

DATE SUBMITTED 12/30/93

BUILDING PERMIT NO. 47272

FEE \$ 5.00

PLANNING CLEARANCE
(Single Family Residential and Accessory Structures)
Grand Junction Department of Community Development

BLDG ADDRESS 382 Hillview Dr SQ. FT. OF PROPOSED BLDG(S)/ADDITION 2000

SUBDIVISION RIDGES

FILING 4 BLK 15 LOT 19A SQ. FT. OF EXISTING BLDG(S) None

TAX SCHEDULE NO. 2945-20108-020 NO. OF FAMILY UNITS 1

OWNER BOOKERT BUILDERS NO. OF BLDGS ON PARCEL BEFORE THIS CONSTRUCTION 0

ADDRESS 316 Cedar St
G.S. Co. 81503

TELEPHONE 242-2712

DESCRIPTION OF WORK AND INTENDED USE:
New Single Family Residence

REQUIRED: Two plot plans showing parking, setbacks to all property lines, and all rights-of-way which abut the parcel.

ZONE PR

DESIGNATED FLOODPLAIN: YES _____ NO X

SETBACKS: Front 20 from property line or _____ from center of ROW, whichever is greater

GEOLOGIC HAZARD: YES _____ NO _____

Side 10 from property line

CENSUS TRACT 4 TRAFFIC ZONE 96

Rear 10 from property line

PARKING REQ'MT 2

Maximum Height _____

SPECIAL CONDITIONS: _____

Maximum coverage of lot by structures _____

Modifications to this Planning Clearance must be approved, in writing, by this Department. The structure approved by this application cannot be occupied until a final inspection has been completed by the Building Department (Section 305, Uniform Building Code).

I hereby acknowledge that I have read this application and the above is correct, and I agree to comply with the requirements above. I understand that failure to comply shall result in legal action.

Department Approval Kathy Pedron

Applicant Signature [Signature]

Date Approved 12/30/93

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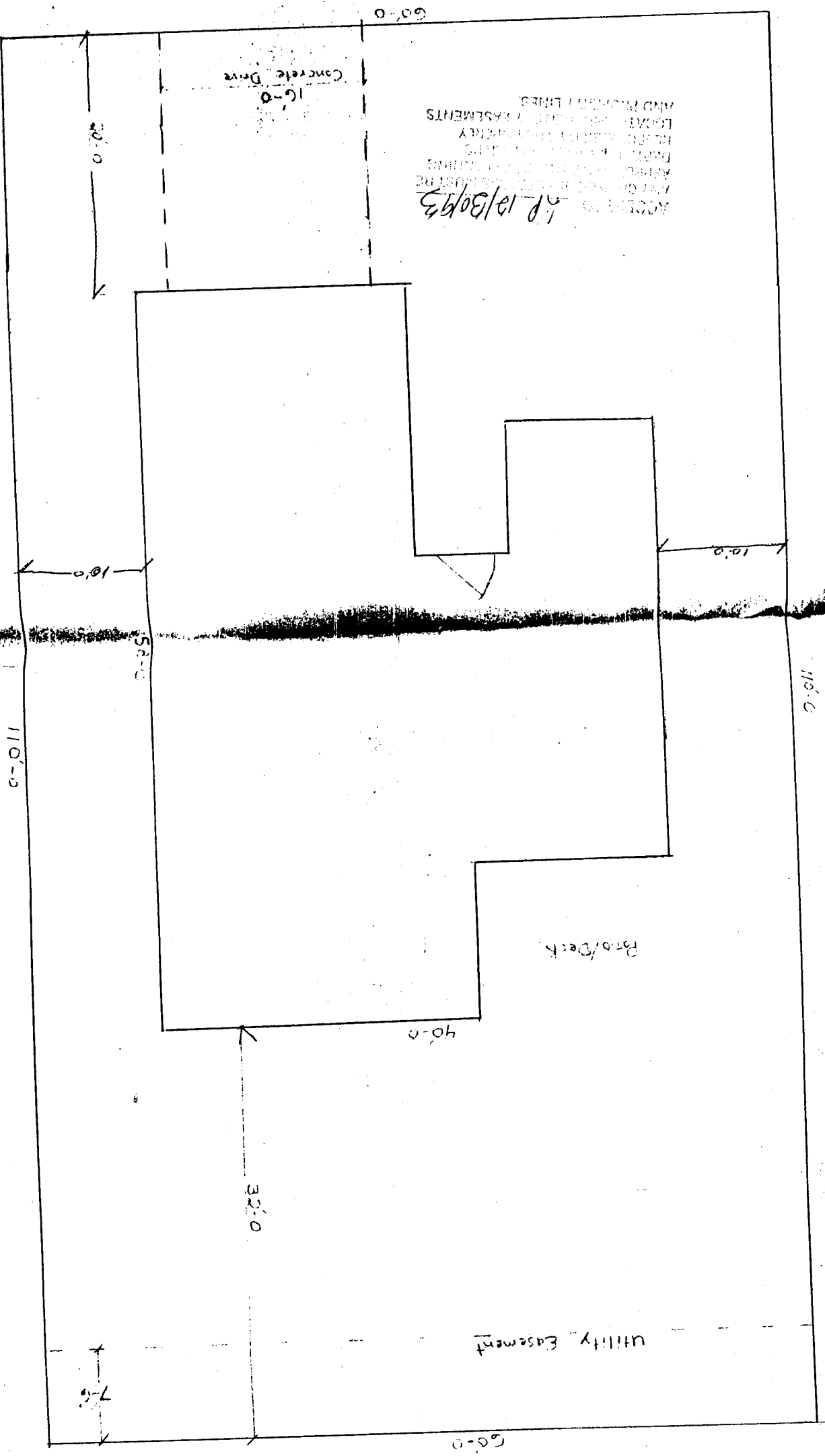
VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 9-3-2D Grand Junction Zoning & Development Code)

(White: Planning)

(Yellow: Customer)

(Pink: Building Department)

Hill View Drive



APPROVED 4/12/30/13
 ALL OF THE ABOVE DIMENSIONS
 ARE TO BE MAINTAINED
 EXCEPT WHERE SHOWN
 OTHERWISE. THE PROPERTY
 IS TO BE MAINTAINED
 IN ACCORDANCE WITH THE
 LOCAL ORDINANCES AND
 REGULATIONS.
 AND PROPERTY LINES

Patio/Deck

Utility Easement

