

DATE SUBMITTED 3-25-94

BUILDING PERMIT NO. 48087
FEE \$ 500

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

\$

BLDG ADDRESS 2491 E. Harbor Cir.
SUBDIVISION Cove @ Fountainhead
FILING - BLK 1 LOT 4
TAX SCHEDULE NO. 2701-334-14-
OWNER J. QUENTIN JONES
ADDRESS 2491 E. HARBOR CIR.
TELEPHONE 242-2474

SQ. FT. OF PROPOSED BLDG(S)/ADDITION 9 x 12
SQ. FT. OF EXISTING BLDG(S) 1500 +
NO. OF FAMILY UNITS ONE (1)
NO. OF BLDGS ON PARCEL BEFORE THIS CONSTRUCTION EXISTING HOUSE
DESCRIPTION OF WORK AND INTENDED USE:
SCREEN IN PEEK (EXISTING)

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

ZONE PR
SETBACKS: Front 20' from property line or _____ from center of ROW, whichever is greater
Side 5' from property line
Rear 5' from property line
Maximum Height _____
Maximum coverage of lot by structures _____

DESIGNATED FLOODPLAIN: YES _____ NO X
GEOLOGIC HAZARD: YES _____ NO _____
CENSUS TRACT 9 TRAFFIC ZONE 4
PARKING REQ'MT _____
SPECIAL CONDITIONS: _____

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).

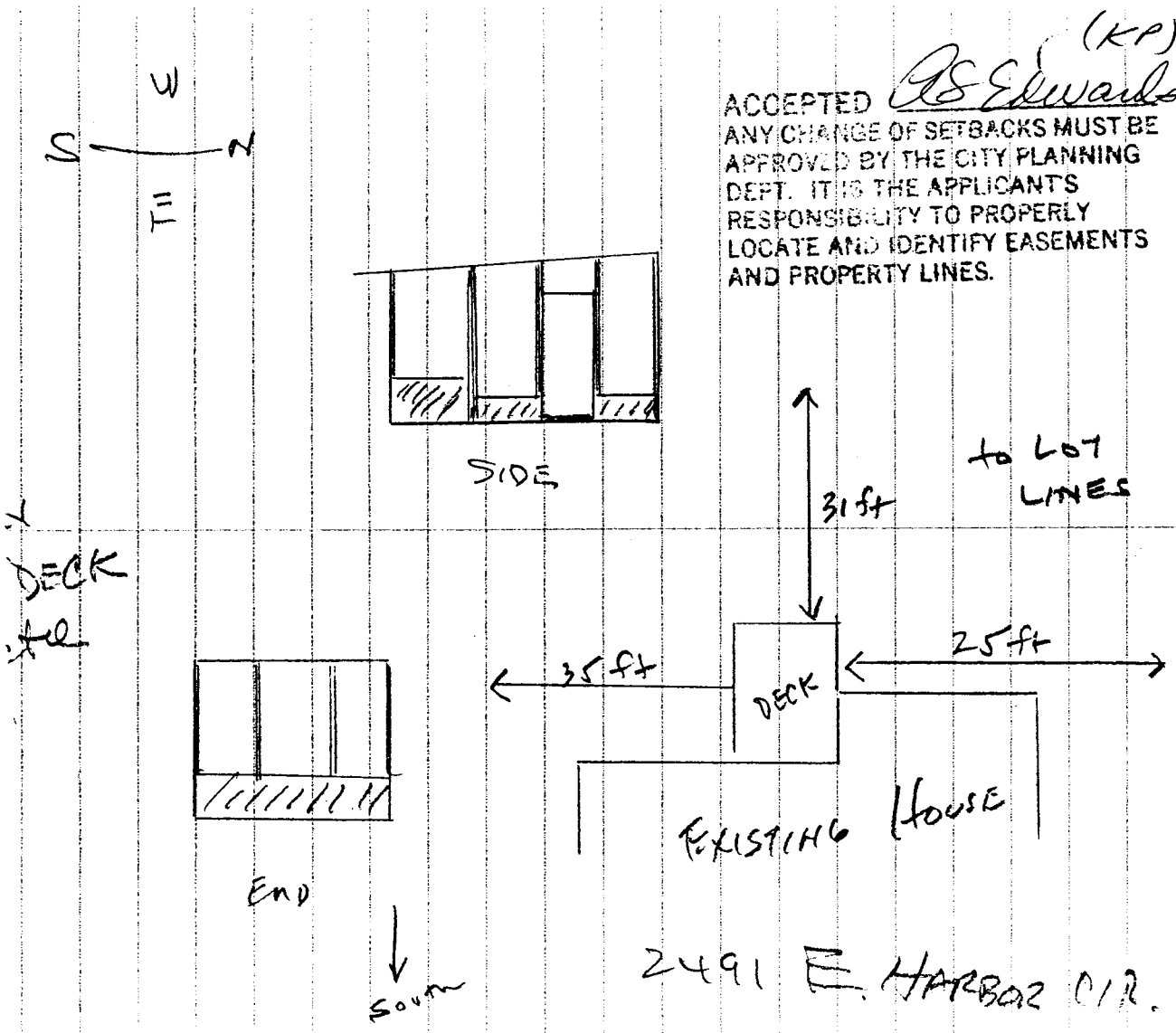
I hereby acknowledge that I have read this application and the above is correct, and I agree to comply with the requirements above. I understand that failure to comply shall result in legal action.

