

DATE SUBMITTED: Oct. 4, 1990

PERMIT # 37234

FEE N/C

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 111 W. 22nd Ct Unit 2 SQ. FT. OF BLDG: /

SUBDIVISION: Piñon Park II SQ. FT. OF LOT: /

FILING # / BLK # / LOT # 1-5 NUMBER OF FAMILY UNITS: /

TAX SCHEDULE NUMBER: 2945-134-03-057 NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: /

PROPERTY OWNER: Joseph Zanin USE OF ALL EXISTING BUILDINGS: /

ADDRESS: x 308 Mc Spinning Rd PHONE: x Aspen Colo

DESCRIPTION OF WORK AND INTENDED USE: x Interior Remodel Retail 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: C-2

SETBACKS: F S R

MAXIMUM HEIGHT:

PARKING SPACES REQ'D:

LANDSCAPING/SCREENING:

FLOODPLAIN: YES NO

GEOLOGIC HAZARD: YES NO

CENSUS TRACT #: 7

TRAFFIC ZONE: 40

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 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: 10/4/90

APPROVED BY:

Jim Mullis
SIGNATURE