

12/15/2025 through 12/21/2025

## General Meetings / Neighborhood Meetings / Pre-Application Conferences

Plan	Main Address	Request Type	Assigned To	Project Type
<b>General Meeting</b>				
MTG-2025-680	3098 E RD	General Meeting	Lloyd, Thomas	Requests information on ANNEXATION to create six additional parcels on 2.715 acres; Comprehensive Plan Amendment FLU - Residential Medium.
MTG-2025-682	2738 B RD	General Meeting	Halford, Stephanie	Requests information on ANNEXATION and zoning for a major subdivision on 2.243 acres; Comprehensive Plan Amendment FLU - Residential Medium.
<b>Neighborhood Meeting</b>				
MTG-2025-685	2430 FOUR CANYONS PKWY	Neighborhood Meeting	Gorney, Jenna	Neighborhood meeting on major subdivision associated with a multifamily development consisting of 308 apartments on 9.63 acres in a RH-24 (Residential High 24 du/ac) zone district.
<b>Pre-Application</b>				
MTG-2025-662	2911 D 1/2 RD	Pre-Application	Kirk, Kate	Request information on a multiunit development on 12.97 acres in a proposed RH-24 (Residential 24 + du/ac) zone district.

## New Projects Submitted

Plan	Main Address	Project Name	Request Type	Assigned To	Project Type
COU-2025-707	250 FISCHER AVE	High Grade Automotive COU	Change of Use	Kaplan, Jacob	Change of use from warehouse to vehicle repair.
COU-2025-718	800 BELFORD AVE	Wellspring Health Access COU	Change of Use	Kaplan, Jacob	Change of use from CPA and accounting firm to medical clinic
GRD-2025-704	North of B 1/2 Rd, East of Allyce Ave	Fairview Glen Subdivision	Grading Permit	Girafalco, Jesse	Request approval of a grading permit to import fill dirt, clearing and grubbing for Fairview Glen Subdivision
MSU-2025-715	1520 NORTH AVE	Amaretto Creek Subdivision	Lot Consolidation	Lloyd, Thomas	Request approval of a minor subdivision to consolidate five (5) existing parcels into one (1) lot on 1.19 acres in a MU-2 (Mixed Use Commercial) zone district.
PLD-2025-714	400 23 RD	Redlands 360 ODP Amendment	Outline Development Plan	Johnsen, Jessica	Consider a request by Grand Junction Land Co LLC - Mike Maple and Redlands Three Sixty LLC - Jane Quimby to amend the PD ODP for Redlands 360 to incorporate three new parcels totaling 29 acres, adjust bulk standards and address outdoor lighting.
SPN-2025-710	2287 LOGOS CT	Conner Constructors Office	Site Plan Major - v2	Gross, John	Request approval to construct a 10,500 SF commercial office facility on 1.65 acres in an I-2 (Industrial General) zone district.
SPN-2025-711	104 WHITE AVE	Breakfast Restaurant	Site Plan Minor - v2	Johnsen, Jessica	Request approval to convert the existing lobby and commercial kitchen (originally built and permitted for the assisted living facility) for a small fast-food style breakfast restaurant on 0.573 acres in a MU-3 (Mixed Use Downtown) zone district.
SUB-2025-691	S of E 1/4 Rd, W of 3070 I70 Business Loop	Gutierrez Subdivision	Subdivision Major - Preliminary/Final	Lloyd, Thomas	Request approval of a Major Subdivision - Preliminary Subdivision Plan and Final Plat for 22 single unit lots on 3.5 acres in a RM-8 (Residential Medium) 8 du/ac zone district.
SUB-2025-712	450 28 RD	Salt Flats Subdivision Filing 1	Subdivision Major - Final	Acosta Stine, Daniella	Request approval of a Final Subdivision Plat for Salt Flats Subdivision Filing 1 consisting of 48 single family lots, of which eight are single family detached and 40 are duplexes (20 duplex buildings); one single family lot is reserved for in-home childcare.on 21.782 acres in a RH-24 (Residential High 24+ du/ac) zone district.

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## Projects Approved

Plan	Main Address	Project Name	Request Type	Assigned To	Approved Date	Project Type
FLP-2025-530	2786 CASPIAN WAY		Floodplain Permit	Girafalco, Jesse	12/18/2025	Floodplain Permit for 2786 Caspian Way Units A, B, C & D
GRD-2025-704	North of B 1/2 Rd, East of Allyce Ave	Fairview Glen Subdivision	Grading Permit	Girafalco, Jesse	12/16/2025	Request approval of a grading permit to import fill dirt, clearing and grubbing for Fairview Glen Subdivision
SPN-2025-420	1240 N 21ST ST	Varsity Apartments	Site Plan Major - v2	Kirk, Kate	12/19/2025	Request approval to construct a 19-unit multifamily apartment building on 0.944 acres in a MU-2 (Mixed Use Corridor) zone district.
TUP-2025-693	2692 HWY 50	Food Truck	Temporary Use Permit	Kaplan, Jacob	12/17/2025	Mobile Food Truck

## Non-Residential Permits Issued

Permit #	Main Address	Project Name	Permit Type	Work Class	Issue Date	Project/Business
PCN-2025-203	800 MAIN ST		Planning Clearance (N)	Other - v2	12/15/2025	Swap antennas and associated equipment on existing Wireless Communication Facility. This will not be a substantial change and there will be no increase to the height of the antennas or to the size of existing platform.
PCN-2025-1265	119 N 7TH ST		Planning Clearance (N)	Other - v2	12/15/2025	Remodel for Tiki Bird Restaurant. Complete overhaul of electrical, mechanical and plumbing infrastructure, including make-up air and exhaust hood system, installing a grease interceptor, and adding two new doors to the South side of the building.
PCN-2025-1322	2811 GRAND AVE		Planning Clearance (N)	Interior Remodel (No change of use)	12/16/2025	2nd floor Tenant Improvement for offices, meeting room and restrooms
PCN-2025-1335	743 HORIZON DR		Planning Clearance (N)	Interior Remodel (No change of use)	12/17/2025	Interior remodel of 1st floor Public area and minor exterior veneer changes. Exterior changes involve removal of awnings. Hampton entry exterior wall veneer modifications.
PCN-2025-1339	3173 PIPE CT	K & D Construction	Planning Clearance (N)	Non-Residential Development	12/17/2025	Construction of a new 6000 square foot office/warehouse on 1.36 acres in a CG (Commercial General) zone district.
PCN-2025-1192	2836 RECREATION WAY		Planning Clearance (N)	Other - v2	12/17/2025	Construction of a 32'x22' Pavilion
PCN-2024-325	356 27 1/2 RD	Alpine Lumber Storage Lot	Planning Clearance (N)	Non-Residential Development	12/19/2025	Request approval for a minor site plan to pave existing outdoor storage yard on 3.66 acres in an I-1 (Light Industrial) zone district.
PCN-2025-1360	950 CHIPETA AVE		Planning Clearance (N)	Interior Remodel (No change of use)	12/19/2025	Creating an additional room in the interior of the school to be used as an Opportunity Room
PCN-2025-1362	2150 GRAND AVE		Planning Clearance (N)	Interior Remodel (No change of use)	12/19/2025	Add 1 door to two different rooms
PCN-2025-1363	543 28 3/4 RD		Planning Clearance (N)	Interior Remodel (No change of use)	12/19/2025	Build an observation room for pre-k students (a wall with a two-way mirror in it)

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## Permit Type Count

Permit Type	Count
FEN	4
SGN	3
BAN	0
DWP	0
HOM	0
PCR	22
PCN	10
PCM	0