

DATE SUBMITTED: 10/3/88

PERMIT # 31391

FEE 500

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 114 HILLCREST ~~MANOR~~ AVE. SQ. FT. OF BLDG: 1200 EXISTING

SUBDIVISION: HILLCREST MANOR SUB. SQ. FT. OF LOT: _____

FILING # — BLK # 1 LOT # 14 NUMBER OF FAMILY UNITS: 1

TAX SCHEDULE NUMBER: 2945-112-15-003 NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: 2

PROPERTY OWNER: WM. & MARY TACKETT

ADDRESS: 114 HILLCREST AVE.

PHONE: 243-3614

USE OF ALL EXISTING BUILDINGS: RESIDENTIAL

DESCRIPTION OF WORK AND INTENDED USE:

2nd STORY ADDITION TO RESIDENCE;
WILL ALSO BUILD NEW 2 1/2' X 10 1/2' FOUNDATION

SUBMITTALS REQ'D: TWO (2) PLOT PLANS SHOWING PARKING, LANDSCAPING, SETBACKS TO ALL PROPERTY LINES, AND ALL STREETS WHICH ABUT THE PARCEL.

FOR OFFICE USE ONLY

ZONE: RSF-5

FLOODPLAIN: YES _____ NO

SETBACKS: F 45' S 5' R 25'

GEOLOGIC HAZARD: YES _____ NO

MAXIMUM HEIGHT: 32'

CENSUS TRACT #: 4

PARKING SPACES REQ'D: N/A

TRAFFIC ZONE: 25

LANDSCAPING/SCREENING: N/A

SPECIAL CONDITIONS: N/A

ANY MODIFICATION TO THIS APPROVED PLANNING CLEARANCE MUST BE APPROVED, IN WRITING, BY THE DEPARTMENT. THE STRUCTURE APPROVED BY THIS APPLICATION CANNOT BE OCCUPIED UNTIL A CERTIFICATE OF OCCUPANCY (C.O.) IS ISSUED BY THE BUILDING DEPARTMENT (SECTION 307, UNIFORM BUILDING CODE.)

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 SHALL BE REQUIRED.

I HEREBY ACKNOWLEDGE THAT I HAVE READ THIS APPLICATION AND THE ABOVE IS CORRECT AND I AGREE TO COMPLY WITH THE REQUIREMENTS ABOVE. FAILURE TO COMPLY SHALL RESULT IN LEGAL ACTION.

DATE APPROVED: 10/3/88

APPROVED BY: [Signature]

Lance R. Williams
SIGNATURE

APPLICATION FOR BUILDING PERMIT
BUILDING DEPARTMENT

CITY X SEP 28 1988
COUNTY _____

Permit No _____
DATE 9/27/88

TO BE FILLED OUT BY APPLICANT

PLOT PLAN

VALUATION \$60,000⁰⁰

NOTE: Show Easements, Property Line Dimensions, All Other Structures, Specify North, and Street Name. For Odd Shaped Lots, Provide Separate Plot Plan.

LEGAL DESCRIP.	BLDG ADDRESS <u>114 HILLCREST MANOR</u>
	SUBDIVISION <u>HILLCREST MANOR SUB.</u>
ARCHITECT/TOWNER	NAME <u>WILLIAM AND MARY TACKETT</u>
	MAIL ADDRESS <u>114 HILLCREST MANOR</u>
ENGINEER	NAME <u>ROBERT JENKINS</u>
	MAIL ADDRESS <u>620 MAIN</u>
CONTRACTOR	NAME <u>LANCE R. WILLIAMS</u>
	ADDRESS <u>653 PEONY DR.</u>

CLASS OF WORK

W _____ REMODEL X ADDITION X
REPAIR _____ MOVE-ON _____ OTHER _____

Sq Ft of Bldg 1271 EXISTING Sq Ft of Lot _____

No of Floors _____ Height _____

No of Family Units 1 No of Bedrooms _____

Occupancy:

Residence X

Mobile Home _____

(HUD No.) _____

Commercial _____

Other _____

GARAGE: _____ CARPORT: _____
Single Dble Single Dble

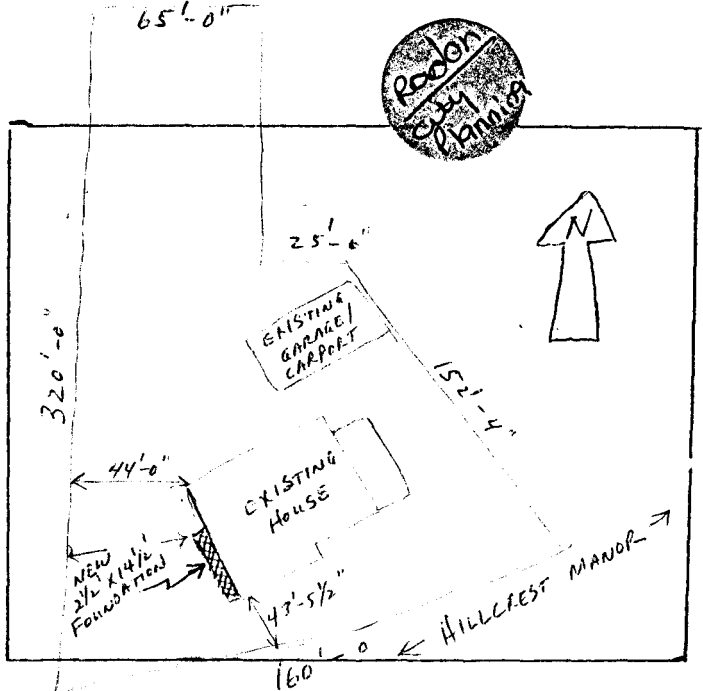
FIREPLACE _____ WOODSTOVE _____

Are Building Materials to be purchased outside Mesa County? Yes _____ No X

State Sales Tax # _____

DOCUMENTS REQUIRED

- Radon Survey (248-7164) _____
- Building Plans _____
- Sanitary Sewer Clearance _____
- On-Site Sewage Disposal Permit _____
- Fire Flow Survey _____
- Planning _____
- Energy _____
- Food Handling - County Health Dept. _____
- Other _____



SHOW ALL SETBACKS FROM PROPERTY LINES

Description of Work Planned: ADD 2ND STORY TO HOUSE, PROVIDE NEW HEATING SYSTEM IN ENTIRE HOUSE, RE-SIDE ENTIRE HOUSE, REMODELING OF STAIRWAY AREA & IN LIVING RM.

I hereby acknowledge that I have read this application and the above is correct and I agree to comply with all city and county ordinances and state laws regulating building construction.

NOTE TO APPLICANT: Reverse side of this form must be completed.

Lance R. Williams
SIGNATURE

FOR OFFICE USE ONLY

Approval Date _____ Bldg Dept By _____
Special Conditions _____