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OWNER <u>Jim Duvis</u> ADDRESS <u>2650 Sperb-Line \$1506</u> TELEPHONE <u>170/242-1144</u> APPLICANT <u>Bob Turner ALCO Bib</u> ADDRESS <u>529 25½ Rd 109 B \$1505</u> TELEPHONE <u>970/242-1423</u> Submittal requirements are outlined in the SSID (Submittal Standards for Improvement THIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT ANDSCAPING/SCREE SETBACKS: FRONT: from Property Line (PN) or PARKING REQUIREMENT	RCEL: BEFORE AFTER BLDGS OFFice / Shop / Worehunst ORK & INTENDED USE: Worehouse Worehouse Worehouse (Storace only) ents and Development) document.
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ADDRESS <u>529</u> 25½ <u>RJ</u> 199 <u>B</u> 81505 <u>Construct</u> TELEPHONE <u>970/242-1423</u> <i>Submittal requirements are outlined in the SSID (Submittal Standards for Improvement</i> THIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT CONE <u>I-1</u> SETBACKS: EBONT: <u>from Property Line (PN) or</u> <u>PARKING REQUIREMENT</u>	ents and Development) document.
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SETBACKS: FRONT: - from Property Line (PN) or PARKING REQUIREMENT	
	int: no i: landscaping shall be installed on site plan.
MAXIMUM COVERAGE OF LOT BY STRUCTURES CENSUS TRACT	TRAFFIC ZONE ANNX
Modifications to this Planning Clearance must be approved, in writing, by the Community Devel authorized by this application cannot be occupied until a final inspection has been completed issued by the Building Department (Section 307, Uniform Building Code). Required improv guaranteed prior to issuance of a Planning Clearance. All other required site improvements issuance of a Certificate of Occupancy. Any landscaping required by this permit shall be condition. The replacement of any vegetation materials that die or are in an unhealthy conditio and Development Code.	lopment Department Director. The structure d and a Certificate of Occupancy has been rements in the public right-of-way must be must be completed or guaranteed prior to maintained in an acceptable and healthy on is required by the Grand Junction Zoning
Four (4) sets of final construction drawings must be submitted and stamped by City Engineerin One stamped set must be available on the job site at all times.	ing prior to issuing the Planning Clearance.
I hereby acknowledge that I have read this application and the information is correct; I agree to laws, regulations, or restrictions which apply to the project. I understand that failure to comply sl but not necessarily be limited to non-use of the building(s).	
Applicant's Signature	Date 9-22-99
Department Approval	Date <u>//2-97</u>
Additional water and/or sewer tap fee(s) are required: YES NO	WONOChginese orthof
Utility Accounting Marshall Clora	Date 11399
VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 9-3-2C Grand Juncti	

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