

DATE SUBMITTED: FEB 6, 1991

PERMIT # 37864

FEE 0

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 105 W. Colorado

SQ. FT. OF BLDG: 54,500 appx

SUBDIVISION: _____

SQ. FT. OF LOT: _____

FILING # _____ BLK # _____ LOT # _____

NUMBER OF FAMILY UNITS: 4/A

TAX SCHEDULE NUMBER: _____

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: 1

~~245~~ 2945-154-30-001
002
007

PROPERTY OWNER: City Market, Inc.

USE OF ALL EXISTING BUILDINGS: _____

ADDRESS: 105 W. Colorado Ave.

Office / Warehouse

PHONE: 241-0750

DESCRIPTION OF WORK AND INTENDED USE: _____

SUBMITTALS REQ'D: TWO (2) PLOT PLANS SHOWING PARKING, LANDSCAPING, SETBACKS TO ALL PROPERTY LINES, AND ALL STREETS WHICH ABUT THE PARCEL.

RE-MODEL INTERIOR OFFICES

FOR OFFICE USE ONLY

ZONE: C-2

FLOODPLAIN: YES _____ NO

SETBACKS: F _____ S _____ R _____

GEOLOGIC HAZARD: YES _____ NO

MAXIMUM HEIGHT: _____

PARKING SPACES REQ'D: _____

CENSUS TRACT #: 1

LANDSCAPING SCREENING: _____

TRAFFIC ZONE: 42

Interior Remodel
No change in Use

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.

