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 TCP \$ 500-

BLDG PERMIT NO. 52969

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



THIS SECTION TO BE COMPLETED BY APPLICANT

BLDG ADDRESS 616 Darren Way TAX SCHEDULE NO. 2943-053-59-001
 SUBDIVISION Del Mar subdivision SQ. FT. OF PROPOSED BLDG(S)/ADDITION 1585
 FILING 1 BLK 2 LOT 1 SQ. FT. OF EXISTING BLDG(S) _____
 (1) OWNER Delbert Permentis NO. OF DWELLING UNITS
 BEFORE: _____ AFTER: 1 THIS CONSTRUCTION
 (1) ADDRESS 3210 Fir Pl.
 (1) TELEPHONE 434 7049 NO. OF BLDGS ON PARCEL
 BEFORE: _____ AFTER: 1 THIS CONSTRUCTION
 (2) APPLICANT _____ USE OF EXISTING BLDGS new house
 (2) ADDRESS _____ DESCRIPTION OF WORK AND INTENDED USE: 3/F home
 (2) TELEPHONE 434 7049

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) Parking Req'mt 2
 or _____ from center of ROW, whichever is greater
 Side 10' from PL Rear 20' from PL Special Conditions _____
 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 Permentis Date 7-26-95

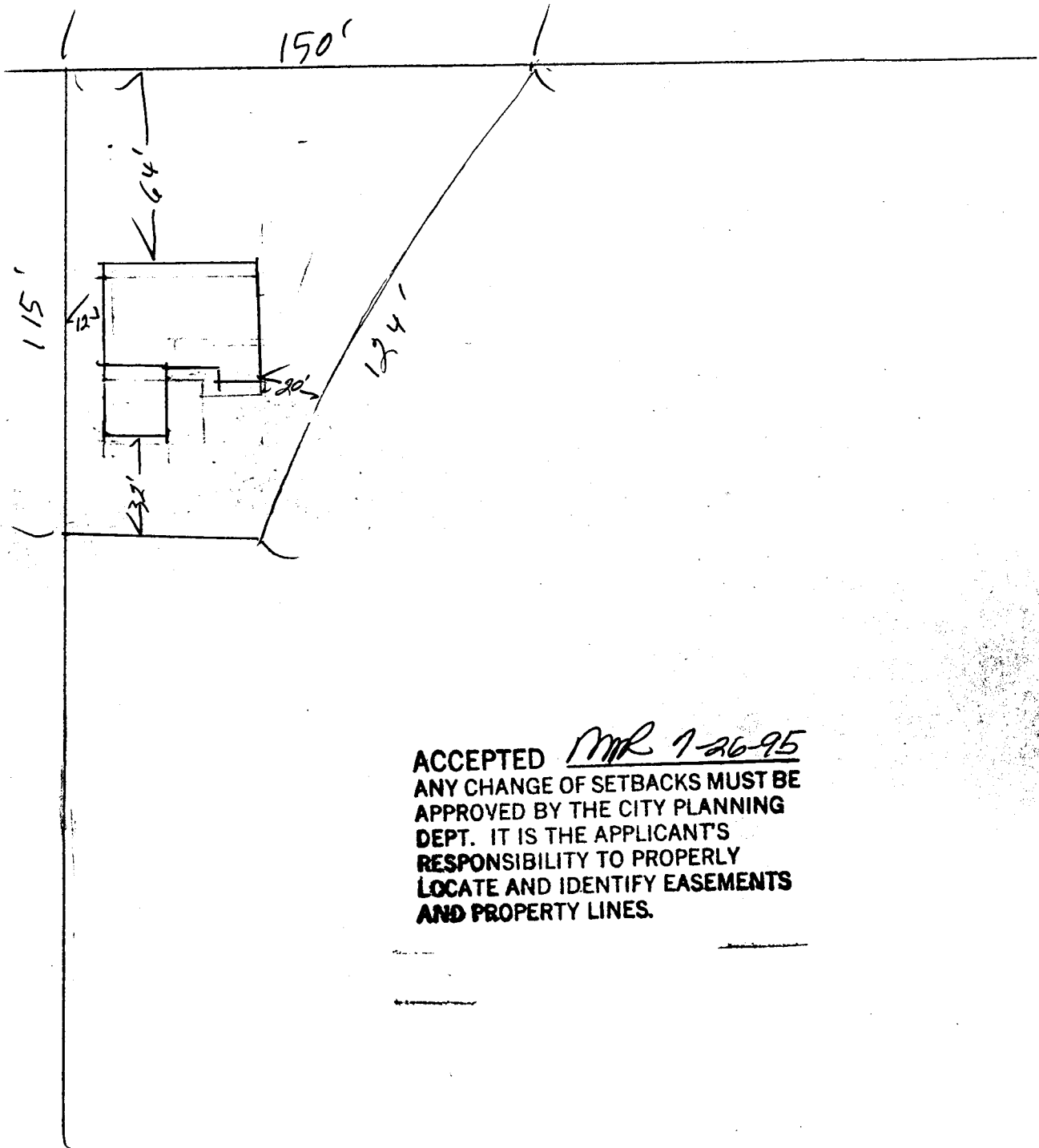
Department Approval Marcia Babideaux Date 7-26-95

Additional water and/or sewer tap fee(s) are required: YES X NO _____ W/O No. 8492-S/F

Utility Accounting Miller Fowler Date 7-26-95

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

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



ACCEPTED MR 1-26-95
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.