

DATE SUBMITTED: 10/23/92

PERMIT NO. _____

FEE \$ 5⁰⁰

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 2486 E. HARBOR CIRCLE SQ. FT. OF BLDG: 1550 ±

SUBDIVISION MINI-COVE AT FOUNTAIN HEAD SQ. FT. OF LOT: 5300

FILING # _____ BLK # _____ LOT # 1A NO. OF FAMILY UNITS: 1

TAX SCHEDULE # 2701-334-04-095 NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: 0

OWNER AUDIE MAE SALMON USE OF EXISTING BUILDINGS: _____

ADDRESS 2486 E. HARBOR CIRCLE

TELEPHONE: 303 440-7025 DESCRIPTION OF WORK AND INTENDED USE: RESIDENTIAL CONSTRUCTION

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

FLOODPLAIN: YES _____ NO ✓

SETBACKS: FRONT 20

GEOLOGIC HAZARD: YES _____ NO ✓

SIDE 5' ONE SIDE REAR 1'
1' ONE SIDE

CENSUS TRACT: 9 TRAFFIC ZONE: 4

MAXIMUM HEIGHT _____

PARKING REQ'MT 2

LANDSCAPING/SCREENING REQUIRED: _____

SPECIAL CONDITIONS: _____

as per plans

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

Audie Mae Salmon
Applicant Signature

10/23/92
Date Approved

10/23/92
Date

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