

FEE \$	1000
TCP \$	0

BLDG PERMIT NO. 52898

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



THIS SECTION TO BE COMPLETED BY APPLICANT

BLDG ADDRESS 660 Fenton ~~Pl~~ ST. TAX SCHEDULE NO. 2945-031-28.001
 SUBDIVISION Kay SQ. FT. OF PROPOSED BLDG(S)/ADDITION 1580
 FILING 2 BLK 1 LOT 2 SQ. FT. OF EXISTING BLDG(S) NONE
 (1) OWNER MIDWEST Motor Lodges, Inc NO. OF DWELLING UNITS
 BEFORE: 0 AFTER: 1 THIS CONSTRUCTION
 (1) ADDRESS 2558 Janice Dr.
 (1) TELEPHONE 243-4383 NO. OF BLDGS ON PARCEL
 BEFORE: 0 AFTER: 1 THIS CONSTRUCTION
 (2) APPLICANT Don Hease USE OF EXISTING BLDGS 0
 (2) ADDRESS 563 Village Way DESCRIPTION OF WORK AND INTENDED USE: NEW
 (2) TELEPHONE 242-8681 Single Family Residence

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) Parking Req'mt _____
 or _____ from center of ROW, whichever is greater
 Side 5' from PL Rear 20' from PL Special Conditions _____
 Maximum Height _____
 CENS.T. 10 T.ZONE 19 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).

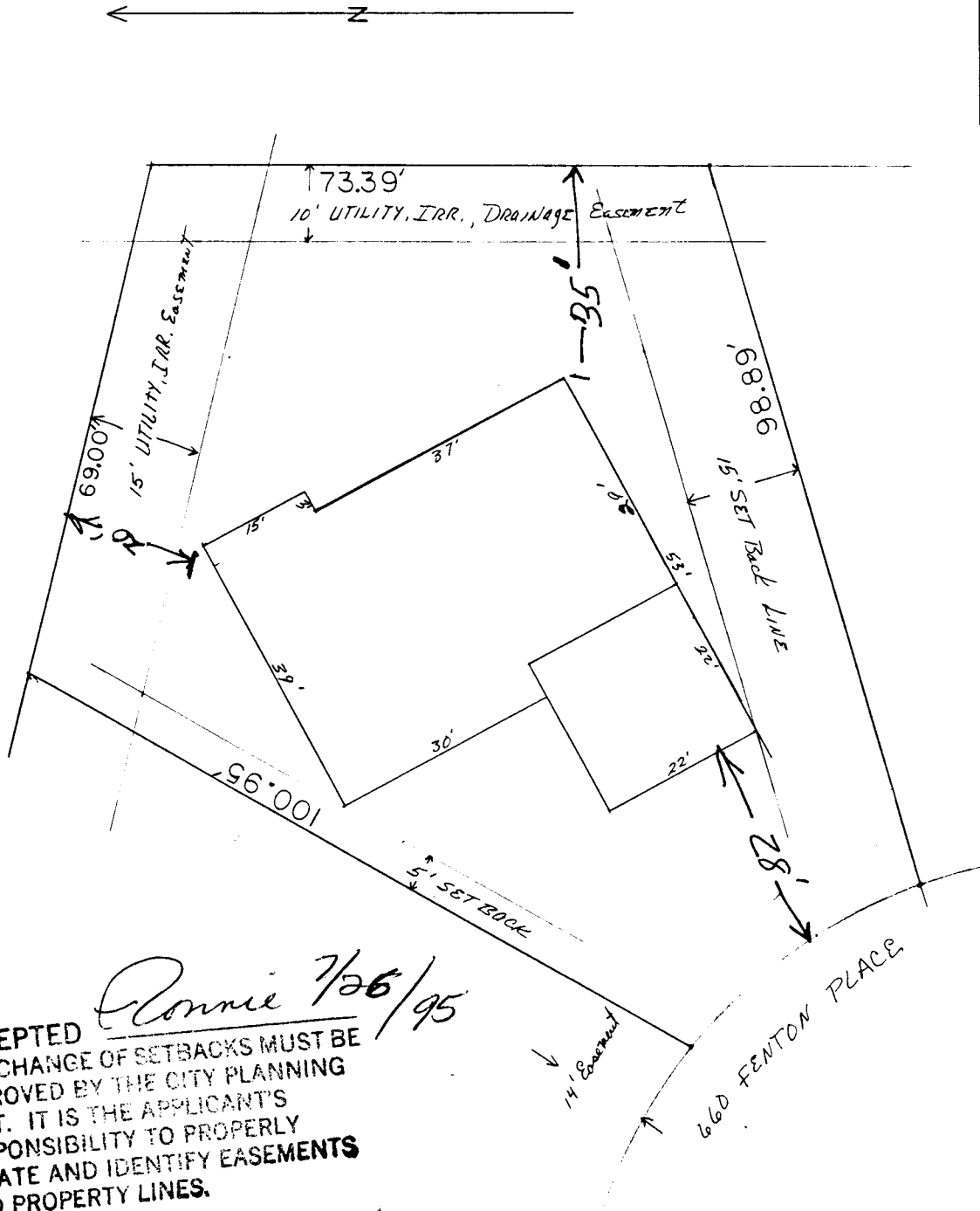
Applicant Signature Don Hease Date 7-26-95
 Department Approval Ronnie Edwards Date 7-26-95

Additional water and/or sewer tap fee(s) are required: YES NO _____ W/O No. 8493-S/F

Utility Accounting Mellie 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
Ronnie 7/26/95
 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.

660 FENTON PLACE	DRAWN BY
9266 S ST	REVISION
LOT 2 BLK 1 FILING TWO	DATE
APPROVED BY	DRAWING NUMBER