

FEE \$	10 ⁰⁰
TCP \$	—

BLDG PERMIT NO. 05205

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

THIS SECTION TO BE COMPLETED BY APPLICANT

BLDG ADDRESS 830 INDEPENDENT AVE TAX SCHEDULE NO. 2945-104-01-006

SUBDIVISION WESTLAKE MOBILE HOME PARK SQ. FT. OF PROPOSED BLDG(S)/ADDITION 980'

FILING _____ BLK _____ LOT 110 SQ. FT. OF EXISTING BLDG(S) 0

(1) OWNER MICHELLE L. BULLER NO. OF DWELLING UNITS BEFORE: 0 AFTER: 1 THIS CONSTRUCTION

(1) ADDRESS 830 INDEPENDENT AVE

(1) TELEPHONE 970-241-0572 NO. OF BLDGS ON PARCEL BEFORE: 0 AFTER: 1 THIS CONSTRUCTION

(2) APPLICANT SAV. DV QUALITY HOMES USE OF EXISTING BLDGS NONE

(2) ADDRESS 2497 HWY 64 SO DESCRIPTION OF WORK AND INTENDED USE: SINGLE

(2) TELEPHONE 970-243-4406 FAMILY RESIDENCE - MOBILE HOME

REQUIRED: Two (2) plot plans, on 8 1/2" x 11" paper, showing all existing and proposed structure location(s), parking, setbacks to all property lines, ingress/egress to the property, and all easements and rights-of-way which abut the parcel.

THIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT STAFF

ZONE C-2 Maximum coverage of lot by structures _____

SETBACKS: Front Park from property line (PL) Parking Req'mt _____
 or _____ from center of ROW, whichever is greater

Side Pls from PL Rear Regs from PL Special Conditions _____

Maximum Height _____ CENSUS TRACT 4 TRAFFIC ZONE 10

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 5/13/98

Department Approval [Signature] Date 5-13-98

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

Utility Accounting [Signature] Date 5-13-98

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)