TCD\$ -0 -	FEE\$	10-
TOP \$ -	TCP\$	-0 -

(White: Planning)

(Yellow: Customer)

51.50	DCD4.11		-	
PLDG	<b>PERMIT</b>	NO.	$\sim$	/77X

(Goldenrod: Utility Accounting)

## PLANNING CLEARANCE

(Single Family Residential and Accessory Structures)

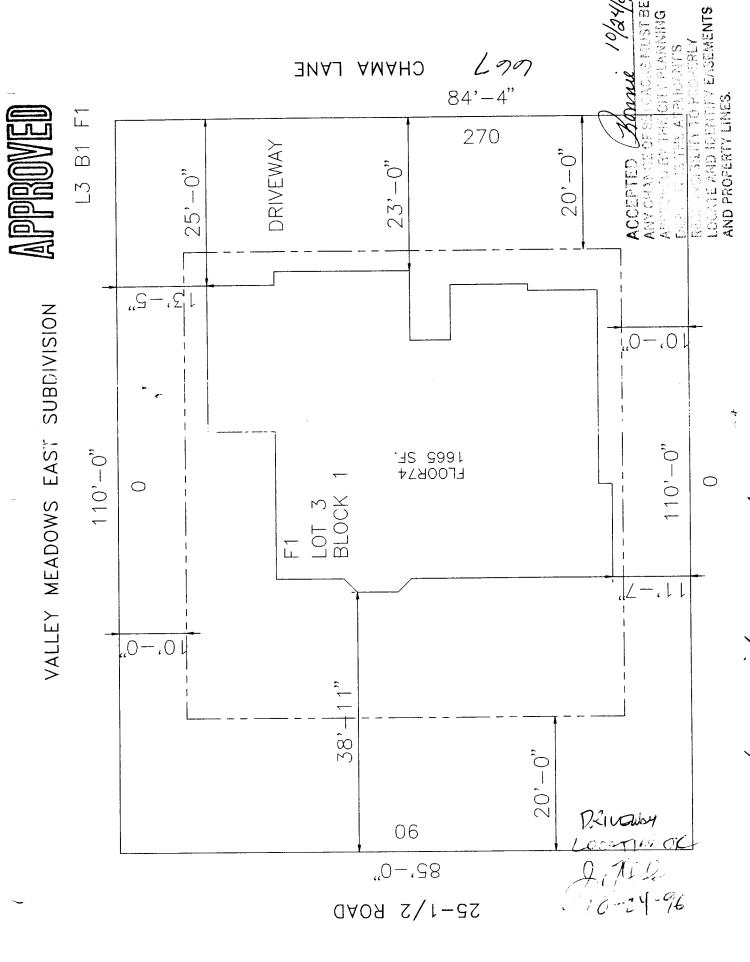
Grand Junction Community Development Department

Sulvand

™ THIS SECTION TO BE COMPLETED BY APPLICANT 🖼

BLDG ADDRESS OWN Chama fine	TAX SCHEDULE NO. 2945-031-00-155				
SUBDIVISION Walley Meadows East	SQ. FT. OF PROPOSED BLDG(S)/ADDITION 105				
FILING LOT 3	SQ. FT. OF EXISTING BLDG(S)				
OWNER JOHN DAMS	NO. OF DWELLING UNITS				
(1) ADDRESS	BEFORE: AFTER: THIS CONSTRUCTION				
(1) TELEPHONE 243.7711	NO. OF BLDGS ON PARCEL BEFORE: AFTER: THIS CONSTRUCTION				
(2) APPLICANT (With Homes, Cinc	USE OF EXISTING BLDGS				
(2) ADDRESS 2755 N ave	DESCRIPTION OF WORK AND INTENDED USE:				
(2) TELEPHONE 248.4638	Denge family				
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 C	OMMUNITY DEVELOPMENT DEPARTMENT STAFF 🖘				
ZONE	Maximum coverage of lot by structures				
SETBACKS: Front <u>20'</u> from property line (PL) or from center of ROW, whichever is greater	Parking Req'mt				
SETBACKS: Front <u>20'</u> from property line (PL) or from center of ROW, whichever is greater  Side <u>10'</u> from PL Rear <u>20'</u> from F	Special Conditions				
or from center of ROW, whichever is greater  Side from PL Rear 30 ' from F	Special Conditions				
or from center of ROW, whichever is greater	Special Conditions				
or from center of ROW, whichever is greater  Side from PL Rear from F  Maximum Height 32'  Modifications to this Planning Clearance must be app	Special Conditions  CENSUS TRACT  TRAFFIC ZONE  Toved, in writing, by the Director of the Community Development cannot be occupied until a final inspection has been completed and				
or from center of ROW, whichever is greater  Side from PL Rear 30 from F  Maximum Height 32  Modifications to this Planning Clearance must be app Department. The structure authorized by this application a Certificate of Occupancy has been issued by the Build I hereby acknowledge that I have read this application and	Special Conditions  CENSUS TRACT  TRAFFIC ZONE  Trace of the Community Development cannot be occupied until a final inspection has been completed and ling Department (Section 305, Uniform Building Code).  The information is correct; I agree to comply with any and all codes, to the project. I understand that failure to comply shall result in legal				
or from center of ROW, whichever is greater  Side/D from PL Rear	Special Conditions  CENSUS TRACT  TRAFFIC ZONE  Trace of the Community Development cannot be occupied until a final inspection has been completed and ling Department (Section 305, Uniform Building Code).  The information is correct; I agree to comply with any and all codes, to the project. I understand that failure to comply shall result in legal				
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(Pink: Building Department)



ys overlang with easements