

DATE SUBMITTED: 3/13/89

PERMIT # 32462

FEE NC

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 744 HORIZON CT Ann. 103-126 SQ. FT. OF BLDG: N/A

SUBDIVISION: _____ SQ. FT. OF LOT: N/A

FILING # _____ BLK # _____ LOT # _____ NUMBER OF FAMILY UNITS: _____

TAX SCHEDULE NUMBER: 2701-361-26-035 NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: 1

PROPERTY OWNER: Rocky Mtn. Investors, Inc USE OF ALL EXISTING BUILDINGS: _____

ADDRESS: 3200 S Cherry Cr. Dr Denver Co offices

PHONE: 777-3200

DESCRIPTION OF WORK AND INTENDED USE: INTERIOR REMODEL 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

NE: H0

FLOODPLAIN: YES _____ NO X

SETBACKS: F N/A S _____ R _____

GEOLOGIC HAZARD: YES _____ NO _____

MAXIMUM HEIGHT: N/A

CENSUS TRACT #: 116

PARKING SPACES REQ'D: existing

TRAFFIC ZONE: 15

LANDSCAPING/SCREENING: existing

SPECIAL CONDITIONS: no change in UOL

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: 3/13/89

APPROVED BY: Kathy Portman

[Signature]
SIGNATURE