

DATE SUBMITTED: Aug 27, 92

PERMIT NO. 42742

FEE \$ 5.00

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 1705 Glenwood Ave

SQ. FT. OF BLDG: 14 x 24

SUBDIVISION Elmwood Plaza

SQ. FT. OF LOT: 2 - Lots

FILING # _____ BLK # 7 LOT # 1 & 2

NO. OF FAMILY UNITS: 5

TAX SCHEDULE # 245-123-25-007

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

OWNER Monte McMechen

USE OF EXISTING BUILDINGS: 5 - Apts.

ADDRESS 1705 Glenwood Ave

TELEPHONE: 245-5259

DESCRIPTION OF WORK AND INTENDED USE: Laundry - Storage

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

FOR OFFICE USE ONLY

ZONE RME-64

FLOODPLAIN: YES _____ NO _____

SETBACKS: FRONT 20'

GEOLOGIC HAZARD: YES _____ NO _____

SIDE 3 ft REAR 3 ft

CENSUS TRACT: 6 TRAFFIC ZONE: 31

MAXIMUM HEIGHT 3'

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.

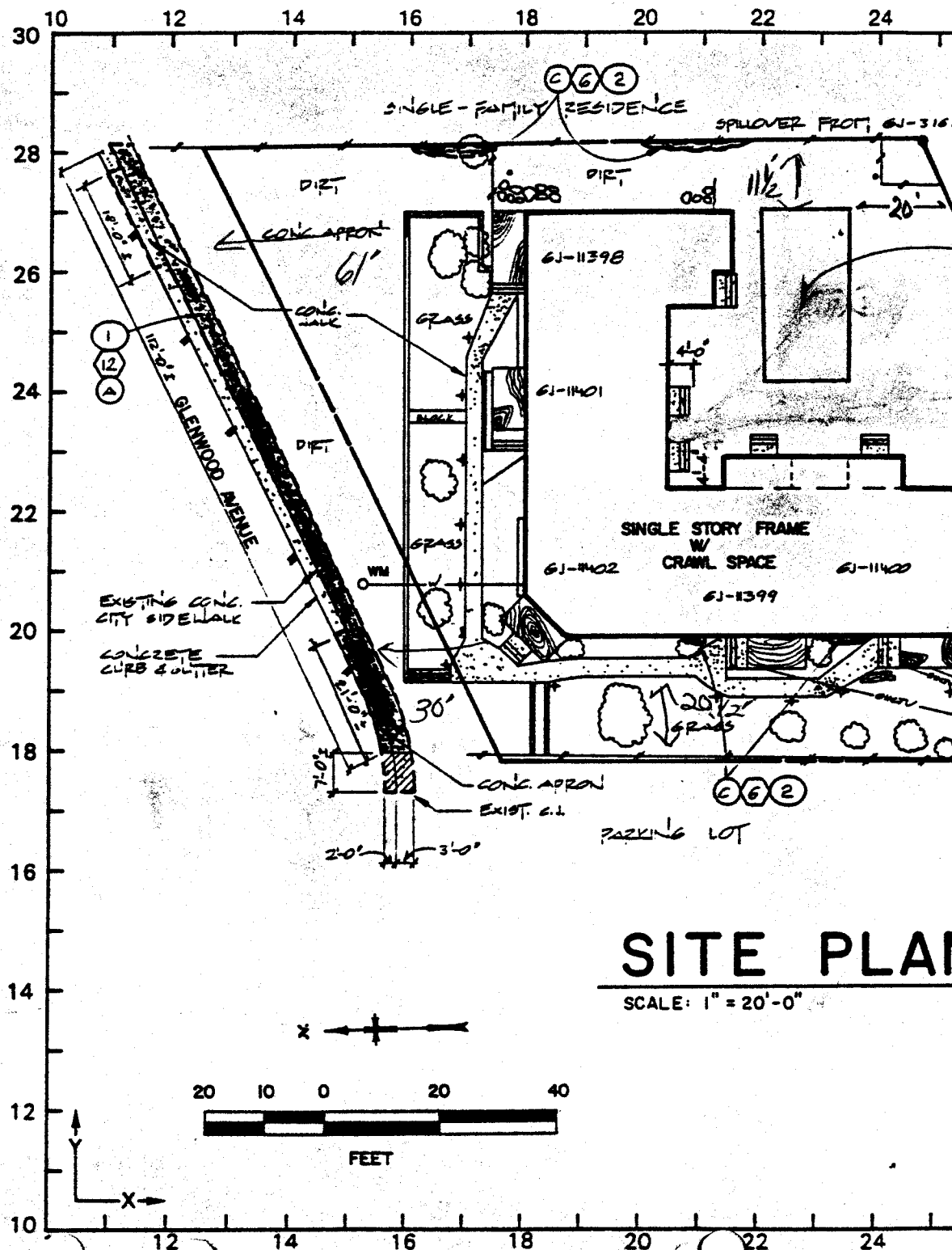
[Signature]
Department Approval

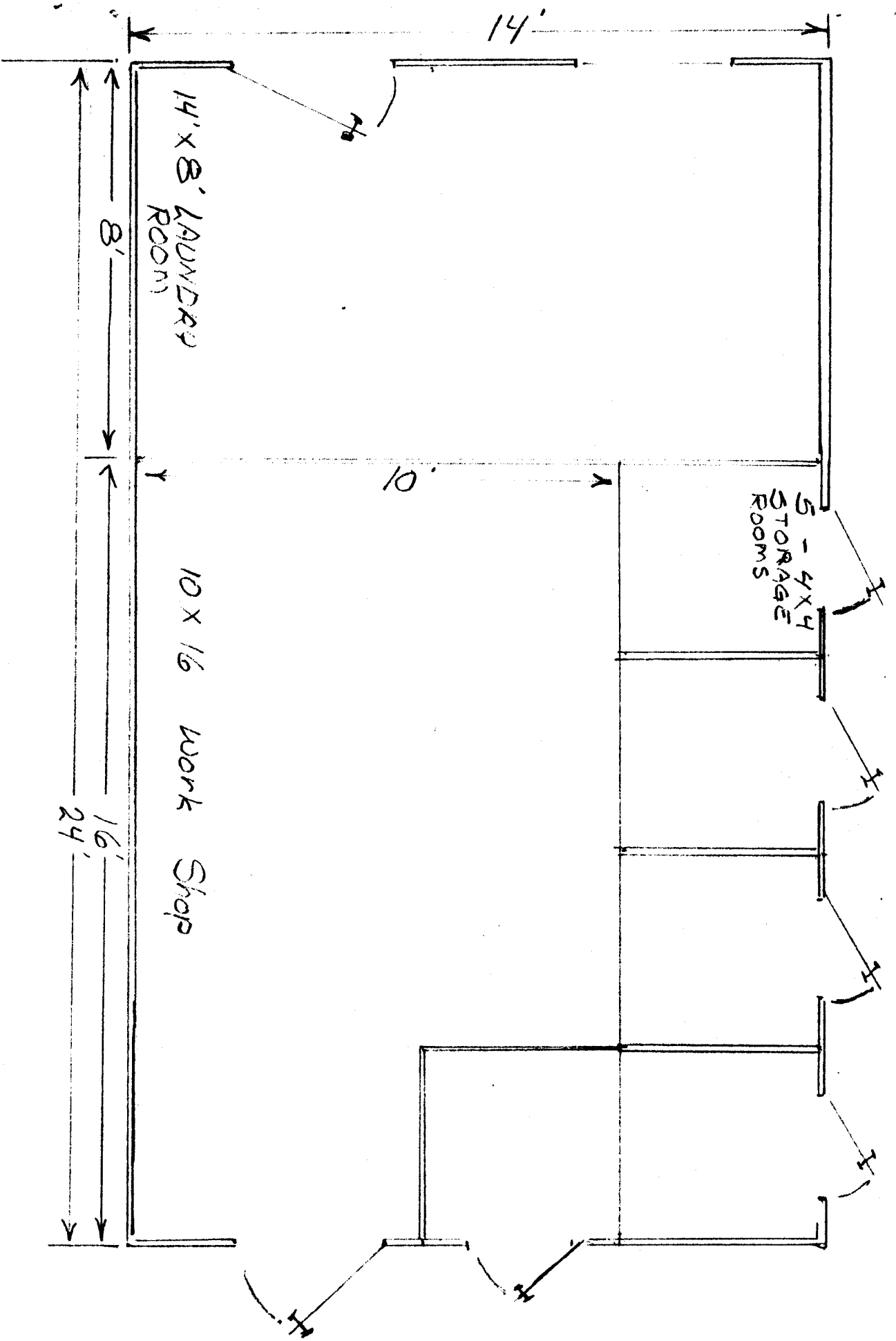
[Signature]
Applicant Signature

Aug 27, 92
Date Approved

Date

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

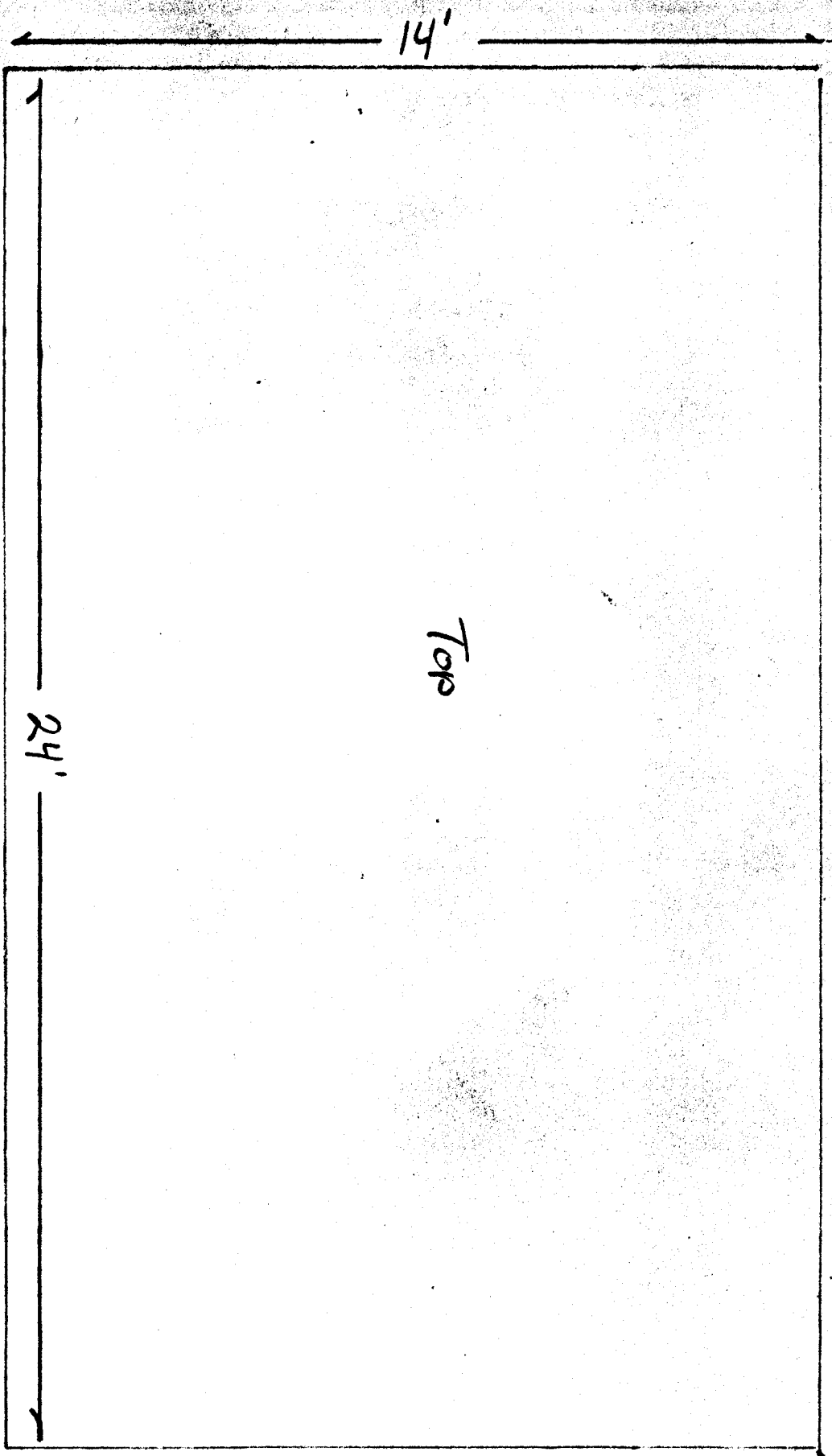




BLDG ADDRESS - 1705 - 1715 Glenwood Ave
 Elmwood Plaza Lot - 1 & 2 B14 - 7

Owner)
 Monte & Megan (Partner)

Concrete slab for 14 x 24 Storage Building



Side

