

FEE \$	10 ⁰⁰
TCP \$	—
SIF \$	—



BLDG PERMIT NO. 69542

CP

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

BLDG ADDRESS <u>2430 Applewood Cir.</u>	TAX SCHEDULE NO. <u>2945-011-77-004</u>
SUBDIVISION <u>Applecrest</u>	SQ. FT. OF PROPOSED BLDG(S)/ADDITION <u>12x14</u>
FILING BLK <u>1</u> LOT <u>4</u>	SQ. FT. OF EXISTING BLDG(S) <u>1600</u>
(1) OWNER <u>Rickie Fields</u>	NO. OF DWELLING UNITS BEFORE: <u>—</u> AFTER: <u>—</u> THIS CONSTRUCTION
(1) ADDRESS <u>Same</u>	NO. OF BLDGS ON PARCEL BEFORE: <u>—</u> AFTER: <u>—</u> THIS CONSTRUCTION
(1) TELEPHONE <u>970-245-3568</u>	USE OF EXISTING BLDGS <u>Res.</u>
(2) APPLICANT <u>Same</u>	DESCRIPTION OF WORK AND INTENDED USE: <u>Porch</u>
(2) ADDRESS _____	<u>Sun room</u>
(2) TELEPHONE _____	

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>PR-8</u>	Maximum coverage of lot by structures _____
SETBACKS: Front <u>25'</u> from property line (PL) or _____ from center of ROW, whichever is greater	Parking Req'mt _____
Side <u>10'</u> from PL Rear <u>20'</u> from PL	Special Conditions _____
Maximum Height _____	CENSUS <u>10</u> TRAFFIC <u>21</u> 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 <u>Rickie Fields</u>	Date <u>4-9-99</u>
Department Approval <u>Tenta Costello</u>	Date <u>4-9-99</u>

Additional water and/or sewer tap fee(s) are required: YES _____ NO W/O No. 89296 TL

Utility Accounting <u>CRubin</u>	Date <u>4-9-99</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)

ACCEPTED SLIC 4-9-99 pro.
I hereby certify that I have examined the above described property and the same is in compliance with the provisions of the Act and I have identified the easements and property lines.

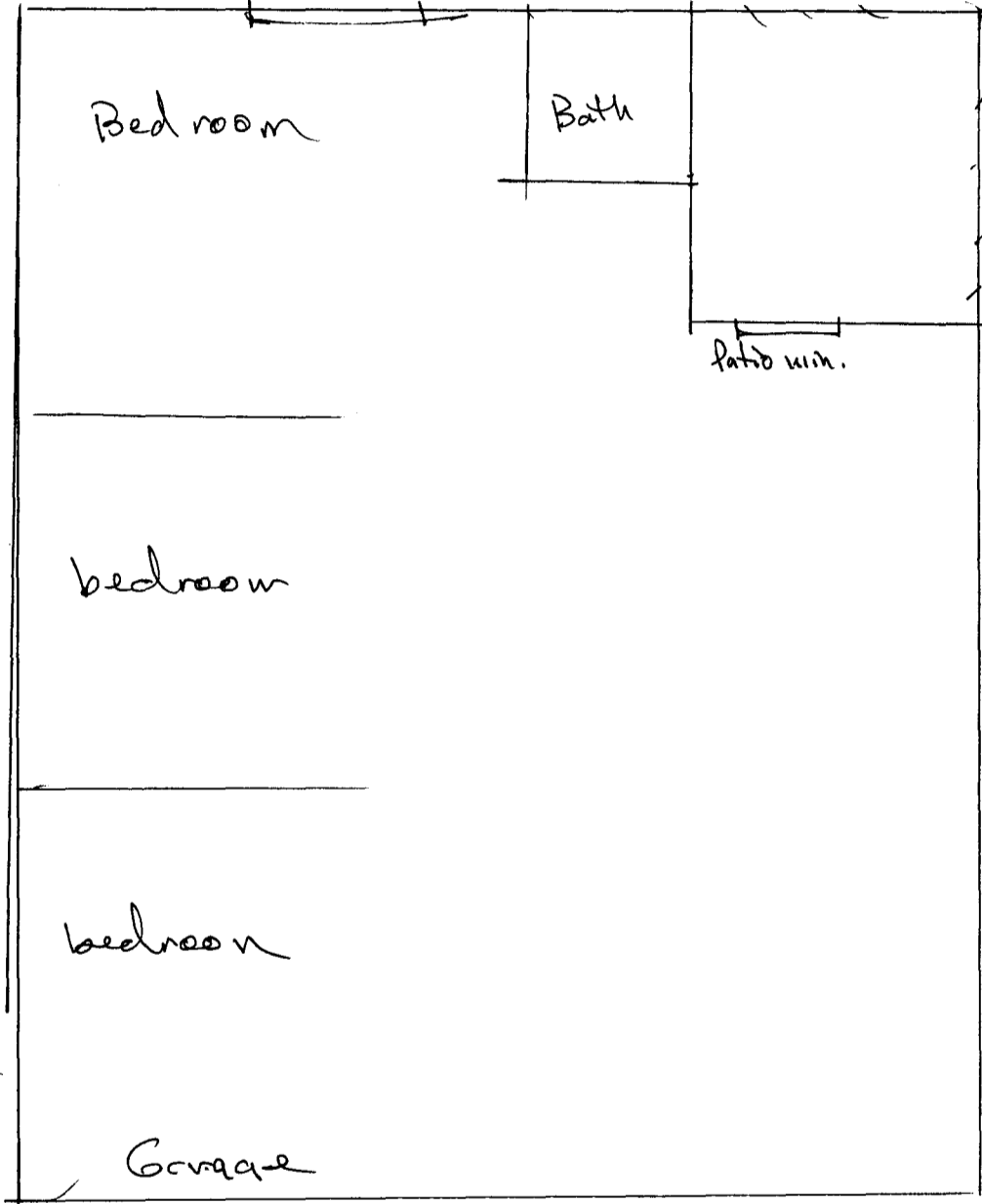
27 ft. from prop.

* Enclosed walks

Porch

* 12' ↑

Patio min



2430 Applewood Circle