Planning \$	Drainage \$
TCP\$	School Impact \$

BLDG PERMIT	NO. ()	01055
FILE#		

1

PLANNING CLEARANCE

(site plan review, multi-family development, non-residential development)

<u>Grand Junction Community Development Department</u>

BLOG ADDRESS (ACC CENTER ALE TAX SCHEDULE NO 2945 1/3 - 00 - 066 2945 1/3 - 00 - 978 SUBDIVISION SQ. FT. OF PROPOSED BLDG(S)/ADDITION FILING BLK LOT SQ. FT. OF EXISTING BLDG(S) OWNER ST. MARU'S 1/6 Sp. NO. OF DWELLING UNITS BEFORE: AFTER: CONSTRUCTION NO. OF BLDGS ON PARCEL BEFORE: AFTER: CONSTRUCTION TO SECULATION OF BLDGS ON PARCEL BEFORE: AFTER: CONSTRUCTION TO SECULATION OF BLDGS ON PARCEL BEFORE: AFTER: CONSTRUCTION TO SECULATION OF BLDGS ON PARCEL BEFORE: AFTER: CONSTRUCTION TO SECULATION OF BLDGS ON PARCEL BEFORE: AFTER: CONSTRUCTION OF BLDGS ON PARCEL BEFORE: AFTER: CONSTRUCTION OF BLDGS ON PARCEL BEF	# THIS SECTION TO	BE COMPLETED BY APPLICANT **
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NO. OF DWELLING UNITS BEFORE: AFTER: CONSTRUCTION NO. OF BLDGS ON PARCEL BEFORE: AFTER: CONSTRUCTION DESCRIPTION OF WORK & INTENDED USE: CONSTRUCTION TELEPHONE 243-7798 DESCRIPTION OF WORK & INTENDED USE: CONSTRUCTION THEIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT STAFF Landscaping / Screening Required. YES NO. OF BLDGS ON PARCEL BEFORE: AFTER: CONSTRUCTION DESCRIPTION OF WORK & INTENDED USE: CONSTRUCTION THEIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT STAFF Landscaping / Screening Required. YES NO. OF BLDGS ON PARCEL BEFORE: AFTER: CONSTRUCTION DESCRIPTION OF WORK & INTENDED USE: CONSTRUCTION PARKING Req my Parking Req my Section To be completed or Improvements and Development) document. Maximum Height Maximum Coverage of lot by structures Census Tract Traffic Zone Annx # 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 Planning Clearance. All other required site improvements must be completed or guaranteed prior to issuance of a Planning Clearance. All other required site improvements must be completed or guaranteed prior to issuance of a Planning Clearance. All other required site improvements must be completed or guaranteed prior to issuance of a Planning Clearance. All other required site improvements in the public required improvements in the public required improvements must be completed or guaranteed prior to i	SUBDIVISION	SQ. FT. OF PROPOSED BLDG(S)/ADDITION
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ZONE	(2) TELEPHONE 243-7798	Bedas
SETBACKS: Frontfrom Property Line (PL) orfrom center of ROW, whichever is greater Sidefrom PL Rearfrom PL Rear	✓ Submittal requirements are outlined in the SSID (Subr	nittal Standards for Improvements and Development) document.
from Center of ROW, whichever is greater Side from PL Rear from PL Maximum Height Cenusus Tract Traffic Zone Annx #	ZONE PB THIS SECTION TO BE COMPLETED B	
Maximum Height		(\mathcal{N})
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Department Approval A Jack Dut (MD) Date 8 71 98 Additional water and/or sewer tap fee(s) are required: YES NO W/O No. 1 958-7426 Utility Accounting Date 8-26-98	ordinances, laws, regulations, or restrictions which apply t	o the project. I understand that failure to comply shall result in legal
Additional water and/or sewer tap fee(s) are required: YESNO W/O No [958-7426 Utility Accounting Date 8-26-98	Applicant's Signature	Date 8/24/98
Utility Accounting Caldendards Date 8-26-98	Department Approval X, Valaba Qui	(MD) Date 8:20-98
	Additional water and/or sewer tap fee(s) are required:	(ES NO W/O No [1958-7426
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)		