

DATE SUBMITTED: 6-1-92

PERMIT NO. 41927A

FEE \$ 5⁰⁰

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 727 BUNTING

SQ. FT. OF BLDG: _____

SUBDIVISION _____

SQ. FT. OF LOT: _____

FILING # _____ BLK # _____ LOT # _____

NO. OF FAMILY UNITS: 1

TAX SCHEDULE # 294511416006

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

OWNER AUDREY SWANN

USE OF EXISTING BUILDINGS: RESIDENCE

ADDRESS 727 BUNTING G.S., CO

DESCRIPTION OF WORK AND INTENDED USE:

TELEPHONE: 2429320

CARPET - Attached

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

FOR OFFICE USE ONLY

ZONE RMF-32

FLOODPLAIN: YES _____ NO _____

SETBACKS: FRONT 45' from center line
carport = 5' for side

GEOLOGIC HAZARD: YES _____ NO _____

SIDE 10 REAR 20'

CENSUS TRACT: 5 TRAFFIC ZONE: 33

MAXIMUM HEIGHT 36'

PARKING REQ'MT _____

LANDSCAPING/SCREENING REQUIRED: _____

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

William Trufanbach
Applicant Signature

6-1-92
Date Approved

1 June 92
Date

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

ACCEPTED *OK* 6-1-92
ANY CHANGE OF SETBACKS MUST BE
APPROVED BY THE CITY PLANNING
DEPT. IT IS THE APPLICANT'S
RESPONSIBILITY TO PROPERLY
LOCATE AND IDENTIFY EASEMENTS
AND PROPERTY LINES.

