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X	····-+	Resolution No. 79-93 - **		
X	X	Landscape Plan		
X	X	Site Plan		
X	X	Special Warranty Deed - not conveyed to City - not recorded		
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## DEVELOPMENT APPLICATION

Community Develop int Department 250 North 5th Street Grand Junction, CO 81501 (303) 244-1430

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Rec'd	ву 🦯		
File No	125	93	

We, the undersigned, being the owners of property situated in Mesa County, State of Colorado, as described herein do hereby petition this:

PETITION	PHASE	SIZE	LOCATION	ZONE	LAND USE
[ ] Subdivision Plat/Plan	[ ] Minor [ ] Major [ ] Resub				
[] Rezone				From: To:	
[] Planned Development	[ ] ODP [ ] Prelim [ ] Final				
[] Conditional Use					
[] Zone of Annex					
[] Variance					
[] Special Use					
[] Vacation					[] Right-of-Way [] Easement
Revocable Permi	t		ZZZ4 SANFORD Dr.	7-1	TRUCK SALES
PROPERTY OW		[ ] D	EVELOPER	[] <b>R</b> E	PRESENTATIVE
Gulliks Name	507)	Name		Name	
	ANFO		pR	Name	
Address	$\tilde{c}$	Address	$\sim$	Address	<u> </u>
City/State/Zip	- 0	City/State/Zip		City/State/Zip	· · · · · · · · · · · · · · · · · · ·
Business Phone No.	45-1	Business Phor	Te No.	Business Phone No.	

NOTE: Legal property owner is owner of record on date of submittal.

We hereby acknowledge that we have familiarized ourselves with the rules and regulations with respect to the preparation of this submittal, that the foregoing information is true and complete to the best of our knowledge, and that we assume the responsibility to monitor the status of the application and the review comments. We recognize that we or our representative(s) must be present at all hearings. In the event that the petitioner is not represented, the item will be dropped from the agenda, and an additional fee charged to cover rescheduling expenses before it can again be placed

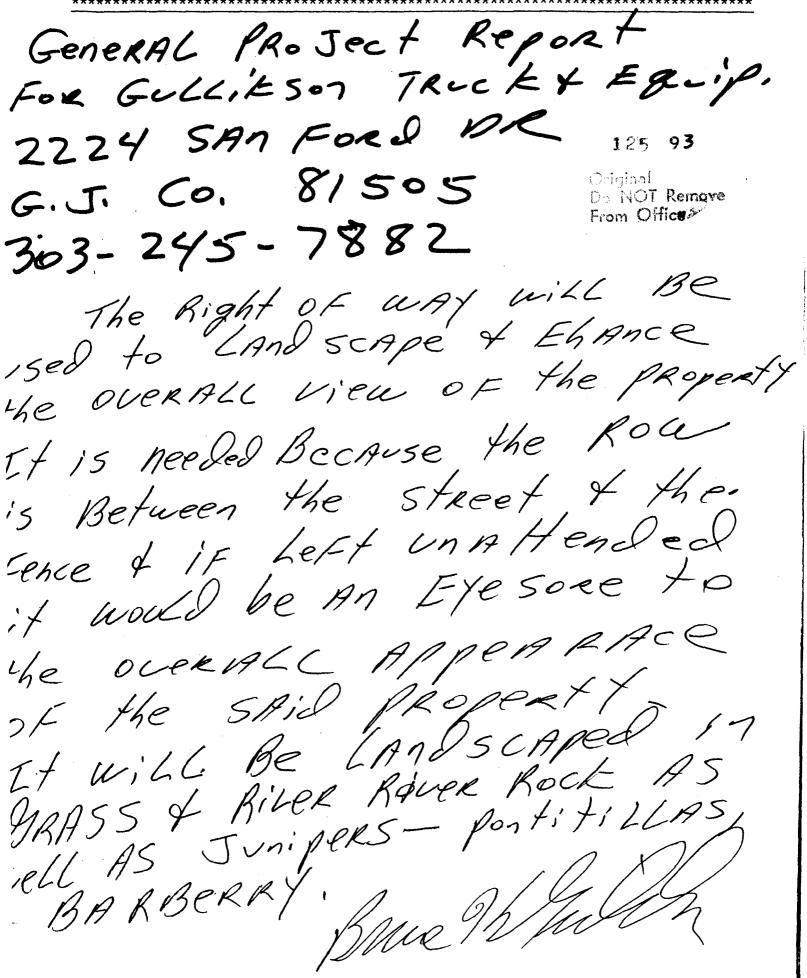
on the ade Person Completing Application Date

