

FEE \$ 10.00

BLDG PERMIT NO. 50349

NO TCP

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

THIS SECTION TO BE COMPLETED BY APPLICANT

BLDG ADDRESS 3748 Chestnut Ct TAX SCHEDULE NO. 2945-012-68-013
2945-012-00-033
 10 ACRES
 SUBDIVISION Plover Ridge North SQ. FT. OF PROPOSED BLDG(S)/ADDITION 1500
 FILING _____ BLK 1 LOT 13 SQ. FT. OF EXISTING BLDG(S) 0
 (1) OWNER Steve + Scott Veytllc NO. OF DWELLING UNITS
 BEFORE: 0 AFTER: 1 THIS CONSTRUCTION
 (1) ADDRESS 1204 N 7th
 NO. OF BLDGS ON PARCEL
 BEFORE: _____ AFTER: _____ THIS CONSTRUCTION
 (1) TELEPHONE 241-7653 USE OF EXISTING BLDGS N/A
 (2) APPLICANT Steve Veytllc DESCRIPTION OF WORK AND INTENDED USE: _____
 (2) ADDRESS 1204 N 7th
 (2) TELEPHONE 241-7653 New Construction

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

THIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT STAFF

ZONE PR Maximum coverage of lot by structures _____
 SETBACKS: Front 20' from property line (PL) or _____ Parking Req'mt 2
 _____ from center of ROW, whichever is greater
 Side 0' & 5' from PL Rear 10' from PL Special Conditions ACC approval
obtained
 Maximum Height _____ CENSUS TRACT 10 TRAFFIC ZONE 21

Modifications to this Planning Clearance must be approved, in writing, by the Director of the Community Development 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 by the Building Department (Section 305, Uniform Building 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 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 Steve Veytllc Date _____
 Department Approval M. Rabideaux Date 10-31-94

Additional water and/or sewer tap fee(s) are required: YES NO _____ W/O No. 7930
 Utility Accounting Mellie Fowler Date 11-1-94

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

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

