FEE \$	1000
TCP 5	
SIF \$	292 00
	750.00

AND
COLOGIAS

BLDG PERMIT NO 63228

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(Single Family Residential and Accessory Structures) Community Development Department

	BLDG ADDRESS 471 NIAGARA CIRCLE W	7 TAX SCHEDULE NO. <u>2943 182 19 026</u>
	SUBDIVISION NIAGARA VILLAGE	SQ. FT. OF PROPOSED BLDG(S)/ADDITION
Bab	FILING TWO BLK TWO LOT 25	SQ. FT. OF EXISTING BLDG(S)
Q	() OWNER GENE + THELMA BOXLEY	
27	(1) ADDRESS	BEFORE: AFTER: THIS CONSTRUCTION
60	(1) ADDRESS (1) TELEPHONE $243 - 7395$	NO. OF BLDGS ON PARCEL BEFORE:AFTER:THIS CONSTRUCTION
10	(2) APPLICANT CAPITAL HOUSING	USE OF EXISTING BLDGS SINGLE FAMILY
z	⁽²⁾ ADDRESS <u>2465 HWY 6+50</u>	DESCRIPTION OF WORK AND INTENDED USE:MSTALL_MF6
#	⁽²⁾ TELEPHONE	HOME ONLOT

REQUIRED: One plot plan, on 8 ½" 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.

I THIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT STAFF S ■

ZONE PR5.8	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
Maximum Height	CENSUS TRAFFIC ANNX#

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 Boble Arguss	Date 12-5-97
Department Approval_ Connie Edwards_	Date 12-8-97
Additional water and/or sewer tap fee(s) are required: YES 1/// NO	W/O No. 10752
Utility Accounting	Date 12-8-97

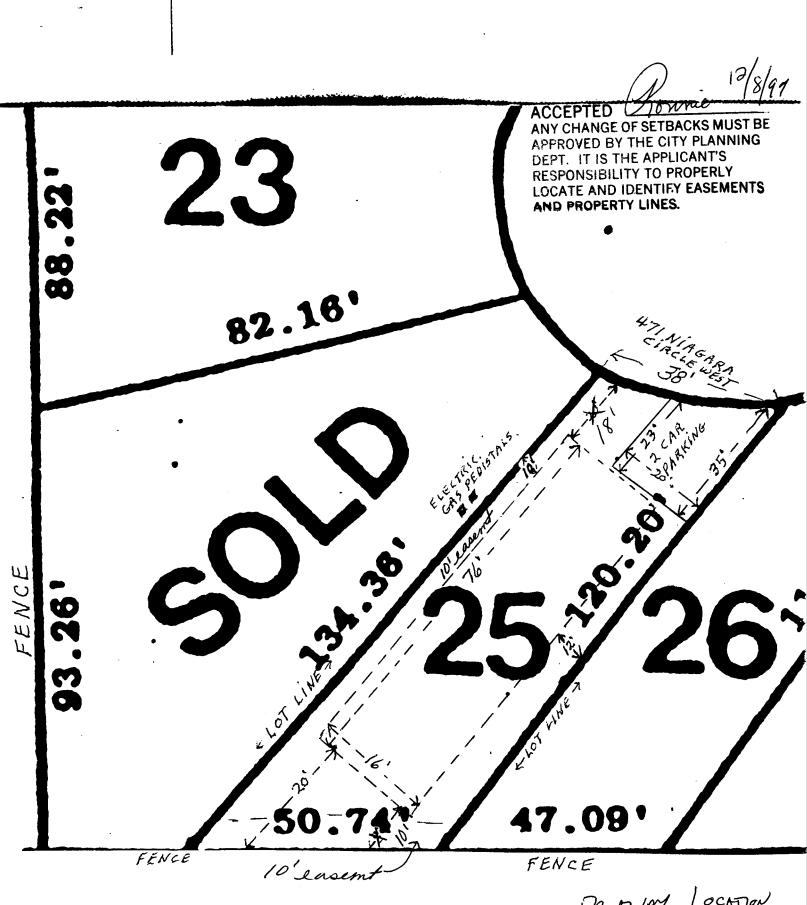
VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 9-3-2C Grand Junction Zoning & Development Code)

(White: Planning)

(Yellow: Customer)

(Pink: Building Department)

(Goldenrod: Utility Accounting)



NOT TO SCALE

DRIVEWAY LOCATION OK Dr. 7 Cline 12-8-97