Signature of Property Owner(s) - Attach Additional Sheets if Necessary

	REV	_								-							-															
Location: 2224 54	ford Drive Project Name: Gullikson									1 TRUCKS																						
ITEMS			_		_								_			C	DIS	STI	RIE	зU	TI	10	1	_	-	_						
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TYPE LEGAL DESCRIPTION (S) BELOW, USING ADDITIONAL SHEETS AS NECESSARY. USE SINGLE SPACING WITH A ONE INCH ' RGIN ON EACH SIDE.

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Page 1 of

FILE #125-93

TITLE HEADING: Revocable Permit for Landscaping

LOCATION: 2224 Sanford Drive

PETITIONER: Bruce Gullikson

**PETITIONER'S ADDRESS/TELEPHONE:** 

2224 Sanford Drive Grand Junction, CO 245-7882

STAFF REPRESENTATIVE: Dave Thornton

NOTE: WRITTEN RESPONSE BY THE PETITIONER TO THE REVIEW COMMENTS IS REQUIRED ON OR BEFORE 5:00 P.M., , 1993.

CITY DEVELOPMENT ENGINEER Gerald Williams	10/20/93 244-1591	
No comment.		
CITY UTILITY ENGINEER Bill Cheney	10/21/93 244-1590	
No comment.		
CITY POLICE DEPARTMENT Mark Angelo	10/22/93 244-3587	

Ok.

STAFF REVIEW

FILE: 125-93

DATE: November 17, 1993

STAFF: Dave Thornton

REQUEST: Revocable Permit for Landscaping in Right-of-Way

LOCATION: 2224 Sanford Drive

APPLICANT: Bruce Gullikson

EXISTING LAND USE: Truck Sales

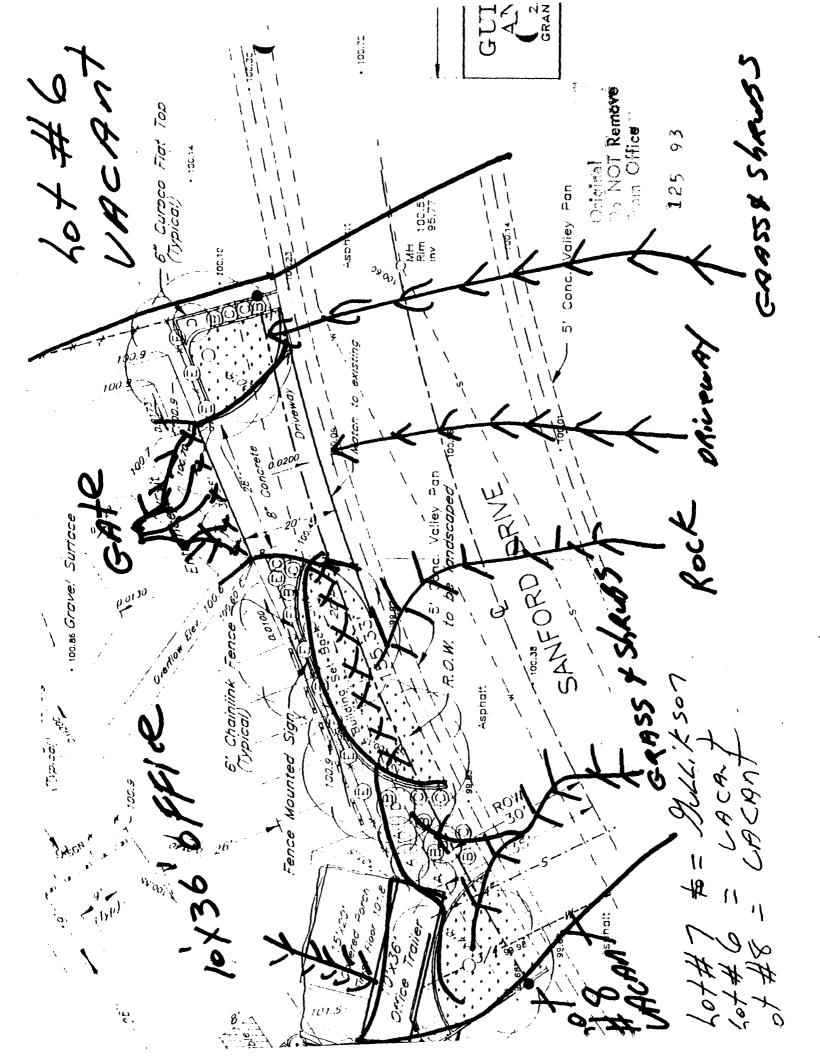
SURROUNDING LAND USE: Vacant (Industrial)

