

DATE SUBMITTED: 10-7-91

PERMIT NO. 46134

FEE \$ 10.00

PLANNING CLEARANCE
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS: 123 N 7th

SQ. FT. OF BLDG: _____

SUBDIVISION: City of Grand Junction

SQ. FT. OF LOT: _____

FILING NO. ___ BLK NO. ___ LOT NO. ___

NO. OF FAMILY UNITS: 0

TAX SCHEDULE NO: 2945144 18 002

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: 1

OWNER: Court Partnership Chamberlain & Ass.

USE OF EXISTING BUILDINGS: JAYCEES Haunted House

ADDRESS: 437 Main

DESCRIPTION OF WORK AND INTENDED USE: FIRE ESCAPE

TELEPHONE: _____

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 B-3

FLOODPLAIN: YES ___ NO X

SETBACKS: FRONT 14'

GEOLOGIC HAZARD: YES ___ NO X

SIDE Ø REAR Ø

CENSUS TRACT: 2 TRAFFIC ZONE: 35

MAXIMUM HEIGHT 40'

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.

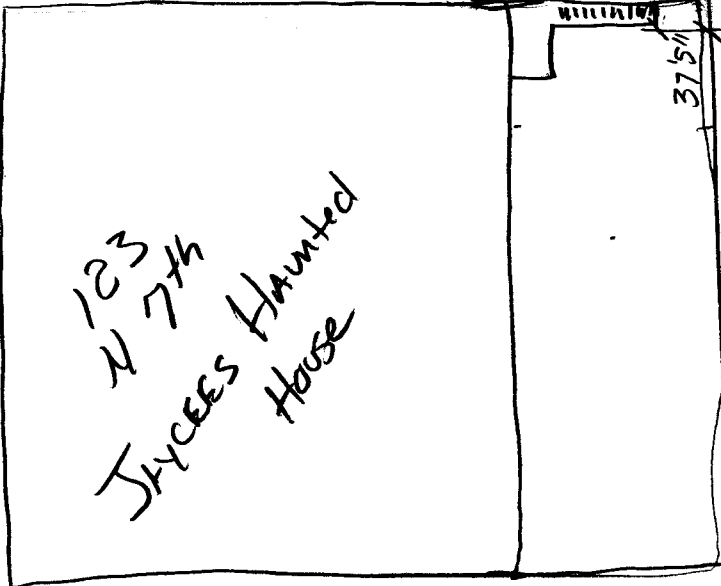
Kristen L. [Signature]
Department Approval
10/7/91
Date Approved

[Signature] Grand Junction
Applicant Signature
10-16-91
Date
Jaycees

Cycle Center ↑

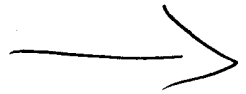
← Fire Escape

ALLEY



7th

EAST



Alley

Junction
of
Avenue

Bar Noun

ACCEPTED

KKA 10/7/91

TRACKS MUST BE
 PLANNING
 DEPT.
 RESIDENTS
 LOCATE ALL
 AND PROPERTY LINES.