

5/26/2023 through 6/1/2023

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

Plan	Main Address	Request Type	Assigned To	Project Type
<b>General Meeting</b>				
MTG-2023-279	511 29 RD	General Meeting	Acosta, Dani	Request information regarding a rezone and site plan review for a commercial development on 0.896 acres in a R-8 (Residential 8 du/ac) zone district.
MTG-2023-324	2558 PATTERSON RD	General Meeting	Johnsen, Jessica	Request information to rezone parcel from R-O to C-1 or Mixed Use on 0.367 acres to increase their sign allowance.
MTG-2023-325	776 HORIZON DR	General Meeting	Thornton, Dave	Request information to convert Motel 6 into multi-family apartments on 2.08 acres in a C-1 zone.
MTG-2023-326	2351 H RD	General Meeting	Galehouse, Nicole	Request information to ANNEXATION and a major subdivision on 3.27 acres; County zone: RSF-R (Residential Single Family - Rural) zone district.
<b>Neighborhood Meeting</b>				
MTG-2023-301	3175 D RD	Neighborhood Meeting	Thornton, Dave	Hold a neighborhood meeting on ANNEXATION and ZONING on 1.486 acres; Comp Plan FLU: Commercial, County Zone: PUD.
MTG-2023-313	1313 BUNTING AVE	Neighborhood Meeting	Acosta, Dani	Neighborhood Meeting regarding a request to subdivide a 0.21 acre into five townhome lots in a MXR-3 zone district.

## New Projects Submitted

Plan	Main Address	Project Name	Request Type	Assigned To	Project Type
SPN-2023-334	2725 H RD	Luxelocker Storage	Site Plan Major - v2	Thornton, Dave	Request approval of a site plan review to construct 149 large storage unit development with 6 buildings on a 6 acre portion of 13.34 acres in an I-1 (Light Industrial) zone district.
SPN-2023-336	1350 WHITE AVE	Short-Term Vacation Rentals	Site Plan Minor - Short Term Rental	Kaplan, Jacob	Short term rental - Reid
SPN-2023-337	2300 LOGOS DR	2300 Logos Office-Warehouse Complex	Site Plan Major - v2	Johnsen, Jessica	Request approval to construct a office-warehouse complex with 2 buildings totaling 11330 square feet on 0.999 acres in an I-2 (General Industrial) zone district.
SSU-2023-331	665 TILMAN DR	665 Tilman Sub	Lot Split	Johnsen, Jessica	Request approval of a simple subdivision to split an existing duplex into two (2) lots on 0.24 acres in a R-8 (Residential 8 du/ac) zone district.
TUP-2023-328	2405 PATTERSON RD		Temporary Use Permit	Dunlap, Pat	Circus Paranormal Cirque (Circus)
TUP-2023-330		Office Trailer	Temporary Use Permit	Robinson, Madeline	Placement of two temporary trailers for home base for A CDOT road construction on I70 Grand Junction
TUP-2023-332	2449 HWY 6 AND 50	Produce Stand	Temporary Use Permit	Robinson, Madeline	Fruit Stand Peach Stand in parking lot
TUP-2023-344	2210 HWY 6 AND 50	Fireworks Stand	Temporary Use Permit	Dunlap, Pat	Fireworks Stand Fireworks Stand

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## Projects Approved

Plan	Main Address	Project Name	Request Type	Assigned To	Approved Date	Project Type
SPN-2023-163	2779 ACRIN AVE	OM Starbucks	Site Plan Major - v2	Herbert, Kat	5/31/2023	Request approval of a Major Site Plan Review for a 2160 square foot Starbucks Drive Thru on 1.14 acres in a C-1 (Light Commercial) zone district.
SPN-2023-295	2456 AJAY AVE	Short-Term Vacation Rentals	Site Plan Minor - Short Term Rental	Kaplan, Jacob	5/31/2023	Short-term rental - Gear
SPN-2023-61	783 VALLEY CT	Kassbohrer All-Terrain Vehicles	Site Plan Major - v2	Peterson, Scott	5/26/2023	Request approval to construct a 2,100 sq ft building addition for additional warehouse storage on 2.672 acres in an I-1 (Light Industrial) zone district.
TED-2023-306	Btwn 23 3/4 Rd & 24 Rd, S of G Rd	Aspen Trails Subdivision	TEDS Exception	Dorris, Rick	5/26/2023	Request approval of a TEDS Exception for radii design in a proposed commercial subdivision 16.09 acres in a MU (Mixed Use) zone district.

## Non-Residential Permits Issued

Permit #	Main Address	Project Name	Permit Type	Work Class	Issue Date	Project/Business
PCN-2023-570	2115 GRAND AVE		Planning Clearance (N)	Interior Remodel (No change of use)	5/26/2023	New Store Front Vestibule
PCN-2023-582	2595 HWY 6 AND 50		Planning Clearance (N)	Other - v2	5/31/2023	Installing Car Charger Infrastructure at Dealership for 2 Car Chargers
PCN-2023-585	2566 PATTERSON RD		Planning Clearance (N)	Interior Remodel (No change of use)	6/1/2023	INTERIOR BUILD-OUT OF AN EXISTING DEMISED SPACE IN AN EXISTING BUILDING. WORK TO INCLUDE CARPENTRY, MECHANICAL, PLUMBING AND ELECTRICAL WORK.
PCN-2023-596	2131 N 6TH ST		Planning Clearance (N)	Other - v2	5/31/2023	14 x 24 ft shed
PCN-2023-598	2422 PATTERSON RD		Planning Clearance (N)	Demolition Permit - v2	5/31/2023	Demo of entire building
PCN-2023-609	2635 N 7TH ST		Planning Clearance (N)	Interior Remodel (No change of use)	5/31/2023	Replacing old Pevco System screens with a newer model - NO plumbing required

## Permit Type Count

Permit Type	Count
FEN	6
SGN	2
BAN	0
DWP	0
HOM	0
PCR	25
PCN	6
PCM	0