- C.	
TCP\$	
Drainage \$	
SIF\$	
Inspection \$	/

## **PLANNING CLEARANCE**

Planning \$	500
Bldg Permit #	
File #	

(Multifamily & Nonresidential Remodels and Change of Use)

Inspection \$ Public Works & Plan	ning Department
Building Address 230 Lynwood Street  Parcel No. 2945-254-40-007  Subdivision Meridian Park Replat  Filing Block Lot 7  OWNER INFORMATION:  Name MESA County Public LIBRARY DIST.  Address P.O. Box 20,000  City / State / Zip GRAND JCT., CO 81502	Multifamily Only: No. of Existing Units No. Proposed  Sq. Ft. of Existing Sq. Ft. Proposed  Sq. Ft. of Lot / Parcel  Sq. Ft. Coverage of Lot by Structures & Impervious Surface (Total Existing & Proposed)
APPLICANT INFORMATION:	*Existing Use:
Name TUSCA II INC OCT 14 Address P.O. Box 4/36  PI	*Droposed User Samuel
Address P.O. Box 4/36 R	3
City / State / Zip GRANO JCT, CO 81502	Estimated Remodeling Cost \$
Telephone 970 - 245 - 407/	Current Fair Market Value of Structure \$ 1,549,420.00
	risting & proposed structure location(s), parking, setbacks to all a width & all easements & rights-of-way which abut the parcel.
ZONE THIS SECTION TO BE COMP	Maximum coverage of lot by structures
SETBACKS: Frontfrom property line (PL)	Landscaping/Screening Required: YESNO
Sidefrom PL Rearfrom PL	Parking Requirement
Maximum Height of Structure(s)	Floodplain Certificate Required: YES NO
Voting District Ingress / Egress Location Approval(Engineer's Initials)	Special Conditions:
Modifications to this Planning Clearance must be approved,	in writing, by the Public Works & Planning Department. The ntil a final inspection has been completed and a Certificate of partment.
I hereby acknowledge that I have read this application and the ordinances, laws, regulations or restrictions which apply to the action, which may include but not necessarily be limited to not applicant Signature	information is correct; I agree to comply with any and all codes, project. I understand that failure to comply shall result in legal n-use of the building(s).  Date 10-14-08
Planning Approval Part Ounter	Date 10/14/08
Additional water and/or sewer tap fee(s) are required: YES	
Utility Accounting Company	Date 10/14/10
	tion 2.2.C.4. Crand Junction Zoning & Dovolonment Code)

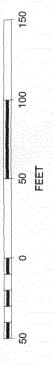
VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 2.2.C.4 Grand Junction Zoning & Development Code)

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

## 230 Lynwood Street







http://gis-web-fs.ci.grandjct.co.us/maps6/Master\_Map1\_Internal.mwf

Tuesday, October 14, 2008 8:55 AM