

DATE SUBMITTED: OCT 6, 1987

PERMIT # 28990

FEE \$5.00

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 1022 GUNNISON AVE.

SQ. FT. OF BLDG: 1800 ~~17~~ 17 FT

SUBDIVISION: CITY OF GRAND JUNCTION

SQ. FT. OF LOT: 9640 / 9750

FILING # - BLK # 43 LOT # 27+28 ^{w/1/2 26+}

NUMBER OF FAMILY UNITS: 1

TAX SCHEDULE NUMBER:
2945-141-20-010

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION:
2 - 1 HOME + 1 SHOP + 1 CARPORT

PROPERTY OWNER: LORAN + LINDA DAKE

ADDRESS: 1022 GUNNISON AVE.

USE OF ALL EXISTING BUILDINGS:
RESIDENTIAL

PHONE: 241-8633-W / 241 7825-14

DESCRIPTION OF WORK AND INTENDED USE:

FRONT PORCH EXTENSION

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-8

FLOODPLAIN: YES NO

SETBACKS: F 50 S 5 R 15

GEOLOGIC HAZARD: YES NO

MAXIMUM HEIGHT: 32

CENSUS TRACT #: 2

PARKING SPACES REQ'D: N/A

TRAFFIC ZONE: 36

LANDSCAPING/SCREENING: N/A

SPECIAL CONDITIONS: _____

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 (C.O.) IS ISSUED BY THE BUILDING DEPARTMENT (SECTION 307, UNIFORM BUILDING CODE.)

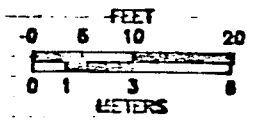
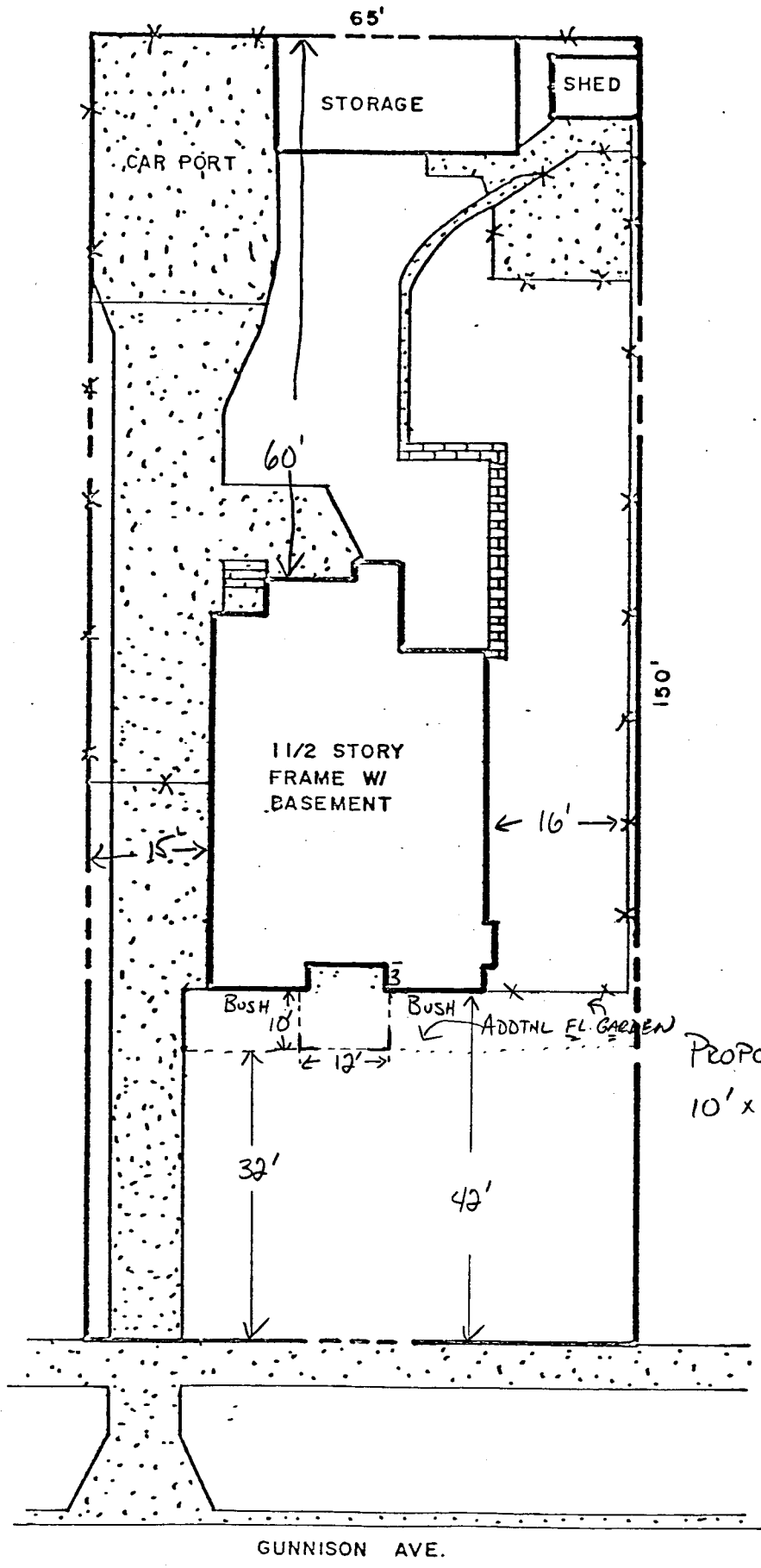
ANY LANDSCAPING REQUIRED BY THIS PERMIT SHALL BE MAINTAINED IN AN ACCEPTABLE AN HEALTHY CONDITION. THE REPLACEMENT OF ANY VEGETATION MATERIALS THAT DIE OR ARE IN AN UNHEALTHY CONDITION SHALL BE REQUIRED.

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: Oct. 6 1987

APPROVED BY: Greg A. [Signature]

[Signature]
SIGNATURE



1022 GUNNISON AVE.

PROPOSED FRONT PORCH EXTENSION
 10' x 12' = 120 sq ft.

GUNNISON AVE.

1022 Gunnison Avenue, Grand Junction, CO.