

FEE \$	10.00
TCP \$	—
SIF \$	—



BLDG PERMIT NO. 61785

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

BLDG ADDRESS 1715 Parmigan Rd Circle TAX SCHEDULE NO. 2945-012-76-004
 SUBDIVISION Parmigan Ridge North SQ. FT. OF PROPOSED BLDG(S)/ADDITION 1870 sq ft.
 FILING _____ BLK _____ LOT _____ SQ. FT. OF EXISTING BLDG(S) N/A
 (1) OWNER Darold Silk NO. OF DWELLING UNITS
 BEFORE: _____ AFTER: 1 THIS CONSTRUCTION
 (1) ADDRESS 2861 Elm Circle
 (1) TELEPHONE 245-5639 NO. OF BLDGS ON PARCEL
 BEFORE: _____ AFTER: 1 THIS CONSTRUCTION
 (2) APPLICANT John J. Tolman USE OF EXISTING BLDGS N/A
 (2) ADDRESS 2664 Paradise Dr. DESCRIPTION OF WORK AND INTENDED USE: Construction
 (2) TELEPHONE 245-3166 of New Residence

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 2
 or _____ from center of ROW, whichever is greater
 Side 5' from PL Rear 15' from PL Special Conditions _____
 Maximum Height _____
 CENSUS 10 TRAFFIC 21 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).

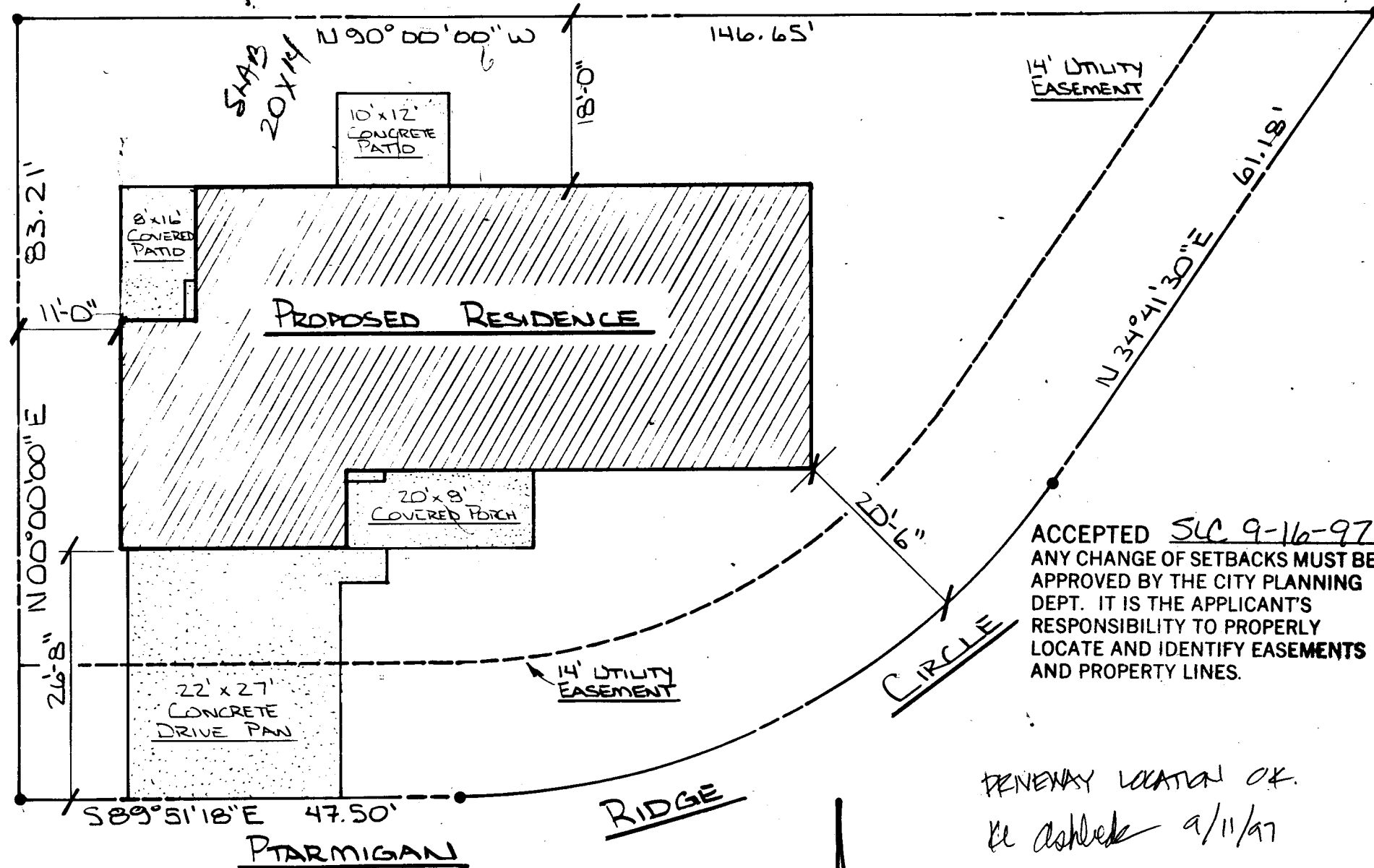
I hereby acknowledge that I have read this application and the information is correct; I agree to comply with any and all codes, ordinances, laws, regulations or restrictions which apply to the project. I understand that failure to comply shall result in legal action, which may include but not necessarily be limited to non-use of the building(s).

Applicant Signature John J. Tolman Date Sept 16, 1997
 Department Approval Antonia Castella Date 9-16-97

Additional water and/or sewer tap fee(s) are required: YES NO _____ W/O No. 10544
 Utility Accounting Jacques Wade Date 9/16/97

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 SLC 9-16-97
 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.

PENWAY LOCATED OK.
 RE ASKED 9/11/97

(D) Site Plan

SCALE: 1"=15'