

DATE SUBMITTED: 7/7/93

PERMIT NO. 45561

FEE \$ 15.00

# PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 529 7<sup>th</sup> St

SQ. FT. OF BLDG: 240

SUBDIVISION Gardens Subdivision

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

FILING # \_\_\_\_\_ BLK # 10 LOT # 12

NO. OF FAMILY UNITS: \_\_\_\_\_

TAX SCHEDULE # 2945-131-08-014

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

OWNER Lee Richards

USE OF EXISTING BUILDINGS: None

ADDRESS 3224 B<sup>2</sup> Rd

DESCRIPTION OF WORK AND INTENDED USE: Pool

TELEPHONE: 434 6348

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

\*\*\*\*\*  
FOR OFFICE USE ONLY

ZONE RSF-8

FLOODPLAIN: DESIGNATED YES \_\_\_\_\_ NO X

SETBACKS: FRONT 45'

GEOLOGIC HAZARD: YES \_\_\_\_\_ NO \_\_\_\_\_

SIDE 5' REAR 15'

CENSUS TRACT: 7 TRAFFIC ZONE: 31

MAXIMUM HEIGHT 32'

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

[Signature]  
Applicant Signature

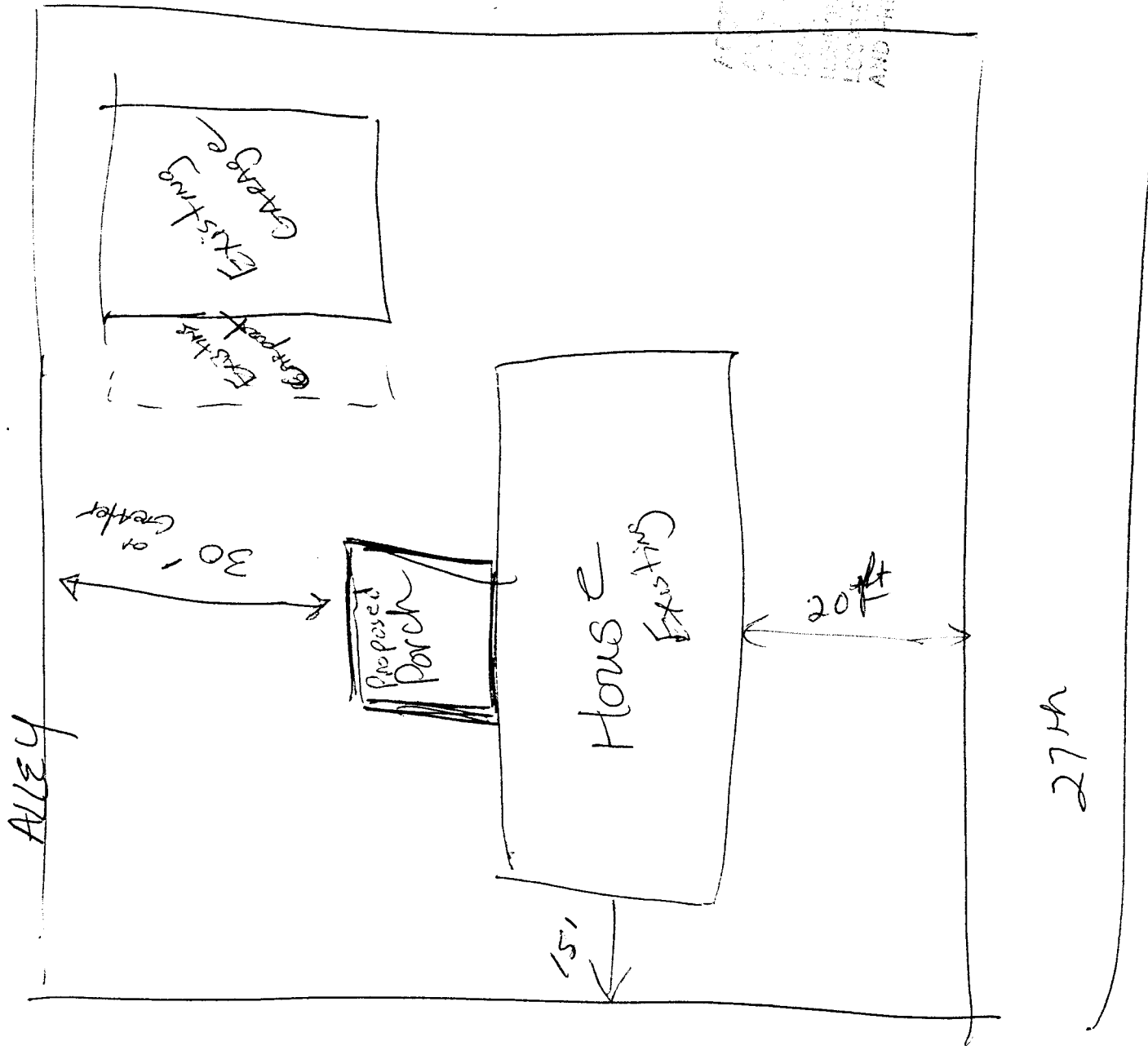
7-7-93  
Date Approved

7/7/93  
Date

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

Sheet 7-7-93

EXISTING AND PROPOSED PLACEMENTS



PERMIT TO BUILD

045561

MESA COUNTY PUBLIC WORKS DEPARTMENT  
BUILDING INSPECTION DIVISION

7-15-93  
DATE

MESA COUNTY \_\_\_\_\_  
COLLBRAN \_\_\_\_\_  
DEBEQUE \_\_\_\_\_  
FRUITA \_\_\_\_\_  
GRAND JCT. /  
PALISADE \_\_\_\_\_

B.F.  
PERMIT TYPE

PERMIT NUMBER \_\_\_\_\_  
3049<sup>00</sup>  
VALUE

OWNER: Lee Richards MOBILE HOME TAX ID NO.: \_\_\_\_\_

PROJECT ADDRESS: 529 N. 27 TAX PARCEL NO.: \_\_\_\_\_  
SUBDIVISION: \_\_\_\_\_ LOT NO. \_\_\_\_\_ BLOCK NO. \_\_\_\_\_ FILING NO. \_\_\_\_\_

Chet Cheneker 2969 E. P... 241-7967  
CONTRACTOR B... ADDRESS PHONE NO. LICENSE NO.  
=====

OCCUPANCY: \_\_\_\_\_ NO. OF UNITS: \_\_\_\_\_ NO. OF BEDROOMS: \_\_\_\_\_

