

DATE SUBMITTED: 3-17-92

PERMIT NO. 41252 ✓

FEE \$ 5.00

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 776 JADE LANE

SQ. FT. OF BLDG: ~2,000 (1700)

SUBDIVISION ALPINE MEADOWS

SQ. FT. OF LOT: 9,000

FILING # 1 BLK # 4 LOT # 6

NO. OF FAMILY UNITS: 1

TAX SCHEDULE # 2701-351-44-026

NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: 0

OWNER Alpine Meadows Development Corp.

USE OF EXISTING BUILDINGS: 0

ADDRESS 111 S. 12th St.

DESCRIPTION OF WORK AND INTENDED USE: single family residence

TELEPHONE: 245-2505

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 X

SETBACKS: FRONT 20

GEOLOGIC HAZARD: YES _____ NO _____

SIDE 7 REAR 20

CENSUS TRACT: 16 TRAFFIC ZONE: 13

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.

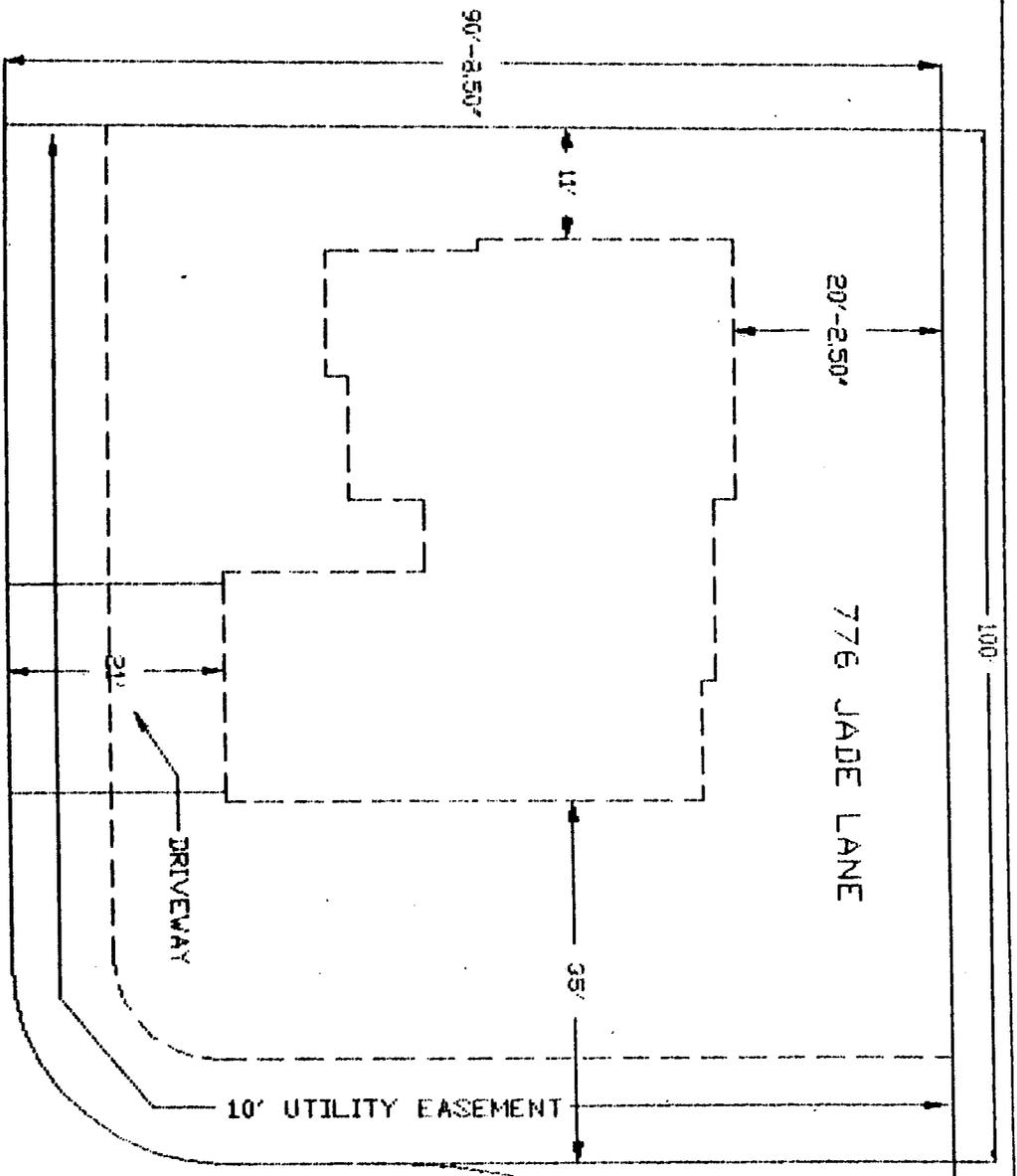
Kathy Postma
Department Approval

Jed Johnston
Applicant Signature

3/17/92
Date Approved

March 17, 1992
Date

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



JADE LANE

ACCEPTED *RP 3/17/92*
 ANY CHANGE OF SURFACE MUST BE
 APPROVED BY THE CITY PLANNING
 DEPT. IN WRITING. APPLICANTS
 RESPONSIBILITY TO PROPERLY
 LOCATE AND IDENTIFY EASEMENTS
 AND PROPERTY LINES.

DANE LANE