

DATE SUBMITTED: 11/9/89

PERMIT # 34460

FEE N/A

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 2410 Texas Ave

SQ. FT. OF BLDG:

SUBDIVISION: Wilson & Bixby Sub.

SQ. FT. OF LOT:

FILING # BLK # 1 LOT # 4

NUMBER OF FAMILY UNITS: 1

TAX SCHEDULE NUMBER:
2945-124-08-025

NUMBER OF BUILDINGS ON PARCEL
BEFORE THIS PLANNED CONSTRUCTION:

PROPERTY OWNER: Kevin W. Harvey

USE OF ALL EXISTING BUILDINGS:

ADDRESS: 2410 Texas

Residential

PHONE: 242-8429

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

DESCRIPTION OF WORK AND INTENDED USE:

FOR OFFICE USE ONLY

ZONE:

FLOODPLAIN: YES NO

SETBACKS: F S R

GEOLOGIC HAZARD: of use
YES NO

MAXIMUM HEIGHT:

CENSUS TRACT #:

PARKING SPACES REQ'D: INTERIOR NO CHANGE

TRAFFIC ZONE:

LANDSCAPING/SCREENING:

SPECIAL CONDITIONS:

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: 11/9/89

APPROVED BY: Karl M. [Signature]

[Signature]
SIGNATURE