

DATE SUBMITTED: 7-19-91

PERMIT NO. 39230

FEE \$ No Fee

**PLANNING CLEARANCE**  
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS: 2837 North Ave SQ. FT. OF BLDG: 10 x 50  
 SUBDIVISION: A & W SQ. FT. OF LOT: \_\_\_\_\_  
 FILING NO. \_\_\_ BLK NO. \_\_\_ LOT NO. 25 NO. OF FAMILY UNITS: 1  
 TAX SCHEDULE NO: 2943-182-00-071 NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: \_\_\_\_\_  
 OWNER: Isidor Schaffner USE OF EXISTING BUILDINGS: Residential  
 ADDRESS: 2837 North Av #25 DESCRIPTION OF WORK AND INTENDED USE: Updating electrical  
 TELEPHONE: 242-1677

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

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**FOR OFFICE USE ONLY**

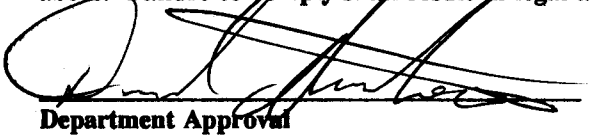
ZONE C-2 FLOODPLAIN: YES \_\_\_ NO \_\_\_  
 SETBACKS: FRONT \_\_\_ SIDE \_\_\_ REAR \_\_\_  
 MAXIMUM HEIGHT \_\_\_  
 LANDSCAPING/SCREENING REQUIRED: \_\_\_\_\_  
 GEOLOGIC HAZARD: YES \_\_\_ NO \_\_\_  
 CENSUS TRACT: 7  
 TRAFFIC ZONE: 39  
 SPECIAL CONDITIONS: \_\_\_\_\_


*Interior Remodel - NO Change in use*

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.

  
 Department Approval  
7-19-91  
 Date Approved

  
 Applicant Signature  
7-19-91  
 Date

\*\*\* Valid for six months from date of issuance (Section 9-3-2.D Grand Junction Zoning and Development Code).