

DATE SUBMITTED: 2-19-88

PERMIT # 29570

FEE \$500

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 2459 Applewood Pl.

SQ. FT. OF BLDG: 1718

SUBDIVISION: Portland

SQ. FT. OF LOT: 3772

FILING # _____ BLK # 1 LOT # 4

NUMBER OF FAMILY UNITS: 1

TAX SCHEDULE NUMBER:
2945-011-43-004

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION:
none

PROPERTY OWNER: Leroy Jensen

USE OF ALL EXISTING BUILDINGS:

ADDRESS: P.O. Box 3521 N.J. 81502

PHONE: 242-8610

DESCRIPTION OF WORK AND INTENDED USE:
Single Family Residence

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: PR 4.2

FLOODPLAIN: YES _____ NO

SETBACKS: F 20 S 5' R 10'

GEOLOGIC HAZARD: YES _____ NO

MAXIMUM HEIGHT: 25

CENSUS TRACT #: 10

PARKING SPACES REQ'D: 2

TRAFFIC ZONE: 21

LANDSCAPING/SCREENING: N/A

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: 2/19/88

APPROVED BY: Ronald Metzner

Leroy Jensen
SIGNATURE