Department Approval [Signature] Applicant Signature [Signature]
Date Approved 3-25-94 Date March 25, 1994

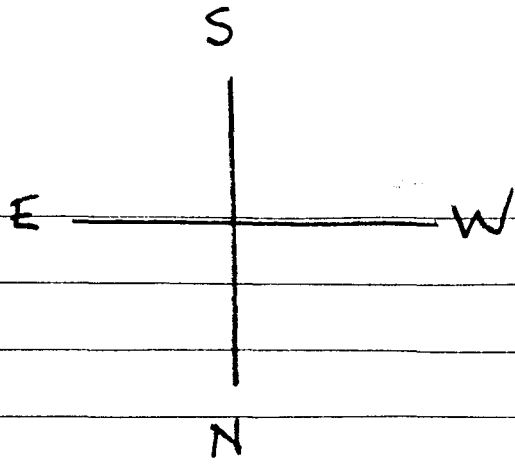
VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 9-3-2D Grand Junction Zoning & Development Code)

(White: Planning) (Yellow: Customer) (Pink: Building Department)

(KP)
ACCEPTED *PS Edwards*
ANY CHANGE OF SETBACKS MUST BE APPROVED BY THE CITY PLANNING DEPT. IT IS THE APPLICANTS RESPONSIBILITY TO PROPERLY LOCATE AND IDENTIFY EASEMENTS AND PROPERTY LINES.

