

DATE SUBMITTED: 9/23/92

PERMIT NO. 43012

FEE \$ 5.00

# PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 549 Willow

SQ. FT. OF BLDG: \_\_\_\_\_

SUBDIVISION Cottonwood Meadows Mt

SQ. FT. OF LOT: \_\_\_\_\_

FILING # \_\_\_\_\_ BLK # 1 LOT # 15

NO. OF FAMILY UNITS: 1

TAX SCHEDULE # 2943-073-01-031

NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: \_\_\_\_\_

OWNER Milton Joy

USE OF EXISTING BUILDINGS: Residential

ADDRESS 549 Willow Rd

DESCRIPTION OF WORK AND INTENDED USE: Patio Cover

TELEPHONE: 245-5311

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

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**FOR OFFICE USE ONLY**

ZONE RSF-8

FLOODPLAIN: YES \_\_\_\_\_ NO ✓

SETBACKS: FRONT N/A

GEOLOGIC HAZARD: YES \_\_\_\_\_ NO ✓

SIDE 5 REAR 15

CENSUS TRACT: 6 TRAFFIC ZONE: 30

MAXIMUM HEIGHT 32

PARKING REQ'MT N/A

LANDSCAPING/SCREENING REQUIRED:

SPECIAL CONDITIONS:

N/A

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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).

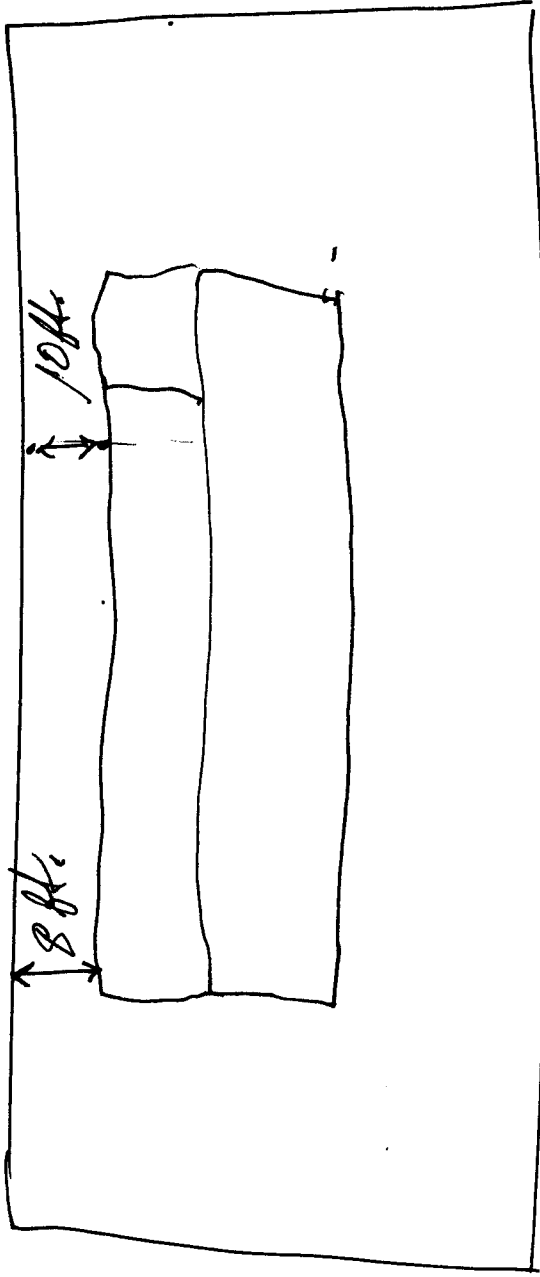
Any landscaping required by this permit shall be maintained in an acceptable and healthy condition. The replacement of any vegetation materials that die or are in an unhealthy condition shall be required.

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 Miller  
Department Approval  
9/23/92  
Date Approved

Milton Joy  
Applicant Signature  
9/23/92  
Date

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



Wilson 12a