

DATE SUBMITTED: 9-27-88

PERMIT # 31371

FEE \$500

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 3325 BEECHWOOD

SQ. FT. OF BLDG: 236 ft²

SUBDIVISION: SPRING VALLEY

SQ. FT. OF LOT: 9,460 ft²

FILING # 6 BLK # 13 LOT # 8

NUMBER OF FAMILY UNITS: 1

TAX SCHEDULE NUMBER:
2945-014-35-008

NUMBER OF BUILDINGS ON PARCEL
BEFORE THIS PLANNED CONSTRUCTION:
1

PROPERTY OWNER: DEAN + KROLL LINDBOLM

USE OF ALL EXISTING BUILDINGS:

ADDRESS: 3325 BEECHWOOD ST.

RESIDENCE

PHONE: 303, 241-2810

DESCRIPTION OF WORK AND INTENDED USE:

BUILD SUNROOM ONTO EXISTING RESIDENCE

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

FOR OFFICE USE ONLY

ZONE: RSF-5

FLOODPLAIN: YES NO

SETBACKS: F 20 R 45 ft S 5 R 25

GEOLOGIC HAZARD: YES NO

MAXIMUM HEIGHT: 32

CENSUS TRACT #: 10

PARKING SPACES REQ'D: _____

TRAFFIC ZONE: 21

LANDSCAPING/SCREENING: _____

SPECIAL CONDITIONS: Must be approved
By Spring Valley Home Owners Assoc.

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.)

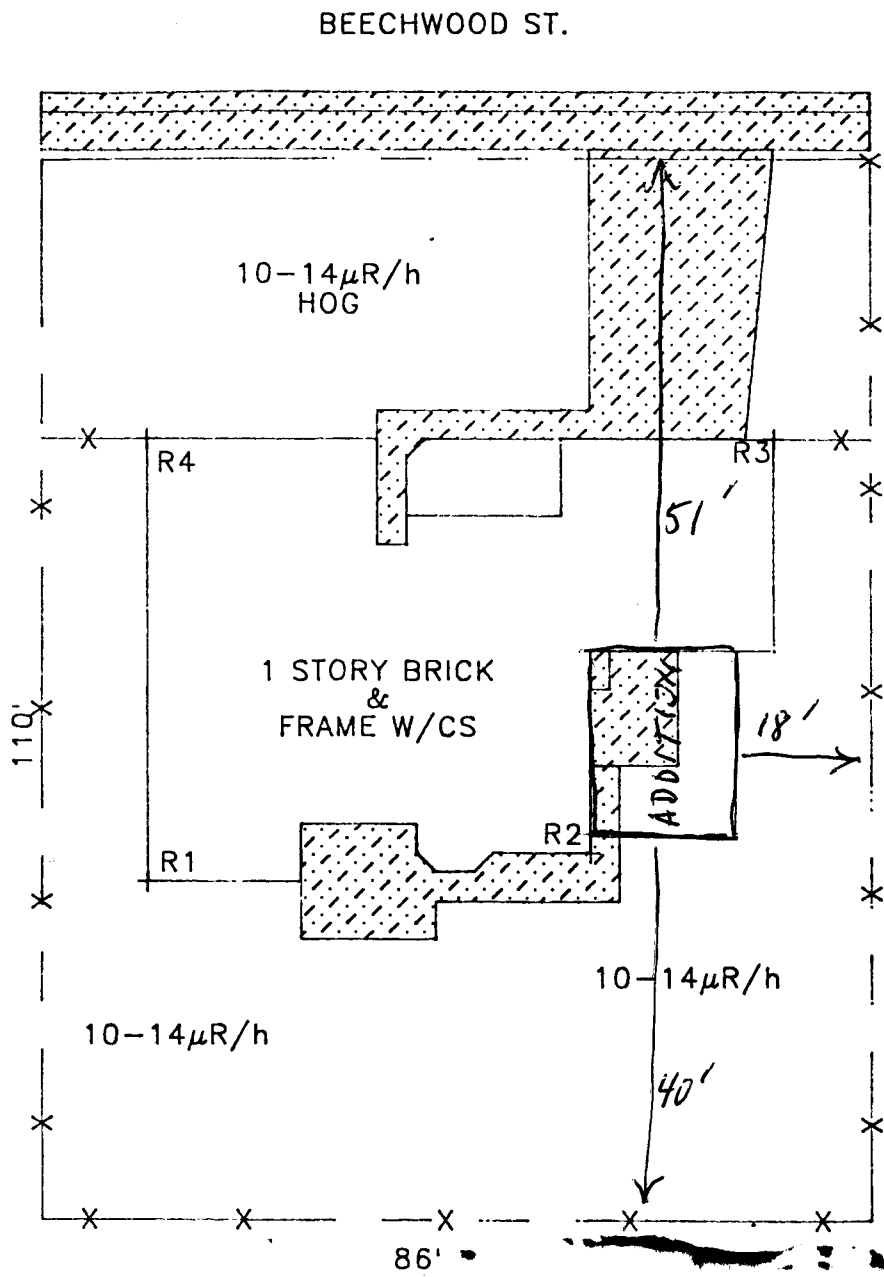
ANY LANDSCAPING REQUIRED BY THIS PERMIT SHALL BE MAINTAINED IN AN ACCEPTABLE AN HEALTHY CONDITION. THE REPLACEMENT OF ANY VEGETATION MATERIALS THAT DIE OR ARE IN AN UNHEALTHY CONDITION SHALL BE REQUIRED.

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: 9-27-88

APPROVED BY: [Signature]

[Signature]
SIGNATURE



GJ40082

3325 BEECHWOOD ST.

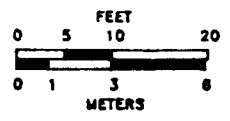


Figure 1. Location GJ40082 - 3325 Beechwood Street, Grand Junction, 9/11/87 Colorado.

JAA