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BLDG PERMIT NO

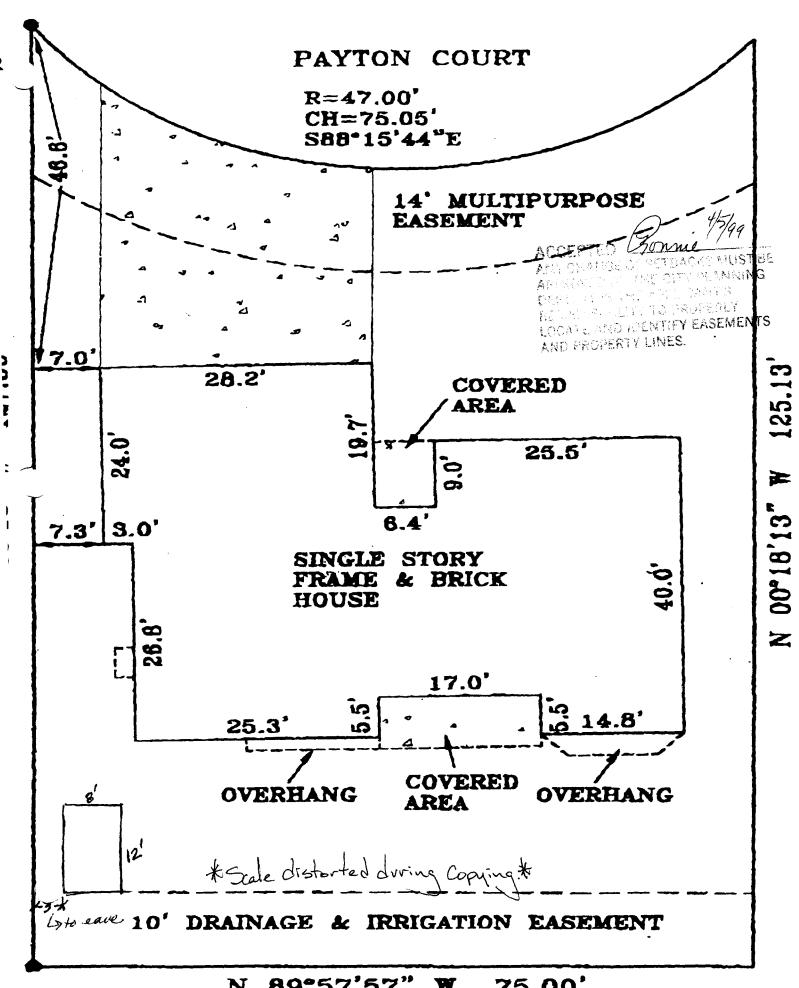
## PLANNING CLEARANCE

(Single Family Residential and Accessory Structures)

Community Develop	pment Department
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28-007

BLDG ADDRESS 2465 PAYTON COURT	TAX SCHEDULE NO. 2701 - 334 -	
SUBDIVISION FATTON I	SQ. FT. OF PROPOSED BLDG(S)/ADDITION 96	
FILING BLK LOT	SQ. FT. OF EXISTING BLDG(S) 1763	
(1) OWNER Marta Wacker	NO. OF DWELLING UNITS BEFORE: AFTER: THIS CONSTRUCTION	
(1) ADDRESS 2465 Payton Ct.	NO. OF BLDGS ON PARCEL	
(1) TELEPHONE 970 2540403	BEFORE: THIS CONSTRUCTION	
(2) APPLICANT SAME	USE OF EXISTING BLDGS RESIDENCE	
(2) ADDRESS Same	DESCRIPTION OF WORK AND INTENDED USE:	
(2) TELEPHONE Grane	Shed for Storing Countrols	
	all existing & proposed structure location(s), parking, setbacks to all cation & width & all easements & rights-of-way which abut the parcel.	
THIS SECTION TO BE COMPLETED BY CO	OMMUNITY DEVELOPMENT DEPARTMENT STAFF ®	
ZONE RSF-4	Maximum coverage of lot by structures35 %	
SETBACKS: Front from property line (PL) or from center of ROW, whichever is greater	Parking Req'mt	
Side 3 House PL Rear 10' from P	Special Conditions to overhang in	
Maximum Height	- census $9$ traffic $4$ annx#	
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 the information is correct; I agree to comply with any and all codes, o the project. I understand that failure to comply shall result in legal to non-use of the building(s).	
Applicant Signature / a h	Date 4/5/97	
Department Approval Connil Elu	vards Date 4-5-99	
Additional water and/or sewer tap fee(s) are required: Y	ES_NO_WONONOCKINESE NUCLES Date 4-5-99	
VALID FOR SIX MONTHS FROM DATE OF ISSUANCE		
	(Section 9-3-2C Grand Junction Zoning & Development Code)	



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