

DATE SUBMITTED: 5/6/92

PERMIT NO. 41785 ✓

FEE \$ 500

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 2006 White Ave

SQ. FT. OF BLDG: 192

SUBDIVISION E. Main St

SQ. FT. OF LOT: 7,200

FILING # 1 BLK # 7 LOT # 15

NO. OF FAMILY UNITS: 1

TAX SCHEDULE # 2945-134-01-016

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

OWNER Floyd Neighbours

USE OF EXISTING BUILDINGS: House

ADDRESS 2006 White Ave

DESCRIPTION OF WORK AND INTENDED USE: Bedroom Addition

TELEPHONE: 245-2729

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

FOR OFFICE USE ONLY

ZONE RMF-32

FLOODPLAIN: YES NO ✓

ETBACKS: FRONT 20

GEOLOGIC HAZARD: YES NO ✓

SIDE 10 REAR 20

CENSUS TRACT: 7 TRAFFIC ZONE: 40

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.

Hank Metzger
Department Approval
5/6/92
Date Approved

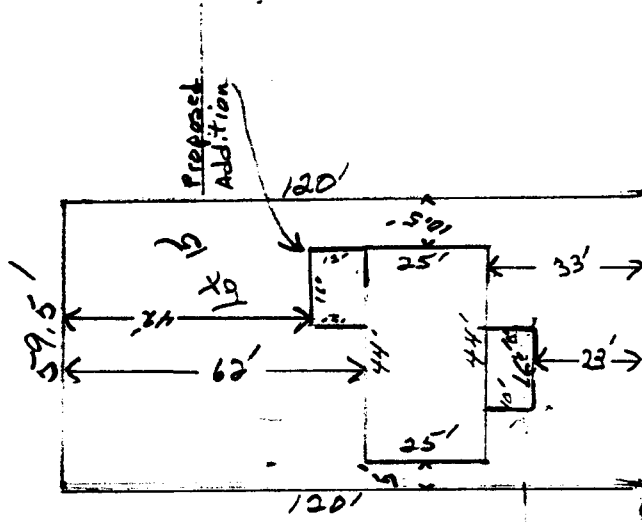
Joni Mullis
Applicant Signature
5/6/92
Date

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

ACCEPTED 5/6/92 Kell
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.

192

7200



2006
white Ave