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BLDG PERMIT NO. N/A

PLANNING CLEARANCE

(Single Family Residential and Accessory Structures)
Community Development Department

BLDG ADDRESS 1546 CORTLAND CT. TAX SCHEDULE NO. 2945-012-63-008
 SUBDIVISION PTARMIGAN SQ. FT. OF PROPOSED BLDG(S)/ADDITION 96^{SF}
 FILING 1189 BLK 2 LOT 8 SQ. FT. OF EXISTING BLDG(S) 2,800^{SF}
 (1) OWNER EUGENE L. WOOD JR NO. OF DWELLING UNITS
 BEFORE: 1 AFTER: 1 THIS CONSTRUCTION
 (1) ADDRESS 1546 CORTLAND CT. NO. OF BLDGS ON PARCEL
 BEFORE: 2 AFTER: 2 THIS CONSTRUCTION
 (1) TELEPHONE 970/248-9246 USE OF EXISTING BLDGS RESIDENCE
 (2) APPLICANT EUGENE L. WOOD, JR. DESCRIPTION OF WORK AND INTENDED USE:
 (2) ADDRESS 1546 CORTLAND CT. SKID TYPE
 (2) TELEPHONE 970/248-9246 STORAGE BARN 8'x12'

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 32' CENSUS 10 TRAFFIC 21 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 [Signature] Date 1/21/98
 Department Approval [Signature] Date 1/21/98

Additional water and/or sewer tap fee(s) are required: YES NO X W/O No 16345-10460
 Utility Accounting [Signature] Date 1-21-98

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)

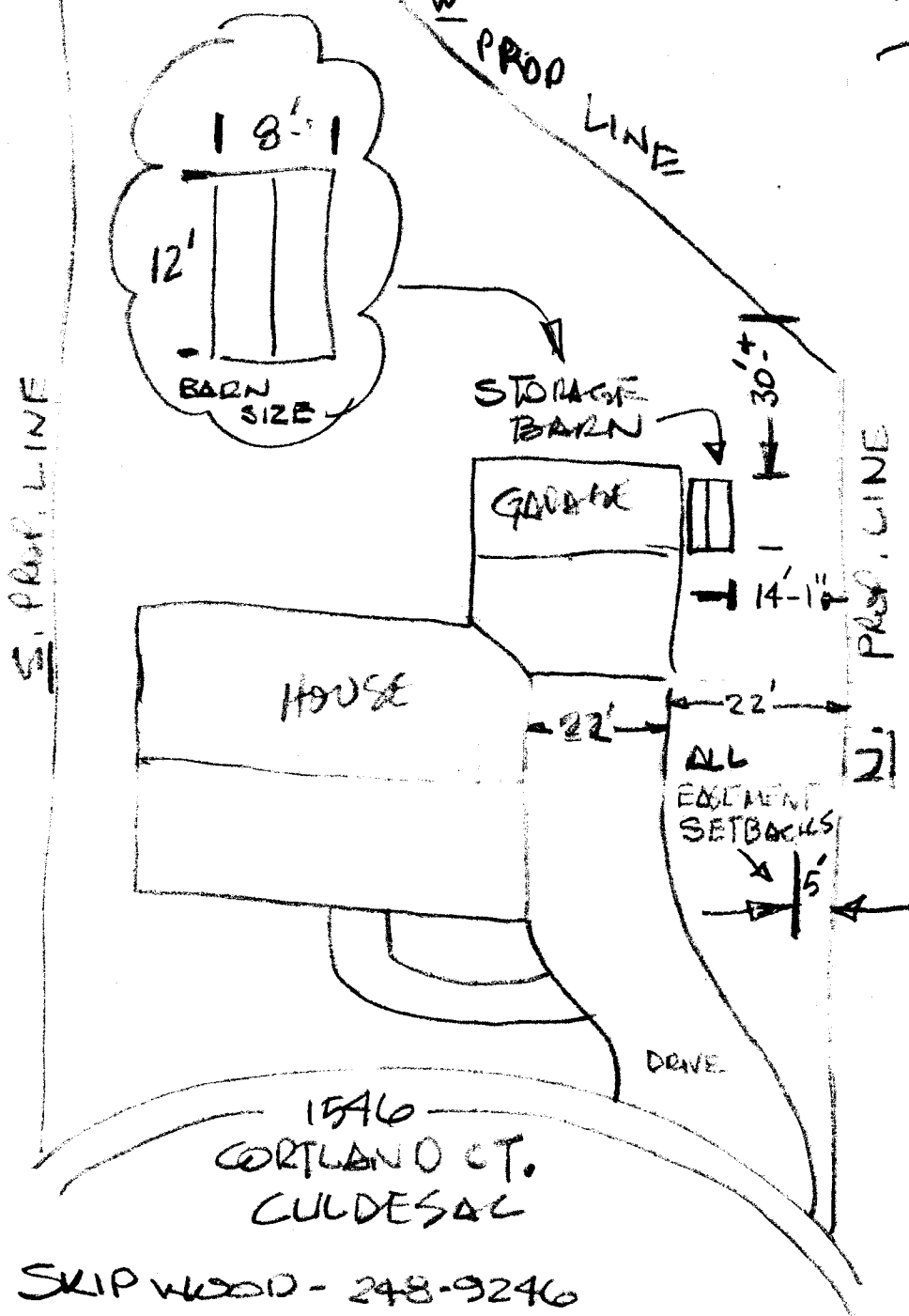
Date:

BY:

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STORAGE BARN
LOCATION

PLAN VIEW



SKIP WOOD - 248-9246