

City County

PLAN # _____

APPLICATION FOR THE PLANNING CLEARANCE FOR A BUILDING PERMIT

SUBMITTALS REQUIRED: (2) Plot Plans showing Parking, Landscaping, Setbacks to all property lines, and all streets which abut the parcel:

BLDG ADDRESS: 2767 B 1/2 rd
SUBDIVISION: Orchard Mesa Center
FILING # _____ BLK # _____ LOT # _____

SQ FT OF BLDG: 23,025
SQ FT OF LOT: 85,539
NUMBER OF FAMILY UNITS: _____

TAX SCHEDULE NUMBER:
2945-254-02-001

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: _____

PROPERTY OWNER: Dillon Real Estate Co. Inc.
ADDRESS: 105 W. Colorado Ave. G.T. Col.
PHONE: _____

USE OF ALL EXISTING BUILDINGS: 0

DESCRIPTION OF WORK AND INTENDED USE:
Construction of new
retail space

FOR OFFICE USE ONLY

ZONE: H.O.
SETBACKS: F _____ S _____ per site plan
RIGHT OF WAY: _____
MAXIMUM HEIGHT: _____

FLOOD PLAIN: YES NO
GEOLOGIC HAZARD: YES NO
CENSUS TRACT NUMBER: 13
SPECIAL CONDITIONS: _____

PARKING SPACES REQUIRED: 115 req 126 provided
LANDSCAPING/SCREENING: As per landscape plan (L1)

This permit does NOT cover Bldg B (It will require minor change)
If any new curb cuts, will require fee
City permit. All curb/gutter work & drainage will require CEng approval.

ANY MODIFICATION TO THIS APPROVED PLANNING CLEARANCE MUST BE APPROVED IN WRITING BY THIS DEPARTMENT.
THE STRUCTURE APPROVED BY THIS APPLICATION CANNOT BE OCCUPIED UNTIL A CERTIFICATE OF OCCUPANCY (CO) IS ISSUED BY THE BUILDING DEPARTMENT (Section 307, Uniform Building Code).
ANY LANDSCAPING REQUIRED BY THIS PERMIT SHALL BE MAINTAINED IN AN ACCEPTABLE AND HEALTHY CONDITION. THE REPLACEMENT OF ANY VEGETATION MATERIALS THAT DIE OR ARE IN AN UNHEALTHY CONDITION SHALL BE REQUIRED.

I HEREBY ACKNOWLEDGE THAT I HAVE READ THIS APPLICATION AND THE ABOVE IS CORRECT AND I AGREE TO COMPLY WITH THE REQUIREMENTS ABOVE. FAILURE TO COMPLY SHALL RESULT IN LEGAL ACTION.

DATE APPROVED: 6-5-84
APPROVED BY: [Signature]

[Signature]
SIGNATURE
Logos Const.
241-1650