

DATE SUBMITTED: 8/20/92

PERMIT NO. 42618 V

FEE \$ 10⁰⁰

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 730 Struthers

SQ. FT. OF BLDG: 336 SF

SUBDIVISION CANON 1ST SUBD.

SQ. FT. OF LOT: 16,325 SF

FILING # _____ BLK # 15 LOT # 19-27

NO. OF FAMILY UNITS: _____

TAX SCHEDULE # Parcel # 2945-231-17-023

NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: None

OWNER ROBERT D. ELAM
MILDRED M. ELAM

USE OF EXISTING BUILDINGS: N/A

ADDRESS 2866 UNWEEP AVE.

TELEPHONE: 242-5370

DESCRIPTION OF WORK AND INTENDED USE:
TEMPORARY CONSTRUCTION LAB TRAILER
FOR APPROXIMATELY 45-60 DAYS

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

FOR OFFICE USE ONLY

ZONE 1-2

FLOODPLAIN: YES NO

SETBACKS: FRONT 55 ft

GEOLOGIC HAZARD: YES _____ NO

SIDE 0 REAR 0

CENSUS TRACT: 9 TRAFFIC ZONE: 44

MAXIMUM HEIGHT 65 ft.

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
8/21/92
Date/Approved

[Signature]
Applicant Signature
8/20/92
Date

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