

DATE SUBMITTED: Oct 29, 1990

PERMIT # 38210

FEE \$ 5⁰⁰

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 620 Chipeta

SQ. FT. OF BLDG: 2200

SUBDIVISION: Grand Junction

SQ. FT. OF LOT: 50' x 125'

FILING # _____ BLK # 50 LOT # 26 & 27

NUMBER OF FAMILY UNITS: 1

TAX SCHEDULE NUMBER:
2945-142-30-007

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION:
1

PROPERTY OWNER: The Resource Center

USE OF ALL EXISTING BUILDINGS:
housing

ADDRESS: 1129 Colorado Ave.

PHONE: 243-0910

DESCRIPTION OF WORK AND INTENDED USE:
New roof, windows, enclose front porch, minor interior work to add baseboard heat in 3 rooms.

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 20' S 10' R 20'
From Property Line

GEOLOGIC HAZARD: YES _____ NO _____

MAXIMUM HEIGHT: 36'

CENSUS TRACT #: 3

PARKING SPACES REQ'D: _____

TRAFFIC ZONE: 35

LANDSCAPING/SCREENING: _____

SPECIAL CONDITIONS: Maintenance & repair of existing roof / Enclosing existing porch with windows

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: 10-31-90

APPROVED BY: [Signature]

[Signature]
SIGNATURE