

FEE \$ 10⁰⁰
TCP \$ 500⁰⁰

Revised to new address - 10/9/95

BLDG PERMIT NO. 53688

PLANNING CLEARANCE

UPC JCP

MB - 619 Darren Way (Single Family Residential and Accessory Structures)
Grand Junction Community Development Department

9001-0010-01- THIS SECTION TO BE COMPLETED BY APPLICANT

BLDG ADDRESS ~~2927 Bonita ave~~ TAX SCHEDULE NO. 2943-053-00-145
SUBDIVISION Del Norte Subdivision SQ. FT. OF PROPOSED BLDG(S)/ADDITION 1729 #
FILING 1 BLK 3 LOT 1 SQ. FT. OF EXISTING BLDG(S) _____
(1) OWNER Delbert Permenter NO. OF DWELLING UNITS BEFORE: 0 AFTER: 1 THIS CONSTRUCTION
(1) ADDRESS 3210 E 1/2 Rd. NO. OF BLDGS ON PARCEL BEFORE: 0 AFTER: 1 THIS CONSTRUCTION
(1) TELEPHONE 434-7049 USE OF EXISTING BLDGS _____
(2) APPLICANT _____ DESCRIPTION OF WORK AND INTENDED USE: _____
(2) ADDRESS same new home - S/F
(2) TELEPHONE _____

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 3.1 Maximum coverage of lot by structures _____
SETBACKS: Front 20' from property line (PL) or _____ from center of ROW, whichever is greater
Side 10' from PL Rear 20' from PL Parking Req'mt *
Special Conditions new site plan attached. Ronnie
Maximum Height _____ CENS.T. 11 T.ZONE 45 ANN# _____

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).

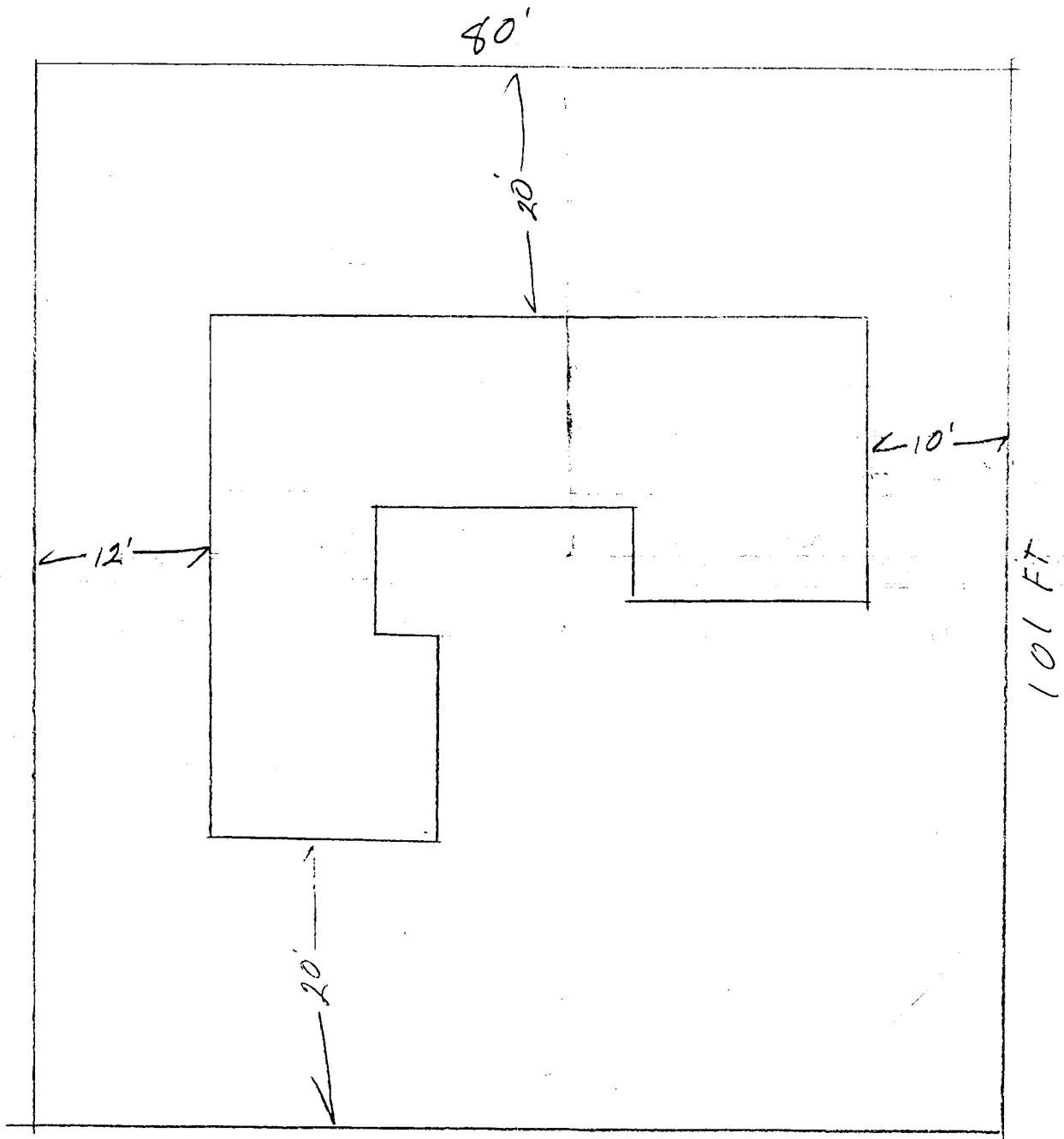
I hereby acknowledge that I have read this application and the information is correct; I agree to comply with any and all codes, ordinances, laws, regulations or restrictions which apply to the project. I understand that failure to comply shall result in legal action, which may include but not necessarily be limited to non-use of the building(s).

Applicant Signature Delbert Permenter Date _____
Department Approval Ronnie Edwards Date 8/30/95

Additional water and/or sewer tap fee(s) are required: YES NO _____ W/O No. 8572-S/F 619 Darren Way
Utility Accounting Millie Fowler Date 8-30-95

VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 9-3-2C Grand Junction Zoning & Development Code)
Millie Fowler 10-9-95
(White: Planning) (Yellow: Customer) (Pink: Building Department) (Goldenrod: Utility Accounting)

ACCEPTED *Ronnie* 10/9/95
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.



619 DARREN WAY