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|--------|---|
| FEE \$ | 0 |
| TCP \$ | 0 |
| SIF \$ | 0 |



BLDG PERMIT NO. 47077

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

BLDG ADDRESS 7410 Flower St TAX SCHEDULE NO. 2701.354.32.005  
 SUBDIVISION Green Meadow Est SQ. FT. OF PROPOSED BLDG(S)/ADDITION 0  
 FILING - BLK 2 LOT 5 SQ. FT. OF EXISTING BLDG(S) 400  
 (1) OWNER John Smith NO. OF DWELLING UNITS  
 BEFORE: 1 AFTER: 1 THIS CONSTRUCTION  
 (1) ADDRESS 746 Flower St  
 (1) TELEPHONE \_\_\_\_\_ NO. OF BLDGS ON PARCEL  
 BEFORE: 2 AFTER: 2 THIS CONSTRUCTION  
 (2) APPLICANT P. Eddy USE OF EXISTING BLDGS Home  
 (2) ADDRESS 3131 DR DESCRIPTION OF WORK AND INTENDED USE:  
 (2) TELEPHONE 434-9322 Add Bath in pool house

**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 R5F-2 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 Interior Remodel  
No Chg in Use - Residential  
 Maximum Height \_\_\_\_\_ CENSUS 10 TRAFFIC 17 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 P. Eddy Date 10-8-98  
 Department Approval Santa Castellan Date 10-8-98

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

Utility Accounting KD Date 10/8/98

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)