

Subdivision M^cCoy Minor Sub

Date 1 Nov 77 Item # 80-77

Petitioner Cecil & Irene A. McCoy

FINAL PIAT

~~Preliminary~~
Review Agencies Comments

~~Final~~
Review Agencies Comments

- ① Fire - 1 hydrant corner of Cherry Ln and Unwarp.
- ② Public Service - 10' easement abutting N. property line of Lot 1
- ③ City Engineer: Cherry Ln is inadequate ROW with no cul-de-sac. Should obtain P. of A. for full street improvement. Dedication of additional 12's



Action Taken
 P.C. Approved 28 Dec. 77
 C.C. Approved 18 JAN 78
 Comments

Action Taken
 P.C. _____
 C.C. _____
 Comments



ITEMS REQUIRED FROM DEVELOPER

<input type="checkbox"/> Check	<input type="checkbox"/> Utility Agreement	<input type="checkbox"/> Title Investigation
<input type="checkbox"/> Drainage	<input type="checkbox"/> Landscaping	<input type="checkbox"/> Covenants
<input type="checkbox"/> Improvements	<input type="checkbox"/> Guarantee	<input type="checkbox"/> Annexation
		<input type="checkbox"/> Other (Specify)

(12) Surveyor or Engineer Certification	<u>X</u>
(13) Appropriate certification blocks	<u>X</u>
(14) Clerk and Recorder Certification Block	<u>X</u>

Supporting Documents

27-2.3	c. (13) Copy of certificate of title with list of all mortgages, judgments, liens, easements, contracts and agreements of record.	<u>X</u>
	(14) Proof of easement dedication	<u>X</u>
	d. (1) Improvements Guarantee	<u>N/A</u>
	(2) Composite Utility Plan	<u>N/A</u>

The following check list shall be completed to insure that design standards required by the subdivision regulations are met. (See regulations for complete details)

27-3.1	Site Considerations	<u>X</u>
27-3.2	Streets, Alleys and Easements	<u>X</u>
27-3.3	Blocks	<u>N/A</u>
27-3.4	Lots	<u>X</u>
27-3.5	Sidewalks	<u>N/A</u>
27-3.6	Irrigation systems and design	<u>N/A</u>
37-3.7	Public Sites Reservations and Dedications	<u>X</u>

This application completed by:

COLORADO WEST SURVEYING Co.

name

_____ name

835 COLORADO AVENUE

address

_____ address

Dan Jordan

signature

10/28/77

date

December 30, 1977

Mr. Cecil McCoy
295 Cherry Lane
Grand Junction, CO 81501

Re: File #80-77, McCoy Minor Subdivision

Dear Mr. McCoy:

The Grand Junction City Planning Commission, at their regularly scheduled meeting of December 28, 1977, approved the final plat of McCoy Subdivision. Approval was subject to Power of Attorney for one-half street improvements for Cherry Lane.

This item has been scheduled for The Grand Junction City Council meeting of January 18, 1978. If you have any questions or comments concerning this approval, please contact our office prior to this date.

Yours Truly,

Karl Metzner
Planner I

KM/11d

cc: Colorado West Surveying Company