

PETITION AND APPLICATION FOR REZONING

STATE OF COLORADO)
COUNTY OF MESA) ss.

TO THE PLANNING COMMISSION OF THE CITY OF GRAND JUNCTION

Gentlemen:

We, the undersigned, being the owners of the following described property, situated in the City of Grand Junction, County of Mesa, State of Colorado, to-wit: Lot 25-26 Block 6 Grand Junction, Colorado

Containing .143 acres, more or less, do respectfully petition and request that the Planning Commission amend the zoning ordinance of the City of Grand Junction by changing said above described land from R-2 zone to P zone.

Respectfully submitted,

Handwritten signatures of W R Bray and Jean L Bray on lines.

STATE OF COLORADO)
COUNTY OF MESA) ss.

The foregoing instrument was acknowledged before me this day of By for the purposes therein set forth.

My commission expires:

Notary Public

*NOTE: Filing of a petition to rezone requires a deposit of \$270.00 with the Planning Office to defray the cost of the amendment.

March 30, 1978

Bray and Company
1015 North 7th Street
Grand Junction, CO 81501

RE: FILE #26-78 REZONING R2 TO P

ATTENTION: R. D. Emrich

Dear Mr. Emrich:

The Grand Junction City Planning Commission at their regularly scheduled meeting, March 28, 1978 recommended approval of the zone change from R2 to P with the following conditions:

1. That landscaping would occur early in the development.
2. Access would not be limited to the alley, therefore, access on Belford is needed.

This item will go before the Grand Junction City Council April 19, 1978 at 7:30 p.m. Please contact us if you have any comments or questions concerning this approval.

Sincerely,

Kathy F. Lofink /cjr

Kathy F. Lofink
Planner I

KFL:bc

BRAY & CO.

REALTORS

SINCE 1946

1015 NORTH 7TH STREET • GRAND JUNCTION, COLORADO 81501 • PHONE 242-3647



REALTOR®

February 24, 1978

City of Grand Junction Planning Commission
250 North 5th
Grand Junction, Colo. 81501

Dear Members:

The enclosed application and rezoning petition requires change from R-2 to Zone P-Parking. The purpose of the rezoning request is to obtain off-street parking for our employees, as they are now parking on Belford Avenue, causing many of the residents between 6th and 7th to not have available parking in front of their residence. There should be no impact on sewer, water, sanitation, fire, police, parks, or schools. However, it should in fact relieve traffic and parking on Belford Avenue.

Very Truly Yours,

W.R. Bray

WRB/mc



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REALTOR®

March 28, 1978

Grand Junction Planning Commission
Mesa County Courthouse
Grand Junction, Colorado 81501

Dear Commissioners:

In changing the use and zoning of the vacant lot on Belford from R-2 to parking, we recognize that the lot will need some special treatment such as landscaping and screening.

We are willing to cooperate with the City-County Planning Department Staff in working out the details of such a plan.

Sincerely

A handwritten signature in black ink, appearing to read "R. D. Emrich", written over a horizontal line.

R. D. Emrich
Vice President
Bray and Company

RDE/rr

Subdivision

Resone R-2 to F

Date

1 Mar. 78

Item #

26-78

Petitioner

Bray & Co.

Review Agencies Comments

Review Agencies Comments

Need Plan - showing
 layout, access, screening,
 & landscaping.
 City Utilities - no comment
 City Engineering - Access
 should not be limited
 to the alley. Should
 have access on Bedford
 for primary ingress
 and egress.

Action Taken

P.C. Approval March 28, 1978
 C.C. Approved 19 April 78

Comments

Subject to above
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) |