

TCP \$
Drainage \$
SIF\$
Inspection \$

Planning \$ <u>10⁰⁰</u>
Bldg Permit #
File #

PLANNING CLEARANCE

(Multifamily & Nonresidential Remodels and Change of Use)
Public Works & Planning Department

15450-0

Building Address 3199 D. Road (365 32 Rd)

Parcel No. 2943-221-15-001

Subdivision Corn

Filing _____ Block _____ Lot _____

Multifamily Only:
 No. of Existing Units _____ No. Proposed _____

Sq. Ft. of Existing 15,000 Sq. Ft. Proposed 2,100

Sq. Ft. of Lot / Parcel _____

Sq. Ft. Coverage of Lot by Structures & Impervious Surface
 (Total Existing & Proposed) _____

OWNER INFORMATION:

Name Halliburton Energy Services

Address 3199 D. Rd.

City / State / Zip Grand Jct., CO 81504

DESCRIPTION OF WORK & INTENDED USE:

Remodel Change of Use (*Specify uses below)

Addition Change of Business

Other: _____

APPLICANT INFORMATION:

Name Steve Foster / FCI Constructors

Address P.O. Box 1767

City / State / Zip Grand Jct., CO 81502

Telephone 970 - 523 - 5028

* FOR CHANGE OF USE:

*Existing Use: Chem storage Building
~~Cement block plant~~

*Proposed Use: Same as above

Estimated Remodeling Cost \$ 75,000.00

Current Fair Market Value of Structure \$ _____

REQUIRED: One plot plan, on 8 1/2" x 11" paper, showing all existing & proposed structure location(s), parking, setbacks to all property lines, ingress/egress to the property, driveway location & width & all easements & rights-of-way which abut the parcel.

THIS SECTION TO BE COMPLETED BY PLANNING STAFF			
ZONE <u>E-1</u>	Maximum coverage of lot by structures <u>FEB 10 2010</u>		
SETBACKS: Front <u>5/25</u> from property line (PL)	Landscaping/Screening Required: YES <u>NO</u>		
Side <u>10/10</u> from PL Rear <u>10/10</u> from PL	Parking Requirement _____		
Maximum Height of Structure(s) _____	Floodplain Certificate Required: YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>		
Voting District _____	Special Conditions: <u>100 year flood plain certification</u>		
Ingress / Egress Location Approval _____	(Engineer's Initials) _____		

Modifications to this Planning Clearance must be approved, in writing, by the Public Works & Planning Department. The structure authorized by this application cannot be occupied until a final inspection has been completed and a Certificate of Occupancy has been issued, if applicable, by the Building Department.

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 which 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 Signature [Signature] Date 2/16/2010

Planning Approval [Signature] Date 2/16/10

Additional water and/or sewer tap fee(s) are required: YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>	W/O No. <u>no sewer / water</u>
Utility Accounting <u>[Signature]</u>	Date <u>2/16/10</u>

ACCEPTED *Andy Spurr* 2/16/10
 ANY CHANGE OF SETBACKS MUST BE APPROVED BY THE CITY PLANNING DIVISION. IT IS THE APPLICANT'S RESPONSIBILITY TO PROPERLY LOCATE AND IDENTIFY EASEMENTS AND PROPERTY LINES.

PREPARED BY: **DREXEL, BARRELL & CO.**
 ENGINEERS - SURVEYORS
 123 N 7TH STREET, SUITE 300
 GRAND JUNCTION, COLORADO 81501
 CONTACT: JIM BRZOSTOWICZ, P.E.
 (970) 442-4338
 www.drexelbarrell.com

OWNER: **HALLIBURTON**

3780 D ROAD
 GRAND JUNCTION, COLORADO 81502
 CONTACT: WAYNE BROCKSHIRE

DEVELOPER: **FCI**
 Constructors, Inc.
 3070 I-70 BUSINESS LOOP, BLDG. A
 GRAND JUNCTION, COLORADO 81502
 CONTACT: DAVE KALSHOFF

