

DATE SUBMITTED: 5-17-89

PERMIT # 32976

FEE \$500

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 2026 North 9th

SQ. FT. OF BLDG: 527 SQ. FT.

SUBDIVISION: College Sub

SQ. FT. OF LOT: 15,000

FILING # _____ BLK # B LOT # 7

NUMBER OF FAMILY UNITS: 1

TAX SCHEDULE NUMBER:
2945-111-08-012

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION:
3

PROPERTY OWNER: Joe Lloyd Rodriguez Sr.

USE OF ALL EXISTING BUILDINGS:
4th

ADDRESS: _____

PHONE: 434-1115

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.

WOOD FRAME RESIDENCE

FOR OFFICE USE ONLY

NAME: RSF-8

FLOODPLAIN: YES _____ NO

SETBACKS: F 20 R 5 S 5 R 15

GEOLOGIC HAZARD: YES _____ NO _____

MAXIMUM HEIGHT: 32

CENSUS TRACT #: 5

PARKING SPACES REQ'D: _____

TRAFFIC ZONE: 27

LANDSCAPING/SCREENING: _____

SPECIAL CONDITIONS: _____

ANY MODIFICATION TO THIS APPROVED PLANNING CLEARANCE MUST BE APPROVED, IN WRITING, BY THIS 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.

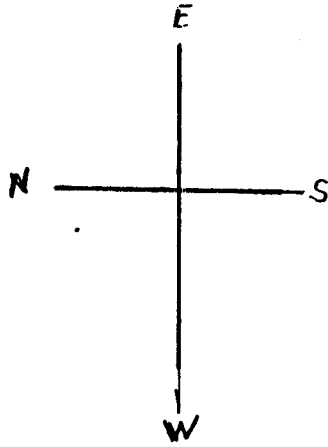
I HEREBY ACKNOWLEDGE THAT I HAVE READ THIS APPLICATION AND THE ABOVE IS CORRECT AND I AGREE TO COMPLY WITH THE REQUIREMENTS ABOVE. FAILURE TO COMPLY SHALL RESULT IN LEGAL ACTION.

DATE APPROVED: 5/17/89

APPROVED BY: Linda Watzel

Joe Lloyd Rodriguez Sr.
SIGNATURE

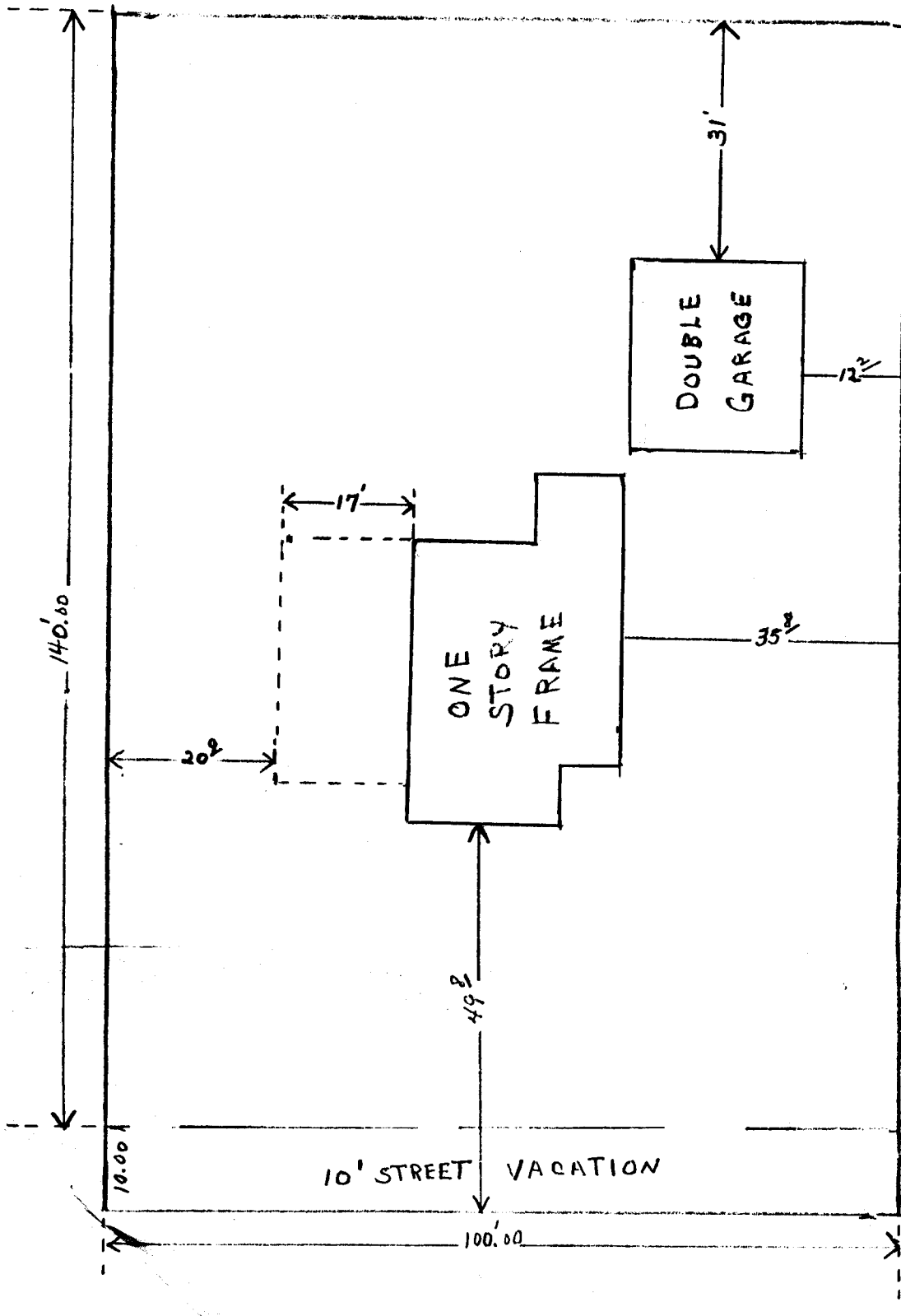
LOCATION



ACCEPTED 5/17/89
ANY CHANGE OF SETBACKS MUST BE APPROVED BY THE CITY PLANNING DEPT. IT IS THE APPLICANT'S RESPONSIBILITY TO PROPERLY LOCATE AND IDENTIFY EASEMENTS AND PROPERTY LINES.

ALLEY

WALNUT AVE.



NORTH 9TH STREET