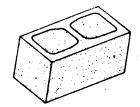
Table of Contents

File_1981-0052

Project Name: <u>Revocable Permit - Paul Manning (Valley Bldg. Supply Co.)</u>

Da	Date 1/18/02									
P	P S A few items are denoted with an asterisk (*), which means they are to be scanned for permanent record on the in some									
r	č	instances, not all entries designated to be scanned by the department are present in the file. There are also documents								
e	a	specific to certain files, not found on the standard list. For this reason, a checklist has been provided.								
S	n	Remaining items, (not selected for scanning), will be marked present on the checklist. This index can serve as a quick								
e n	n e	guide for the contents of each file.								
ť	d	Files denoted with (**) are to be located using the ISYS Query System. Planning Clearance will need to be typed in								
ļ	1	full, as well as other entries such as Ordinances, Resolutions, Board of Appeals, and etc.								
X	+	*Summary Sheet – Table of Contents								
X		Application form								
	-	Receipts for fees paid for anything								
	-									
		*Submittal checklist								
_		*General project report								
	_	Reduced copy of final plans or drawings								
	_	Reduction of assessor's map								
	_	Evidence of title, deeds								
	_	*Mailing list to adjacent property owners Public notice cards								
	_	Record of certified mail								
	-									
	_	Legal description								
	_	Appraisal of raw land Padvetion of any many final conv								
	-	Reduction of any maps – final copy *Final reports for drainage and soils (geotechnical reports)								
\vdash	-									
		Other bound or nonbound reports								
		Traffic studies Individual ravious comments from agencies								
	_	Individual review comments from agencies *Consolidated review comments list								
	-	*Consolidated review comments list *Petitioner's response to comments								
\vdash	-	*Staff Reports								
	\dashv	*Planning Commission staff report and exhibits								
		*City Council staff report and exhibits								
		*Summary sheet of final conditions								
\vdash		*Letters and correspondence dated after the date of final approval (pertaining to change in conditions or expiration date)								
	DOCUMENTS SPECIFIC TO THIS DEVELOPMENT FILE:									
DOCUMENTS SPECIFIC TO THIS DEVELOPMENT FILE:										
X	X	Action Sheet								
X		Review Sheet Summary								
X		Review Sheets								
X	Y	Planning Commission Minutes - ** - 4/28/81, 5/26/81 Letter from Paul Manning to City of Grand Junction re: request for variance—								
^	Λ	4/1/81								
X	X	Site Plan								
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PHONE 245-3305



VALLEY BUILDING SUPPLY CO.

SCORIA

CONCRETE BLOCKS

SPECIAL SHAPES

LINTELS

1100 D Road
P. O. Box 186
GRAND JUNCTION, COLORADO 81501

April 4, 1981

City of Grand Junction
Planking Department
Court House Building
Grand Junction, CO 81501

Gentlemen:

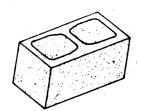
We currently lease the 3.91 acres tract from DRG&W. We request a variance from you to move our Elcar fence onto the D Road right-of-way as shown on the attached plat in dotted green. There is twenty-five feet from the curb to our fence presently. We would like to use twenty feet of it for parking and draving area within our storage yard. We also may add a few shrubs for beautification.

Your consideration of this proposal would be appreciated.

Sincerely,

-PAUL F. MANNING

Vice President



VALLEY BUILDING SUPPLY CO.

SCORIA CONCRETE BLOCKS SPECIAL SHAPES **LINTELS** 1100 D Road P. O. Box 186 GRAND JUNCTION, COLORADO 81501 VALLEY BUILDING CO. PAOP. ROAD PROP OF GRO. JUNCTION PIPE OF FENCE PROPOSED MOVE

REVIEW SHEET SUMMARY

FILE# 52-81 ITEM Revocable Permit DATE SENT TO REVIEW DEPT. DATE DUE 4/13/81 Final PETITIONER Paul F. Manning (Valley Bldg. Supply Co.) 1100 D Rd., Grd. Jct., CO (No Engineer) 81501 LOCATION NW Corner of D Rd. & 12th St DATE REC. **AGENCY** COMMENTS 4/13/81 I take no exception to the revokable permit City Engineer since other property owners on D Road have done the same thing. I do recommend that instead of the dimensions they have proposed that the fence be located a minimum of 6 ft. from the back of curb to allow room for a 5 ft. sidewalk to be constructed if ever requested. This minor change might avoid the inconvenience of moving the fence in the future. I do not know if any utilities exist in the area proposed to be fenced but if they do they should be shown on a plan for review consideration. 4/16/81 Trans. Eng. Relocating the fence should not affect traffic on D Rd.. However, adequate sight distance should be maintained at their entrance. 4/17/81 Staff Comments: No comments. 4/28/81 QUIMBY/KAMICAR PASSED UNANIMOUSLY A MOTION TO TABLE #52-81, CONDITIONAL USE, REVOCABLE PERMIT, UNTIL THE NEXT MEETING,

BECAUSE OF THE FAILURE OF THE PETITIONER TO APPEAR AT THIS

COUNCIL OF #52-81, CONDITIONAL USE, REVOCABLE PERMIT.

LITLE/RINKER PASSED 6-0 A MOTION TO RECOMMEND APPROVAL TO THE CITY

MEETING.

5/26/81

Acres Units	كالمصمح	ional	- V	Zone	2-81
Density	COFICI	tional use		Tax Parcel N	umber
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Common Location	nucar.	al Dede	12th	St	
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Date Submitted	Date Mailed		Date		<u> </u>
day Review Period	Return by		MCC Information Ser	nt	
Date Adjacent Property Owners Not				Notitfied of MCC/CIC	
review agencles—	ABCDEFGH	TJKLMNOP	QRSTUV	W X Y Z AA BB CC	DD EE FF GG
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County Road County Health	00			• •	
County Surveyor					
County Parks/Recreation	00 3				
County Engineer Transportation Engineer					
City Engineer				A PROPERTY OF THE PROPERTY OF	1000
City Utilities					
City Parks/Recreation City Police Dept.					
County Sheriff				0 0	
Floodplain Administration Comprehensive Planning					
G.J. Dept. of Energy				0 0	
Fire Irrigation					
Orainage					
Water (Ute, Clifton)					
Sewer G.V. Rural Power					3
Mountain Bell			•		
Public Service (2 sets) Soil Conservation		 			
State Highway Dept.		* 0 %	00		
State Geological State Health Dept.					
Transamerica					8
Water & Power Resources Mack, Mesa, Collbran, Palisade					
Mack, Mesa, Collbran, Palisade Fruita, DeBeque, G.J., Mesa Cn	y.				
OTHER:					
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