

DATE SUBMITTED: 3-24-93

PERMIT NO. 44415

FEE \$ 5.00

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 2006 White Ave SQ. FT. OF BLDG: 256
 SUBDIVISION East Main St. Addition SQ. FT. OF LOT: 7800
 FILING # _____ BLK # 7 LOT # 15 NO. OF FAMILY UNITS: 1
 TAX SCHEDULE # 2945-134-01-016 NO. OF BUILDINGS ON PARCEL BEFORE THIS
 PLANNED CONSTRUCTION: 1
 OWNER Floyd Neighbors USE OF EXISTING BUILDINGS:
Residents
 ADDRESS 2006 White Ave DESCRIPTION OF WORK, AND INTENDED USE:
Extension of bed room
 TELEPHONE: 245-2929

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 _____
 SETBACKS: FRONT 45' 9" GEOLOGIC HAZARD: YES _____ NO _____
 SIDE 10' REAR 20' CENSUS TRACT: 7 TRAFFIC ZONE: 40
 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.

[Signature]
Department Approval

[Signature]
Applicant Signature

3-24-93
Date Approved

Mar. 24-93
Date

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

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.

