

DATE SUBMITTED: 3.4.88

PERMIT # ~~27~~ 29708

FEE \$5⁰⁰

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 1932 Spring Valley Cir

SQ. FT. OF BLDG: 1900sf

SUBDIVISION: Spring Valley

SQ. FT. OF LOT: 1/4 ac ±

FILING # 12 BLK # 3 LOT # 4

NUMBER OF FAMILY UNITS: one

TAX SCHEDULE NUMBER:
2945-014-10-004

NUMBER OF BUILDINGS ON PARCEL
BEFORE THIS PLANNED CONSTRUCTION:
one

PROPERTY OWNER: Ken & Kim Hunt

USE OF ALL EXISTING BUILDINGS:
residential

ADDRESS: same

PHONE: 243-5391

DESCRIPTION OF WORK AND INTENDED USE:
Addition of eating area off kitchen

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 X

SETBACKS: F 20 ft S 5' R 25

GEOLOGIC HAZARD: YES _____ NO X

MAXIMUM HEIGHT: _____

CENSUS TRACT #: 10

PARKING SPACES REQ'D: _____

TRAFFIC ZONE: 21

LANDSCAPING/SCREENING: _____

SPECIAL CONDITIONS: Approval of Arch. Assoc Spring Valley

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.)

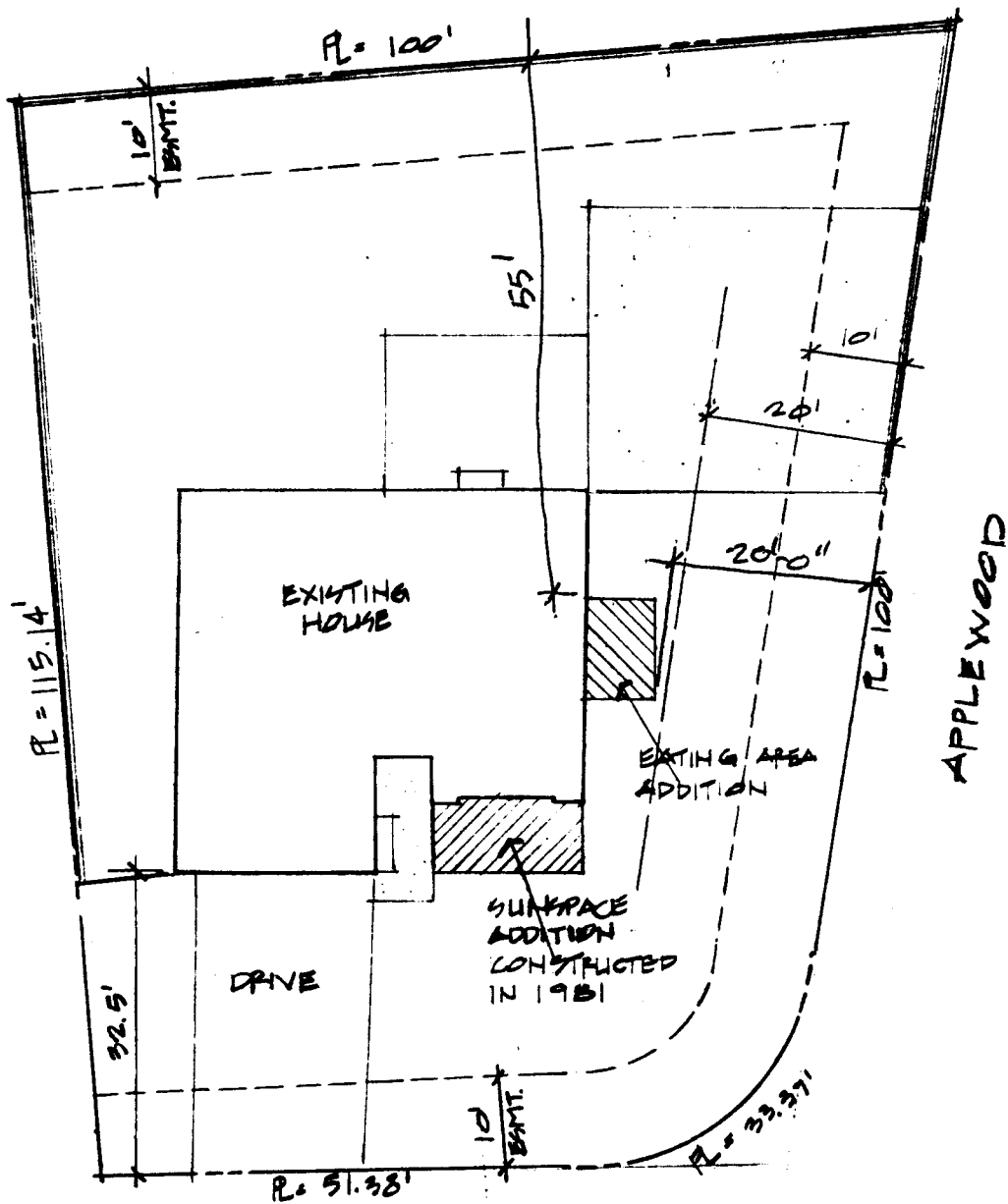
ANY LANDSCAPING REQUIRED BY THIS PERMIT SHALL BE MAINTAINED IN AN ACCEPTABLE AN HEALTHY CONDITION. THE REPLACEMENT OF ANY VEGETATION MATERIALS THAT DIE OR ARE IN AN UNHEALTHY CONDITION SHALL BE REQUIRED.

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: 3-4-88

APPROVED BY: [Signature]

[Signature]
SIGNATURE



SPRING VALLEY CR.

SITE PLAN

1" = 20'

