

DATE SUBMITTED: 12-21-92  
*can't tell from the street*

PERMIT NO. \_\_\_\_\_ ✓  
FEE \$ 5.00

# PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 2420 Hawthorne ~~1077~~ SQ. FT. OF BLDG: 2058  
 SUBDIVISION Spring Valley SQ. FT. OF LOT: 12,000  
 FILING # 5 BLK # 9 LOT # 7 NO. OF FAMILY UNITS: 1  
 TAX SCHEDULE # 2945-01420-007 ~~1077~~ NO. OF BUILDINGS ON PARCEL BEFORE THIS  
 PLANNED CONSTRUCTION: 1  
 OWNER John Hamrick ✓ USE OF EXISTING BUILDINGS:  
Residence  
 ADDRESS 2420 Hawthorne DESCRIPTION OF WORK AND INTENDED USE:  
 TELEPHONE: 243-2964 Enlarge porch & construct shed

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

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FOR OFFICE USE ONLY

ZONE RSF-5 FLOODPLAIN: YES \_\_\_\_\_ NO X  
 SETBACKS: FRONT 20' min. GEOLOGIC HAZARD: YES \_\_\_\_\_ NO X  
 SIDE 5' Attached REAR 25' CENSUS TRACT: 10 TRAFFIC ZONE: 20  
3' Attached 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  
12/21/92  
Date Approved

John Hamrick  
Applicant Signature  
12-21-92  
Date

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

