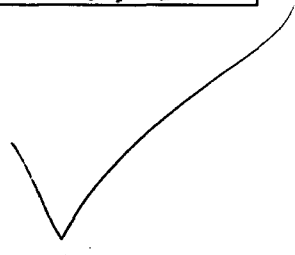


FEE \$ 10.00
 TCP \$ -0-

BLDG PERMIT NO. 58956

School 292.00

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



THIS SECTION TO BE COMPLETED BY APPLICANT

BLDG ADDRESS 671 Chamacho TAX SCHEDULE NO. 2945-031-00-155
 SUBDIVISION Valley Meadows East SQ. FT. OF PROPOSED BLDG(S)/ADDITION 1400
 FILING 1 BLK 1 LOT 5 SQ. FT. OF EXISTING BLDG(S) -
 (1) OWNER John Davis NO. OF DWELLING UNITS
 BEFORE: _____ AFTER: 1 THIS CONSTRUCTION
 (1) ADDRESS _____
 NO. OF BLDGS ON PARCEL
 BEFORE: _____ AFTER: 1 THIS CONSTRUCTION
 (1) TELEPHONE 2437711
 (2) APPLICANT Castle Homes Inc USE OF EXISTING BLDGS -
 (2) ADDRESS 2556 25 Rd DESCRIPTION OF WORK AND INTENDED USE: _____
 (2) TELEPHONE 248 9288 Single 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 COMMUNITY DEVELOPMENT DEPARTMENT STAFF

ZONE PR-2.93 Maximum coverage of lot by structures _____
 SETBACKS: Front 30' from property line (PL) Parking Req'mt 2
 or _____ from center of ROW, whichever is greater
 Side 10' from PL Rear 30' from PL Special Conditions _____
 Maximum Height 32' CENSUS TRACT _____ TRAFFIC ZONE _____

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 1/29/97
 Department Approval [Signature] Date 1-31-97

Additional water and/or sewer tap fee(s) are required: YES NO _____ W/O No. 9823

Utility Accounting [Signature] Date 1/31/97

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)