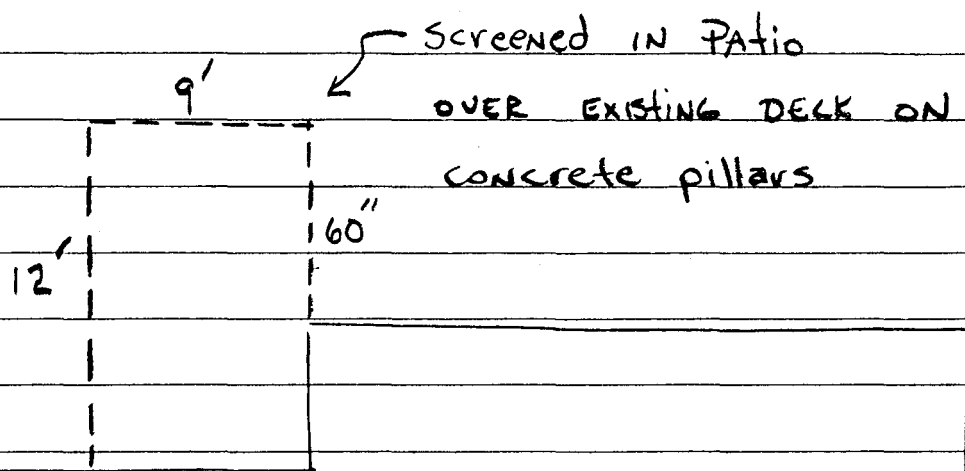


2491 E. HARBOR CIR.



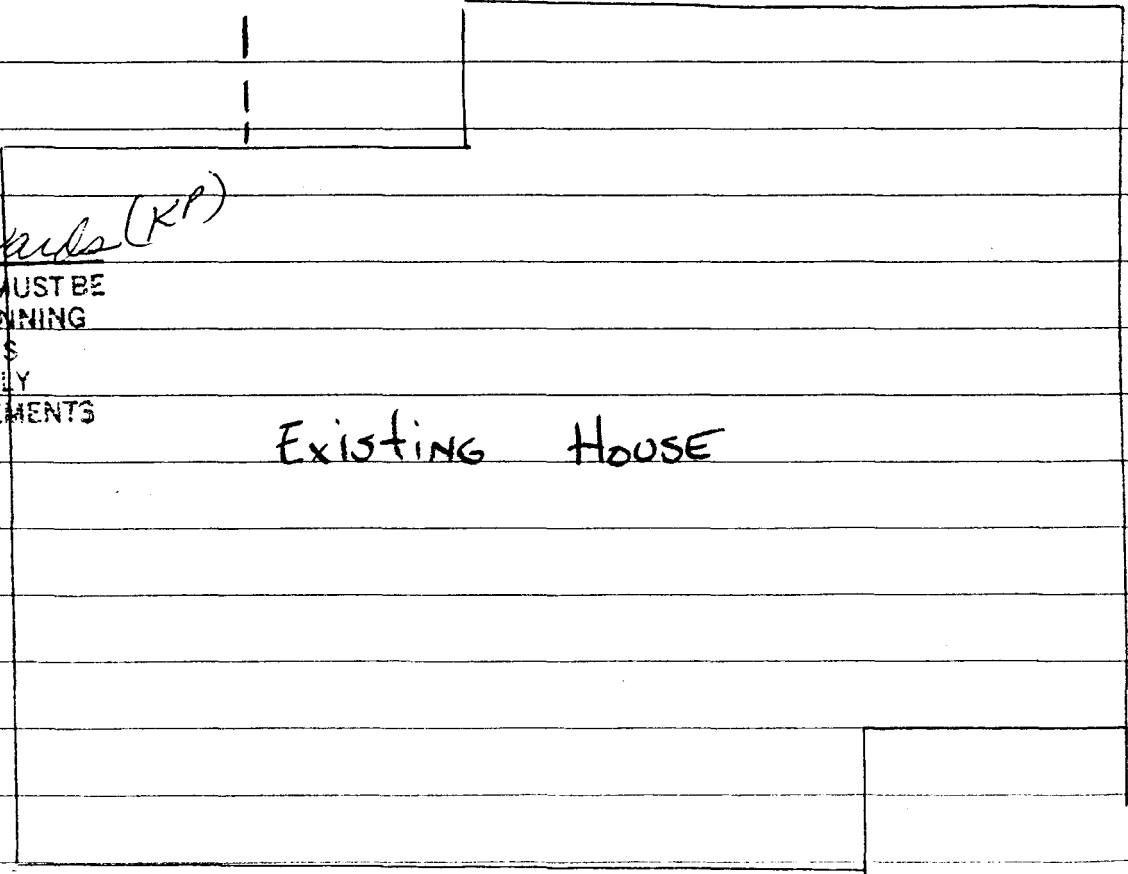
25 RD

G ROAD



ACCEPTED *J. Edwards (KP)*
ANY CHANGE OF SETBACKS MUST BE APPROVED BY THE CITY PLANNING DEPT. IT IS THE APPLICANT'S RESPONSIBILITY TO PROPERLY LOCATE AND IDENTIFY EASEMENTS AND PROPERTY LINES.

Existing House



2491 E. HARBOR CIR