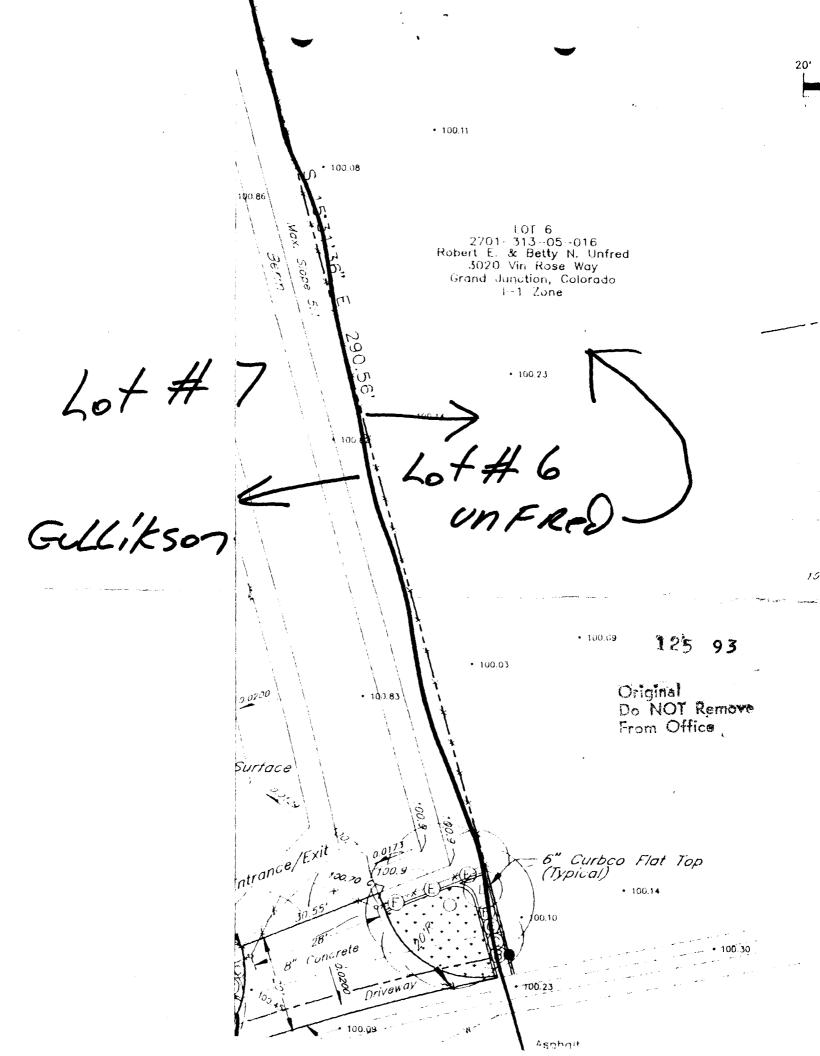
EXECUTIVE SUMMARY: Resolution authorizing the issuance of a Revocable Permit to allow placement of landscaping in the public right-of-way for Sanford Drive adjacent to the property at 2224 Sanford Drive.

