

DATE SUBMITTED: 10/18/91

PERMIT NO. 40206

FEE \$ 20.00

PLANNING CLEARANCE
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS: 2021 NTH 12TH ST. SQ. FT. OF BLDG: 6000

SUBDIVISION: _____ SQ. FT. OF LOT: _____

FILING NO. _____ BLK NO. _____ LOT NO. _____ NO. OF FAMILY UNITS: N/A

TAX SCHEDULE NO: 2943 111 00 971 NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: _____

OWNER: Community Hospital USE OF EXISTING BUILDINGS: Hospital

ADDRESS: 2021 NTH 12TH ST S.D. DESCRIPTION OF WORK AND INTENDED USE: _____

TELEPHONE: 242-0920 _____

SUBMITTALS REQUIRED: Two plot plans showing parking, landscaping, setbacks to all property lines, and all streets which abut the parcel.

FOR OFFICE USE ONLY

ZONE PZ

FLOODPLAIN: YES _____ NO X

SETBACKS: FRONT 65' to C

GEOLOGIC HAZARD: YES _____ NO X

SIDE 10' REAR 10' Adj to Resid

CENSUS TRACT: 5 TRAFFIC ZONE: 27

MAXIMUM HEIGHT 65

PARKING REQ'MT _____

LANDSCAPING/SCREENING REQUIRED: _____

SPECIAL CONDITIONS: _____

Modifications to this Planning Clearance must be approved, in writing, by this Department. The structure approved by this application cannot be occupied until a Certificate of Occupancy 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.

[Signature]
Department Approval
10/18/91
Date Approved

[Signature]
Applicant Signature
10-18-91
Date