

DATE SUBMITTED: 3-30-90

PERMIT # 35444

FEE \$ 10.00

# PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 2502 Foresight Cir

SQ. FT. OF BLDG: \_\_\_\_\_

SUBDIVISION: Foresight PARK

SQ. FT. OF LOT: \_\_\_\_\_

FILING # 1 BLK # 5 LOT # \_\_\_\_\_

NUMBER OF FAMILY UNITS: \_\_\_\_\_

TAX SCHEDULE NUMBER:  
2945-033-07-030

NUMBER OF BUILDINGS ON PARCEL  
BEFORE THIS PLANNED CONSTRUCTION:  
1

PROPERTY OWNER: United Cable TV

USE OF ALL EXISTING BUILDINGS:  
Commercial

ADDRESS: 2502 Foresight Circle

PHONE: 245-8750

DESCRIPTION OF WORK AND INTENDED USE:  
Remove underground tank  
Install Above Ground

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**  
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ZONE: PT

FLOODPLAIN: YES \_\_\_\_\_ NO

SETBACKS: F \_\_\_\_\_ S \_\_\_\_\_ R \_\_\_\_\_

GEOLOGIC HAZARD: YES \_\_\_\_\_ NO

MAXIMUM HEIGHT: \_\_\_\_\_

PARKING SPACES REQ'D: N/A

CENSUS TRACT #: 10

LANDSCAPING/SCREENING: N/A

TRAFFIC ZONE: 24

SPECIAL CONDITIONS: \_\_\_\_\_

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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: 3-30-90

APPROVED BY: [Signature]

[Signature]  
SIGNATURE

DATE SUBMITTED: 2/27/90

PERMIT # \_\_\_\_\_  
FEE 110.00

# PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 2502 Foresight Cir.  
SUBDIVISION: Foresight Park  
FILING # 1 BLK # 5 LOT # 1  
TAX SCHEDULE NUMBER: 07  
2945-033-16-030

SQ. FT. OF BLDG: \_\_\_\_\_  
SQ. FT. OF LOT: \_\_\_\_\_  
NUMBER OF FAMILY UNITS: \_\_\_\_\_  
NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: 1

PROPERTY OWNER: UNITED COMM. TV  
ADDRESS: 2502 Foresight Circle  
PHONE: 245-8750

USE OF ALL EXISTING BUILDINGS: Commercial

DESCRIPTION OF WORK AND INTENDED USE:  
Remove underground fast-  
INSTALL ABOVE GROUND.

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: PI  
SETBACKS: F \_\_\_\_\_ S \_\_\_\_\_ R \_\_\_\_\_  
MAXIMUM HEIGHT: \_\_\_\_\_  
PARKING SPACES REQ'D: N/A  
LANDSCAPING/SCREENING: N/A

FLOODPLAIN: YES \_\_\_\_\_ NO   
GEOLOGIC HAZARD: YES \_\_\_\_\_ NO   
CENSUS TRACT #: 10  
TRAFFIC ZONE: 2A  
SPECIAL CONDITIONS: \_\_\_\_\_

\*\*\*\*\*  
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DATE APPROVED: \_\_\_\_\_

APPROVED BY: \_\_\_\_\_

\_\_\_\_\_  
SIGNATURE

FENCED IN STORAGE AREA

MAIN OFFICE BUILDING  
2502 FORESIGHT CIR.

FORESIGHT CIR.

PARKING AREA

GAS PUMP

APPROX. 250'

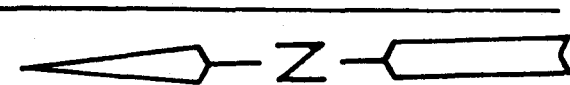
GASOLINE TANK LOCATION

- 1) CURRENTLY UNDERGROUND
- 2) NEW ABOVE GROUND TANK TO BE AT SAME LOCATION AND FENCED IN WITH A 6' CHAIN LINK FENCE AND PRIVACY STRIPS IN CHAIN LINK. (See drawing 2 of 2)

APPROX. 100'

PARKING AREA

25 Road



ACCEPTED 3-30-90

ANY CHANGE OF SETBACKS MUST BE APPROVED BY THE CITY PLANNING DEPT. IT IS THE APPLICANT'S RESPONSIBILITY TO PROPERLY LOCATE AND IDENTIFY EASEMENTS AND PROPERTY LINES.

# UNITED CABLE TV - GASOLINE TANK LOCATION

SCALE: <b>NOT TO SCALE</b>	APPROVED BY:	DRAWN BY <b>Rhy</b>
DATE: <b>8 NOV. 1989</b>		REVISED
		DRAWING NUMBER <b>1 of 2</b>