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BLDG PERMIT NO. 03221

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PLANNING CLEARANCE

(Single Family Residential and Accessory Structures)

Community Development Department

BLDG ADDRESS 719 Galaxy Dr TAX SCHEDULE NO. 2101-354-22-006
 SUBDIVISION Galaxy Sub SQ. FT. OF PROPOSED BLDG(S)/ADDITION —
 FILING — BLK 1 LOT 6 SQ. FT. OF EXISTING BLDG(S) —
 (1) OWNER Catherine Purkey NO. OF DWELLING UNITS
 BEFORE: 1 AFTER: 1 THIS CONSTRUCTION
 (1) ADDRESS 719 Galaxy Drive
 (1) TELEPHONE 241-1924 NO. OF BLDGS ON PARCEL
 BEFORE: 1 AFTER: 1 THIS CONSTRUCTION
 (2) APPLICANT Hibbs Self Construction USE OF EXISTING BLDGS residential
 (2) ADDRESS PO Box 1131 GT DESCRIPTION OF WORK AND INTENDED USE: Upgrade
 (2) TELEPHONE 243-4048 light, add basement bath, boiler replacement

REQUIRED: One plot plan, on 8 1/2" x 11" paper, showing all existing & proposed structure location(s), parking, setbacks to all property lines, ingress/egress to the property, driveway location & width & all easements & rights-of-way which abut the parcel.

THIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT STAFF

ZONE RSF-2 Maximum coverage of lot by structures _____
 SETBACKS: Front _____ from property line (PL)
 or _____ from center of ROW, whichever is greater Parking Req'mt _____
 Side _____ from PL Rear _____ from PL Special Conditions Interior Remodel
 Maximum Height _____ Only
 CENSUS 10 TRAFFIC 17 ANNEX# _____

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 12-8-97
 Department Approval [Signature] Date 12-8-97

Additional water and/or sewer tap fee(s) are required: YES _____ NO W/O No. no change of use
 Utility Accounting Richardson Date 12-8-97

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)