

DATE SUBMITTED: 4/21/89

5/1/89

PERMIT # 32824

FEE no charge

# PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 1825 CANNELL

SQ. FT. OF BLDG: N/A

SUBDIVISION: Mesa Subdivision

SQ. FT. OF LOT: N/A

FILING # \_\_\_\_\_ BLK # 2 LOT # 5 half of lot 11

NUMBER OF FAMILY UNITS: 1

TAX SCHEDULE NUMBER:  
2945-<sup>144</sup>~~144~~-08-010

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION:  
1

PROPERTY OWNER: CAROL LAZO

USE OF ALL EXISTING BUILDINGS:  
home

ADDRESS: 1825 CANNELL

PHONE: 242-1766

DESCRIPTION OF WORK AND INTENDED USE:  
15' DIA. INGROUND POOL

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

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### FOR OFFICE USE ONLY

NE: R5F-8

FLOODPLAIN: YES \_\_\_\_\_ NO \_\_\_\_\_

SETBACKS: F 20 S 3 R 15

GEOLOGIC HAZARD: YES \_\_\_\_\_ NO \_\_\_\_\_

MAXIMUM HEIGHT: \_\_\_\_\_

CENSUS TRACT #: \_\_\_\_\_

PARKING SPACES REQ'D: N/A

TRAFFIC ZONE: \_\_\_\_\_

LANDSCAPING/SCREENING: N/A

SPECIAL CONDITIONS: in-ground pool - no setbacks required. Any structure must not setbacks.

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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.)

