

DATE SUBMITTED: 10/30/87

PERMIT # 29000

FEE \$ 5⁰⁰

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 1810 N. 6th ST

SQ. FT. OF BLDG: 1072 Existing 216 new

SUBDIVISION: SHERWOOD

SQ. FT. OF LOT: 7800

FILING # _____ BLK # 1 LOT # 5

NUMBER OF FAMILY UNITS: 1

TAX SCHEDULE NUMBER:
2945-113-11-004

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION:
1

PROPERTY OWNER: FRANSINE LEE

USE OF ALL EXISTING BUILDINGS:
Living area + storage sheds

ADDRESS: 1810 N. 6th ST.

PHONE: 243-0119

DESCRIPTION OF WORK AND INTENDED USE:
Enclose half of existing carport to make a garden outdoor room, with ground level redwood deck adjoining

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: RSF-5

FLOODPLAIN: YES _____ NO X

SETBACKS: F 20 ft S 5' R 25'

GEOLOGIC HAZARD: YES _____ NO X

MAXIMUM HEIGHT: _____

CENSUS TRACT #: 4

PARKING SPACES REQ'D: _____

TRAFFIC ZONE: 34

LANDSCAPING/SCREENING: _____

SPECIAL CONDITIONS: _____

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.

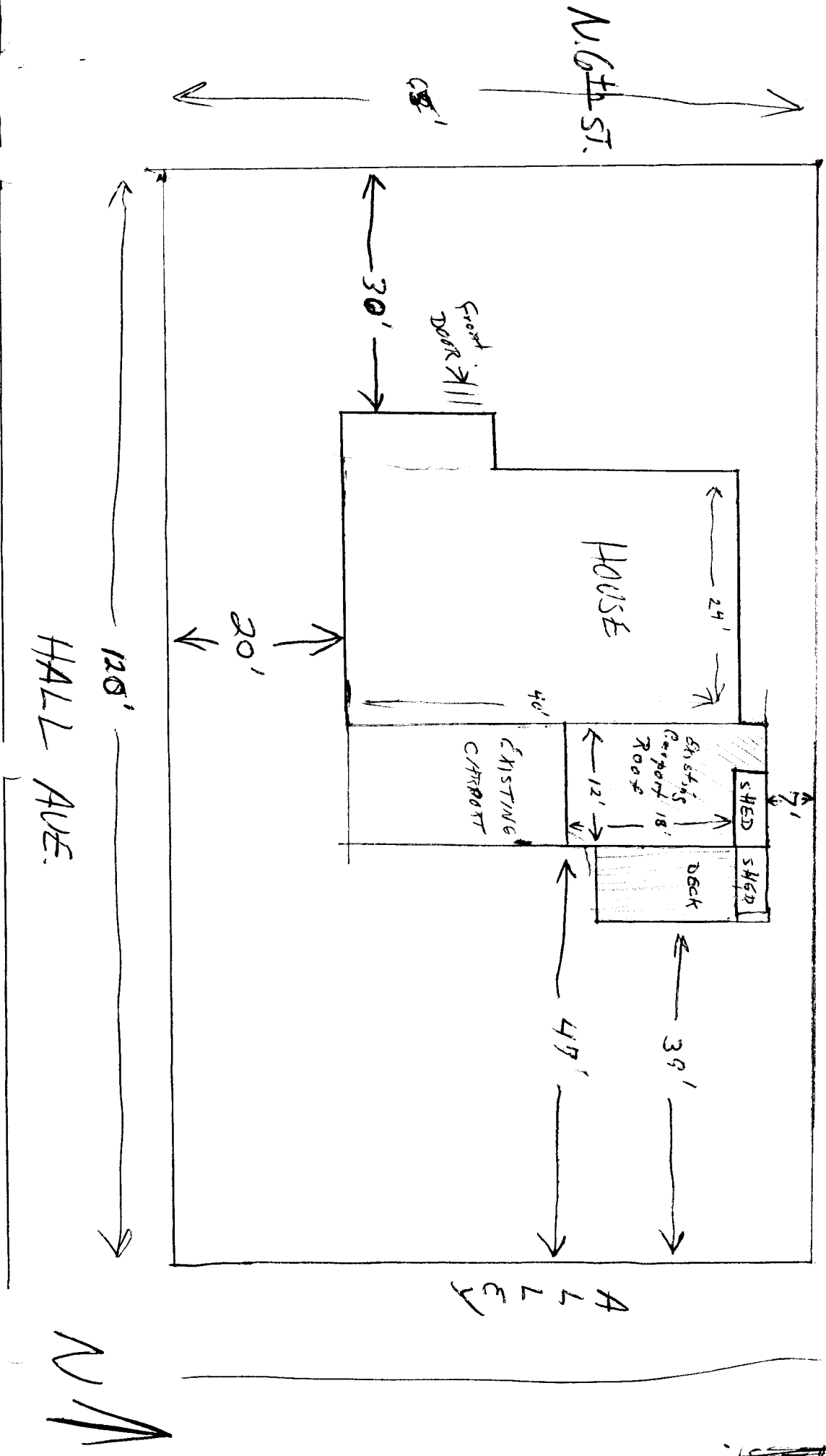
DATE APPROVED: 10-30-87

APPROVED BY: Linda

Fransine E. Lee
SIGNATURE

GRANVILLE LEE
1810 N. G ST.

* Shaded area indicates proposed new construction location of garden/outdoor room w/ adjacent deck. Existing roof over new construction.



~~1810 N. G. ST.~~