Table of Contents

Project Name Doug Jones Saw Mill - ROW Vacation

File 4983-0048

*City Council staff report and exhibits
*Summary sheet of final conditions

Action Sheet

A few items are denoted with an asterisk (*), which means they are to be scanned for permanent record on the in some instances, not all entries designated to be scanned by the department are present in the file. There are also documents specific to certain files, not found on the standard list. For this reason, a checklist has been provided. Remaining items, (not selected for scanning), will be marked present on the checklist. This index can serve as a quick n e e d n guide for the contents of each file. t Files denoted with (**) are to be located using the ISYS Query System. Planning Clearance will need to be typed in full, as well as other entries such as Ordinances, Resolutions, Board of Appeals, and etc. **Table of Contents Review Sheet Summary** Application form Review Sheets 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 Reduction of any maps - final copy *Final reports for drainage and soils (geotechnical reports) Other bound or nonbound reports Traffic studies Individual review comments from agencies *Petitioner's response to comments *Staff Reports *Planning Commission staff report and exhibits

*Letters and correspondence dated after the date of final approval (pertaining to change in conditions or expiration date)

DOCUMENTS SPECIFIC TO THIS DEVELOPMENT FILE:

Λ		1 ubile Notice 1 osting – 10/12/83		
		Ordinance 2157 - **		
		Planning Commission Minutes - ** - 11/1/83		
X		Development Application – 9/23/83		
X	X	Letter from Kenneth Reedy, City Engineer to Doug Jones re: work to be done		
		on manhole – 8/25/83		

2945-242-00-921 State of Colorado

2945-242-15-004
George S. Wilson Et Atal
1900 W. 12th Ave.
Denver, CO 80204
#48-83

2945-242-12-013 Nortz, C. W. P.O. Box 26708 Salt Lake City, UT 84125 #48-83

Industrial Equity L.T.D. Bray Realty Co. 1015 N. 7th St. Grand Junction, CO 81501 #48-83

MESA COUNTY PLANNING DEPT.
559 White Ave., Room 60
Grand Junction, Colo. 81501
244-1628

*Colorado West Warehouses 1441 Winters Avenue Grand Junction, CO 81501 #48-83



City of Grand Junction. Colorado 81501 250 North Fifth St.,

August 25, 1983

Mr. Doug Jones
Doug Jones Sawmill
1441 Winters Avenue
Grand Junction, CO 81501

AUG 26 1983

Dear Mr. Jones:

RE: STORM SEWER 15TH & WINTERS

As per our conversation of August 23, 1983, the City of Grand Junction will participate in the cost of upgrading the existing storm drain on 15th Street by the following items:

- 1. You will locate the manhole shown at station 0+00 at the south side of Winters Ave. (approximately 70 feet north of 0+00).
- 2. The City will pay for the replacement of the 15" RCP pipe for Winters to Station 0+00 with 24" RCP (approximate length: 70LF).
- 3. The City will pay the difference in pipe material costs between the 18" RCP designed and the 24" RCP required from Station 0+00 to Station 3+84.
- 4. You will complete the project by coordinating installation and paying whatever other costs are required.

When this work has been completed and accepted the City will pay for the items agreed on above based on documented invoices from the vendors of supplies and services.

Please contact me if I can assist you further in this matter.

Sincerely yours,

Kenneth A. Reedy

City Engineer

KAR/hm

cc - Jim Patterson Chuck Tilton File

REVIEW SHEET SUMMARY

FILE NO. #48	3-83 TITLE HEAD	DING RIGHT-OF-WAY VACATION DUE DATE 10/14/83
ACTIVITY - P	ETITIONER - LOCATI	ON - PHASE - ACRES <u>Petitioner: Colorado West Warehouses.</u>
Location: F	section of 15th	Street, South of Winters Avenue. A request to vacate a section
of 15th Stre	eet. Consideratio	n of right-of-way vacation. 15th Street right-of-way south
of Winters A	lvenue as shown on	the plat of Colorado West Development Park Filing II.
PETITIONER A	DDRESS 1441 Wint	ers Avenue
ENGINEER	· · · · · · · · · · · · · · · · · · ·	
DATE REC.	AGENCY	COMMENTS
10/11/83	Public Service	Gas: R.O.W. should be retained as utility easement for future service to Lot 6.
		Electric: Public Service Company has existing 13kv distribution and 69kv transmission line facilities in this proposed R.O.W. vacation. R.O.W. must be retained as utility easement.
10/12/83	Ute Water	Ute District unaffected, no objections.
10/13/83	Devel. Dept.	 If approved, the ROW vacation should dedicate a sufficient portion of the ROW to the southern lot #006 to ensure adequate access - a flaglot per sec. Resolve all other review agency concerns.
10/14/83	City Engineer	Since the drainage ditch has been enclosed, no objections are apparent to vacate this right-of-way. A drainage easement should be required either for Grand Junction Drainage District or the City to maintain the new pipe. Additionally it is recommended that the surface grading of the right-of-way be maintained as a drainage overflow swale in case the capacity of the pipe is exceeded.
10/17/83	City Utilities	I see no problem with this ROW vacation as no street system exists and no need for a street at this location.
10/17/83	Transportation Engineer	I see no problem with this vacation.
,		

Staff Review Summary Muiled 10/17/83

11/07/83 LATE

Mountain Bell

Mountain Bell has no comments.

PALLATES OF 11/1/83

MOTION: (COMMISSIONER LITLE) "MADAME CHAIRMAN, ON CASE #48-83, RIGHT-OF-WAY VACATION, I MOVE WE FORWARD THIS FILE TO CITY COUNCIL WITH THE RECOMMENDATION OF <u>APPROVAL</u>.

COMMISSIONER O'DWYER SECONDED THE MOTION.

CHAIRPERSON RINKER REPEATED THE MOTION AND CALLED FOR A VOTE. THE MOTION CARRIED UNANIMOUSLY, 6-0.

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	Vä	acation			e_ <u></u>	
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10 day Review Period Re	turn by 10/14/8	33	MCC Informati	ion Sent		.)
Date Adjacent Property Owners Notif	• •		- djacent Property		ied of MCC/CIC_	milled
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County Health						
County Surveyor						
County Parks/Recreation County Engineer					din 180 st	
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County Sheriff OFloodplain Administration					d 	+==
Comprehensive Planning						
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OG.V. Rural Power						9 ;
Mountain Bell Public Service (2 sets)						
Soil Conservation						
State Highway Dept.	•				9	
State Geological State Health Dept.						
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Water & Power Resources Mack, Loma, Mesa, Collbran,						
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City Recording Fee		Paid (Date)		Dat Dat	e Recorded	
County Developm			Date	Resolution Mai	iled tion Fee Receip	