

Planning \$ Pd.	Drainage \$ -
TCP \$ -	School Impact \$ N/A

BLDG PERMIT NO. 77240
FILE # COU-2000-04.10

PLANNING CLEARANCE
(multifamily and non-residential remodels and change of use)
Grand Junction Community Development Department

THIS SECTION TO BE COMPLETED BY APPLICANT

BUILDING ADDRESS 150 W. Main St. TAX SCHEDULE NO. 2945-154-05-010
SUBDIVISION Mobley CURRENT FAIR MARKET VALUE OF STRUCTURE \$ 500,000
FILING _____ BLK 6 LOT 6-11 ESTIMATED REMODELING COST \$ 4000
OWNER Amy Mueller NO. OF DWELLING UNITS: BEFORE 1 AFTER 1
ADDRESS 902 Colorado Ave CONSTRUCTION
TELEPHONE 245-1009 USE OF ALL EXISTING BLDGS Antique Shop
APPLICANT St. Matthew's Church DESCRIPTION OF WORK & INTENDED USE:
ADDRESS 3888 27 1/2 Rd 81506 Community homeless shelter
TELEPHONE 242-3293

✓ 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 B-2 SPECIAL CONDITIONS: _____
PARKING REQUIREMENT: waived for this use
LANDSCAPING/SCREENING REQUIRED: YES _____ NO CENSUS TRACT 1 TRAFFIC ZONE 4B ANNEX _____

PAID

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 Grand Junction Zoning and Development 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 that 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 [Signature] Date 10/2/00
Department Approval [Signature] Date Oct. 13, 2000

Additional water and/or sewer tap fee(s) are required:	YES	No <input checked="" type="checkbox"/>	W/O No. <u>See quote attached</u>
Utility Accounting	<u>[Signature]</u>		Date <u>10/13/00</u>

VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 9-3-2C Grand Junction Zoning and Development Code)
(White: Planning) (Yellow: Customer) (Pink: Building Department) (Goldenrod: Utility Accounting)