DESCRIPTION OF WORK: Porch Addition

REQUIRED DOCUMENTS: O.K. Return  
RADON SURVEY: 00640 SEWER: \_\_\_\_\_ SEPTIC: \_\_\_\_\_  
WATER FLOW: \_\_\_\_\_ FOOD HANDLING: \_\_\_\_\_ PLANNING: \_\_\_\_\_  
SPECIAL CONDITIONS: \_\_\_\_\_ City

ELECTRICAL CONTRACTOR City LICENSE NO. 3734 VALUE \_\_\_\_\_  
PLUMBING CONTRACTOR \_\_\_\_\_ LICENSE NO. \_\_\_\_\_ VALUE \_\_\_\_\_  
MECHANICAL CONTRACTOR \_\_\_\_\_ LICENSE NO. \_\_\_\_\_ VALUE \_\_\_\_\_

EXEMPT \_\_\_\_\_ MONTHLY \_\_\_\_\_ ON COMPLETION /  
EXEMPTION NO. \_\_\_\_\_

I hereby acknowledge the USE TAX filing status noted above and agree to abide by the provisions and regulations of the County Sales and Use Tax Resolution MCH-81-199. I understand that I am responsible for maintaining adequate accounting records that are subject to audit for 3 years to substantiate my use tax return.

- 1. USE TAX UPON PURCHASE OF ALL MATERIALS WHICH THE GRAND JUNCTION SALES TAX HAS NOT BEEN PAID: You may summarize by supplier on USE TAX FORM NO. 116 the amount of materials used. This shall be done upon completion of the job and paid directly on the FINANCE DIRECTOR'S OFFICE.
- 2. PAYMENT OF TAX DIRECTLY OF SUPPLIER: I hereby certify that all materials used in the above construction will be purchased within the city limits and the Sales Tax paid directly to the supplier. All purchase records and invoices will be retained for three years. I certify that the statements made herein are true and correct to the best of my knowledge.

X Chet Balala

X \_\_\_\_\_

PERMIT FEE 84<sup>00</sup>

I hereby acknowledge that the above information is correct to the best of my knowledge, and I agree to comply with all city or county ordinances regulating building construction.

Chet Balala  
Contractor/Owner Signature

[Signature]  
Building Department Signature