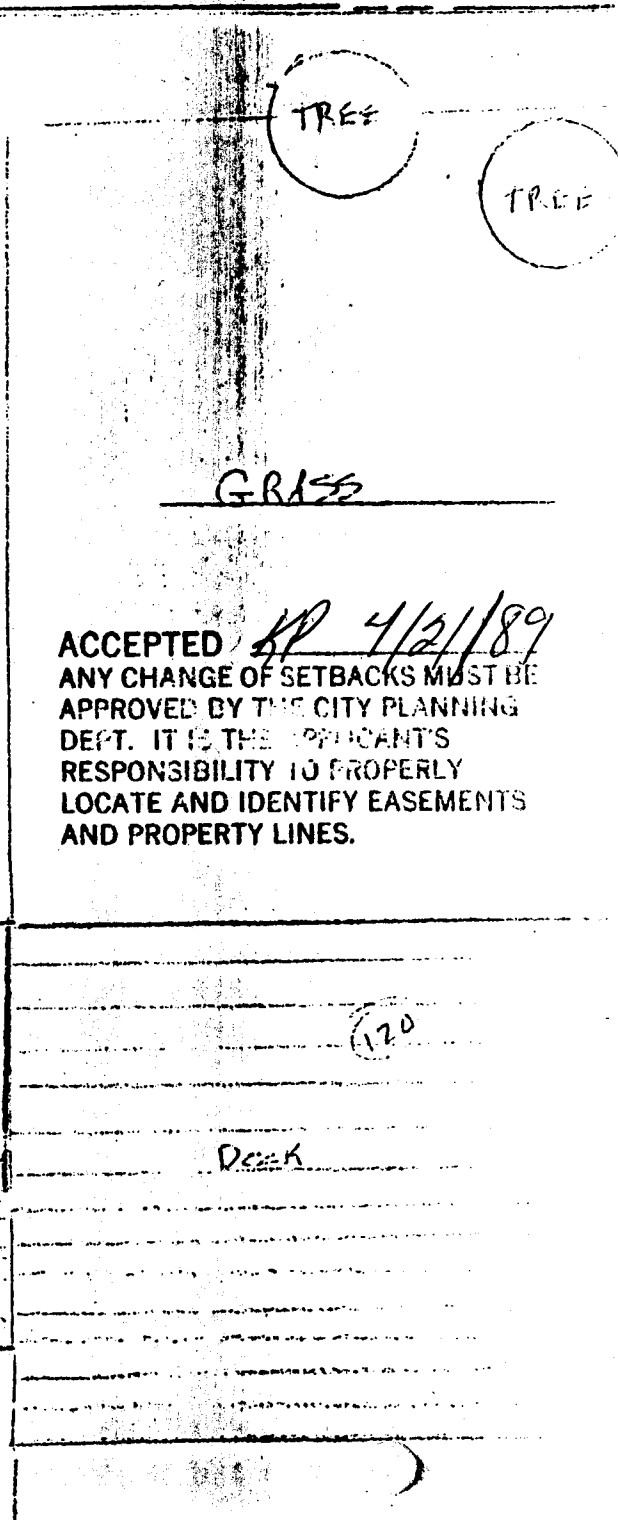
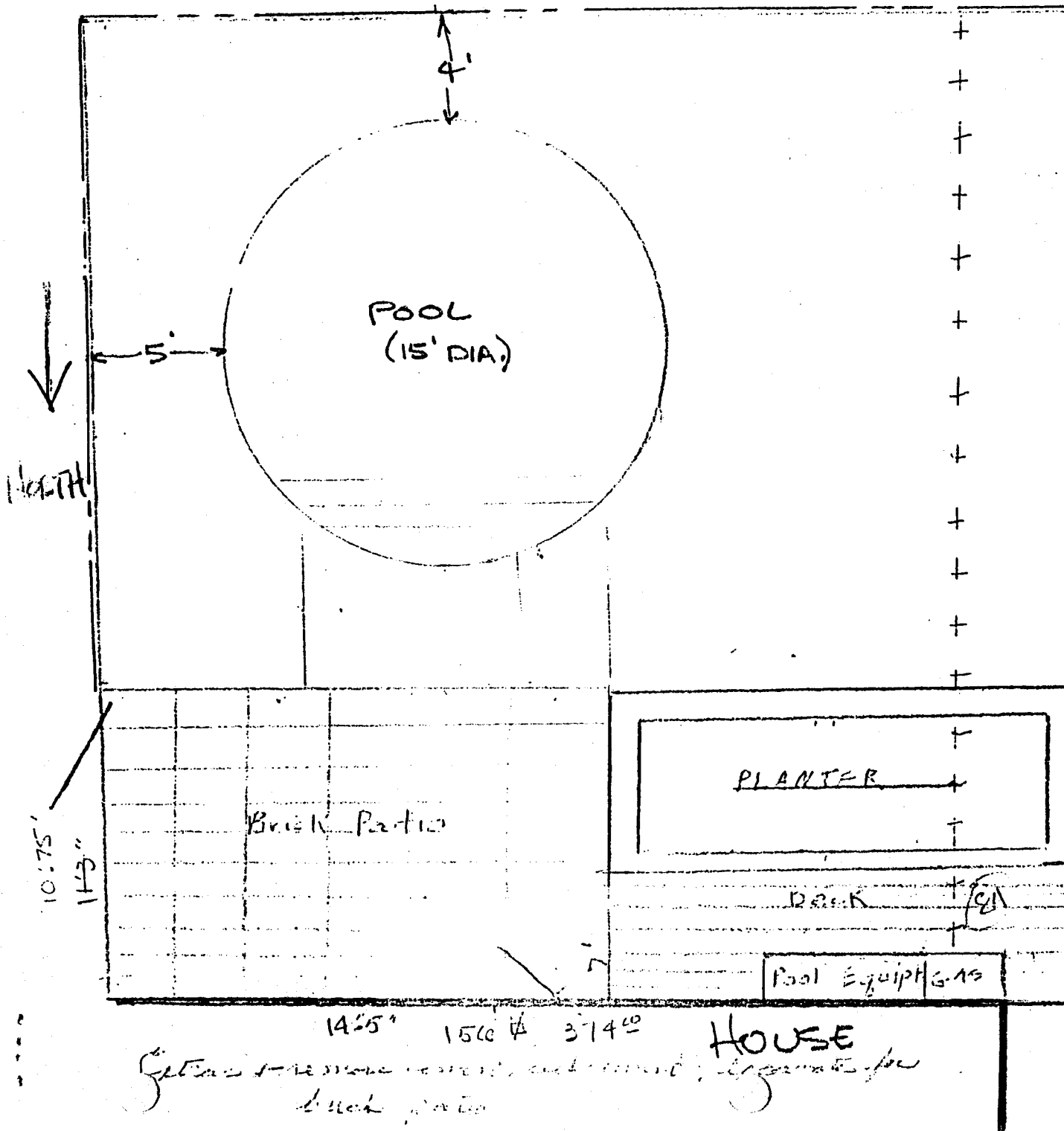
ANY LANDSCAPING REQUIRED BY THIS PERMIT SHALL BE MAINTAINED IN AN ACCEPTABLE AN HEALTHY CONDITION. THE REPLACEMENT OF ANY VEGETATION MATERIALS THAT DIE OR ARE IN AN UNHEALTHY CONDITION SHALL BE REQUIRED.

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: 4/21/89

Henry Deane  
SIGNATURE

APPROVED BY: Kathy Pedraza



14'5" 15'0" 3'4" HOUSE  
 Get in 1-2 more trees, and 1' setback for brick patio