

FEE \$	10 ⁻
TCP \$	500 ⁻
SIF \$	292 ⁻



BLDG PERMIT NO. 69037

PLANNING CLEARANCE

(Single Family Residential and Accessory Structures)

Community Development Department

BLDG ADDRESS 15 29 3/4 Rd TAX SCHEDULE NO. 2943-053-64-002
 SUBDIVISION Del Mar Sub SQ. FT. OF PROPOSED BLDG(S)/ADDITION 1400
 FILING 3 BLK 3 LOT 1 SQ. FT. OF EXISTING BLDG(S) —
 (1) OWNER Delbert Parnment NO. OF DWELLING UNITS BEFORE: 0 AFTER: 1 THIS CONSTRUCTION
 (1) ADDRESS 3210 E 1/2 W. NO. OF BLDGS ON PARCEL BEFORE: 0 AFTER: 1 THIS CONSTRUCTION
 (1) TELEPHONE 434-7040 USE OF EXISTING BLDGS —
 (2) APPLICANT same DESCRIPTION OF WORK AND INTENDED USE: new home
 (2) ADDRESS same
 (2) TELEPHONE same

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 PR3.1 Maximum coverage of lot by structures
 SETBACKS: Front 20' from property line (PL) Parking Req'mt
 or from center of ROW, whichever is greater Special Conditions
 Side 10' from PL Rear 20' from PL
 Maximum Height CENSUS 11 TRAFFIC 45 ANN#

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 Delbert Parnment Date

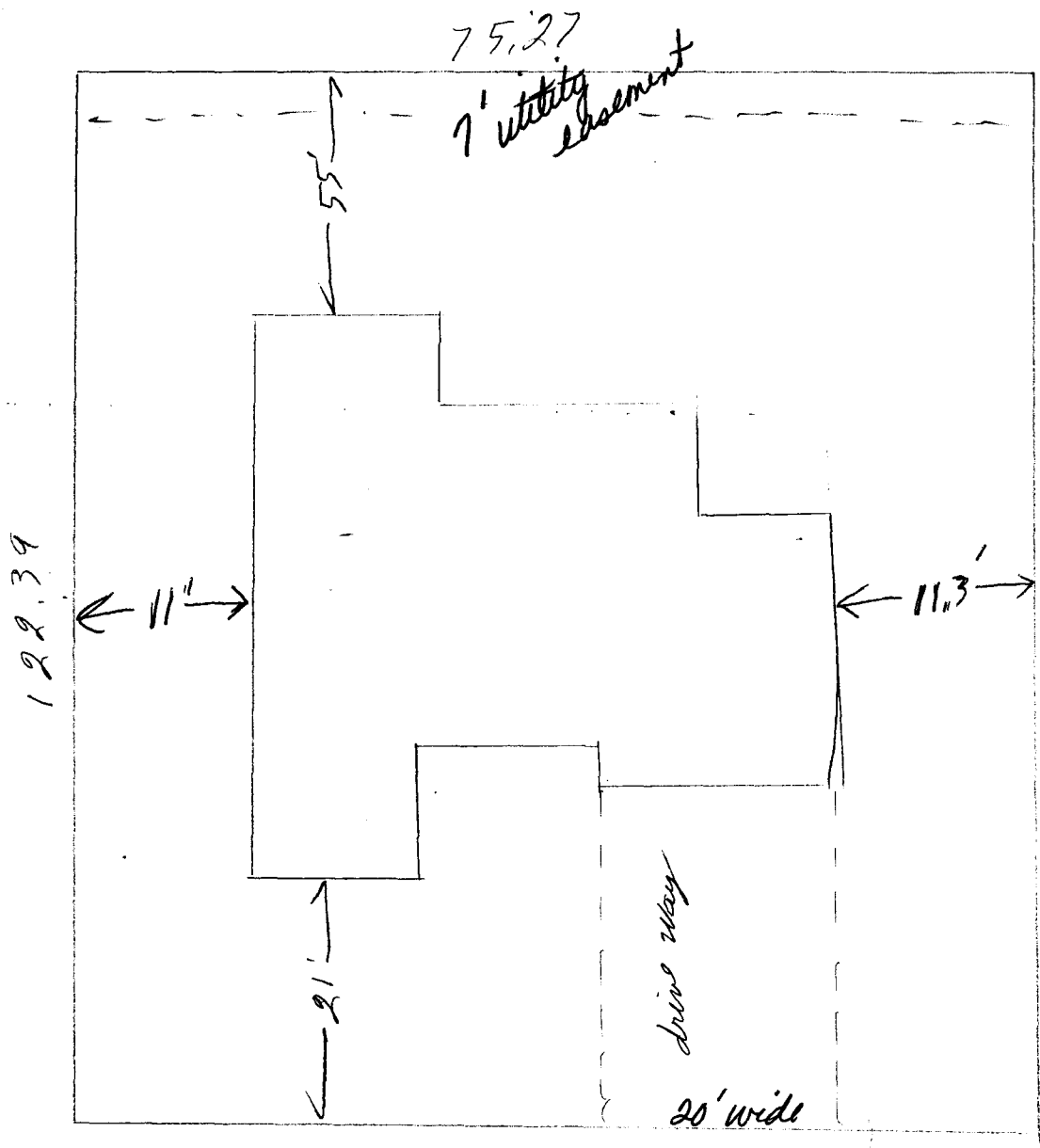
Department Approval Date 3/9/99

Additional water and/or sewer tap fee(s) are required: YES NO W/O No. #12003 TR 88913

Utility Accounting Richardson Date 3-9-99

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)



615 29 3/8 Rd.

ACCEPTED KVA 3/9/99
 ANY CHANGE OF SETBACKS MUST BE APPROVED BY THE CITY PLANNING DEPT. IT IS THE APPLICANT'S RESPONSIBILITY TO PROPERLY LOCATE AND IDENTIFY EASEMENTS AND PROPERTY LINES.

Del 711 or 6111
 434-7049

Drive OK
 Rick Downy
 3-8-99