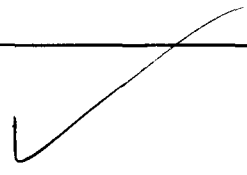


FEE \$	10.00
TCP \$	-0-
DRAINAGE FEE \$	-0-

BLDG PERMIT NO.	57661
FILE #	

PLANNING CLEARANCE

(site plan review, multi-family development, non-residential development)
 Grand Junction Community Development Department



THIS SECTION TO BE COMPLETED BY APPLICANT

BLDG ADDRESS 805 Eagle Dr TAX SCHEDULE NO. 2705-31200-941

SUBDIVISION Walker Field SQ. FT. OF PROPOSED BLDG(S)/ADDITION 0

FILING _____ BLK _____ LOT _____ SQ. FT. OF EXISTING BLDG(S) 15305F

(1) OWNER Walker Field Airport Qtrb. NO. OF DWELLING UNITS
 BEFORE: NA AFTER: NA CONSTRUCTION

(1) ADDRESS 2828 Walker Dr NO. OF BLDGS ON PARCEL
 BEFORE: 1 AFTER: 1 CONSTRUCTION

(1) TELEPHONE 970 244 9100 USE OF ALL EXISTING BLDGS Mobile ATCT

(2) APPLICANT Francis Const Inc DESCRIPTION OF WORK & INTENDED USE: Temp

(2) ADDRESS PO. Box 1767 Ready for ATCT

(2) TELEPHONE 970 434 9093

Submittal requirements are outlined in the SSID (Submittal Standards for Improvements and Development) document.

THIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT STAFF

ZONE Dad Landscaping / Screening Required: YES ___ NO ___

SETBACKS: Front _____ from Property Line (PL) Parking Req'mt _____
 or _____ from center of ROW, whichever is greater

Side _____ from PL Rear _____ from PL Special Conditions: Place temp. w/ traffic
Control tower - will be removed when
interior remodel is complete

Maximum Height to be placed near CENS.T. _____ T.ZONE 14 ANNEX # _____
the permanent facility

Modifications to this Planning Clearance must be approved, in writing, by the Community Development Department Director. The structure authorized by this application cannot be occupied until a final inspection has been completed and a Certificate of Occupancy has been issued by the Building Department (Section 307, Uniform Building Code). Required improvements in the public right-of-way must be guaranteed prior to issuance of a Planning Clearance. All other required site improvements must be completed or guaranteed prior to issuance of a Certificate of Occupancy. 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 is required by the G.J. Zoning and Development Code.

Four (4) sets of final construction drawings must be submitted and stamped by City Engineering prior to issuing the Planning Clearance. One stamped set must be available on the job site at all times.

I hereby acknowledge that I have read this application and the information is correct; I agree to comply with any and all codes, ordinances, laws, regulations, or restrictions which apply to the project. I understand that failure to comply shall result in legal action, which may include, but not necessarily be limited to non-use of the building(s).

Applicant's Signature Peter J. Theis Date 9-10-96

Department Approval Kathy Portner Date 9/10/96

Additional water and/or sewer tap fee(s) are required: YES ___ NO X W/O No. TEMP USE

Utility Accounting Jenny Hodge Date 9/10/96

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

(White: Planning) (Yellow: Customer) (Pink: Building Department) (Goldenrod: Utility Accounting)