

DATE SUBMITTED: 4-20-92

PERMIT NO. 41562 ✓

FEE \$ 5.00

PLANNING CLEARANCE
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS: 1147 SANTA CLARA SQ. FT. OF BLDG: 1918'

SUBDIVISION: LAMP LIGHT SQ. FT. OF LOT: _____

FILING NO. 1 BLK NO. 1 LOT NO. 9 NO. OF FAMILY UNITS: 1

TAX SCHEDULE NO: 2945-234-07-027 NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: 1

OWNER: JIM LANCASTER USE OF EXISTING BUILDINGS: HOUSE

ADDRESS: 1147 SANTA CLARA

TELEPHONE: 245-0083 DESCRIPTION OF WORK AND INTENDED USE: PATIO ROOF

SUBMITTALS 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

SETBACKS: FRONT 15

GEOLOGIC HAZARD: YES ___ NO

SIDE 0 REAR 5

CENSUS TRACT: 13 TRAFFIC ZONE: 80

MAXIMUM HEIGHT 32

PARKING REQ'MT N/A

LANDSCAPING/SCREENING REQUIRED: N/A

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 Malone
Department Approval
4/21/92
Date Approved

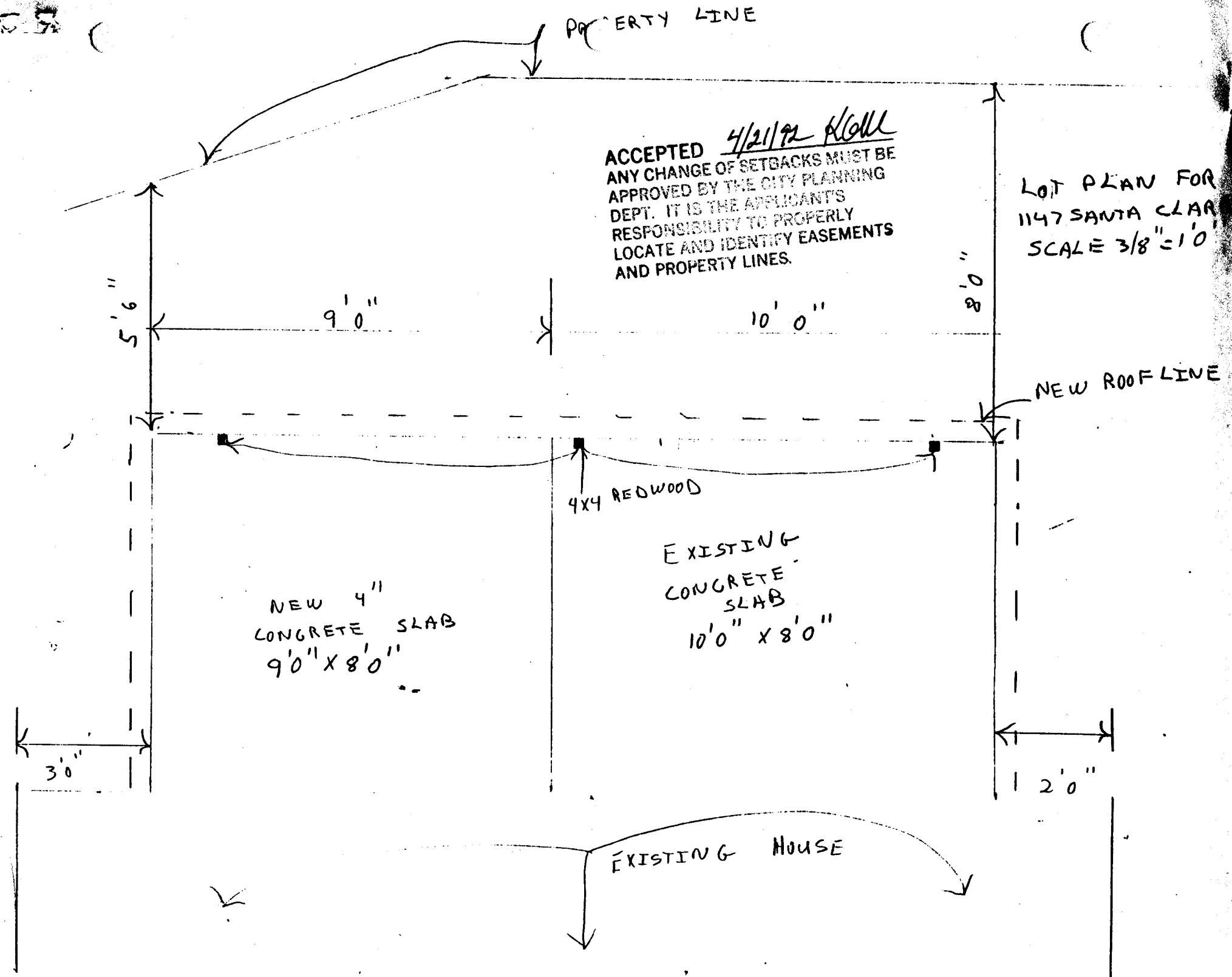
Thomas L. Martin
Applicant Signature
4/21/92
Date

