

DATE SUBMITTED: 7/14/88

PERMIT # 30814

FEE 10.00

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 1621 Cymmer Way

SQ. FT. OF BLDG: 140

SUBDIVISION: Orchard Mesa Hts.

SQ. FT. OF LOT: 41250

FILING # _____ BLK # 3143 LOT # 8-9
1-9

NUMBER OF FAMILY UNITS: _____

TAX SCHEDULE NUMBER:
2945-233-12-020

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION:
2

PROPERTY OWNER: Western Empire Dairymen Assn

USE OF ALL EXISTING BUILDINGS: _____

ADDRESS: 1621 Cymmer Way, G.J. Co.

PHONE: 243-0162

DESCRIPTION OF WORK AND INTENDED USE:
Compressor Room

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: C-1

FLOODPLAIN: YES _____ NO

SETBACKS: F S R

GEOLOGIC HAZARD: YES _____ NO

MAXIMUM HEIGHT: 40

CENSUS TRACT #: 13

PARKING SPACES REQ'D:

TRAFFIC ZONE: 87

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.)

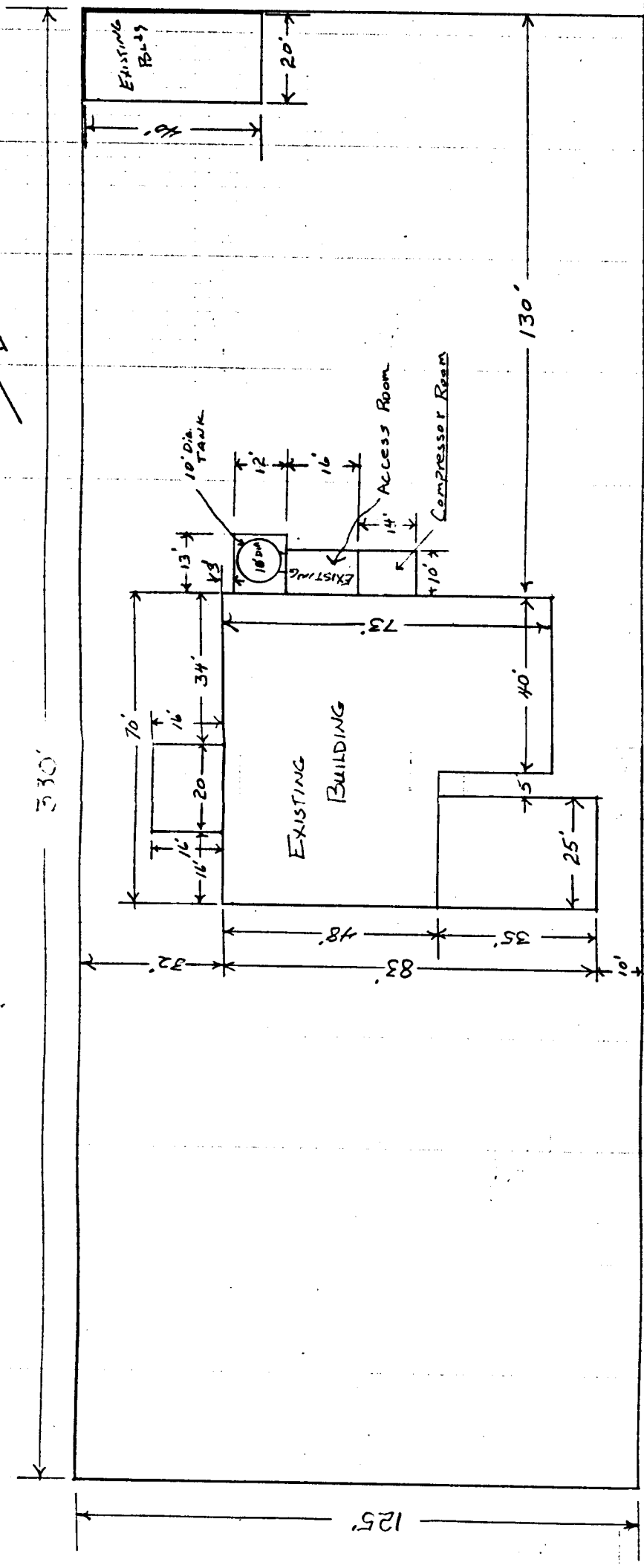
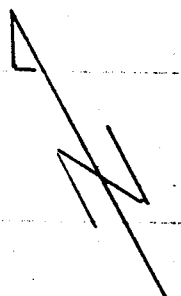
ANY LANDSCAPING REQUIRED BY THIS PERMIT SHALL BE MAINTAINED IN AN ACCEPTABLE AND HEALTHY CONDITION. THE REPLACEMENT OF ANY VEGETATION MATERIALS THAT DIE OR ARE IN AN UNHEALTHY CONDITION SHALL BE REQUIRED.

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: 7/14/88

APPROVED BY: [Signature]

[Signature]
SIGNATURE



CLYMER WAY
80' W.

TAX # 2945-233-12-020

LEGAL - LOTS 8, 9, & 1/2 of 7 of Bk 31
 LOTS 1 THRU 9 & 1/2 of 10 of Bk 32
 All of Unsettled Alley BET Bk 31 & 32

WESTERN EMPIRE DAIRYMEN'S ASSN.
 1621 CLYMER WAY, GR. JCT., CO. 8150
 CONSTRUCTION SERVICES
 226 30 RT., GR. JCT. CO. 8151
 303-434-8041
 SCALE 1" = 25'
 DATE 5-16-88
 DRAWN BY NF

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