

DATE SUBMITTED: 4-19-91

PERMIT # 38462
FEE 500

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 425 N. 10th

SQ. FT. OF BLDG: 362 # shed

SUBDIVISION: G-J.

SQ. FT. OF LOT: _____

FILING # _____ BLK # 69 LOT # 17-32

NUMBER OF FAMILY UNITS: N/A

TAX SCHEDULE NUMBER:
2945 141 40 971

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: _____

PROPERTY OWNER: MESA DEVELOPMENTAL SERVICES

USE OF ALL EXISTING BUILDINGS: _____

ADDRESS: 425 N. 10th

Mesa Developmental Services

PHONE: 243-3702

DESCRIPTION OF WORK AND INTENDED USE:
TOOL SHED

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-6A

FLOODPLAIN: YES _____ NO _____

Accessory
SETBACKS: F _____ S 3' R 3'

GEOLOGIC HAZARD: YES _____ NO _____

MAXIMUM HEIGHT: _____

CENSUS TRACT #: 2

PARKING SPACES REQ'D: _____

TRAFFIC ZONE: 30

LANDSCAPING/SCREENING: _____

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: 4-19-91
APPROVED BY: [Signature]

[Signature]
SIGNATURE

Minimum 3' setback

Proposed Shed

2
SP

AX 4-19-91
ACCEPTED SETBACKS MUST BE APPROVED BY PLANNING DEPT. TO BE VALID. CITY RECORDS DEPT. SHALL LOCATE AND IDENTIFY EASEMENTS AND PROPERTY LINES.

9

4

8

3

7

2

1

5

3
SP

6

P.L.

11
AB

