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File		1976-0067				
Date		<u>5/4/00</u> Projec	/4/00 Project Name: Noland & 5 th Street - Vacation			
P r e s e n t	S c a n e d	included. Remaining items, (not selected for scanning), will be marked present on the checklist. This index can serve as a				
X	X	*Summary Sheet – Table of Contents				
		Application form				
		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				
	-	*Petitioner's response to comments				
		*Staff Reports *Planning Commission staff report and exhibits				
_	_	*City Council staff report and exhibits				
	\rightarrow	*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	v	Follow-Up Form			······································	
A X	X	Review Sheets	-+			
		Letter from Patrick Belcastro and Howard Nesbitt to Don Warner –	-+		1977 - 1977 - 1977 - 1977 - 1977 - 1977 - 1977 - 1977 - 1977 - 1977 - 1977 - 1977 - 1977 - 1977 - 1977 - 1977 -	
X	X	8/16/76				
X	X	Plan of area to be vacated				
Х	Х	Ordinance No. 1634 - **				
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E Nolano Ave. KOAD Subdivision 67-26 9-10-76 Item # Date PATRICK BelCASTRO *lesbitt* Petitioner HowARD Preliminary Final Review Agencies Comments Review Agencies Comments City Utilities - Need CASEMUT for 15 "Sewer WATCA Need ensement for 2" GAS MAIN. ENG. - Petitioners should iNSTALL CUrb, gutler & S.W. ACROSS UACATED ST. CANNOT OBSTRUCT ACCESS to Alley to the Worth Action Taken Action Taken P.C. Approved 29 Sent, 1916 P.C. C.C. Approved 20 Oct. 1916 C.C. Comments Comments Subject to INSTALLATION CORB & GUTTER ON 5- IL ACROSS VACATED Portion ------17-AUG 76 ITEMS REQUIRED FROM DEVELOPER Title Investigation Covenants Check Utility Agreement Drainage Landscaping Improvements Guarantee Annexation _Other (Specify)

August 16, 1976

Mr. Don Warner Director of Development City of Grand Junction

Dear Mr. Warner:

The owner of lot 3, Mr. Belcastro, P.B.A. A 1 Auto Sales and Howard Nesbitt, owner of lots 13 & 14 in Haggerty Sub Division, at Fifth Street and Noland Avenue would like to vacate the City property or unused old street that separates these lots.

When the State Highway Department widened South 5th Street between the railroad viaduct and the river bridge, the intersection on the West side of 5th Street at Noland Avenue was moved 100 feet to the South, allowing Noland Avenue through traffic to cross 5th Street in a straight line. The West side of Noland was extended 125 feet -- to the East, thence, North 100 feet to Noland Avenue and continued West. This left 125 feet of Noland Avenue that did run between lots 13 & 3 that we would like to have vacated; see attached map.

Most motorists do use the new wider street that is paved and protected with curb and gutter, but a few will still try to use the discontinued old section of Street to get onto 5th Street. This section is hereby used by the Auto Sales Company, their customers and employees, any additional use of lots 13 & 14 should increase the congestion to the point of extreme danger.

The vacation of this area will not effect the egress or ingress of any property owner in the Haggerty Sub Division, as Noland Avenue will not be affected.

Petitioner

Howard J. Nesbitt Owner of lots 13 & 14 Haggerty Sub-Division

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2700 G Road 14-C Grand Junction, Colorado 81501

Petitioner

Patrick Belcastro Owner of lot 3 Haggerty Sub-Division

703 Ivanhoe Way Grand Junction, Colorado 81501

