

Foundation Only Permit

DATE SUBMITTED: 11/27/91

PERMIT NO. 40585

FEE \$ no fee - Special  
but permit paid for

### PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 2827 Padua

SQ. FT. OF BLDG: 6200

SUBDIVISION \_\_\_\_\_

SQ. FT. OF LOT: \_\_\_\_\_

FILING # \_\_\_\_\_ BLK # \_\_\_\_\_ LOT # \_\_\_\_\_

NO. OF FAMILY UNITS: \_\_\_\_\_

TAX SCHEDULE # 2943-072-00 944

NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: \_\_\_\_\_

OWNER City of G.J.

USE OF EXISTING BUILDINGS: \_\_\_\_\_

ADDRESS 250 N. 5th St

DESCRIPTION OF WORK AND INTENDED USE:  
Fire Station #2 - Foundation only

TELEPHONE: \_\_\_\_\_

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 RZ

FLOODPLAIN: YES \_\_\_\_\_ NO X

SETBACKS: FRONT 65

GEOLOGIC HAZARD: YES \_\_\_\_\_ NO \_\_\_\_\_

SIDE 10 REAR 10

CENSUS TRACT: 6 TRAFFIC ZONE: 29

MAXIMUM HEIGHT 65

PARKING REQ'MT see file # 65-91

LANDSCAPING/SCREENING REQUIRED:  
landscaping plan to be submitted

SPECIAL CONDITIONS:  
landscaping plan by final engineer  
foundation permit only - drawings - including  
utilities required prior to next permit

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.

Kathy Parker  
Department Approval

Tom Paul  
Applicant Signature

11/27/91  
Date Approved

11/27/91  
Date

VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 9-3-2 D Grand Junction Zoning & Development Code)