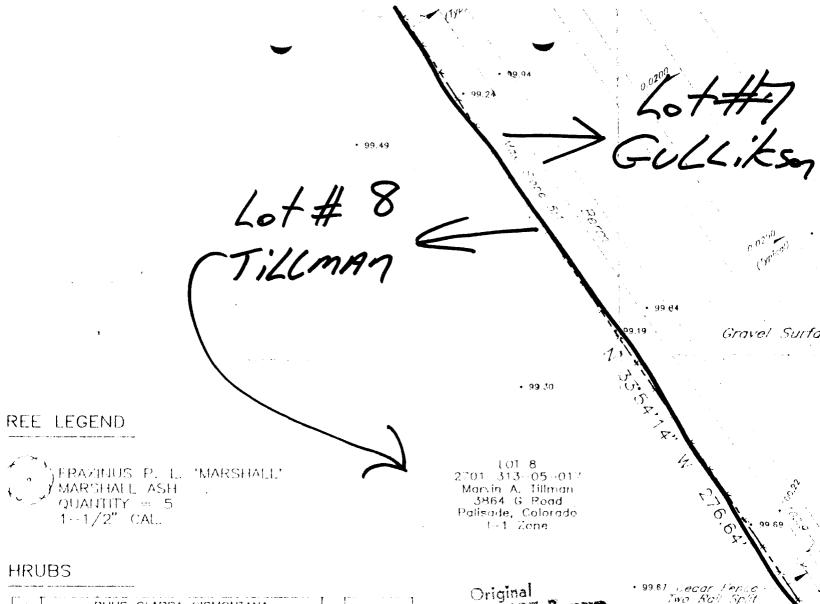
STAFF ANALYSIS: Bruce Gullikson recently received site plan approval to use the property at 2224 Sanford Drive as a Truck Sales lot. The petitioner has requested to use a portion of the Sanford Drive right-of-way for landscaping. It is unlikely that this portion of the right-of-way will be needed for roadway improvements in the near future.

City Charter gives Council authority to allow private use of public right-of-way, provided such use is substantiated by resolution. The Revocable Permit essentially gives the adjacent landowners a license to use the right-of-way. The City may revoke the permit and require the landowner to restore the right-of-way to its original condition by giving 30 days written notice.

STAFF RECOMMENDATION: Review and adopt proposed resolution







Do NOT Remove From Office

125 93

[(A)]	RHUS GLABRA CISMONTANA DWARK SMOOTH SUMAC	4	5 GALLON
(B)	POTENTILLA FRUITICOSA 'GOLD DROP' GOLD DROP POTENTILLA	7	5 GALLON
(Č)	YUCCA FLACCIDA 'IVORY TOWER'	7	5 GALLON
(j)	JUNIPERUS H. 'BLUE CHIP' BLUE CHIP JUNIPER	4	5 GALLON
$\widehat{(\mathbb{L})}$	LONICERA JAPONICA 'HALLIANA' HALL'S HONEYSUCKI E	10	1 GALLON

[ +] GRASS

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- 2" WASHED RIVER ROCK
- OVER MIRASCAPE II WEED BARRIER

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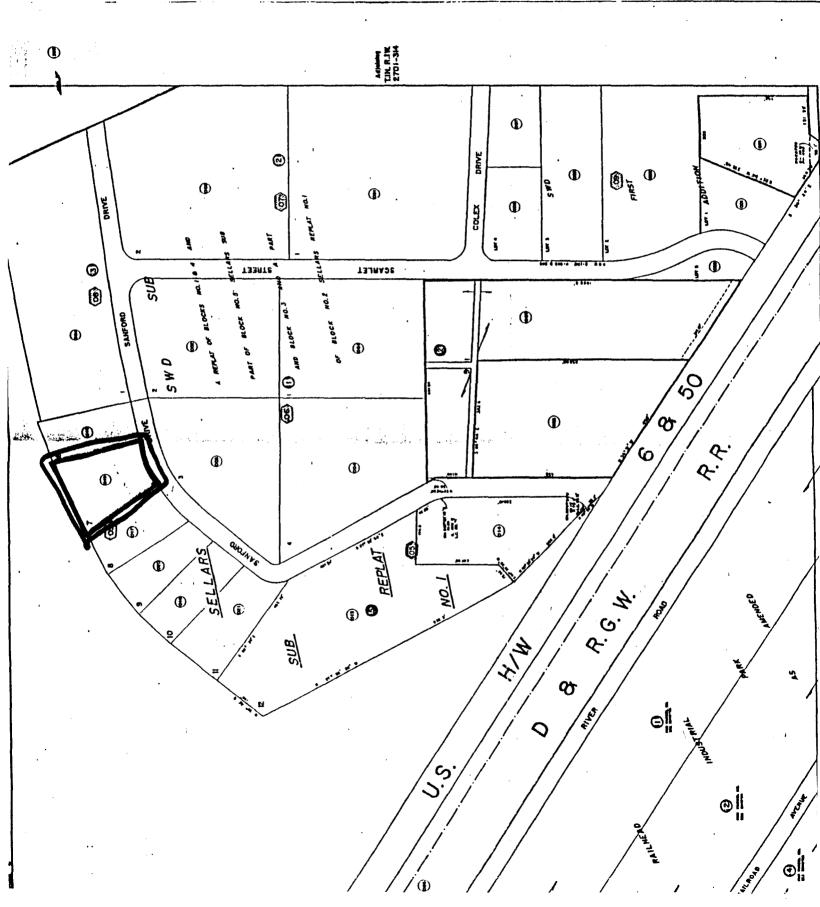
Parking Area Sign

