

DATE SUBMITTED: 9/11/91

PERMIT FEE 5.00 39714

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

PROPERTY ADDRESS: 4031 Apphewood St SQ. FT. BLDG: 979

SUBDIVISION: Apphewoodcrest SQ. FT. OF LOT: 6958

PLANNING # _____ BLK # _____ LOT # _____ NUMBER OF FAMILY UNITS: _____

TAX SCHEDULE NUMBER: 2945 01 24 001 & 016 NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: none

PROPERTY OWNER: Ronald R. Scribner USE OF ALL EXISTING BUILDINGS: _____

ADDRESS: 4031 Apphewood St PHONE: 242-2483

DESCRIPTION OF WORK AND INTENDED USE: 3 CAR GARAGE 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: PR 4.2 FLOODPLAIN: YES _____ NO: X

SETBACKS: F 25 S 25 R 15 GEOLOGIC HAZARD: YES _____ NO X

MAXIMUM HEIGHT: _____ CENSUS TRACT #: 10

PARKING SPACES REQ'D: _____ TRAFFIC ZONE: 21

LANDSCAPING/SCREENING: _____ SPECIAL CONDITIONS: _____

ANY MODIFICATION TO THIS APPROVED PLANNING CLEARANCE MUST BE APPROVED, IN WRITING, BY THIS 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 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.

APPROVED BY: [Signature]
DATE: 9/11/91

[Signature]
SIGNATURE