

DATE SUBMITTED: 27 July 92

PERMIT NO. 40401 ✓

FEE \$ _____

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 930 INDEPENDENT

SQ. FT. OF BLDG: 5120 SF

SUBDIVISION _____

SQ. FT. OF LOT: _____

FILING # _____ BLK # _____ LOT # _____

NO. OF FAMILY UNITS: NA

TAX SCHEDULE # 2945 103 00064

NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: 1

OWNER HARLEY BROWNSON

USE OF EXISTING BUILDINGS: COMMERCIAL

ADDRESS _____

DESCRIPTION OF WORK AND INTENDED USE: INTERIOR REMODEL

TELEPHONE: _____

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

FOR OFFICE USE ONLY

ZONE _____

FLOODPLAIN: YES _____ NO _____

SETBACKS: FRONT _____

GEOLOGIC HAZARD: YES _____ NO _____

SIDE _____ REAR _____

CENSUS TRACT: _____ TRAFFIC ZONE: _____

MAXIMUM HEIGHT _____

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

27 July 1992
Date Approved

27 July 1992
Date

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

THIS REVIEW GOVERNS CONSTRUCTION OF PRIVATE PROPERTY
 ONLY. IT DOES NOT COVER ANY OTHER MATTER RELATED WITH
 CITY OR COUNTY REGULATIONS.

MAKE NO CHANGES TO THESE PLANS WITHOUT
 KEEP THESE PLANS ON THE JOB
 CALL FOR INSPECTIONS

BUILDING INSPECTOR
 FOR

ACCEPTED

930 INDEPENDENT AVE
 EXISTING METAL BUILDING
 WITH CMU WALLS