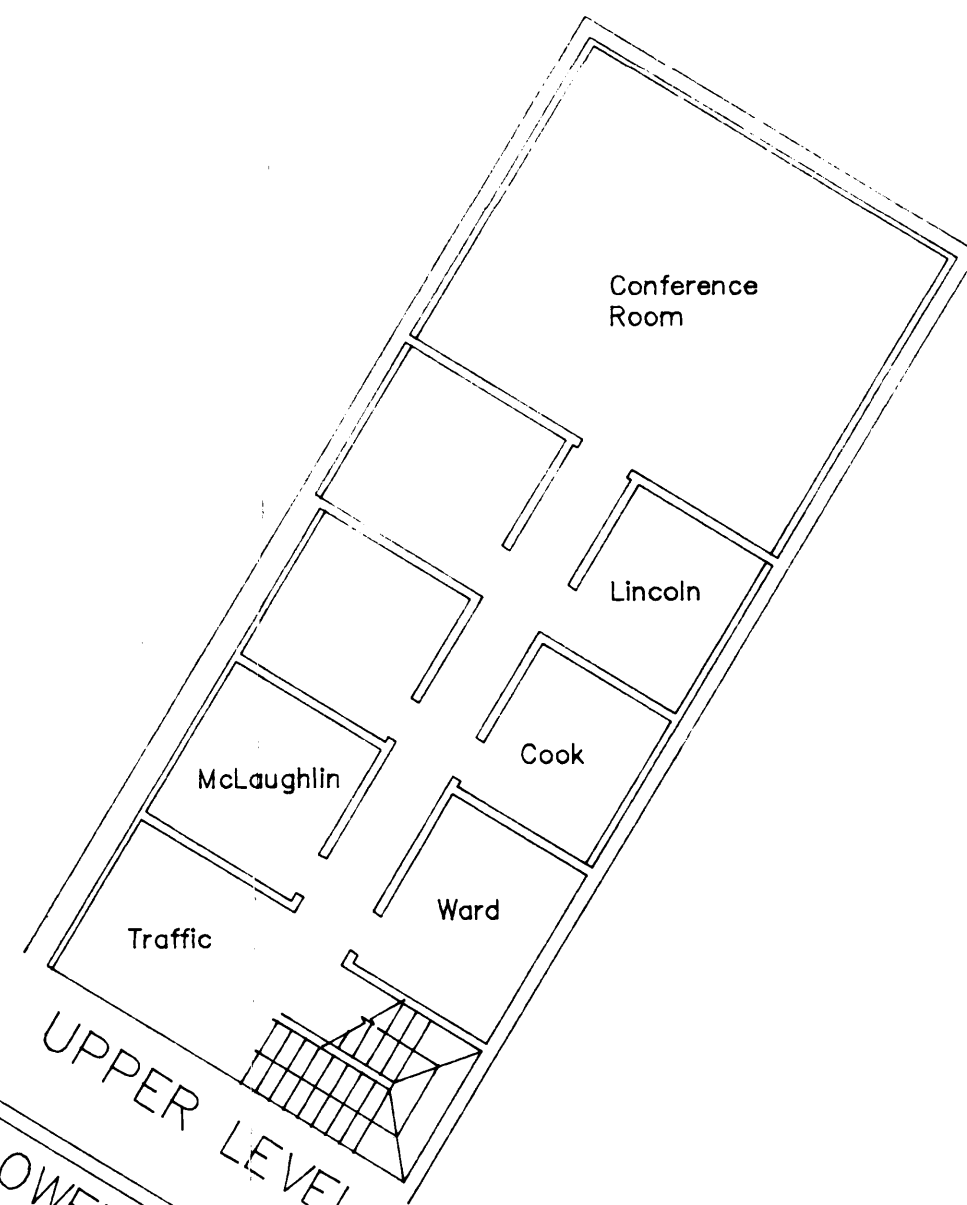
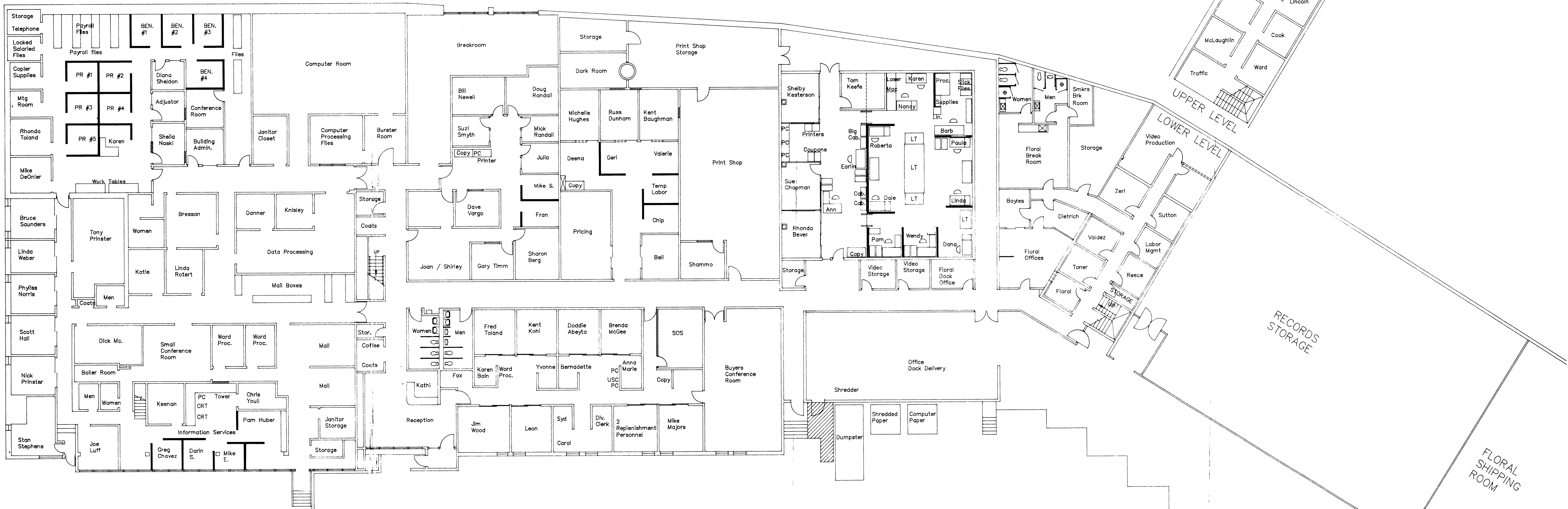
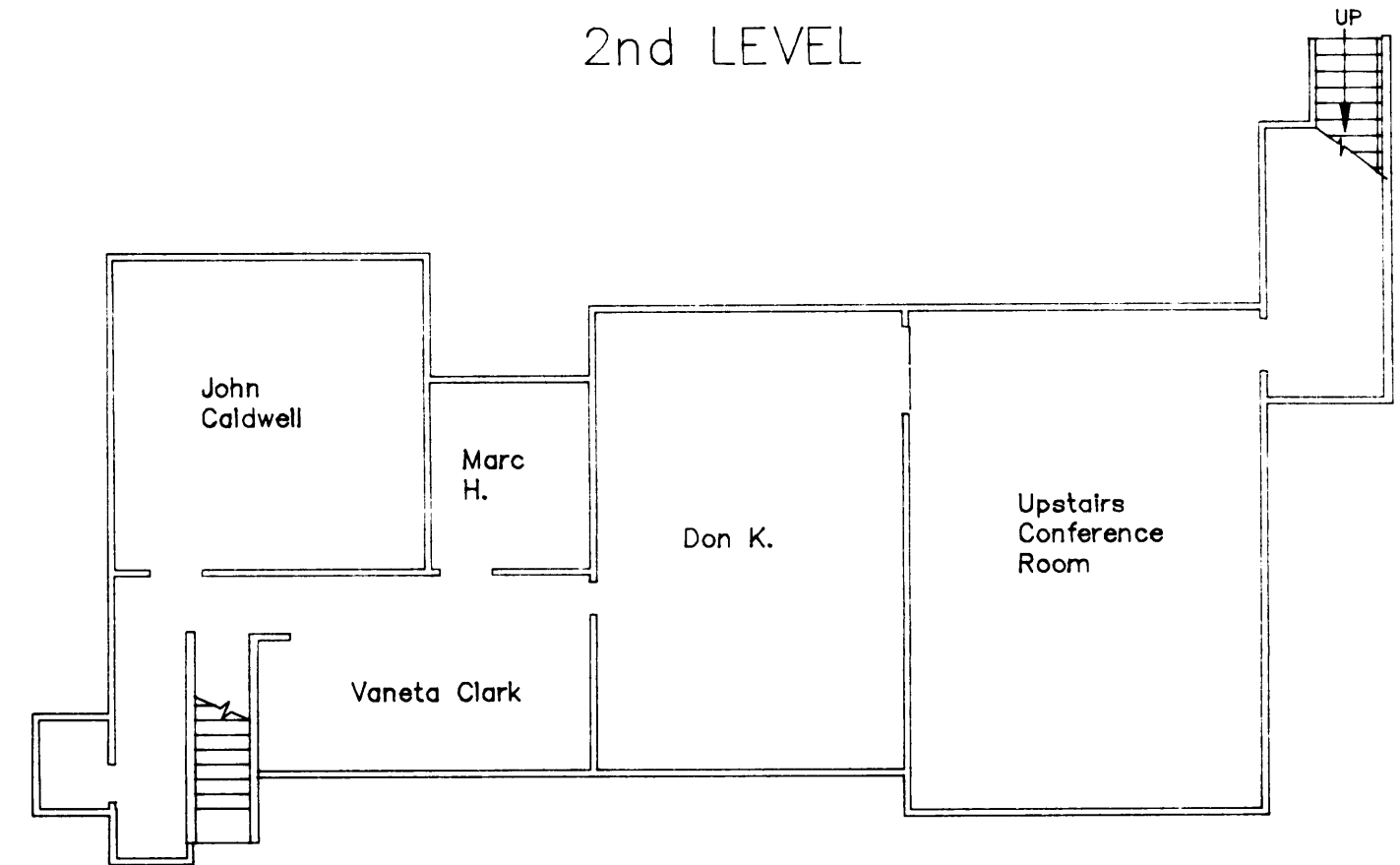
I HEREBY ACKNOWLEDGE THAT I HAVE READ THIS APPLICATION AND THE ABOVE IS CORRECT AND I AGREE TO COMPLY WITH THE REQUIREMENTS ABOVE. FAILURE TO COMPLY SHALL RESULT IN LEGAL ACTION.

DATE APPROVED: 2/5/91

APPROVED BY: B. Paulson

Greg H. White
SIGNATURE

2nd LEVEL



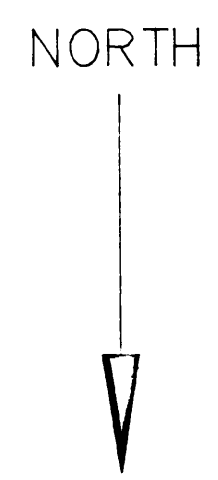
UPPER LEVEL

LOWER LEVEL

RECORDS STORAGE

FLORAL SHIPPING ROOM

FLORAL REFRIGERATED STORAGE



3/32" = 1'-0"
December 17, 1990

Revised:
12/18/90

City Market Offices
105 West Colorado Ave
Grand Junction, Colorado