

DATE SUBMITTED: 6/5/89 (Duplicate 4/28/89)

PERMIT # 33115

(Duplicate of Clearance issued 4/28/89)

FEE no fee

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 2635 N. 7th

SQ. FT. OF BLDG: see plan

SUBDIVISION: _____

SQ. FT. OF LOT: _____

FILING # _____ BLK # _____ LOT # _____

NUMBER OF FAMILY UNITS: 1

TAX SCHEDULE NUMBER:
2945-112-00-971

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: _____

PROPERTY OWNER: St. Mary's Hospital

USE OF ALL EXISTING BUILDINGS:

ADDRESS: 7th & Patterson

Hospital Complex

PHONE: 244-2273

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.

Shop Bldg
Site plan on file #27-89

FOR OFFICE USE ONLY

NE: IB

FLOODPLAIN: YES _____ NO

SETBACKS: F _____ S _____ R _____

GEOLOGIC HAZARD: YES _____ NO _____

MAXIMUM HEIGHT: _____

CENSUS TRACT #: 4

PARKING SPACES REQ'D: as per approved plan

TRAFFIC ZONE: 26

LANDSCAPING/SCREENING: see plan

SPECIAL CONDITIONS: see minor changes file # 27-89

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: 6/5/89

[Signature]
SIGNATURE

APPROVED BY: Kathy Poston
as per KGM