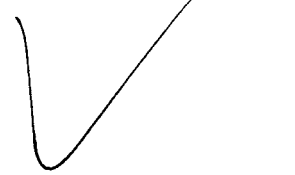


FEE \$ 10.00
 TCP \$ 55.26

BLDG PERMIT NO. 53082

3028-6565-01



PLANNING CLEARANCE

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

THIS SECTION TO BE COMPLETED BY APPLICANT

BLDG ADDRESS 2817 Hawthorne TAX SCHEDULE NO. 2943-063-17-009
 SUBDIVISION Grand View Sub. SQ. FT. OF PROPOSED BLDG(S)/ADDITION 1919
 FILING 1 BLK 3 LOT 9 SQ. FT. OF EXISTING BLDG(S) 0
 (1) OWNER DESCRAY DEVE CORP. NO. OF DWELLING UNITS
 BEFORE: 0 AFTER: 1 THIS CONSTRUCTION
 (1) ADDRESS 1112 Belford Ave
 NO. OF BLDGS ON PARCEL
 BEFORE: 0 AFTER: 1 THIS CONSTRUCTION
 (1) TELEPHONE 241-1040 USE OF EXISTING BLDGS 0
 (2) APPLICANT MCCARRITT CONST INC
 (2) ADDRESS 405 West MAY Field DESCRIPTION OF WORK AND INTENDED USE:
 (2) TELEPHONE 241-1040 new Res - S/F

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 RSF-5 Maximum coverage of lot by structures 35%
 SETBACKS: Front 20' from property line (PL) Parking Req'mt 2
 or 45' from center of ROW, whichever is greater
 Side 5' from PL Rear 25' from PL Special Conditions _____
 Maximum Height 32' CENS.T. 10 T.ZONE 22 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 [Signature] Date 8-9-95
 Department Approval Marcia Rebideaux Date 8-14-95

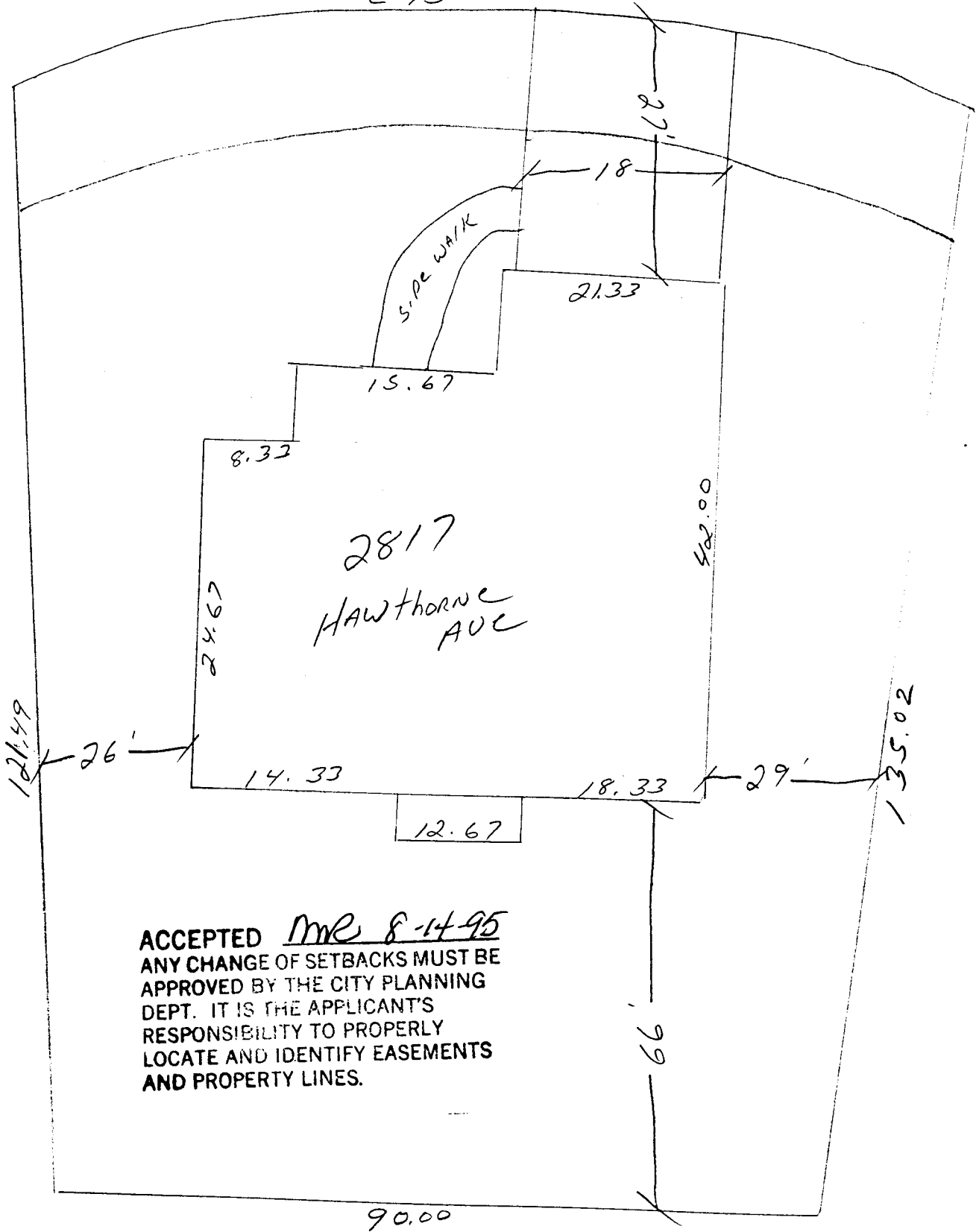
Additional water and/or sewer tap fee(s) are required: YES NO _____ W/O No. 8528-S/F
 Utility Accounting Willie Fowler Date 8-14-95

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)

Hawthorne Ave

C 15



ACCEPTED ME 8-14-95
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.