

PROJECT NARRATIVE

Glenwood Avenue between Palmer and Palisade Streets is an 80 foot undeveloped right of way which is crossed by a large drainage ditch.

Constructing this street would be expensive because of the ditch crossing and would contribute little to the overall traffic circulation in the area.

Vacation of the street will bring the property in the control of the adjacent property owners and eliminate conflicts on maintenance and use of the property.

The north/south alley located between Palisade and Palmer Streets and north of Highway 50 and south of Unawep Avenue is also undeveloped and crossed by the same drainage ditch. Vacation of the alley would also put the property in the control of the property owners and eliminate the same problems as mentioned above.

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#13-87

~~2945-261-21-007~~
~~Lloyd W. Buford~~
~~Gregory S. Reimer~~
~~2809 Monroe Ct.~~

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REVIEW SHEET SUMMARY

FILE NO. 13-87 TITLE HEADING Right of Way Vacation Glenwood Ave. DUE DATE
and Alley
 ACTIVITY - PETITIONER - LOCATION - PHASE - ACRES Glenwood Ave. between Palisade and
Palmer St. and the north/south alley north of Hwy 50 and South of UnawEEP

PETITIONER ADDRESS _____

ENGINEER _____

<u>DATE REC.</u>	<u>AGENCY</u>	<u>COMMENTS</u>
2-17-87	Police	I see no problems.
2-20-87	Orchard Mesa Irr.	An existing drain passes through the areas proposed for vacation. The drain was originally constructed as a part of the Grand Valley Project for the farms in the area at that time. Considerable maintenance work needs to be done on all the drains on Orchard Mesa. Right of way and access has become the major stumbling block to proceed with maintenance. As you can see from the adjacent private land, they have fenced in the drain and constructed buildings and other improvements which restrict access and room to work. Your proposed vacation of the street and alley simply complicates even more the access and right of way problems. We are opposed to the vacation unless reservations acceptable to our District are written into the official documents of the vacation, including deeds, to make it possible for the District to adequately operate and maintain the drain. We claim 25 feet of bank working area on each side of the drain for maintenance, and are opposed to the vacation unless the required right of way, including ingress and egress is preserved.
2-23-87	Fire Dept.	Upon review of the right of way vacation (Glenwood Ave. between Palmer & Palisade Streets) the Grand Junction Fire Department would have no problems for the F.D. apparatus access to the area providing the above area stays residential.

GRAND JUNCTION PLANNING COMMISSION PUBLIC HEARING MARCH 3, 1987

7A
 MOTION: (COMMISSIONER TRANSMEIER) "MADAM CHAIRMAN, ON ITEM #13-87, CONSIDERATION OF AN ALLEY VACATION, I MAKE THE RECOMMENDATION THAT WE DENY THIS."

Seconded by Commissioner Campbell, unanimous vote of 6-0/

7B
 MOTION: (COMMISSIONER TRANSMEIER) "MADAM CHAIRMAN, ON ITEM #13-87 THE RIGHT OF WAY VACATION, THE CONSIDERATION OF A ROAD RIGHT OF WAY VACATION, I MAKE A MOTION THAT WE DENY THIS."

Seconded by Commissioner Campbell, unanimous vote of 6-0 passed.

