

Planning \$ <u>10.00</u>	Drainage \$ <input checked="" type="checkbox"/>
TCP \$ <input checked="" type="checkbox"/>	School Impact \$ <input checked="" type="checkbox"/>

BLDG PERMIT NO. <u>83308</u>
FILE #

PLANNING CLEARANCE

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

43968-1294

THIS SECTION TO BE COMPLETED BY APPLICANT

BUILDING ADDRESS 234 Main St.

TAX SCHEDULE NO. 2945-143-14-013

SUBDIVISION _____

CURRENT FAIR MARKET VALUE OF STRUCTURE \$ 188,270.

FILING _____ BLK 101 LOT 24+25

ESTIMATED REMODELING COST \$ 200.

OWNER End Zone Eatery + Pub

NO. OF DWELLING UNITS: BEFORE 0 AFTER 0

ADDRESS 234 main st. dba

INC. CONSTRUCTION
BENGAL'S LAIR
 USE OF ALL EXISTING BLDGS _____

TELEPHONE 242 7446

DESCRIPTION OF WORK & INTENDED USE: _____

APPLICANT John Furlong

Install 3 Bay Sink.

ADDRESS 406 Ridges Boulevard #3

Install hand sink

TELEPHONE 616 CO 89503

1.55 EQ. ADDITIONAL .97 REQ'D -

2411514

EXTENDED PER DATE TO 3/6/02

✓ 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: _____

LANDSCAPING/SCREENING REQUIRED: YES _____ NO _____

CENSUS TRACT 3 TRAFFIC ZONE 43 ANNEX _____

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 _____

Date 2/20/02

Department Approval Gayleen Henderson

Date 2-20-02

Additional water and/or sewer tap fee(s) are required:	YES <input checked="" type="checkbox"/>	NO <input type="checkbox"/>	W/O No. <u>EXTENDED TO 3/6/02</u>
Utility Accounting <u>Dotthe Kanover/qa</u>			Date <u>2/20/02</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)