CONSTRUCTION DOCUMENTS FOR:
**HALLIBURTON
 GRAND JUNCTION
 SITE PAVING**
 CITY OF GRAND JUNCTION, COLORADO

ISSUE	DATE
CITY SUBMITTAL	12/15/08
REVISION 1	02/03/09

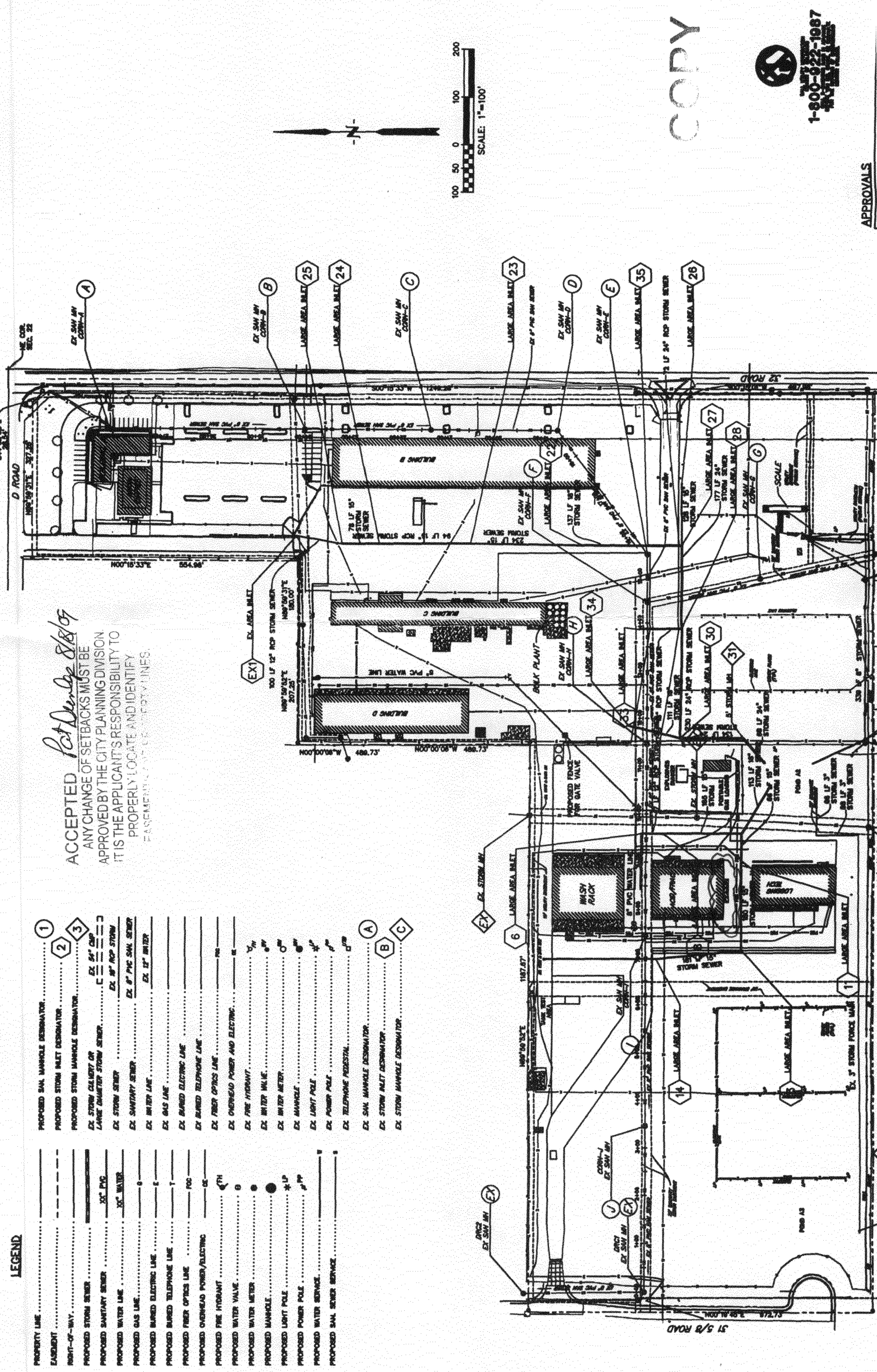
DESIGNED BY: JAB
 DRAWN BY: SWS
 CHECKED BY: JAB
 FILE NAME: 028100101

REGISTERED PROFESSIONAL ENGINEER
 STATE OF COLORADO
 40551

DRAWING SCALE:
 HORIZONTAL: 1" = 100'
 VERTICAL: NONE

02/03/09

OVERALL UTILITY DI AN



- LEGEND**
- PROPERTY LINE
 - EASEMENT
 - RIGHT-OF-WAY
 - PROPOSED STORM SEWER
 - PROPOSED SANITARY SEWER
 - PROPOSED WATER LINE
 - PROPOSED GAS LINE
 - PROPOSED BURIED ELECTRIC LINE
 - PROPOSED BURIED TELEPHONE LINE
 - PROPOSED FIBER OPTICS LINE
 - PROPOSED OVERHEAD POWER/ELECTRIC
 - PROPOSED FIRE HYDRANT
 - PROPOSED WATER VALVE
 - PROPOSED WATER METER
 - PROPOSED MANHOLE
 - PROPOSED LIGHT POLE
 - PROPOSED POWER POLE
 - PROPOSED WATER SERVICE
 - PROPOSED SAN. SEWER SERVICE
- 1 PROPOSED SAN. MANHOLE DESIGNATOR
 - 2 PROPOSED STORM INLET DESIGNATOR
 - 3 PROPOSED STORM MANHOLE DESIGNATOR
 - EX EX. STORM CLEVERLY OR LARGE DIAMETER STORM SEWER
 - C EX. 8" P.C. STORM
 - EX EX. 18" P.C. STORM
 - EX EX. SANITARY SEWER
 - EX EX. 8" P.C. SAN. SEWER
 - EX EX. WATER LINE
 - EX EX. 12" WATER
 - EX EX. GAS LINE
 - EX EX. BURIED ELECTRIC LINE
 - EX EX. BURIED TELEPHONE LINE
 - EX EX. FIBER OPTICS LINE
 - EX EX. OVERHEAD POWER AND ELECTRIC
 - EX EX. FIRE HYDRANT
 - EX EX. WATER VALVE
 - EX EX. WATER METER
 - EX EX. MANHOLE
 - EX EX. LIGHT POLE
 - EX EX. POWER POLE
 - EX EX. TELEPHONE POST/STAL
 - A EX. SAN. MANHOLE DESIGNATOR
 - B EX. STORM INLET DESIGNATOR
 - C EX. STORM MANHOLE DESIGNATOR

ACCEPTED *Pat DeLong* 8/8/09
 ANY CHANGE OF SETBACKS MUST BE APPROVED BY THE CITY PLANNING DIVISION. IT IS THE APPLICANT'S RESPONSIBILITY TO PROPERLY LOCATE AND IDENTIFY EASEMENTS AND PROPERTY LINES.

COPY

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 STATE OF COLORADO
 40551

1-800-822-1987

APPROVALS