

FEE \$	10.00 ✓
TCP \$	_____
SIF \$	_____



BLDG PERMIT NO.	07444
-----------------	-------

## PLANNING CLEARANCE

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

BLDG ADDRESS <u>800 Independent Ave. #8</u>	TAX SCHEDULE NO. <u>2945-104-01-006</u>
SUBDIVISION <u>Westlake M.H. Park</u>	SQ. FT. OF PROPOSED BLDG(S)/ADDITION <u>880</u>
FILING _____ BLK _____ LOT <u>8</u>	SQ. FT. OF EXISTING BLDG(S) <u>n/a</u>
(1) OWNER <u>Sarah Erwin</u>	NO. OF DWELLING UNITS BEFORE: <u>0</u> AFTER: <u>1</u> THIS CONSTRUCTION
(1) ADDRESS <u>800 Independent #8</u>	NO. OF BLDGS ON PARCEL BEFORE: <u>0</u> AFTER: <u>1</u> THIS CONSTRUCTION
(1) TELEPHONE <u>257-0924</u>	USE OF EXISTING BLDGS <u>residential</u>
(2) APPLICANT <u>Jared Stone</u>	DESCRIPTION OF WORK AND INTENDED USE: <u>mobile</u>
(2) ADDRESS <u>Box 3282 Grand Jct. 81502</u>	<u>home set up - residential</u>
(2) TELEPHONE <u>257-0924</u>	

**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 <u>C-2</u>	Maximum coverage of lot by structures _____
SETBACKS: Front _____ from property line (PL) or _____ from center of ROW, whichever is greater	Parking Req't _____
Side _____ from PL Rear _____ from PL	Special Conditions <u>Per park</u> <u>supp</u>
Maximum Height _____	CENSUS _____ TRAFFIC _____ 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 <u>Jared Stone</u>	Date <u>10-5-98</u>
Department Approval <u>K. Valdez</u>	Date <u>10-5-98</u>

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

Utility Accounting <u>100</u>	Date <u>10/5/98</u>
-------------------------------	---------------------

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)