

DATE SUBMITTED: 7/13/92

PERMIT NO. 42310 ✓
FEE \$ 5.00

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 327 W. View Court SQ. FT. OF BLDG: 1320

SUBDIVISION Moore SQ. FT. OF LOT: 109 x 140

FILING # _____ BLK # 1 LOT # 7 NO. OF FAMILY UNITS: 1

TAX SCHEDULE # 2945-244-08-004 NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: -0-

OWNER Don O. Kelley USE OF EXISTING BUILDINGS: Residence

ADDRESS 960 Main St DESCRIPTION OF WORK AND INTENDED USE:

TELEPHONE: 243-8374 Building Home

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

FOR OFFICE USE ONLY

ZONE RSF-8

FLOODPLAIN: YES _____ NO /

SETBACKS: FRONT 20'

GEOLOGIC HAZARD: YES _____ NO /

SIDE 5' REAR 15'

CENSUS TRACT: 13 TRAFFIC ZONE: 80

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.

Kristen L. [Signature]
Department Approval

Don O. Kelley
Applicant Signature

7/13/92
Date Approved

7-13-92
Date

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

