

January 21, 1981

Mr. Price Hatcher III
Commercial & Industrial Engineer
Public Service Company, P. O. Box 849
750 Main Street
Grand Junction, Colorado 81502

Dear Mr. Hatcher:

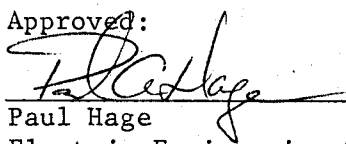
In regard to our conversation last week, I am hereby asking the Public Service Company to approve of my request to the City of Grand Junction for vacation of the east 5 feet of the 15 foot easement that forms the west boundary of Lot 20, Horizon Park Plaza (see attached plat). I am requesting this partial vacation of this easement to allow me to position our planned office building one foot into the east edge of the easement, and to allow the roof of the building to project 4 feet into the easement as we discussed last week.

If Public Service approves of this request, I would appreciate an indication of concurrence as suggested by you and as indicated below in the signature block.

Respectfully yours,


Carl H. Roach

Approved:


Paul Hage
Electric Engineering Supervisor

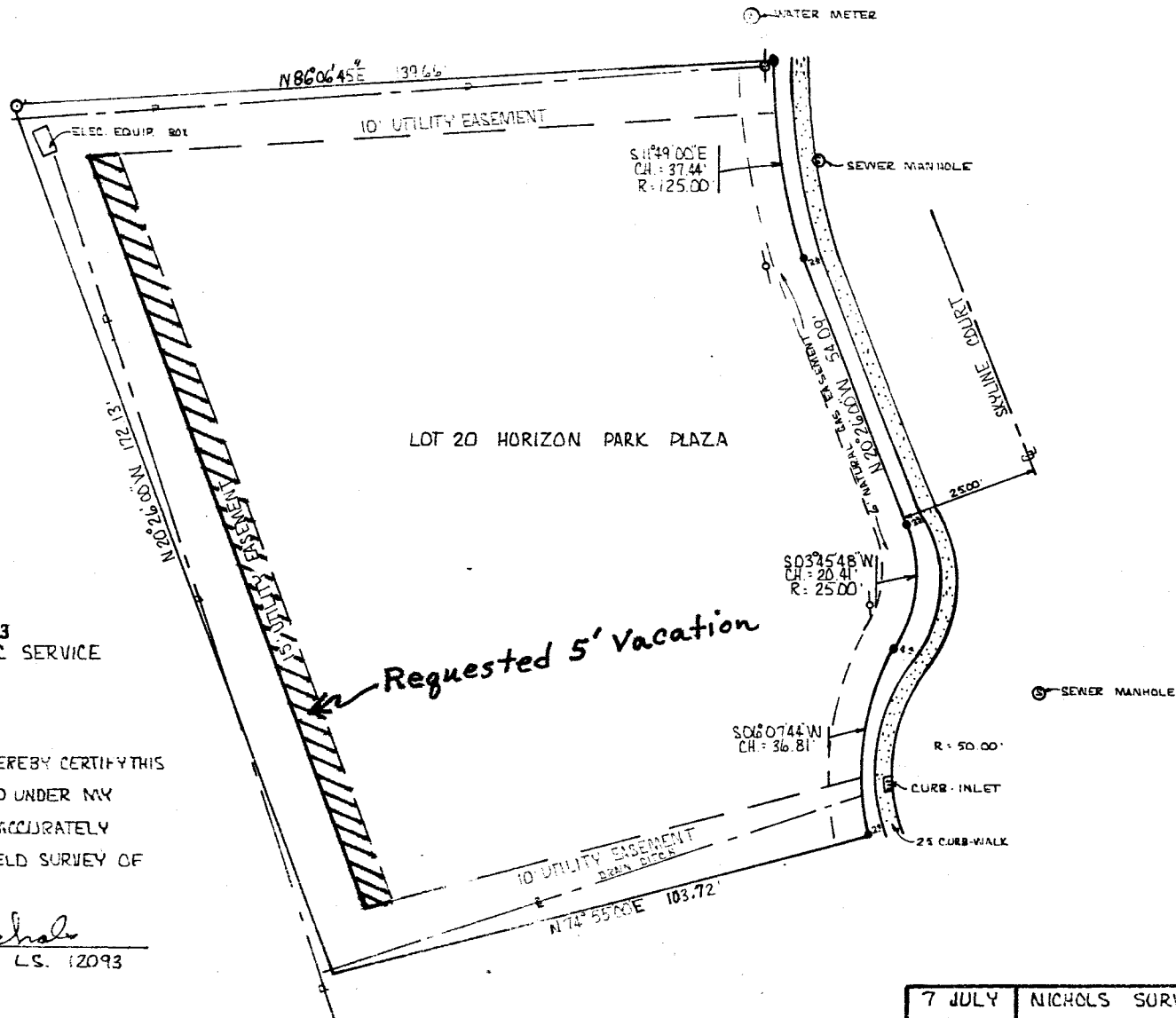


SCALE 1" = 20'

- FOUND REBAR
- SET 2" No. 5 REBAR L.S. 12093
- ⊕ GAS LINE AS LOCATED BY PUBLIC SERVICE

I, TERRY NICHOLS, HEREBY CERTIFY THIS PLAT WAS PREPARED UNDER MY SUPERVISION AND ACCURATELY REPRESENTS A FIELD SURVEY OF THE SAME.

