Letter from Frank F. Spiecker to W. Weaver – 11/1/79								
X	X	Site Plan								
X		City Council Agenda – 3/17/76								
X	\neg	Review Sheet								
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CITY OF GRAND JUNCTION-MESA COUNTY-COLORADO BISOI 559 WHITE AVE.-ROOM 60-DIAL (303) 243-9200 EXT. 343

Devin File

October 16, 1979

Mr. W.A. Weaver 195 Little Park Road Grand Junction, Colorado 81501

Dear Mr. Weaver,

An on-site inspection of your site on Sherman Drive was done on October 4, 1979 and the deficiencies noted in our letter of May 30, 1979 have not been corrected.

In accordance with the Grand Junction Planning Commission's instructions we are scheduling this item on the Planning Commission's regular public hearing of October 30, 1979 to determine if the Planning Commission should recommend revocation of their previous approval to the City Council. We would recommend that you or your representative be present at this hearing.

Sincerely

Karl Metzner

Design & Development Planner

cc: Conni McDonough, Development Department Director

Jim Wysocki, City Manager

Gerald Ashby, City/County Attorney

KM/kms

SPIECKER AND HANLON

ATTORNEYS AT LAW
620 VALLEY FEDERAL PLAZA
P. O. BOX 1991

GRAND JUNCTION, COLORADO
81501

FRANK F. SPIECKER CLAY E. HANLON

November 1, 1979

AREA CODE 303 TELEPHONE 243-1003

Mr. & Mrs. W. A. Weaver 195 Little Park Road Grand Jungtion, CO 81501

Dear Mr. and Mrs. Weaver:

As you will recall, I telephoned Mrs. Weaver yesterday following my conference with Karl Metzner of the City - County Development Department. I advised him of your intentions to immediately erect the required fencing, and asked if the matter could be stricken from the agenda for the next City Council meeting.

Mr. Metzner advised me that it would not be possible to eliminate the matter from the agenda in view of the Planning Commissions recommendation; however, he further advised me that if the fence were constructed prior to the next meeting and verified by inspection, that the issue would be moot. Accordingly, all requirements would then have been met, and the City Council should not be expected to take any adverse action.

I am further advised by Mr. Metzner that the next City Council meeting is scheduled for November 21, 1979. I would suggest that you contact Mr. Metzner just as soon as the fence has been erected so that such can be verified by an inspection. Accordingly, I am under the impression that the problem should resolve itself assuming that you promptly erect the fence.

Sincerely,

Frank F. Spiecker

FFS:lh

Cc: Mr. Karl Metzner

Design & Development Planner
City-County Development Dept.
559 White Avenue, Room 60
Grand Junction, CO 81501

35-75

H.O Deu

427 Sherman Drive - O.M

1. Screening on N. 4 E. Chain link with slats

7. hi alkali soil here will not brow brass or shrubbery-

6-13-77

not completed-frame is erected

no activity at 10 Am Junk- old trucks on property

130.18 LOT 14 40.18 40 SCALE . I" = 40' PROPOSED 50 x 60 ν LOT 13 BLDG. 130.18

D. Administrative Procedures.

- 1. The development will be used for the repair and sale of mobile equipment.

 The area adjoining Sherman Drive will be covered with 3/4 inch gravel and till be used for parking. The exceptionally high alkali content of the soil will not grow shrubbery or grass.
- 2. The development will be owner financed.
- 3. The land is owned by W. A. Weaver and Parker James.
- 4. The building will be started in June 1976.

35-75



SURVEYOR'S CERTIFICATE

THIS IS TO CERT FY THAT THE ABOVE PLAT WAS PREPARED.

PROMITE SO NOTES OF A TWALL I HUSEN MADE BY ME OR

CONCERN MY DEPOLECE AND THAT THE WARREST ARE SEARCH AND CONCERN ME OR

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PROPOSED BUILDING SITE

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U DATE 11.29.71

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