

DATE SUBMITTED: 1-7-93

PERMIT NO. 43863 ✓

FEE \$ 5.00

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

\$

BLDG ADDRESS 372 1/2 Ridge Cr.

SQ. FT. OF BLDG: 2010

SUBDIVISION Ridge

SQ. FT. OF LOT: 39,800

FILING # 4 BLK # 12 LOT # 260

NO. OF FAMILY UNITS: 1

TAX SCHEDULE # 2945-201-05-028

NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: 0

OWNER Edward Jordan

USE OF EXISTING BUILDINGS: _____

ADDRESS _____

DESCRIPTION OF WORK AND INTENDED USE:

TELEPHONE: 292-2203 - Wilco Const.

Residence - Susie Family

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

FOR OFFICE USE ONLY

ZONE PD-4

FLOODPLAIN: YES _____ NO

SETBACKS: FRONT 20'

GEOLOGIC HAZARD: YES _____ NO

SIDE 10' REAR 10'

CENSUS TRACT: 14 TRAFFIC ZONE: 96

MAXIMUM HEIGHT _____

PARKING REQ'MT _____

LANDSCAPING/SCREENING REQUIRED: _____

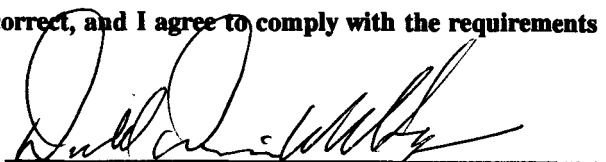
SPECIAL CONDITIONS: _____

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.


Department Approval


Applicant Signature

1-7-93
Date Approved

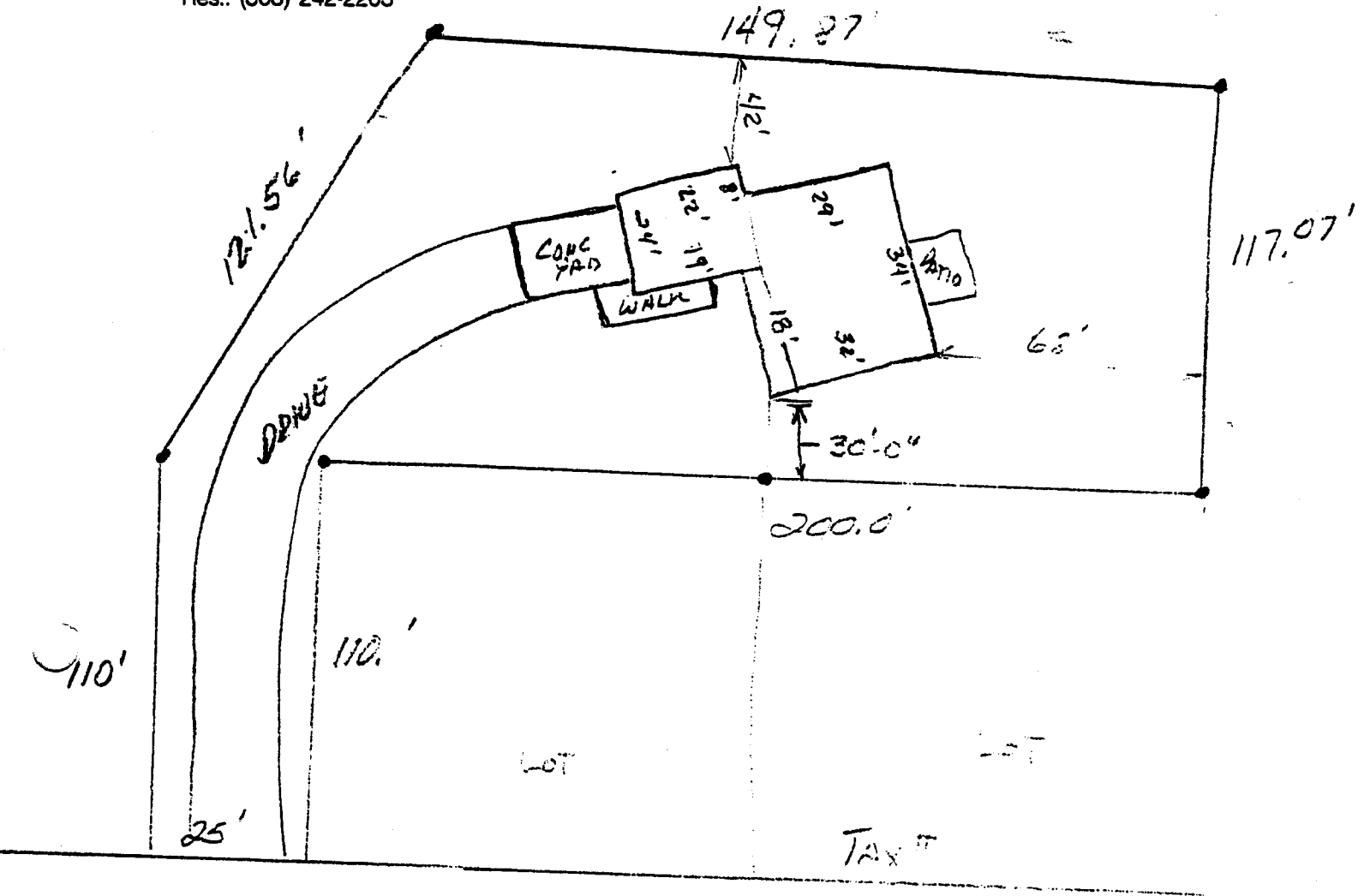
Jan 7, 1993
Date

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



ENTERPRISES

P.O. Box 3741
Grand Junction, CO 81502
Res.: (303) 242-2203



372 1/2 RIDGE CIRCLE ^{LEGAL} LOT # 260 BLOCK # 12
RIDGE ESE. FILING # 4

FOR:

EDWARD JORDAN RESIDANCE

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.

[Signature] 1-6-23
[Signature] 06/03/23

