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BLDG PERMIT NO. 02059

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

BLDG ADDRESS 830 Independent TAX SCHEDULE NO. 2945-104-01-006
 SUBDIVISION West Lake Mobile SQ. FT. OF PROPOSED BLDG(S)/ADDITION 16' by 44'
 FILING _____ BLK _____ LOT Sp #24 SQ. FT. OF EXISTING BLDG(S) _____
 (1) OWNER Ron Rehrman NO. OF DWELLING UNITS 1
 BEFORE: _____ AFTER: _____ THIS CONSTRUCTION
 (1) ADDRESS 830 Independent Ave #24
 (1) TELEPHONE 255-3380 NO. OF BLDGS ON PARCEL 1
 BEFORE: _____ AFTER: _____ THIS CONSTRUCTION
 (2) APPLICANT Ron Rehrman USE OF EXISTING BLDGS 0
 (2) ADDRESS 830 Independent Ave #24 DESCRIPTION OF WORK AND INTENDED USE: house
 (2) TELEPHONE 255-3380 move in mobile

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 C-2 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 4 TRAFFIC 10 ANN# _____

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 9-3-97
 Department Approval [Signature] Date 9-3-97

Additional water and/or sewer tap fee(s) are required: YES _____ NO W/O No. _____
 Utility Accounting [Signature] Date 9-3-97

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)