

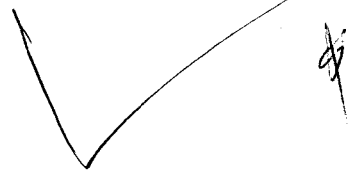
FEE \$	10
TCP \$	300
SIF \$	-



BLDG PERMIT NO. 59990

PLANNING CLEARANCE

(Single Family Residential and Accessory Structures)
Community Development Department



BLDG ADDRESS 1146 MICHAELA CT TAX SCHEDULE NO. 2945-234-12-007

SUBDIVISION MICHAELA VILLAGE SQ. FT. OF PROPOSED BLDG(S)/ADDITION 1100

FILING BLK 1 LOT 7 SQ. FT. OF EXISTING BLDG(S) 0

(1) OWNER Zeck & Assoc NO. OF DWELLING UNITS BEFORE: 0 AFTER: 1 THIS CONSTRUCTION

(1) ADDRESS P.O. Box 1003 NO. OF BLDGS ON PARCEL BEFORE: 0 AFTER: 1 THIS CONSTRUCTION

(1) TELEPHONE 257-9403 USE OF EXISTING BLDGS 0

(2) APPLICANT Zeck & Assoc DESCRIPTION OF WORK AND INTENDED USE: New Residence

(2) ADDRESS _____

(2) TELEPHONE _____

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 PR-4 Maximum coverage of lot by structures _____

SETBACKS: Front 20' from property line (PL) Parking Req'mt _____
 or _____ from center of ROW, whichever is greater

Side 5' from PL Rear 15' from PL Special Conditions _____

Maximum Height _____

CENSUS 13 TRAFFIC 80 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 Mary R Zeck Date 4/16/97

Department Approval Santa J. Costello Date 5/15/97

Additional water and/or sewer tap fee(s) are required: YES NO W/O No. 10180

Utility Accounting CM Cole Date 5/15/97

VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 9-3-2C Grand Junction Zoning & Development Code)

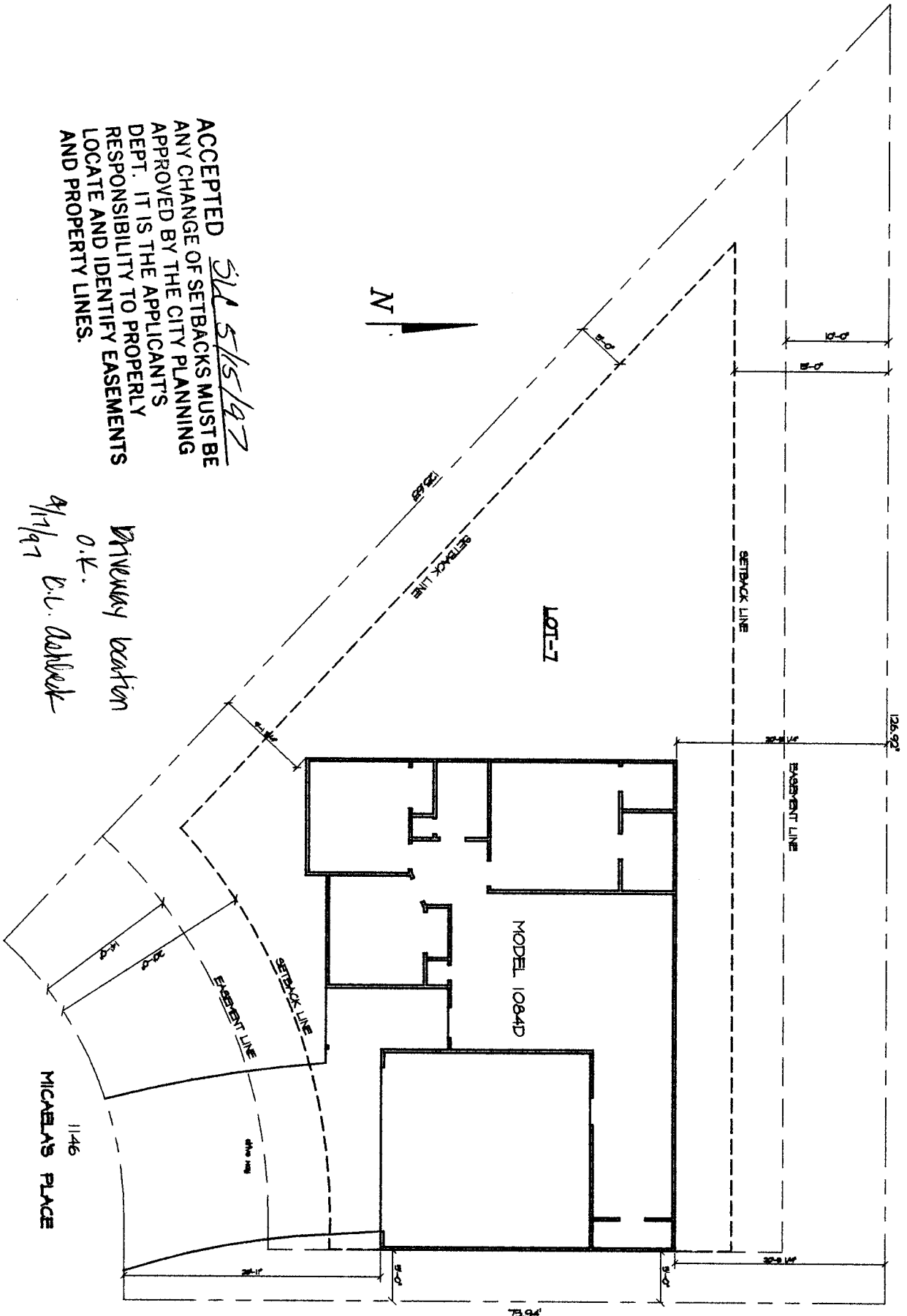
(White: Planning) (Yellow: Customer) (Pink: Building Department) (Goldenrod: Utility Accounting)

ACCEPTED *SL 5/15/17*
 ANY CHANGE OF SETBACKS MUST BE
 APPROVED BY THE CITY PLANNING
 DEPT. IT IS THE APPLICANT'S
 RESPONSIBILITY TO PROPERLY
 LOCATE AND IDENTIFY EASEMENTS
 AND PROPERTY LINES.



DRIVEWAY location
O.K.
4/11/17 E.L. Adcock

PLOT PLAN
 N.T.S.



Zeck & Associates LLC
 P.O. Box 1088
 Grand Junction, CO. 81502
 (970) 257-9488

PLOT PLAN for
 LOT 7, BLOCK 1
 Micaela Village Subdivision

JMK
 & Associates
 201 W. Grand Ave.
 Grand Junction, CO 81502
 970-257-9488

DATE: 5/15/17
 DRAWN BY: JMK
 CHECKED BY: JMK
 PLOT PLAN
 N.T.S.