

FEE \$ 1000
TCP \$ 0

BLDG PERMIT NO. 60468

1009-0005-01-7

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

SP-7

THIS SECTION TO BE COMPLETED BY APPLICANT

BLDG ADDRESS 480 28 1/4 RD #7 TAX SCHEDULE NO. 2943-182-09-002
 SUBDIVISION DARWIN SQ. FT. OF PROPOSED BLDG(S)/ADDITION 14 x 20
 FILING _____ BLK _____ LOT 2 SQ. FT. OF EXISTING BLDG(S) 0
 (1) OWNER JOHN DAVIS NO. OF DWELLING UNITS
 BEFORE: 0 AFTER: 1 THIS CONSTRUCTION
 (1) ADDRESS 1023 24 RD NO. OF BLDGS ON PARCEL
 BEFORE: 0 AFTER: 1 THIS CONSTRUCTION
 (1) TELEPHONE 250-0720 USE OF EXISTING BLDGS _____
 (2) APPLICANT ROBERT HURNI DESCRIPTION OF WORK AND INTENDED USE: _____
 (2) ADDRESS 1460 N AVE # H Set mobile Home SP-7
 (2) TELEPHONE 243-2308

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 pmh Maximum coverage of lot by structures _____
 SETBACKS: Front _____ from property line (PL)
 or _____ from center of ROW, whichever is greater
 Side PER PARK from PL Rear REQ from PL
 Maximum Height _____
 Parking Req'mt _____
 Special Conditions HUD# PTL 015222
 CENSUS TRACT 7 TRAFFIC ZONE 39

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 Robert Hurni Date _____
 Department Approval Marcia Babin Date 5-20-97

Additional water and/or sewer tap fee(s) are required: YES _____ NO W/O No. done on w/o 9917
 Utility Accounting collected Date 5-20-97

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)