

DATE SUBMITTED: 29 JUNE 93

44841
PERMIT NO. 45799
FEE \$ 20⁰⁰

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 2892 HOIETH AVE SQ. FT. OF BLDG: 5000
SUBDIVISION _____ SQ. FT. OF LOT: 144628
FILING # _____ BLK # _____ LOT # _____ NO. OF FAMILY UNITS: NA
TAX SCHEDULE # 2943 074 00 048 NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: 1

OWNER EMORY CANTRELL USE OF EXISTING BUILDINGS: COMMERCIAL
ADDRESS PO Box 1292 DALTON GA DESCRIPTION OF WORK AND INTENDED USE:
TELEPHONE: 706 226 5616 50'x100 BLDG CARPET SALES

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 FLOODPLAIN: YES _____ NO _____
SETBACKS: FRONT 55' from centerline GEOLOGIC HAZARD: YES _____ NO _____
SIDE Ø REAR Ø CENSUS TRACT: 6 TRAFFIC ZONE: _____
MAXIMUM HEIGHT 40' PARKING REQ'MT _____

LANDSCAPING/SCREENING REQUIRED: _____ SPECIAL CONDITIONS:
SEE file # 20-93

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

Date Approved

[Signature]
Applicant Signature
29 JUNE 93
Date

VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 9-3-2 D Grand Junction Zoning & Development Code)
SIGNED OFF ON TEMPORARY C.O. ON Aug 18, 1993. - 30 DAYS