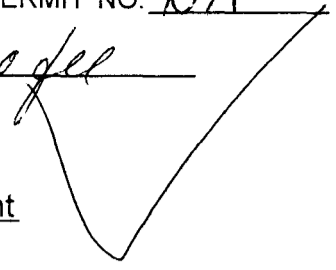


Ivy was site plan

DATE SUBMITTED 2/4/94

BUILDING PERMIT NO. NA

FEE \$ no fee



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

BLDG ADDRESS 538 1/2 Willow Rd

SQ. FT. OF PROPOSED BLDG(S)/ADDITION 10x12

SUBDIVISION Cottonwood Meadows

SQ. FT. OF EXISTING BLDG(S) —

FILING — BLK 5 LOT 4

TAX SCHEDULE NO. 2943-073-02-037

NO. OF FAMILY UNITS 1

OWNER HAROLD-CORRETTA-Dewey Johnson

NO. OF BLDGS ON PARCEL BEFORE THIS CONSTRUCTION 1

ADDRESS —

DESCRIPTION OF WORK AND INTENDED USE:
shed

TELEPHONE 242-1744

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

ZONE RM4

DESIGNATED FLOODPLAIN: YES — NO X

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

GEOLOGIC HAZARD: YES — NO —

Side 5' E from property line (10' easement)

CENSUS TRACT 6 TRAFFIC ZONE 30

Rear 15' from property line

PARKING REQ'MT —

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 Parker

Applicant Signature Dewey Johnson

Date Approved 2/4/94

Date 2-4-94

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

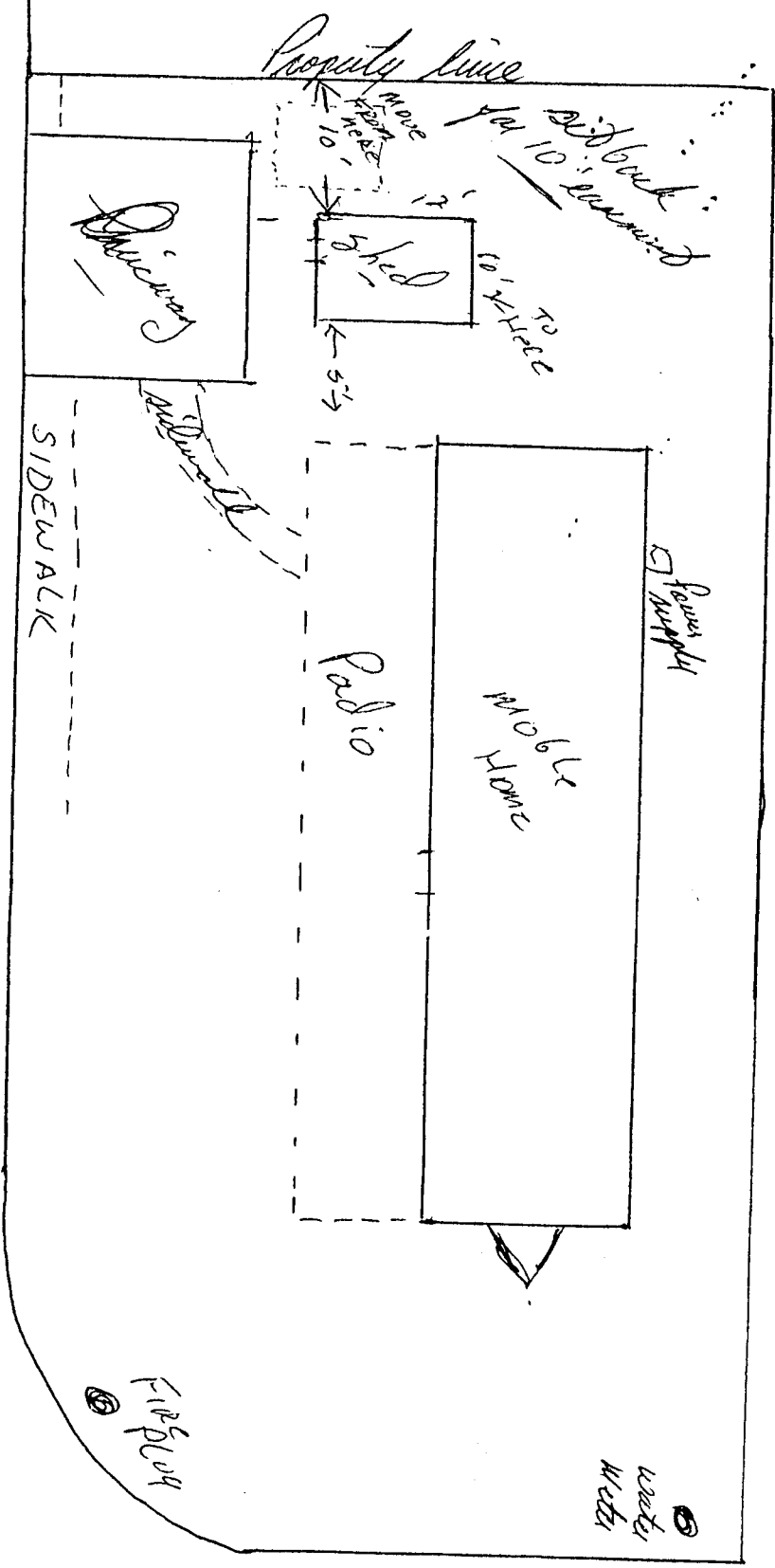
(White: Planning)

(Yellow: Customer)

(Pink: Building Department)

2-11-94
538 1/2
Wilbur Rd
R.D. #7
add into an
blocks

C.D.
for Planning
Commission



Wilbur Rd

MORNING

SIDEWALK

Radio

Fence

Water Meter

Water Meter

Driveway

Property line

move for 10' sidewalk

sidewalk for 10' sidewalk

Fence

SIDEWALK

MORNING