

DATE SUBMITTED: FEB 21, 1989

PERMIT # 32293

FEE n/c

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 2764 COMPASS DR.

SQ. FT. OF BLDG: 18,000# - REMODELER
44,000# - TOTAL

SUBDIVISION: Crossroads Colo. West - Replat

SQ. FT. OF LOT: 1.6 AC.

FILING # _____ BLK # _____ LOT # 10

NUMBER OF FAMILY UNITS: N/A

TAX SCHEDULE NUMBER:
2701-361-30-014

NUMBER OF BUILDINGS ON PARCEL
BEFORE THIS PLANNED CONSTRUCTION:
1

PROPERTY OWNER: BANK WESTERN

USE OF ALL EXISTING BUILDINGS:
OFFICE / WAREHOUSE

ADDRESS: 700 SEVENTEENTH ST., DENVER, CO.

PHONE: 623-5100

DESCRIPTION OF WORK AND INTENDED USE:
INTERIOR REMODEL

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

NE: H O

FLOODPLAIN: YES _____ NO

SETBACKS: F _____ W/A R _____

GEOLOGIC HAZARD: YES _____ NO _____

MAXIMUM HEIGHT: _____

CENSUS TRACT #: 16

PARKING SPACES REQ'D: Existing

TRAFFIC ZONE: 15

LANDSCAPING/SCREENING: _____
Existing

SPECIAL CONDITIONS: ~~403~~
Interior changes only

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: 2-21-89

APPROVED BY: M. J. [Signature]

[Signature]
SIGNATURE