

DATE SUBMITTED: Oct. 24, 1990

PERMIT # 37406

FEE NO Fee

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

12

BLDG ADDRESS: 2530 N 8th Unit # 106

SQ. FT. OF BLDG: _____

SUBDIVISION: La Villa Grande

SQ. FT. OF LOT: 1000 sq. ft.

FILING # _____ BLK # 1 LOT # 1, 2, 3 ^{PART OF}

NUMBER OF FAMILY UNITS: NA

TAX SCHEDULE NUMBER:
2945-111-116-010

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: _____

PROPERTY OWNER: Stephen D. & Susan Fonte

USE OF ALL EXISTING BUILDINGS: _____

ADDRESS: 132 Walnut Avenue

Medical

PHONE: 243-7392

DESCRIPTION OF WORK AND INTENDED USE:
Interior Design - Dental Office

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: RMF-64

FLOODPLAIN: YES _____ NO _____

SETBACKS: F _____ S _____ R _____

GEOLOGIC HAZARD: YES _____ NO _____

MAXIMUM HEIGHT: _____

PARKING SPACES REQ'D: _____

CENSUS TRACT #: 5

LANDSCAPING/SCREENING: _____

TRAFFIC ZONE: 27

SPECIAL CONDITIONS: _____

Interior Remodel - NO CHANGE IN USE

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 AND 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: OCT 24, 1990

APPROVED BY: [Signature]

[Signature]
SIGNATURE