

DATE SUBMITTED: 7-1-93

PERMIT NO. 48235?

FEE \$ N/C

# PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 2697 Hwy 50

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

SUBDIVISION 2945-261-28-034

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

FILING # \_\_\_\_\_ BLK # \_\_\_\_\_ LOT # \_\_\_\_\_

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

TAX SCHEDULE # \_\_\_\_\_

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

OWNER Mesa National Bank

USE OF EXISTING BUILDINGS: offices -

ADDRESS 2697 Hwy 50

DESCRIPTION OF WORK AND INTENDED USE: INTERIOR REMODEL ONLY

TELEPHONE: 242 5211

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

### FOR OFFICE USE ONLY

ZONE H0

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

SETBACKS: FRONT 65'

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

SIDE 15' REAR 15'

CENSUS TRACT: 13 TRAFFIC ZONE: 86

MAXIMUM HEIGHT 65'

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.

Kathy Porter  
Department Approval

Delbert McCune  
Applicant Signature

7-1-93  
Date Approved

6/30/92  
Date

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

