

DATE SUBMITTED: 11-12-85

PERMIT # 24444

FEE \$500

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 409 Chulucota Ave

SQ. FT. OF BLDG: _____

SUBDIVISION: _____

SQ. FT. OF LOT: _____

FILING # _____ BLK # _____ LOT # _____

NUMBER OF FAMILY UNITS: 1

TAX SCHEDULE NUMBER:
2945-154-26-002

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION:
1

PROPERTY OWNER: Jose Gutierrez

USE OF ALL EXISTING BUILDINGS:

ADDRESS: 409 Chulucota Ave

Housing

PHONE: 243-8307

DESCRIPTION OF WORK AND INTENDED USE:

SUBMITTALS REQ'D: TWO (2) PLOT PLANS SHOWING PARKING, LANDSCAPING, SETBACKS TO ALL PROPERTY LINES, AND ALL STREETS WHICH ABUT THE PARCEL.

2 Bedroom addition 27'x28' only

***** FOR OFFICE USE ONLY *****

ZONE: RSF-8

FLOODPLAIN: YES NO *Existing lot is 1' above the designated FP of 4555'*

SETBACKS: F 45 S 5 R 15

GEOLOGIC HAZARD: YES _____ NO

MAXIMUM HEIGHT: addition to

CENSUS TRACT #: 14

PARKING SPACES REQ'D: rear of existing

TRAFFIC ZONE: 43

LANDSCAPING/SCREENING: None
proposed slab will not encroach any lower than existing grade

SPECIAL CONDITIONS: No FP permit required since existing structure is already above FP designation (B)

***** ANY MODIFICATION TO THIS APPROVED PLANNING CLEARANCE MUST BE APPROVED, IN WRITING, BY THE DEPARTMENT. THE STRUCTURE APPROVED BY THIS APPLICATION CANNOT BE OCCUPIED UNTIL A CERTIFICATE OF OCCUPANCY (C.O.) IS ISSUED BY THE BUILDING DEPARTMENT (SECTION 307, UNIFORM BUILDING CODE.) *****

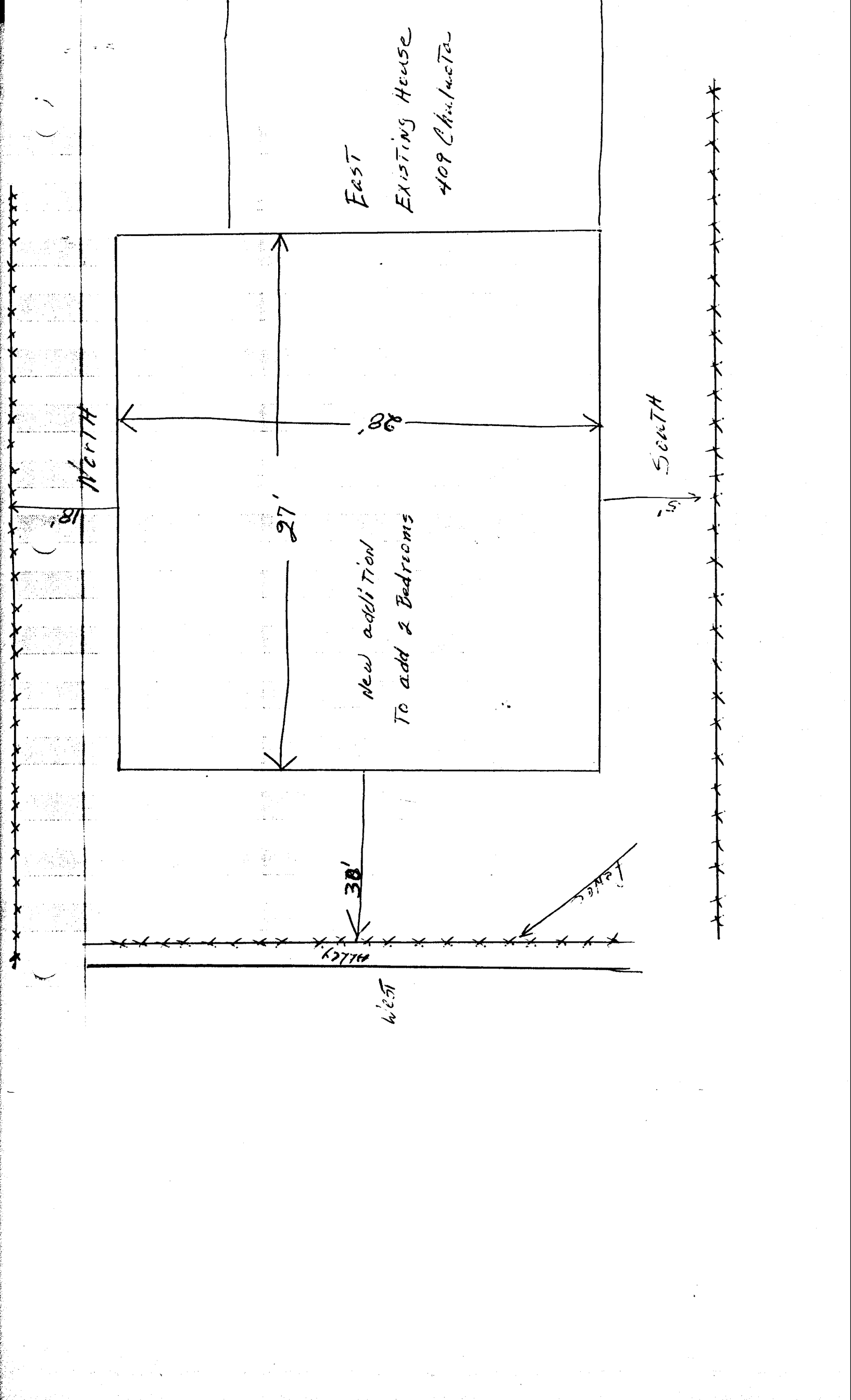
ANY LANDSCAPING REQUIRED BY THIS PERMIT SHALL BE MAINTAINED IN AN ACCEPTABLE AN HEALTHY CONDITION. THE REPLACEMENT OF ANY VEGETATION MATERIALS THAT DIE OR ARE IN AN UNHEALTHY CONDITION SHALL BE REQUIRED.

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: 11-12-85

APPROVED BY: Sinde A. Wetzell

Della Gutierrez
SIGNATURE



East

Existing House

409 Chulacota

NORTH

SOUTH

New addition
To add 2 Bedrooms

West

ALLEY

Lane

30'

27'

28'

18'