

FEE \$	10.00
TCP \$	—
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BLDG PERMIT NO.	71151
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EX

### PLANNING CLEARANCE

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

BLDG ADDRESS: <u>5855 25 1/2 ROAD</u>	TAX SCHEDULE NO. <u>2945-102-00-100</u>
SUBDIVISION <u>PARADISE VALLEY</u>	SQ. FT. OF PROPOSED BLDG(S)/ADDITION <u>859'</u>
FILING BLK <u>   </u> LOT # <u>65</u>	SQ. FT. OF EXISTING BLDG(S) <u>0</u>
(1) OWNER <u>DORIS J. FIELDS</u>	NO. OF DWELLING UNITS BEFORE: <u>0</u> AFTER: <u>1</u> THIS CONSTRUCTION
(1) ADDRESS <u>5855 25 1/2 ROAD #65</u>	NO. OF BLDGS ON PARCEL BEFORE: <u>0</u> AFTER: <u>0</u> THIS CONSTRUCTION
(1) TELEPHONE <u>9702434406</u>	USE OF EXISTING BLDGS <u>NONE</u>
(2) APPLICANT <u>SAVON QUALITY HOMES</u>	DESCRIPTION OF WORK AND INTENDED USE: <u>16x56</u>
(2) ADDRESS <u>2977 HUNY LN 50</u>	<u>UNAPPROVED HOME # NEB097207</u>
(2) TELEPHONE <u>9702434406</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>PMH</u>	Maximum coverage of lot by structures <u>   </u>
SETBACKS: Front <u>   </u> from property line (PL) or <u>   </u> from center of ROW, whichever is greater	Parking Req'mt <u>   </u>
Side <u>   </u> from PL Rear <u>   </u> from PL	Special Conditions <u>   </u>
Maximum Height <u>   </u>	CENSUS <u>4</u> TRAFFIC <u>10</u> ANNEX# <u>   </u>

Modifications to this Planning Clearance must be approved, in writing, by 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, if applicable, 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>[Signature]</u>	Date <u>7/7/99</u>
Department Approval <u>[Signature]</u>	Date <u>7/9/99</u>

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

Utility Accounting [Signature] Date 7/9/99

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)