



Subdivision Conditional Use Lig. Lic. Pizza Hut #3

Date 1/13/77 Item # 4-77

Petitioner Golden, Mumby & Summers

Preliminary Review Agencies Comments

Final Review Agencies Comments

Fire Dept. - must meet all requirements of O.B.C. and Uniform Fire Code. Fire Extinguisher Protection must be provided, Eng. C.G. & Detached S.W. (4') provide gutter, curbing or "V" asphalt the parking lot to direct drainage to the west. Existing valley gutter replaces by vert. curb & gutter - concrete drive apron to Back of S.W. to city stds.

Action Taken

P.C. Approved Jan 26, 1977  
C.C. Approved 16 Feb 77

Action Taken

P.C. \_\_\_\_\_  
C.C. \_\_\_\_\_

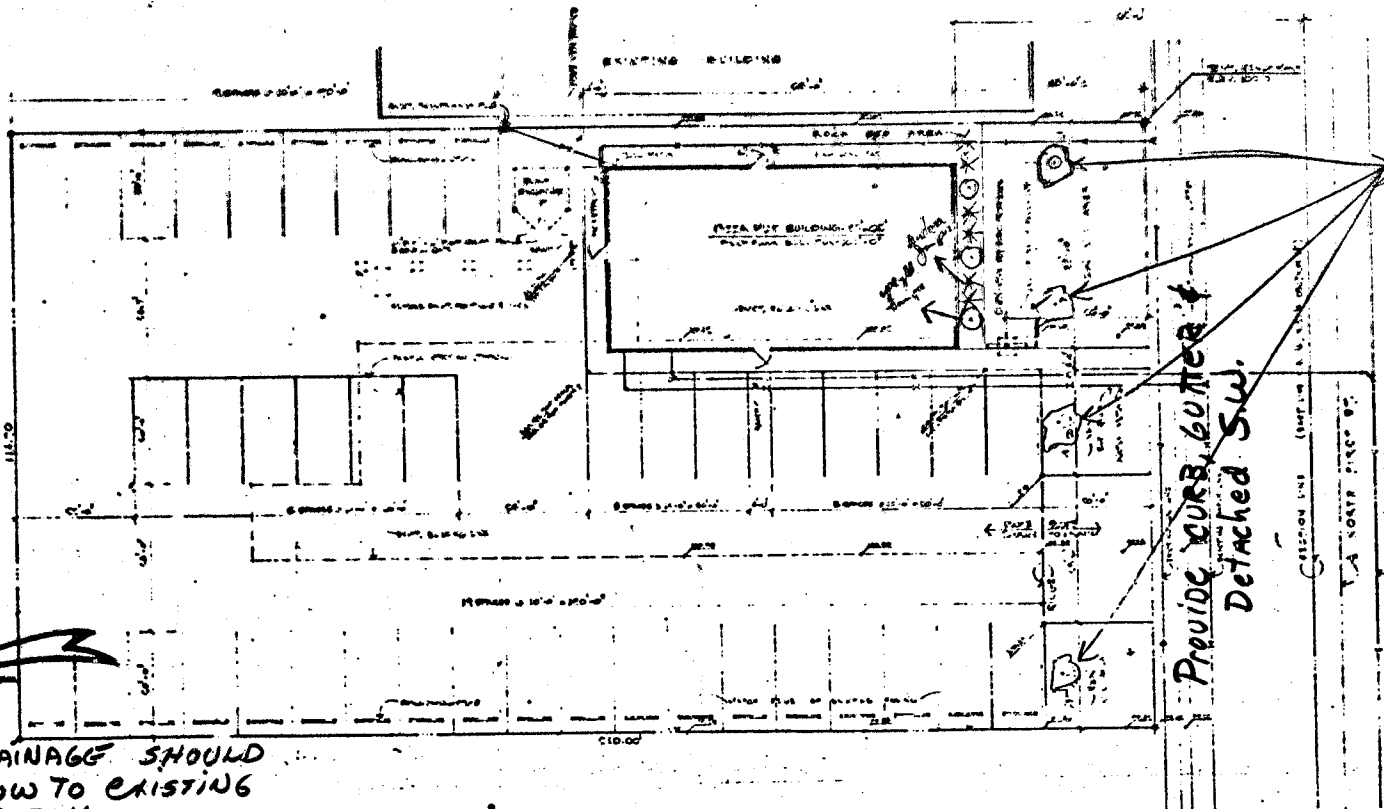
Comments

~~Subject to~~ subject to eng. requirements of C.G. & S.W. & DRAINAGE & LANDSCAPING along front between S.W. & Curb & required R.O.W.

Comments

ITEMS REQUIRED FROM DEVELOPER

- Check
- Drainage
- Improvements
- Utility Agreement
- Landscaping
- Guarantee
- Title Investigation
- Covenants
- Annexation
- Other (Specify)




Street TREE  
 Furnish By City  
 P&R Dept. upon  
 Request By owner  
 i" to 1 1/2" caliper  
 Lodgee TREE the  
 city will pay upto  
 \$750/TREE

DRAINAGE SHOULD  
 flow TO EXISTING  
 DITCH

Provide curb gutter &  
 Detached S.W.

TITLE OF DEVELOPMENT:	PIZZA SHOP
NAME OF PROPERTY:	0-1 (Shopy Commercial)
LOCATION OF PROPERTY:	601 North 1st
CONTRACTED ARCHITECT:	March 1, 1977 Completion
ADJACENT LAND USES:	North - Fish Market & Clean South - Beauty Shop East - 1st Street & Circle 8 West - Parking
OTHER REQUIREMENTS AND, NEARBY CONSTRUCTION:	
APPROVED:	
PERMITTEE OF DEVELOPMENT	DEPARTMENT OF DEVELOPMENT

 SITE PLAN  
 AS PER THE PLAN

NOTES  
 1. THIS SITE PLAN IS THE PROPERTY OF THE CITY OF CHICAGO  
 2. NO PART OF THIS SITE PLAN IS TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM.

great american design co.  
 100 WEST 11th ST. DENVER, COLORADO 80202

PIZZA SHOP	601 NORTH 1ST	CHICAGO, ILL.
OWNER	NAME	ADDRESS
D.M.G.		CI

February 25, 1977

F. M. D. Co.  
c/o Mountain Realty  
519 Grand Avenue  
Grand Junction, Colo. 81501

Attention: Mr. Doug Holling

Gentlemen:

Re: Pizza Hut at 601 North First Street

This letter is in response to a request from Mr. Holling that I further document the City's requirement for curb, gutter and sidewalk to be installed as part of the development of the above property. On February 16, 1977, City Council, based on staff recommendations, made the conditional use of this site contingent on several actions including the curb, gutter and sidewalk being installed by the developer. On February 22, 1977, a permit for construction and installation of facilities in public right of way was granted to Mr. Cliff Mays by this office. The details called for on that permit will fulfill this office's requirements.

Very truly yours,

Ronald P. Rish, P.E.  
City Engineer-Public Works

RPR/hm

cc - Jim Patterson  
Don Warner