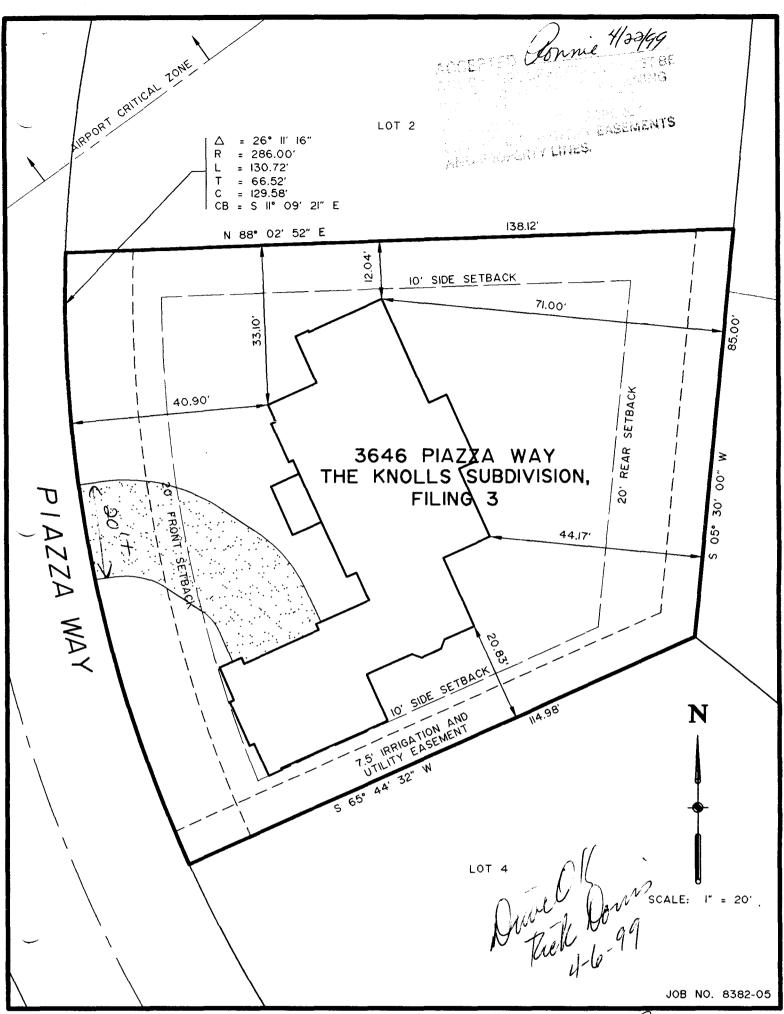
| FEE\$ | 10 |
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| TCP \$ | Ü |
| SIF \$ | 292 |



| BLDG PERMIT NO | 109448 |
|----------------|---------------|
| BLDG PERMIT NO | ω 1770 |

| PLANNING CLEARANCE | | |
|--|---|--|
| 7 3 11 1171/00 | dential and Accessory Structures Development Department | |
| Varidus / | TAX SCHEDULE NO. 2945-011-95-003 | |
| SUBDIVISION KNO 1/1 | , m | |
| FILING BLK LOT | | |
| (1) OWNER O P Development | NO. OF DWELLING UNITS BEFORE: AFTER: THIS CONSTRUCTION | |
| (1) ADDRESS 759 War you | NO OF BLOCKON PARCEL | |
| (1) TELEPHONE 7-34890 | NO. OF BLDGS ON PARCEL BEFORE: AFTER: THIS CONSTRUCTION | |
| (2) APPLICANT Monument Homes | USE OF EXISTING BLDGS | |
| (2) ADDRESS 75 402,301 | DESCRIPTION OF WORK AND INTENDED USE: | |
| TELEPHONE 7434850 | New Resinence | |
| REQUIRED: One plot plan, on 8 ½" x 11" paper, showing all existing & proposed structure location(s), parking, setbacks to all roperty 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 PRI.1 | Maximum coverage of lot by structures | |
| SETBACKS: Front from property line (Pl or from center of ROW, whichever is greater | _) Parking Req'mt | |
| Sidefrom PL Rearfrom | Special ConditionsPL | |
| Maximum Height | CENSUS 10 TRAFFIC 21 ANNX# | |
| 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 | Date 4-2-95 Date 4-22-99 | |
| Department Approval Lowne Yell | Date 4-22-99 | |
| Additional water and/or sewer tap fee(s) are required: | yes X NO W/O No. 12/36 | |
| Utility Accounting | Date 4/22/99 | |
| VALID FOR SIX MONTHS FROM DATE/OF ISSUANCE (Section 9-3-2C Grand Junction Zoning & Development Code) | | |
| (White: Planning) (Yellow: Customer) (Pl | ink: Building Department) (Goldenrod: Utility Accounting) | |



new revised site plan 4-6-99- Ronnie