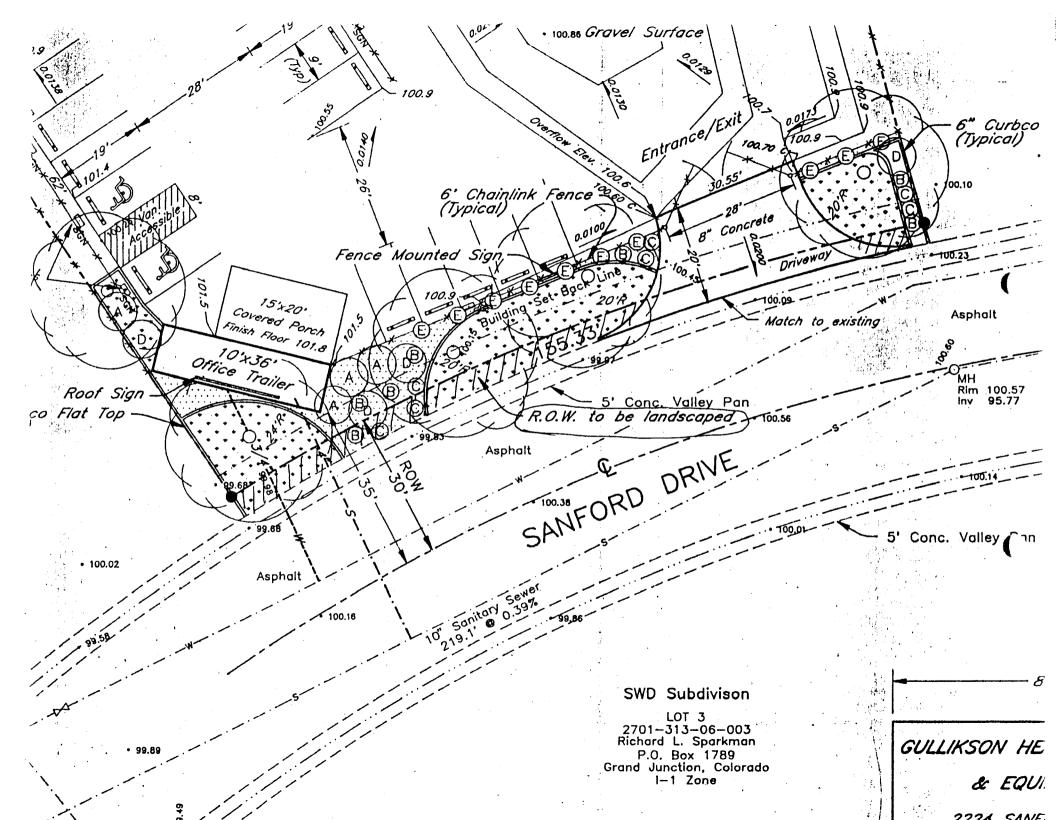
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Grantor(s),	MARVIN A. TI	LLMAN		
whose address is	Palisade			
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FOURTEEN	THOUSAND SEV	EN HUNDRED	consideration of	
		dollars, in hand pa	aid, hereby sell(s)	
and convey(s) to			MARGRET LOUISE (	SULLIKSON,
·	in joint '	tenancy		
whose legal add	iress is			
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the following re	al property in the	County of	Mesa	, and State
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