

DATE SUBMITTED: 3/9/92

PERMIT NO. 41154

FEE \$ 5.00

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 225 Park Dr.

SQ. FT. OF BLDG: _____

SUBDIVISION Park Lane

SQ. FT. OF LOT: _____

FILING # _____ BLK # 1 LOT # _____

NO. OF FAMILY UNITS: 1

TAX SCHEDULE # 2945-112-13-048

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

OWNER Milo R Johnson

USE OF EXISTING BUILDINGS: house

ADDRESS 1631 N-11 19th St.

DESCRIPTION OF WORK AND INTENDED USE: Retaining Wall

TELEPHONE: 293-5560

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

FOR OFFICE USE ONLY

ZONE R5E-5

FLOODPLAIN: YES _____ NO X

SETBACKS FRONT _____

GEOLOGIC HAZARD: YES _____ NO _____

SIDE 3 REAR 10

CENSUS TRACT: 4 TRAFFIC ZONE: 25

MAXIMUM HEIGHT 6

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).

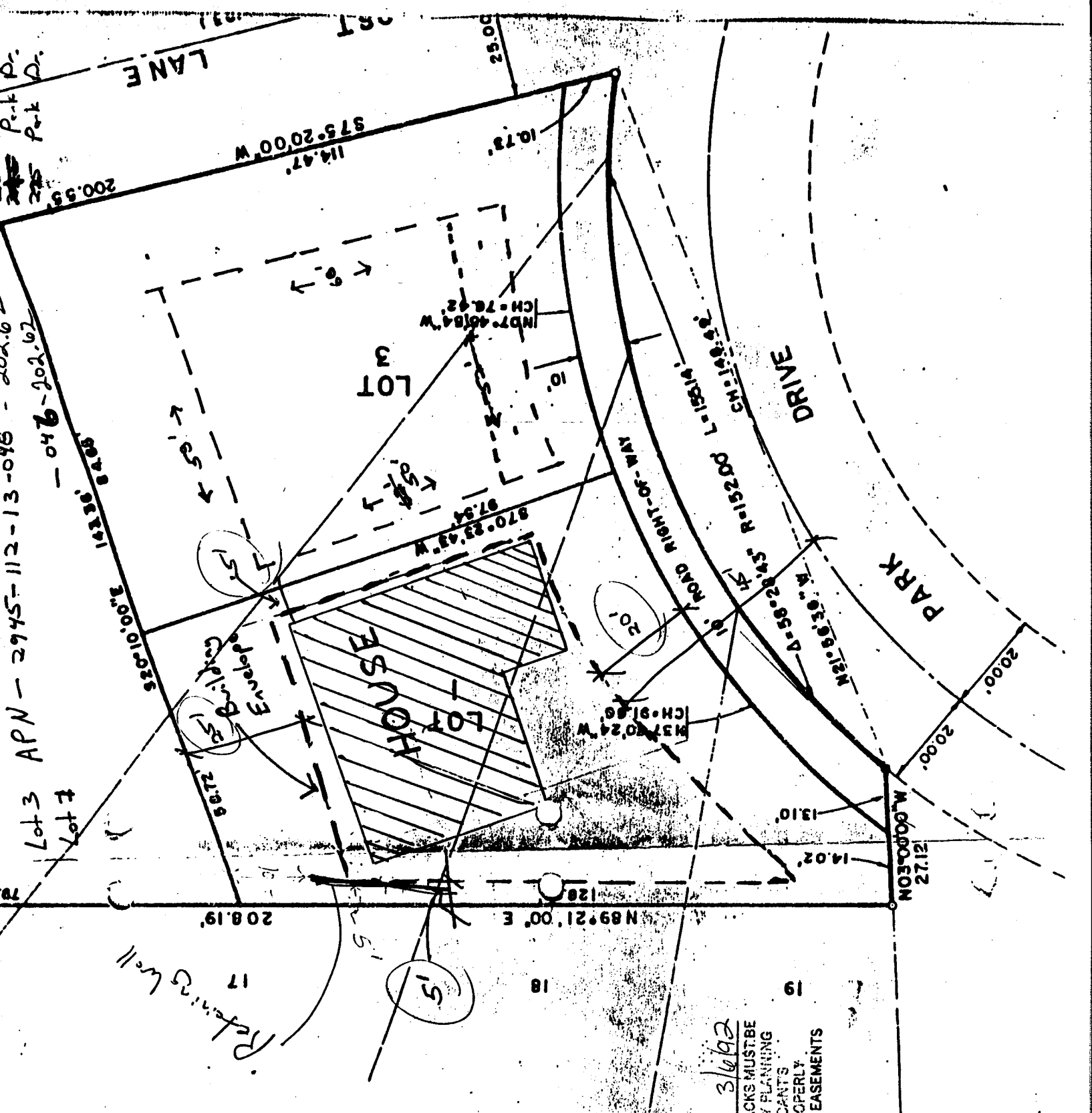
Any landscaping required by this permit shall be maintained in an acceptable and healthy condition. The replacement of any vegetation materials that die or are in an unhealthy condition shall be required.

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 Poston
Department Approval
3/9/92
Date Approved

MR J
Applicant Signature
3/9/92
Date

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



Park Dr.
Park Dr.

Lot 3 APN - 2945-112-13-048 - 202.6
Lot 7
Lot 7

Referring Well

ACCEPTED *ll 3/19/92*
 ANY CHANGE OF SETBACKS MUST BE
 APPROVED BY THE CITY PLANNING
 DEPT. IT IS THE APPLICANT'S
 RESPONSIBILITY TO PROPERLY
 LOCATE AND IDENTIFY EASEMENTS
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1" = 20'