

DATE SUBMITTED: 8-10-88

PERMIT # 30968

FEE \$500

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 109 Hillcrest

SQ. FT. OF BLDG: 1192 of ADDON

SUBDIVISION: Hillcrest

SQ. FT. OF LOT: _____

FILING # _____ BLK # _____ LOT # 9 & W/210

NUMBER OF FAMILY UNITS: 1

TAX SCHEDULE NUMBER:
2945-112-15-007

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: _____

PROPERTY OWNER: Joseph & Linda Skinner

USE OF ALL EXISTING BUILDINGS: _____

ADDRESS: 109 Hillcrest Cir Jct

RESIDENTIAL

PHONE: 243-7193

DESCRIPTION OF WORK AND INTENDED USE:
RESIDENTIAL - HOME - KITCHEN, BR,
FMR

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-5

FLOODPLAIN: YES _____ NO

SETBACKS: F 45' S 3' R 25'

GEOLOGIC HAZARD: YES _____ NO

MAXIMUM HEIGHT: 32'

CENSUS TRACT #: 4

PARKING SPACES REQ'D: N/A

TRAFFIC ZONE: 25

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 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.

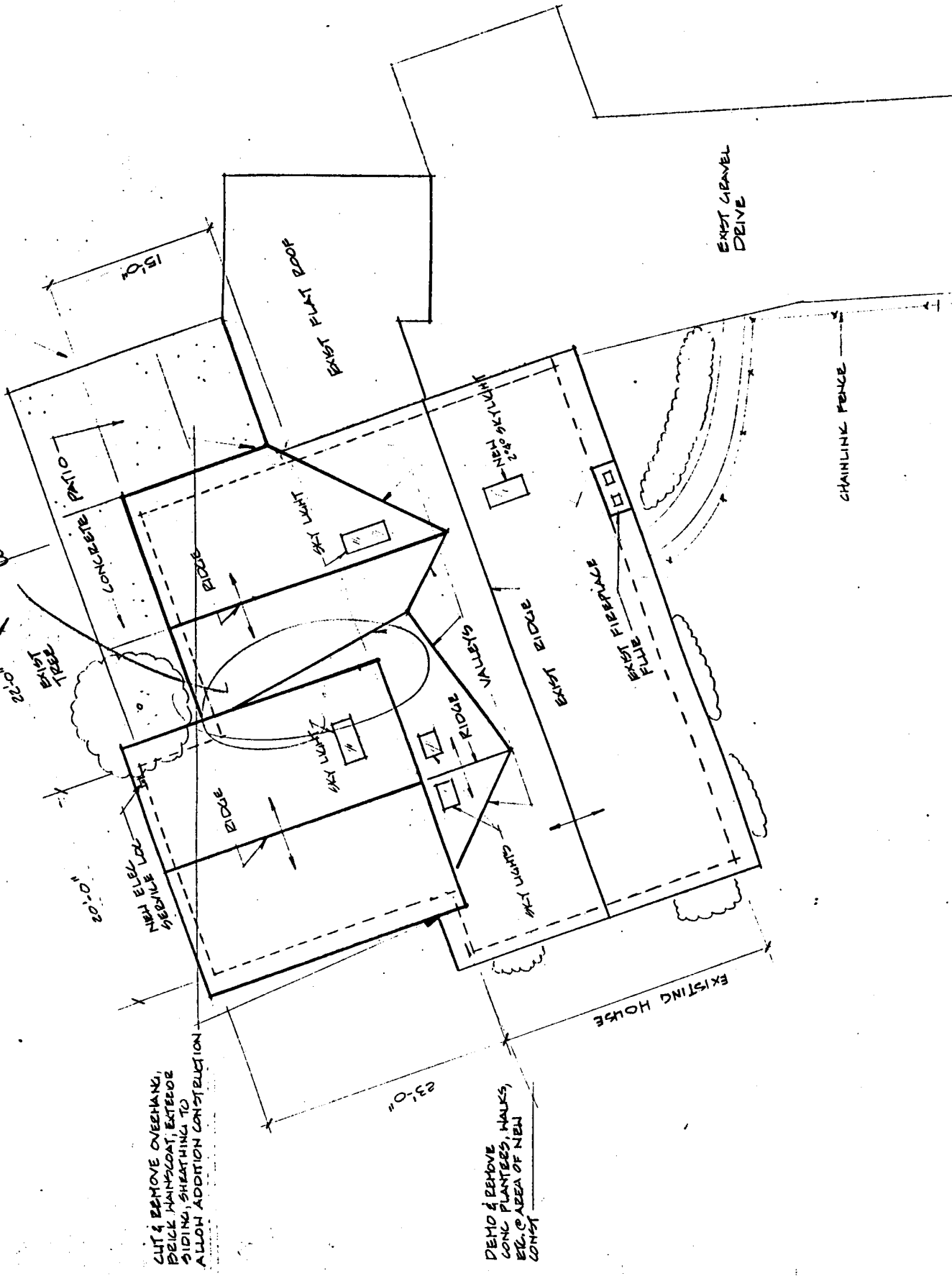
DATE APPROVED: 8/10/88

APPROVED BY: [Signature]

[Signature]
SIGNATURE

After 50%
 to Bear Property
 8-10-88
 Kelly Lawrence
 Prepared - 2-21-01

DEMO & REMOVE
 EXIST WOOD DECK



CUT & REMOVE OVERHANG,
 BRICK MANICOTT, EXTERIOR
 SIDING, SHEATHING TO
 ALLOW ADDITION CONSTRUCTION

DEMO & REMOVE
 CONC PLANTERS, WALLS,
 ETC. AREA OF NEW
 CONST