

DATE SUBMITTED: 6-19-89

PERMIT # 33398

FEE \$500

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 3620 Elderberry Circle

SQ. FT. OF BLDG: 2350

SUBDIVISION: Spring Valley

SQ. FT. OF LOT: 10200 / 6500 +/-

FILING # 6 BLK # 19 LOT # 8/9

NUMBER OF FAMILY UNITS: 1

TAX SCHEDULE NUMBER:
2945-011-008 / 2945-011-009

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION:
NONE

PROPERTY OWNER: HEALD, STEVEN & EDNA

USE OF ALL EXISTING BUILDINGS:
NOT APPLICABLE

ADDRESS: 3101 Applewood Street

PHONE: 242-6645

DESCRIPTION OF WORK AND INTENDED USE:
Construct Single Family Residence

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

FOR OFFICE USE ONLY

ZONE: RSF-8

FLOODPLAIN: YES NO

SETBACKS: F 20' 15' W S 5' 1' W R 25' 1' W

GEOLOGIC HAZARD: YES NO

MAXIMUM HEIGHT: 32' 32'

CENSUS TRACT #: 10

PARKING SPACES REQ'D: _____

TRAFFIC ZONE: 21

LANDSCAPING/SCREENING: _____

SPECIAL CONDITIONS: 15 feet between

Arch. Committee must okay
Home. Arch. Committee notified

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: 6-19-89

APPROVED BY: [Signature]

[Signature]
SIGNATURE

