

DATE SUBMITTED: 5/6/85

PERMIT # 23225

FEE 500

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 226 Gunnison #E

SQ. FT. OF BLDG: _____

SUBDIVISION: of Grd. Jct.

SQ. FT. OF LOT: 150x50 7500#

FILING # _____ BLK # 35 LOT # 25:26

NUMBER OF FAMILY UNITS: _____

TAX SCHEDULE NUMBER:
2945-142-23-C13

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION:
one

PROPERTY OWNER: James S. or Kimberly A. Kay

USE OF ALL EXISTING BUILDINGS:
Residential

ADDRESS: 226 Gunnison #E

PHONE: 242-3333

DESCRIPTION OF WORK AND INTENDED USE:
Install outside stairway for fire escape

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

FOR OFFICE USE ONLY

ZONE: RMF-64

FLOODPLAIN: YES _____ NO X

SETBACKS: F 50 S 10 R 20

GEOLOGIC HAZARD: YES _____ NO X

MAXIMUM HEIGHT: 65

CENSUS TRACT #: 3

PARKING SPACES REQ'D: NA

TRAFFIC ZONE: 35

LANDSCAPING/SCREENING: NA

SPECIAL CONDITIONS: NA

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 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: 5/6/85

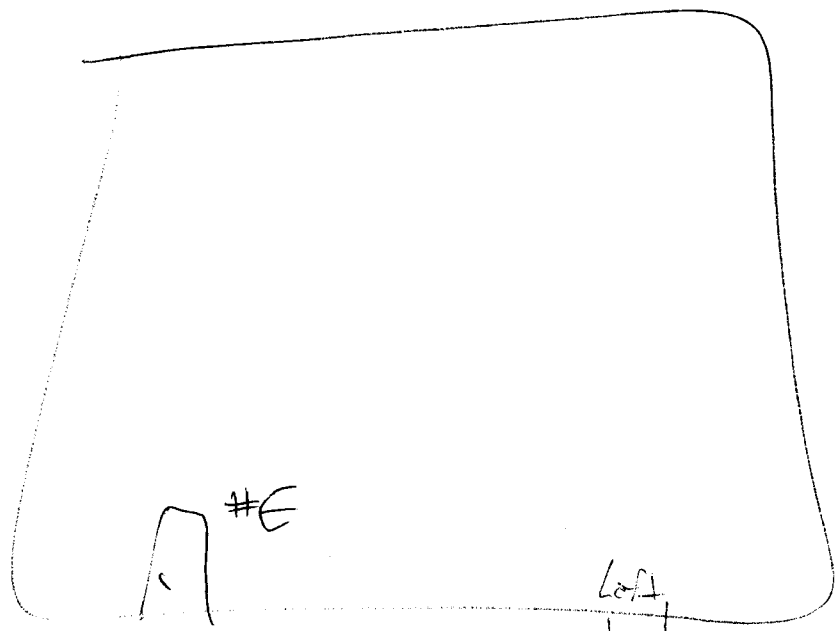
APPROVED BY: SK

Kim Kay
SIGNATURE

NE

(GUNNISON)

226 Gunnison



Alley

40ft. to Property line
from end of stair case