

City  County

PLAN # 22104

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: 2862 NORTH AVENUE

SQ FT OF BLDG: 3,950

SUBDIVISION: \_\_\_\_\_

SQ FT OF LOT: 128,700

FILING # \_\_\_\_\_ BLK # \_\_\_\_\_ LOT # \_\_\_\_\_

NUMBER OF FAMILY UNITS: \_\_\_\_\_

TAX SCHEDULE NUMBER: 2943-074-00-D36

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION 2

PROPERTY OWNER: KENNETH D. PIGFORD

USE OF ALL EXISTING BUILDINGS: RETAIL NURSERY

ADDRESS: 2657 CRESTRIDGE CT.

PHONE: 245-2368 / 242-5528

DESCRIPTION OF WORK AND INTENDED USE: OVER-ROOF

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FOR OFFICE USE ONLY  
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ZONE: C-1

FLOOD PLAIN: YES  NO

SETBACKS: F 55' S 0' R 0'

GEOLOGIC HAZARD: YES  NO

RIGHT OF WAY: 50' REQ / 40' EXISTING

CENSUS TRACT NUMBER: 7

MAXIMUM HEIGHT: 40'

SPECIAL CONDITIONS: 10' OF

PARKING SPACES REQUIRED: 1 sp. per 250 sq. ft. sales area.

RIGHT-OF-WAY REQUIRED ON NORTH AVE. Per submitted RDM

LANDSCAPING/SCREENING: EXISTING

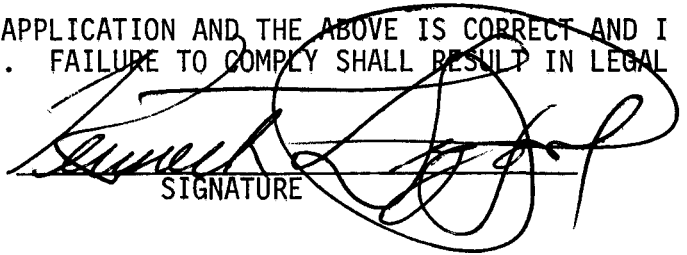
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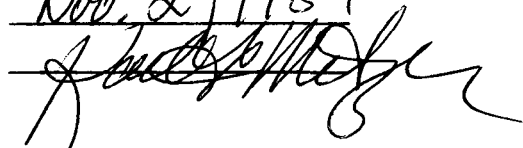
ANY MODIFICATION TO THIS APPROVED PLANNING CLEARANCE MUST BE APPROVED IN WRITING BY THIS DEPARTMENT.

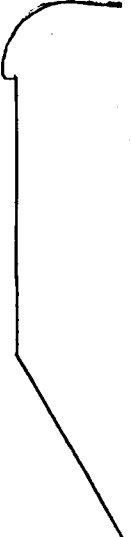
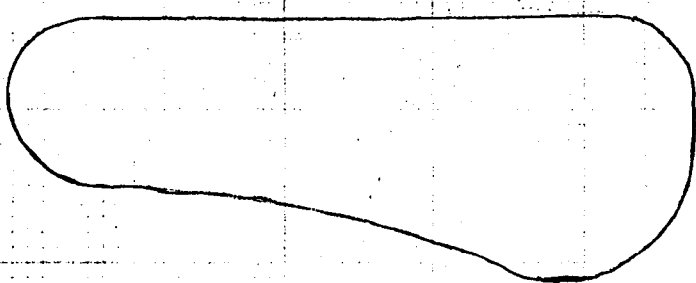
THE STRUCTURE APPROVED BY THIS APPLICATION CANNOT BE OCCUPIED UNTIL A CERTIFICATE OF OCCUPANCY (CO) IS ISSUED BY THE BUILDING DEPARTMENT (Section 307, Uniform Building Code).

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.

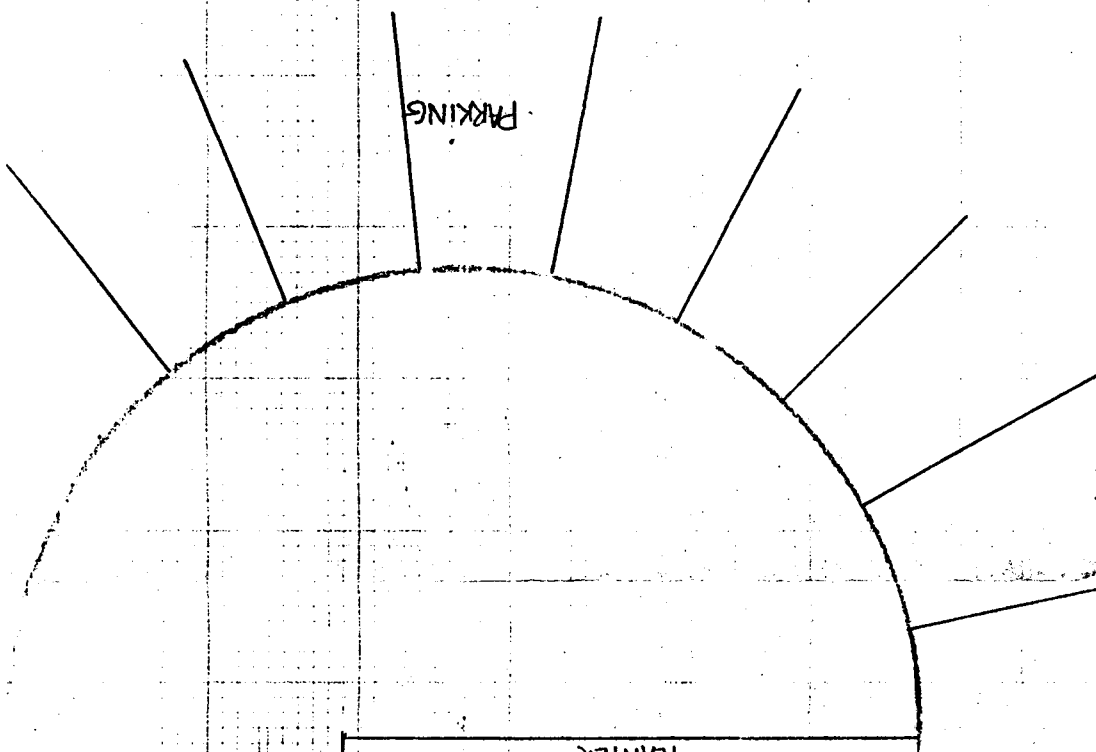
I HEREBY ACKNOWLEDGE THAT I HAVE READ THIS APPLICATION AND THE ABOVE IS CORRECT AND I AGREE TO COMPLY WITH THE REQUIREMENTS ABOVE. FAILURE TO COMPLY SHALL RESULT IN LEGAL ACTION.

  
SIGNATURE

DATE APPROVED: Nov. 2, 1984  
APPROVED BY: 



SCALE



PARKING

PARKING

PLANTER

SCALE TO SUPPORT POS

RETAIL STORE

