

DATE SUBMITTED: 4/9/93

PERMIT NO. #44777V
FEE \$ 500

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 2686 Dane Lane

SQ. FT. OF BLDG: 2728

SUBDIVISION Opine Meadows

SQ. FT. OF LOT: 9,000

FILING # 7 BLK # 2 LOT # 13

NO. OF FAMILY UNITS: 1

TAX SCHEDULE # 2701-3S1-4S-032

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

OWNER Damon G. Jones

USE OF EXISTING BUILDINGS: _____

ADDRESS 2486 Hct 81S05

DESCRIPTION OF WORK AND INTENDED USE:
New single Family Dwelling

TELEPHONE: 241-9569

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-42

FLOODPLAIN: YES _____ NO _____

SETBACKS: FRONT 20' / 15'

GEOLOGIC HAZARD: YES _____ NO _____

SIDE 7' REAR 20'

CENSUS TRACT: 10 TRAFFIC ZONE: 23

MAXIMUM HEIGHT _____

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.

Christ Mast
Department Approval

Damon G. Jones
Applicant Signature

4-4-9-93
Date Approved

4/9/93
Date

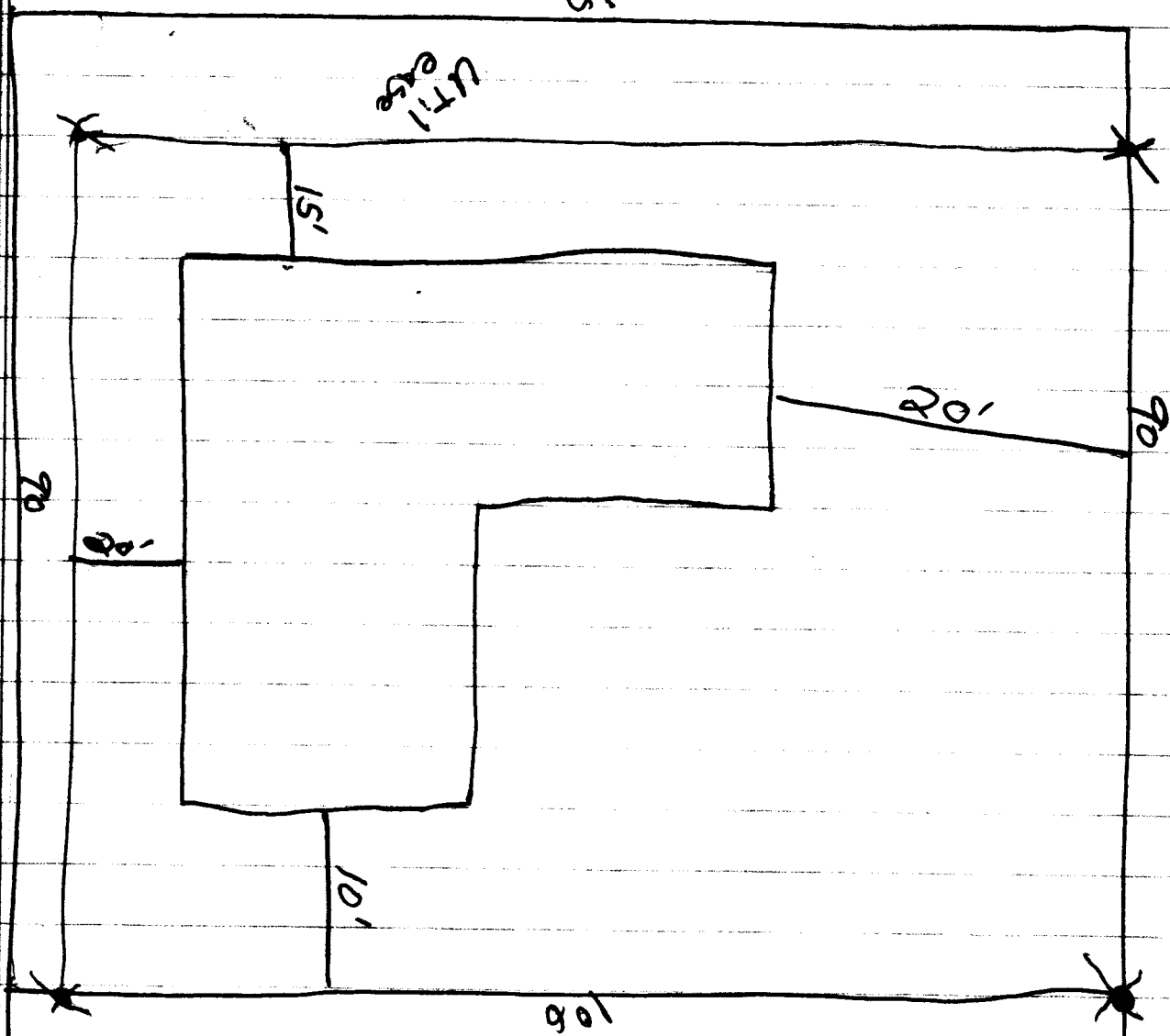
VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 9-3-2 D Grand Junction Zoning & Development Code)

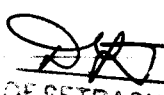
Jon DANNA

01

UTIL
LINE

DANE LANE



ACCEPTED 
 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.