

DATE SUBMITTED: 7/14/93

PERMIT NO. 45603 ✓

FEE \$ 5.00

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 2035 Grand Ave

SQ. FT. OF BLDG: NA

SUBDIVISION East Main St. Addition

SQ. FT. OF LOT: 9500

FILING # _____ BLK # 7 LOT # 009

NO. OF FAMILY UNITS: 1

TAX SCHEDULE # 2945-134-01-009

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

OWNER Ed McGee / Gladys Baldwin

USE OF EXISTING BUILDINGS: home

ADDRESS 2035 Grand Ave.

TELEPHONE: 245-2166

DESCRIPTION OF WORK AND INTENDED USE: new power pole to extend home power

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 X

SETBACKS: FRONT 20'

GEOLOGIC HAZARD: YES _____ NO X

SIDE 3' REAR 10'

CENSUS TRACT: 7 TRAFFIC ZONE: _____

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.

Angeline Barrett
Department Approval

Ed McGee
Applicant Signature

7/14/93
Date Approved

7/17/93
Date

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

Grand Ave

