

DATE SUBMITTED: 4/19/93

PERMIT NO. #44747

FEE \$ no fee

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 2302 North Avenue

SQ. FT. OF BLDG: N/A

SUBDIVISION TELLER ACRES

SQ. FT. OF LOT: N/A

FILING # N/A BLK # 3 LOT # 16-20

NO. OF FAMILY UNITS: N/A

TAX SCHEDULE # 2945-124-24-018

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

OWNER MISSA COUNTY TEACHERS FEDERAL CREDIT UNION

USE OF EXISTING BUILDINGS: CREDIT UNION

ADDRESS 2302 NORTH AVE

TELEPHONE: (303) 243-2434

DESCRIPTION OF WORK AND INTENDED USE: INSTALL ELEVATOR & HOUTWAY

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

FOR OFFICE USE ONLY

ZONE C-1

Designated
FLOODPLAIN: YES _____ NO X

SETBACKS: FRONT _____

GEOLOGIC HAZARD: YES _____ NO _____

SIDE _____ REAR Jan Kerner

CENSUS TRACT: 6 TRAFFIC ZONE: 3/

MAXIMUM HEIGHT Jan Kerner

PARKING REQ'MT existing

LANDSCAPING/SCREENING REQUIRED:

SPECIAL CONDITIONS:

existing

unknown - no change of use

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.

Katherine M. Kerner
Department Approval

Geo. D. Drey
Applicant Signature

4/19/93
Date Approved

4/19/93
Date

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