

DATE SUBMITTED: May 7, 1990

PERMIT # 35805

FEE \$500

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 2109 Barberrry

SQ. FT. OF BLDG: 168

SUBDIVISION: Spring Valley

SQ. FT. OF LOT: _____

FILING # 2 BLK # 1 LOT # 11

NUMBER OF FAMILY UNITS: one

TAX SCHEDULE NUMBER:
2945-014-12-011

NUMBER OF BUILDINGS ON PARCEL
BEFORE THIS PLANNED CONSTRUCTION:
one

PROPERTY OWNER: Reed & Donna Harris

USE OF ALL EXISTING BUILDINGS:
Single family dwelling

ADDRESS: 819 West Blvd Carbondale

PHONE: 963-2092

DESCRIPTION OF WORK AND INTENDED USE:

Wood Construction for storage

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

FOR OFFICE USE ONLY

ZONE: RSF-5

FLOODPLAIN: YES _____ NO

SETBACKS: F 20' S 3' R 10'

GEOLOGIC HAZARD: YES _____ NO _____

MAXIMUM HEIGHT: 32'

CENSUS TRACT #: 10

PARKING SPACES REQ'D: _____

TRAFFIC ZONE: 21

LANDSCAPING/SCREENING: _____

SPECIAL CONDITIONS: Architectural Review
Committee
NEEDS TO REVIEW this.

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.

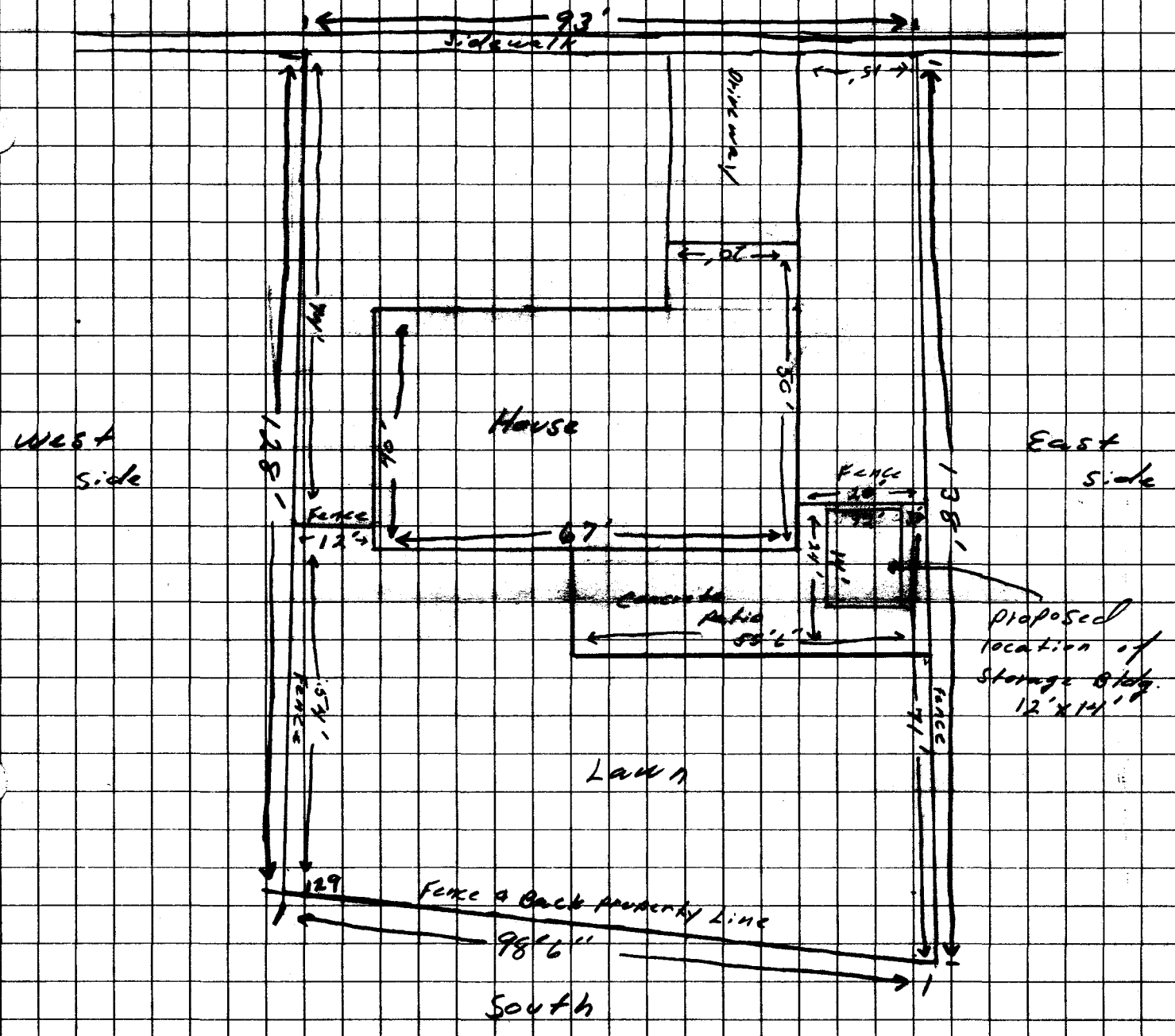
DATE APPROVED: 5-7-90

APPROVED BY: Paul [Signature]

[Signature]
SIGNATURE

NORTH

Barberry Ave



Proposed location of Storage Bldg. 12' x 14'

Property address
2109 Barberrry Ave
Spring Valley Sub.

ACCEPTED 5-7-90 ~~2/20~~
ANY CHANGE OF SETBACKS MUST BE APPROVED BY THE CITY PLANNING DEPT. IT IS THE APPLICANT'S RESPONSIBILITY TO PROPERLY LOCATE AND IDENTIFY BASEMENTS AND PROPERTY LINES.