

DATE SUBMITTED: 10/15/92

PERMIT NO. 44284 ✓

FEE \$ 0.00

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 603 Chipeta

SQ. FT. OF BLDG: 1000 +/-

SUBDIVISION City

SQ. FT. OF LOT: 6250

FILING # _____ BLK # 61 LOT # 001

NO. OF FAMILY UNITS: 1

TAX SCHEDULE # 2945-142-31-001

NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: 2

OWNER Gary Stubler

USE OF EXISTING BUILDINGS: Single family residence & garage

ADDRESS 603 Chipeta

DESCRIPTION OF WORK AND INTENDED USE: New Foundation & stem wall under existing porch

TELEPHONE: 743-7954

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-64

FLOODPLAIN: YES _____ NO X

SETBACKS: FRONT 20' from property

GEOLOGIC HAZARD: YES _____ NO X

SIDE 10' REAR 20'

CENSUS TRACT: 3 TRAFFIC ZONE: 35

MAXIMUM HEIGHT 32

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).

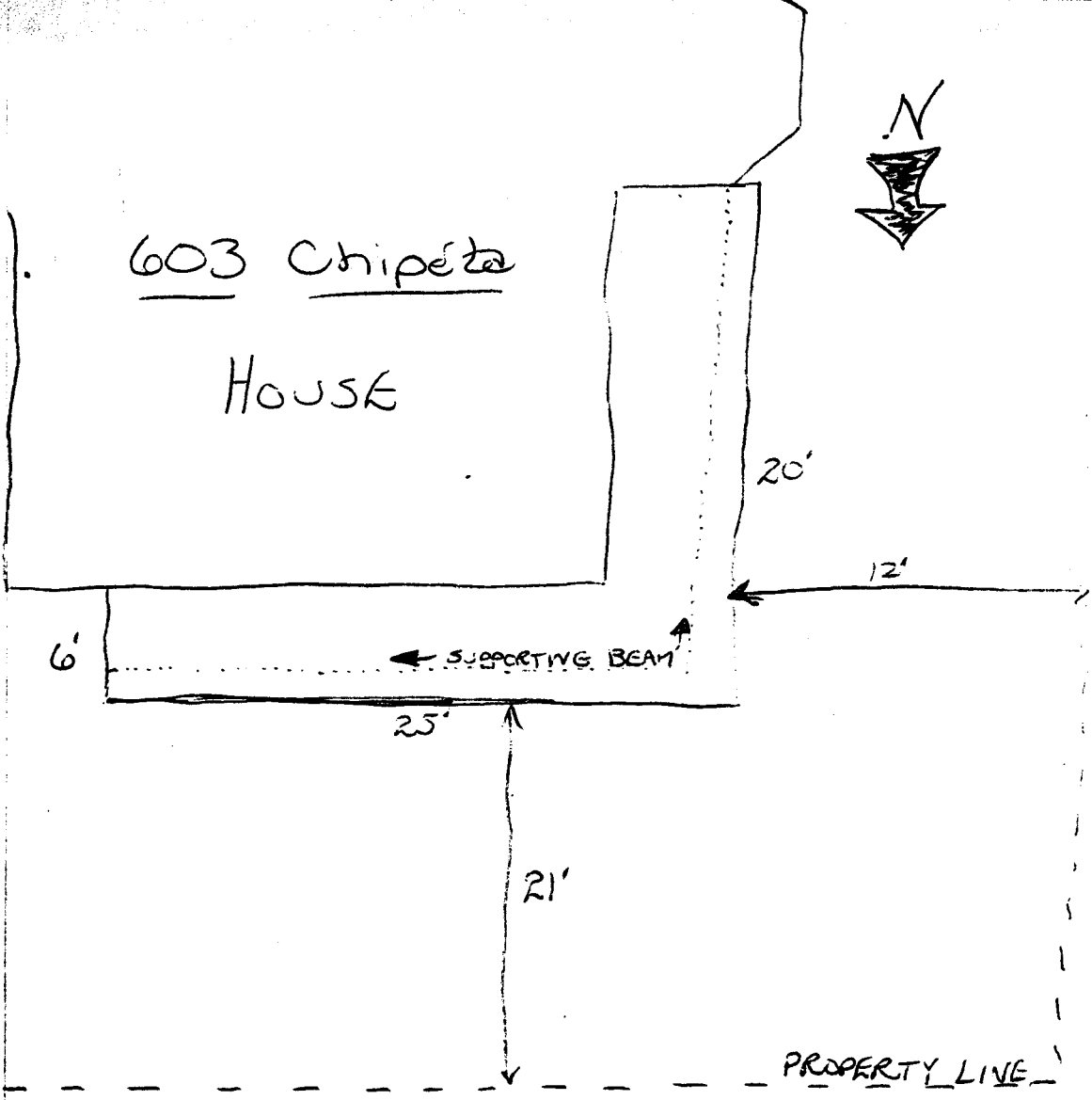
Any landscaping required by this permit shall be maintained in an acceptable and healthy condition. The replacement of any vegetation materials that die or are in an unhealthy condition shall be required.

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.

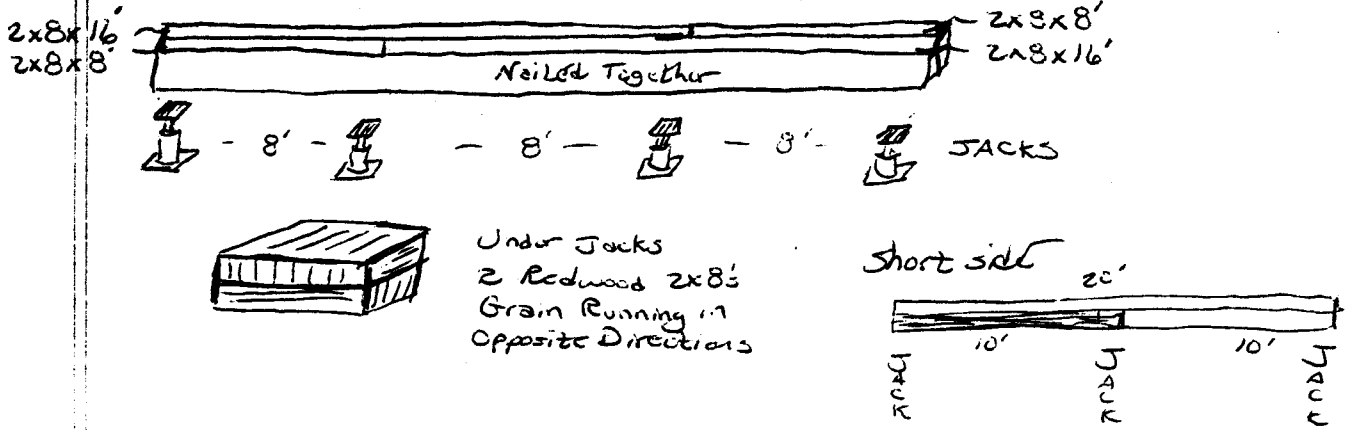
Angeline Barrett
Department Approval
10/15/92
Date Approved

Gary Stubler
Applicant Signature
10/15/92
Date

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



- 1) Tear off Skirting on 6' Side of Deck
- 2) Put New Supporting Beams Under Porch ~ Jack Up & Level



- 3) Tear off The Rest of The Skirting
 - 4) Put In New Foundation #4 Rebar
 - 5) New Redwood ~~Skirting~~ Stemwall
 - 6) ~~Put In~~ New Skirting
- Anchor Bolts Every 4 feet