

FEE \$ 10.00
TCP \$ _____

BLDG PERMIT NO. 56519

PLANNING CLEARANCE

(Single Family Residential and Accessory Structures)

Grand Junction Community Development Department

✓ 5

#2001-1700-04-2

THIS SECTION TO BE COMPLETED BY APPLICANT

BLDG ADDRESS 915 GRAND TAX SCHEDULE NO. 2945-144-03-938
 SUBDIVISION CIT. SQ. FT. OF PROPOSED BLDG(S)/ADDITION 600
 FILING BLK 06 LOT 3,4 SQ. FT. OF EXISTING BLDG(S) 2400
 (1) OWNER THE SALVATION ARMY NO. OF DWELLING UNITS
 BEFORE: 1 AFTER: 1 THIS CONSTRUCTION
 (1) ADDRESS 1235 N. 4th
 (1) TELEPHONE 242-7513 NO. OF BLDGS ON PARCEL
 BEFORE: 1 AFTER: 2 THIS CONSTRUCTION
 (2) APPLICANT THE SALVATION ARMY USE OF EXISTING BLDGS GROUP HOME
 (2) ADDRESS 1235 N. 4th DESCRIPTION OF WORK AND INTENDED USE: STORAGE
 (2) TELEPHONE 242-7513 BLDG.

REQUIRED: Two (2) plot plans, on 8 1/2" x 11" paper, showing all existing and proposed structure location(s), parking, setbacks to all property lines, ingress/egress to the property, and all easements and rights-of-way which abut the parcel.

THIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT STAFF

ZONE RMF-64 Maximum coverage of lot by structures _____
 SETBACKS: Front Accessory from property line (PL) Parking Req'mt _____
 or _____ from center of ROW, whichever is greater Special Conditions _____
 Side 3' from PL Rear 3' from PL
 Maximum Height _____
 CENSUS TRACT 2 TRAFFIC ZONE 41

Modifications to this Planning Clearance must be approved, in writing, by the Director of the Community Development Department. 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 305, Uniform Building Code).

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 Signature [Signature] Date 6/18/96
 Department Approval [Signature] Date 6/18/96

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

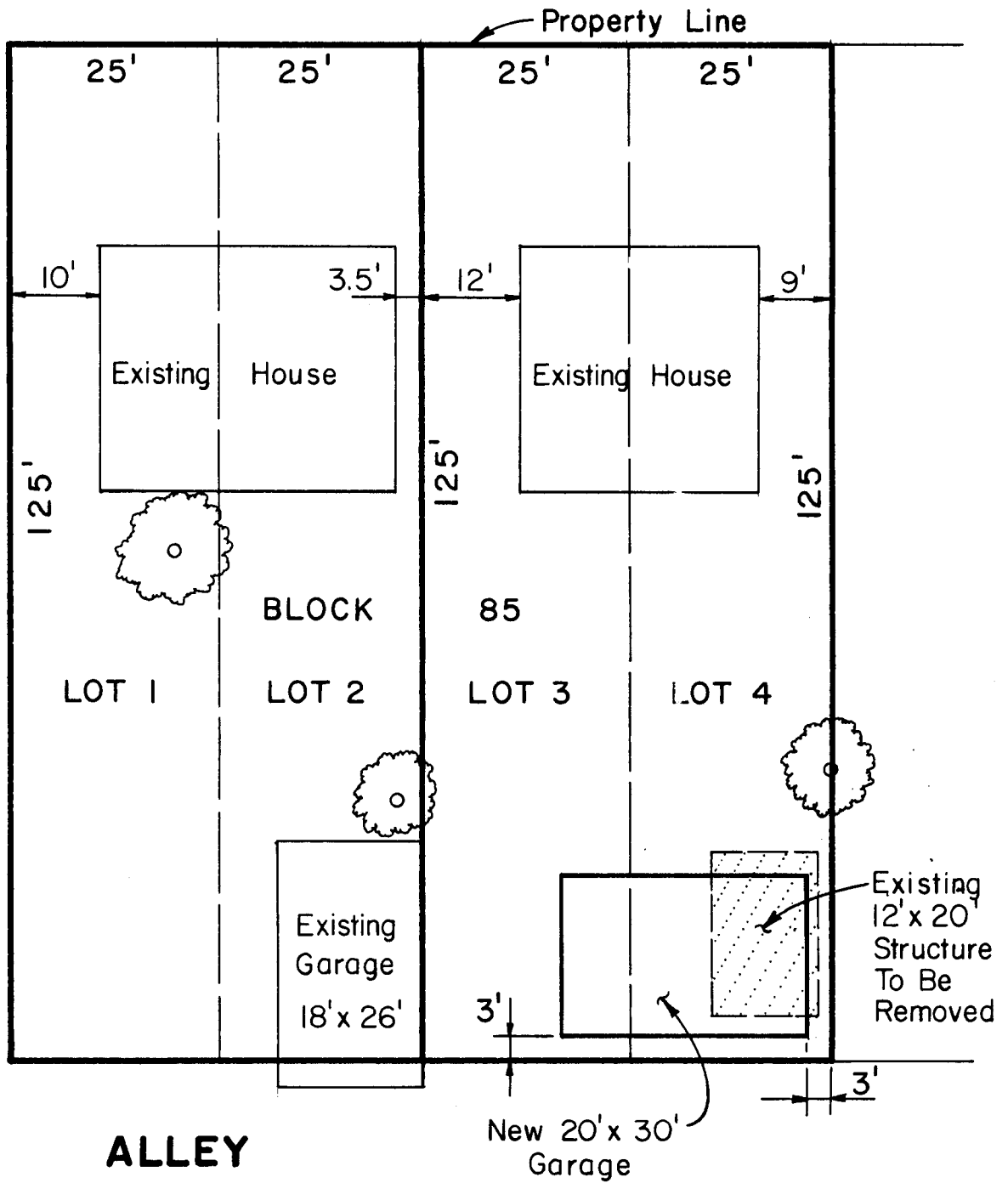
Utility Accounting [Signature] Date 4/19/96
 VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 9-3-2C Grand Junction Zoning & Development Code)

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



GRAND AVENUE

9th STREET



ACCEPTED *KKA 6/18/96*
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.