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BLDG PERMIT NO. 102136

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

BLDG ADDRESS 1103 WHITE AVE TAX SCHEDULE NO. 2945 744-12001

SUBDIVISION City of Grand Jct. SQ. FT. OF PROPOSED BLDG(S)/ADDITION 36

FILING \_\_\_\_\_ BLK 89 LOT N43 1 & 2 SQ. FT. OF EXISTING BLDG(S) 1200

(1) OWNER PAT BOLLACK JR NO. OF DWELLING UNITS  
 BEFORE: 1 AFTER: 1 THIS CONSTRUCTION

(1) ADDRESS 39 1/2 WEST VALLEY CR NO. OF BLDGS ON PARCEL  
 BEFORE: 1 AFTER: 1 THIS CONSTRUCTION

(1) TELEPHONE 245-8879 USE OF EXISTING BLDGS Home

(2) APPLICANT LIGHT SIDING DESCRIPTION OF WORK AND INTENDED USE:  
6' X 6' PORCH COVER

(2) ADDRESS 718 36 3/10 RD

(2) TELEPHONE 464-7925

**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 RMF-32 Maximum coverage of lot by structures 60%

SETBACKS: Front \_\_\_\_\_ from property line (PL)  
 or 45' from center of ROW, whichever is greater Parking Req'mt 2

Side 10' from PL Rear 20 from PL Special Conditions \_\_\_\_\_

Maximum Height 36' CENSUS 3 TRAFFIC 11 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 Judy Lee Date 9/23/97

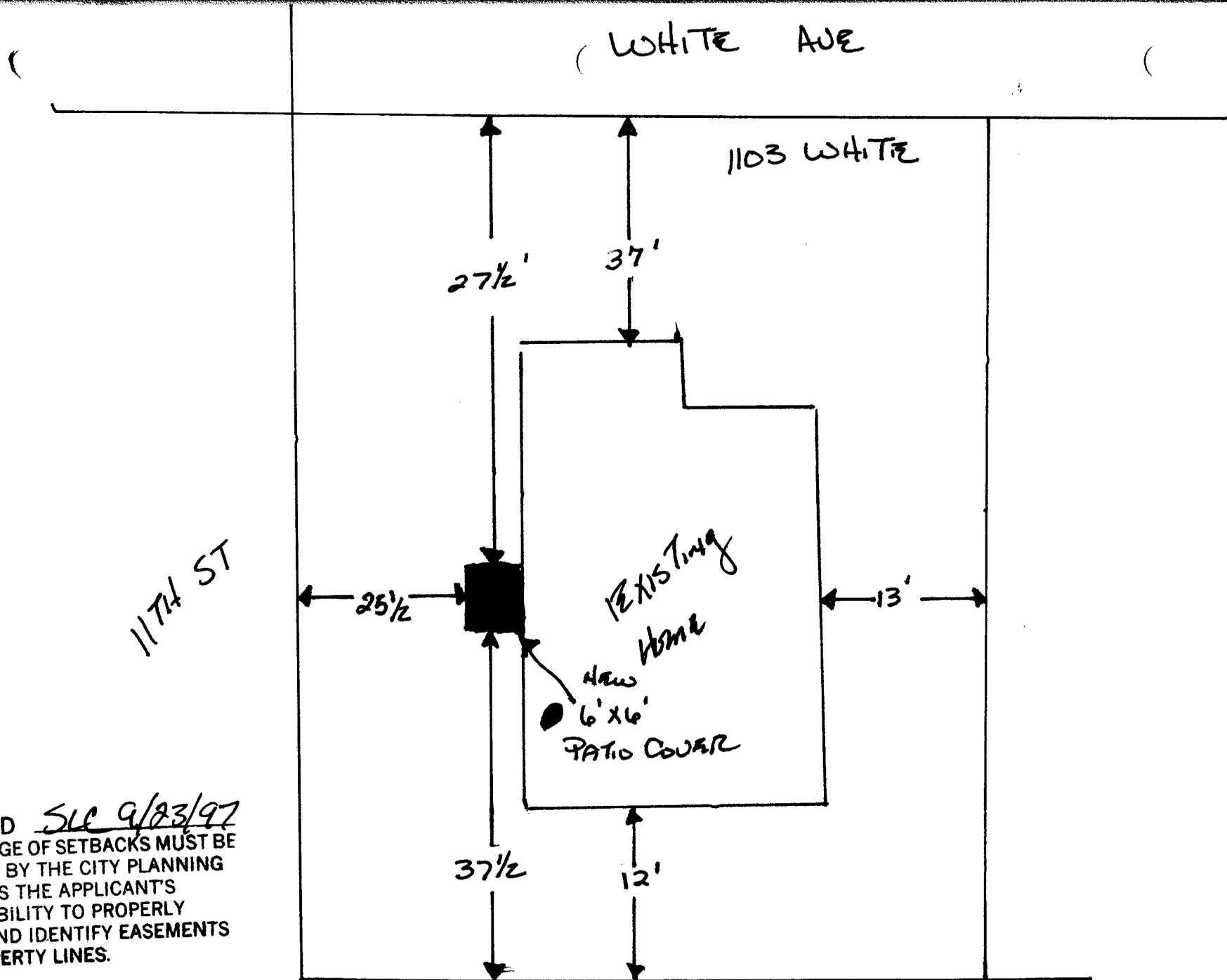
Department Approval Santa Costello Date 9/23/97

\* additional water and/or sewer tap fee(s) are required: YES \_\_\_\_\_ NO  W/O No. TR 82185

Utility Accounting Richardson Date 9-23-97

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 SIC 9/23/97  
 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.