

DATE SUBMITTED: 8/24/88

PERMIT # 31091

FEE 5.00

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 1127 S. ...

SQ. FT. OF BLDG: 600

SUBDIVISION: _____

SQ. FT. OF LOT: 8750

FILING # _____ BLK # 88 LOT # 596

NUMBER OF FAMILY UNITS: 1

TAX SCHEDULE NUMBER:
2945- ...

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION:
2

PROPERTY OWNER: Wesley C. Whaley

USE OF ALL EXISTING BUILDINGS:
RESIDENCE & GARAGE

ADDRESS: 1435 ...

PHONE: 245-3380

DESCRIPTION OF WORK AND INTENDED USE:

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

ADD GARAGE POOR FLOOR IN EXISTING GARAGE

FOR OFFICE USE ONLY

ZONE: RMF-32

FLOODPLAIN: YES _____ NO X

SETBACKS: F _____ S 3' R 10'

GEOLOGIC HAZARD: YES _____ NO _____

MAXIMUM HEIGHT: 36'

CENSUS TRACT #: 2

PARKING SPACES REQ'D: _____

TRAFFIC ZONE: 4/1

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: 8/24/88

APPROVED BY: Kathy ...

Wesley C. Whaley
SIGNATURE

Grand Ave.

