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BLDG PERMIT NO. 56730

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



THIS SECTION TO BE COMPLETED BY APPLICANT

BLDG ADDRESS 2322 Hwy 50 TAX SCHEDULE NO. 2948-052-00-067
SUBDIVISION MOBIL CITY SQ. FT. OF PROPOSED BLDG(S)/ADDITION 28444
FILING BLK LOT 58 SQ. FT. OF EXISTING BLDG(S)
(1) OWNER JAMES WEBBER NO. OF DWELLING UNITS
BEFORE: 0 AFTER: 1 THIS CONSTRUCTION
(1) ADDRESS 2322 Hwy 50 #58
(1) TELEPHONE (970) 260-4424 NO. OF BLDGS ON PARCEL
BEFORE: 0 AFTER: 1 THIS CONSTRUCTION
(2) APPLICANT SAME USE OF EXISTING BLDGS
(2) ADDRESS DESCRIPTION OF WORK AND INTENDED USE:
(2) TELEPHONE move in mobile

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 H0 Maximum coverage of lot by structures
SETBACKS: Front from property line (PL) Parking Req'mt
or from center of ROW, whichever is greater
Side from PL Rear from PL Special Conditions Per Park Regulations
Maximum Height CENSUS TRACT 9 TRAFFIC ZONE 6

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 7-10-96
Department Approval Bonnie Edwards Date 7-10-96

Additional water and/or sewer tap fee(s) are required: YES NO W/O No. ON OWN SEWER SYSTEM
Utility Accounting [Signature] Date 7-10-96

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)