

DATE SUBMITTED: 9/10/91

PERMIT NO. 39811

FEE \$ 5.00

PLANNING CLEARANCE
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS: 2225 N 13th

SQ. FT. OF BLDG: 2200

SUBDIVISION: _____

SQ. FT. OF LOT: _____

FILING NO. _____ BLK NO. _____ LOT NO. _____

NO. OF FAMILY UNITS: 2

TAX SCHEDULE NO: 294512200125

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: one

OWNER: David + Charlotte Stephenson

USE OF EXISTING BUILDINGS: Residential

ADDRESS: 2225 N 13

TELEPHONE: 243-0177

DESCRIPTION OF WORK AND INTENDED USE: Bedroom + Bath construct two wheelchair ramps, install 32" solid core doors, install 6' sliding doors in dining area

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 RMF -64

FLOODPLAIN: YES _____ NO X

SETBACKS: FRONT 20' or 45' from Ctr of ROW

GEOLOGIC HAZARD: YES _____ NO X

SIDE 10' REAR 20'

CENSUS TRACT: 6 TRAFFIC ZONE: 28

5' for carport
MAXIMUM HEIGHT 36'

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).

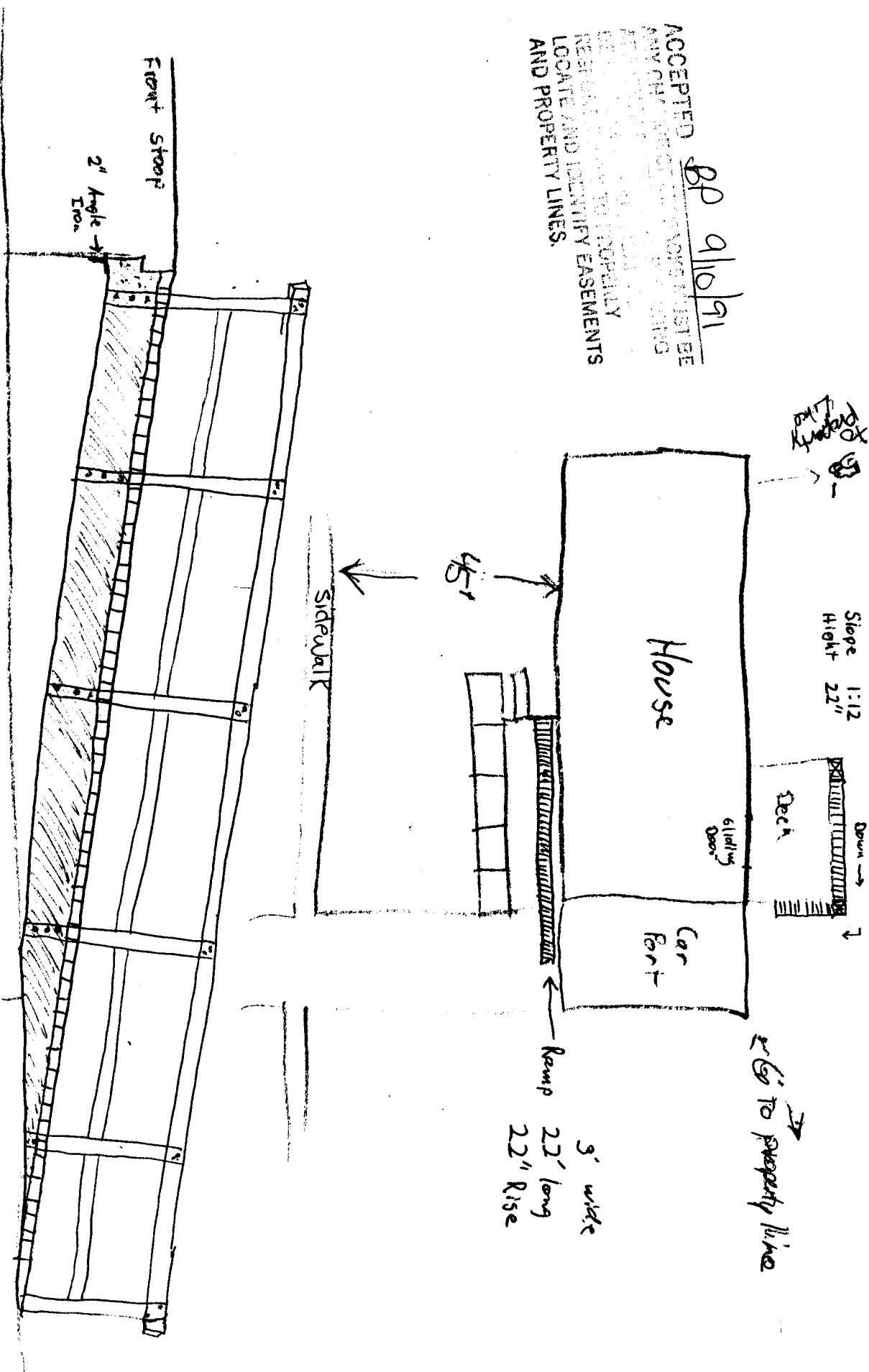
Any landscaping required by this permit shall be maintained in an acceptable and healthy condition. The replacement of any vegetation materials that die or are in an unhealthy condition shall be required.

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.

B. Paulson / DT
Department Approval
9/10/91
Date Approved

David Stephenson
Applicant Signature
9-10-91
Date

ACCEPTED BP 9/10/91
 ANY CHANGES MUST BE
 REVISIT AND IDENTIFY EASEMENTS
 AND PROPERTY LINES.



- 2X8 Joists at 18" Center
- 2X4 Floor boards 3' wide
- 2X4 Hand rail 20" high
- 2X6 Hand rail 36" high