Terry Nichols
TERRY NICHOLS L.S. 12093



| | |
|----------------|--|
| 7 JULY 1977 | NICHOLS SURVEYING SERVICE P.O. BOX 1281, GRAND JCT., COLORADO |
|----------------|--|

2701-364-00-070
Howard Johnson Co.
Director of Taxes 8-81
250 Granite St.
Braintree Mass. 02184
(752 Horizon)

2701-364-26-021
Pond Brothers Inc.
c/o Airoplane Restaurant
Walker Field 8-81
2795 Skyline Ct.
Grand Junction, Colo. 81501

2701-364-26-019
Stettner's Inc. 8-81
2791 Skyline Dr.
Grand Junction, Colo. 81501

2701-364-26-017
Redlands Hills Assoc. 8-81
258 Grand Ave.
Grand Junction, Colo. 81501

Carl H. Roach
2131 Rainbow Ranch Dr.
Grand Junction, Co. 81503
8-81

REVIEW SHEET SUMMARY

FILE# 8-81

ITEM EASEMENT VACATION

DATE SENT TO REVIEW DEPT. _____

FINAL

DATE DUE 2/13/81

PETITIONER Carl H. Roach - 2131 Rainbow Ranch Dr., G.J.

LOCATION Lot 20 Horizon Park Plaza

| <u>DATE REC.</u> | <u>AGENCY</u> | <u>COMMENTS</u> |
|------------------|-------------------------------|--|
| 2/6/81 | City Fire | This office would have no objection to this easement vacation. |
| 2/9/81 | G.J. Drain | Out of District. |
| 2/10/81 | Public Serv. Gas & Elec. | Electric: No objections. T.I. 2-5-81. Gas: No objections. CB 2/5/81 |
| 2/11/81 | Ute Water | No objections. |
| 2/13/81 | City Util. (Jim Patterson) | None. |
| 2/17/81 | Mt. Bell | We have no objections. |
| 2/17/81 | City Eng. | No comments. |
| 2/17/81 | Trans. Eng. (Bragdon) | No Comments. |
| 2/24/81 | | PICKENS/SIMONETTI PASSED 6-0 A MOTION TO RECOMMEND APPROVAL TO THE CITY COUNCIL OF #8-81, EASEMENT VACATION, LOT 20, HORIZON PARK PLAZA. |

Acres _____
Units _____
Density _____

CITY ACTION SHEET

File # 8-81
Zone ~~PD-8~~
PD-8

Activity Easement Vacation Date Neighbors Notified--
Phase Final City Council _____
Date Submitted 1/28/81 Date CIC Legal Ad _____
Date Mailed Out 2/3/81 Hearing Date--
Date Posted _____ Planning Commission 2/24/81
Legal Ad Date _____ Hearing Date--
Date Neighbors Notified-- City Council _____
Planning Commission 2-20-81 /1 day Review Period-Return By 2-13-81

Review Agencies

Send

- | | |
|---|---|
| <input type="checkbox"/> COUNTY ROAD DEPARTMENT | <input checked="" type="checkbox"/> CITY UTILITIES |
| <input checked="" type="checkbox"/> MOUNTAIN BELL | <input type="checkbox"/> CITY POLICE |
| <input checked="" type="checkbox"/> PUBLIC SERVICE COMPANY | <input checked="" type="checkbox"/> TRANSPORTATION ENGINEER |
| <input checked="" type="checkbox"/> FIRE | <input type="checkbox"/> PARKS AND RECREATION |
| <input type="checkbox"/> IRRIGATION | <input type="checkbox"/> ENERGY OFFICE |
| <input checked="" type="checkbox"/> DRAINAGE <u>G.I.</u> | <input checked="" type="checkbox"/> TECH REVIEW |
| <input type="checkbox"/> SEWER | <input type="checkbox"/> WATER AND POWER RESOURCES |
| <input checked="" type="checkbox"/> WATER (<u>UTE</u> , CLIFTON) | _____ |
| <input type="checkbox"/> FLOODPLAIN | _____ |
| <input checked="" type="checkbox"/> CITY ENGINEER | _____ |

Common Location Lot 20 - Horizon Park Plaza

| Board | Date | Comments |
|------------|----------------|-------------|
| <u>GTR</u> | <u>2/24/81</u> | <u>Appl</u> |
| <u>CIC</u> | <u>3/18/81</u> | <u>Appl</u> |
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Staff Comments

* Need legal description for what is being vacated
* Need adjacent property owners name & addresses.

Original Documents

- | | |
|--|---|
| <input type="checkbox"/> Improvement Agreement | <input type="checkbox"/> Covenants |
| <input type="checkbox"/> Improvement Guarantee | <input type="checkbox"/> Development Schedule |