

DATE SUBMITTED: 6/15/92

25/16/92 PERMIT NO. 41682 ✓

FEE \$ N/C

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 2021 NTH 12TH

SQ. FT. OF BLDG: 25X60

SUBDIVISION Kister Add.

SQ. FT. OF LOT:

FILING # BLK # 1 LOT # 1

NO. OF FAMILY UNITS:

TAX SCHEDULE # 2945-111-12-001

NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: 1

OWNER Community Hospital

USE OF EXISTING BUILDINGS: prof. office

ADDRESS 2021 NTH 12TH

DESCRIPTION OF WORK AND INTENDED USE: interior remodel

TELEPHONE: 242-0920

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

FOR OFFICE USE ONLY

ZONE FLOODPLAIN: YES NO ✓

SETBACKS: FRONT GEOLOGIC HAZARD: YES NO ✓

NO CHANGE
SIDE REAR CENSUS TRACT: 5 TRAFFIC ZONE: 27

MAXIMUM HEIGHT PARKING REQ'MT N/A

LANDSCAPING/SCREENING REQUIRED: interior use 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.

[Signature]
Department Approval

6/15/92
Date Approved

W.C. Graves
Applicant Signature

6-15-92
Date

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