Table of Contents

File	:	<u>1978-0026</u>				
Dat	te.	_ 8/2/00 Project Name: 626 Belford Avenue – Rezone				
t t	S	A few items are denoted with an asterisk (*), which means they are to be scanned for permanent record on the				
- 1	c a	ISYS retrieval system. In some instances, not all entries designated to be scanned are present in the file. There				
- 1	n	are also documents specific to certain files, not found on the standard list. For this reason, a checklist has b				
	n included.					
n t	e d	Remaining items, (not selected for scanning), will be marked present on the checklist. This index can serve as a				
		quick guide for the contents of each file. Files denoted with (**) are to be located using the ISYS Query System. Planning Clearance will need to be typed				
ı		in full, as well as other entries such as Ordinances, Resolutions, Board of Appeals, and etc.				
X	X	*Summary Sheet – Table of Contents				
		Application form				
\dashv		Receipts for fees paid for anything				
\dashv	-	*Submittal checklist				
		*General project report				
		Reduced copy of final plans or drawings				
	-+	Reduction of assessor's map				
\dashv		Evidence of title, deeds				
\dashv		*Mailing list				
-	-	Public notice cards				
\dashv	-	Record of certified mail				
\dashv	-+	Legal description				
\dashv	-	Appraisal of raw land				
\dashv	_	Reduction of any maps – final copy				
\dashv		*Final reports for drainage and soils (geotechnical reports)				
		Other bound or nonbound reports				
		Traffic studies				
7		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				
		*Summary sheet of final conditions				
ľ		*Letters and correspondence dated after the date of final approval (pertaining to change in conditions or				
	l	expiration date)				
		DOCUMENTS SPECIFIC TO THIS DEVELOPMENT FILE:				
νī	v	Follow He Form				
	X	Follow-Up Form				
X		Review Sheets				
	X	Petition and Application for Rezoning				
\rightarrow	X	Letter from Kathy Lofink to Bray And Company – 3/30/78				
X	X	Letter from W.R. Bray to City – 2/24/78				
X	X	Letter from R.D. Emrich to Planning Commission – 3/28/78				
X	X	Planning Commission Minutes - ** - 3/28/78				
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PETITION AND APPLICATION FOR REZONING

STATE OF COLORADO)
COUNTY OF MESA)
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
and the state of t
-,
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
STATE OF COLORADO)
) ss. COUNTY OF MESA)
The foregoing instrument was acknowledged before me this day ofBy for the purposes therein set forth.
My commiss on expires:
Notary Public
*NOTE: Filing of a petition to rezone requires a denosit of \$270.00

*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

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:

- That landscaping would occur early in the development.
- 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,

Xathy I. Lafinke /cji Kathy F. Lofink Planner I

KFL:bc





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

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 sould 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





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

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

R. D. Emrich Vice President Bray and Company

RDE/rr

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	Utility	y Agreement Title Investigation
Check	7 1 _	
Drainage	Landsca Guarantee	Caping Covenants Annexation Other (Specify)

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