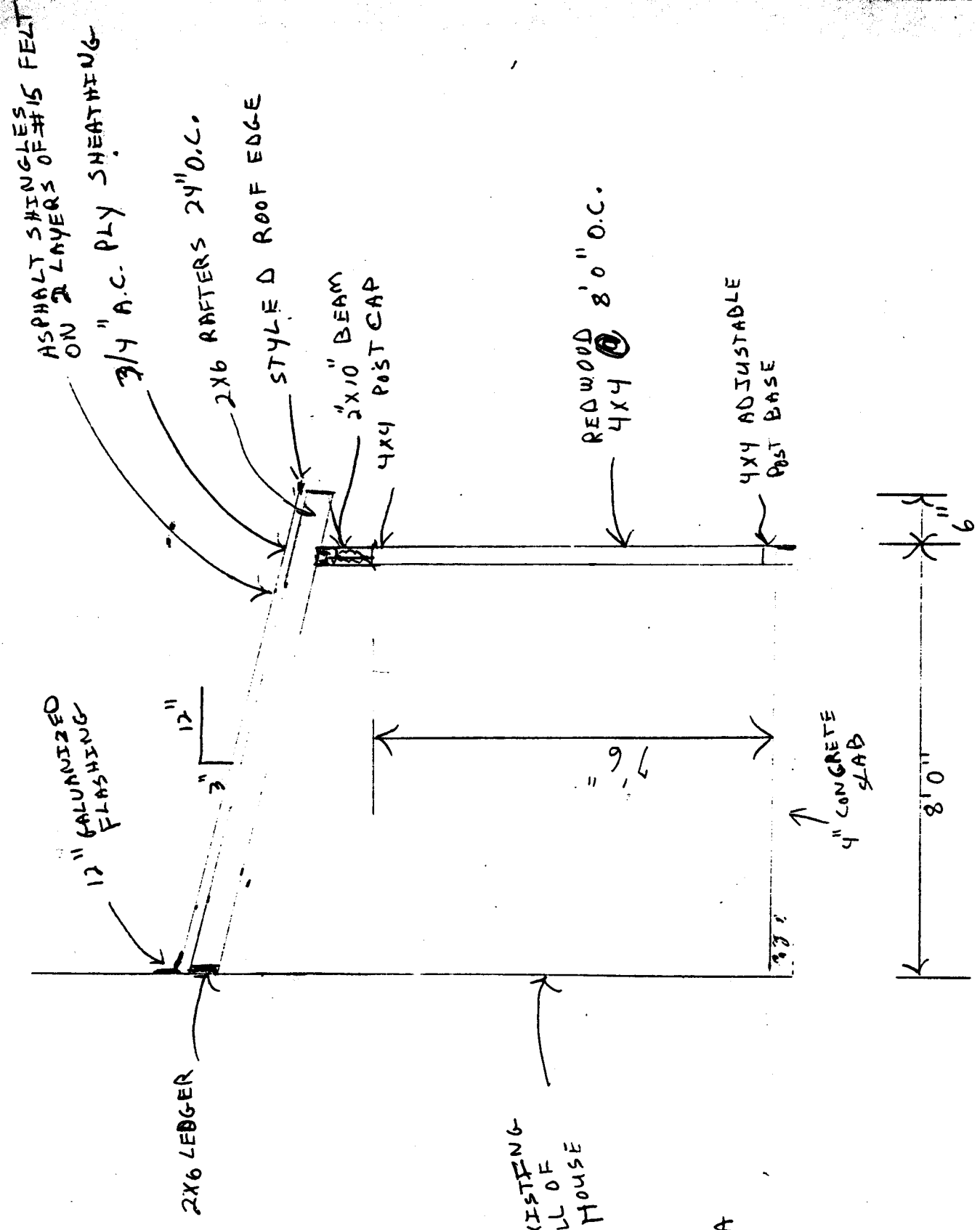
57

PROPERTY LINE

ACCEPTED 4/21/92 K/oll
ANY CHANGE OF SETBACKS MUST BE APPROVED BY THE CITY PLANNING DEPT. IT IS THE APPLICANT'S RESPONSIBILITY TO PROPERLY LOCATE AND IDENTIFY EASEMENTS AND PROPERTY LINES.

LOT PLAN FOR
1147 SANTA CLARA
SCALE 3/8" = 1'0"





PATIO ROOF
 1147 SANTA CLARA
 SCALE 3/8" = 1' 0"