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File		1976-0066							
Date		5/4/00 Project N	Project Name: I.B.C. Church Supplies						
P r e s	S c a n	A few items are denoted with an asterisk (*), which means ISYS retrieval system. In some instances, not all entries deare also documents specific to certain files, not found on the included.	sigi	nated to be scanned are present in the file. There					
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	- }	Files denoted with (**) are to be located using the ISYS Query System. Planning Clearance will need to be typed							
v	v	in full, as well as other entries such as Ordinances, Resolution	15,	Board of Appeals, and etc.					
X	X	*Summary Sheet – Table of Contents Application form							
\dashv		Receipts for fees paid for anything							
\dashv		*Submittal checklist							
\dashv		*General project report							
\dashv		Reduced copy of final plans or drawings							
+	\dashv	Reduction of assessor's map	Reduction of assessor's man						
\dashv	7	Evidence of title, deeds							
7	7	*Mailing list							
		Public notice cards							
		Record of certified mail							
		Legal description							
\rightarrow		Appraisal of raw land							
\dashv		Reduction of any maps – final copy *Final reports for drainage and soils (geotechnical reports)							
+	-	Other bound or nonbound reports							
\dashv	-	Traffic studies							
-		Individual review comments from agencies	_						
\dashv		*Consolidated review comments list							
		*Petitioner's response to comments							
		*Staff Reports							
		*Planning Commission staff report and exhibits							
	_	*City Council staff report and exhibits							
_		*Summary sheet of final conditions	-	val (nortaining to shange in conditions or					
ļ	ĺ	*Letters and correspondence dated after the date of final approval (pertaining to change in conditions or expiration date)							
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X		Review Sheets							
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I.B.C. CHURCH SUPPLIES 1200 North 12th Grand Junction, Colorado 81501

August 26, 1976

Grand Junction Planning Commission Grand Junction, Colorado 81501

Gentlemen:

I would like to submit this letter as a formal request for a special permit to build a chain link fence near the sidewalk adjacent to our property at 1200 N. 12th. St., Gradd Junction.

The land has been surveyed as requested by the building inspector and we find that to put a fence on our peoperty line we will have to go back from the sidewalk 10'3" in front and 3!10" on the side. This would cut across the front yard and necessitate removal of all our front shrubs and would put the fence about 4 feet from the front door.

_Through the years we have had lets of problems in our location with litter, vandalism, general destruction of property etc. When we first moved to this area 10 years ago we did not have too much trouble with the lawn, but with Spanky's nextdoor and Mesa College across the street the problems increased daily. The word is constantly being used by foot traffic across the street the problems. increase daily. The yard is constantly being used by foot traffic as a general walkway. It is next to impossible to keep the grass growing and nice. It serves as a gathering place after dark for beer parties and debris left for us to clean up. We have found evidence of cars crossing the yard at night. We feel a fence on the property would help eliminate many of the problèms we have.

We are against putting this fence on our property line for these reasons:

It would be unsightly cutting across the grass.

It would cause removal of greenery already there. It would leave much of the front area in front of the fence. It would make maintaining of the grass more difficult.

We feel a fence near the sidewalk would be more beneficial for these reasons:

- Gates could be locked at night and provide better security for all our property.
- It would eliminate loitering at night behind bushes and under trees.

It would make it easier to keep the yard.

- Foot traffic would be stopped on whole yard. It would look better and still would not obstruct eye view from cars at the corner.
- It would be closer in balance with the fence erected nextdoor.

We feel at this point we are faced with either fencing and keeping our yard, or removing all greenery, trees, shrubs etc. and blacktopping it for more parking. We want to keep the yard as there is enough blacktop around.

We understand that if this request is granted and the streets needed to be widened we would move the fence back at our expense. We trust you will act, favorably on this request. Thank you.

(Mrs) Kathryn Heald, nigo.

