

DATE SUBMITTED: 6/10/92

PERMIT NO. _____

FEE \$ 500

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 1550 Crestview Way SQ. FT. OF BLDG: _____

SUBDIVISION Crestview Townhomes SQ. FT. OF LOT: 61 X 105

FILING # ✓ BLK # — LOT # 16-13/16-2 NO. OF FAMILY UNITS: 1

TAX SCHEDULE # 2945-013-08-046 NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: NONE

OWNER Edith Danhall USE OF EXISTING BUILDINGS: _____

ADDRESS 1550 Crestview Way _____

TELEPHONE: 243-2438 DESCRIPTION OF WORK AND INTENDED USE: New house

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

FOR OFFICE USE ONLY

ZONE PR-8

FLOODPLAIN: YES _____ NO ✓

SETBACKS: FRONT 15'

GEOLOGIC HAZARD: YES _____ NO ✓

SIDE ✓ REAR 10
but 12' between bldgs

CENSUS TRACT: 10 TRAFFIC ZONE: 21

MAXIMUM HEIGHT _____

PARKING REQ'MT 2

LANDSCAPING/SCREENING REQUIRED: _____

SPECIAL CONDITIONS: _____

N/A

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
6/10/92
Date Approved

[Signature]
Applicant Signature
6/10/92
Date

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