

FEE \$	10 <sup>-</sup>
TCP \$	0
SIF \$	292 <sup>-</sup>



BLDG PERMIT NO. 69056

9

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

BLDG ADDRESS 636 Silver Oak Dr. TAX SCHEDULE NO. 2945-034-62-001

SUBDIVISION Fall Valley SQ. FT. OF PROPOSED BLDG(S)/ADDITION 1812

3 FILING BLK 5 LOT 6 SQ. FT. OF EXISTING BLDG(S) —

(1) OWNER Castle Inc. NO. OF DWELLING UNITS BEFORE: 0 AFTER: 1 THIS CONSTRUCTION

(1) ADDRESS 2555 Fall Valley NO. OF BLDGS ON PARCEL BEFORE: 0 AFTER: 1 THIS CONSTRUCTION

(1) TELEPHONE 241-9196 USE OF EXISTING BLDGS —

(2) APPLICANT same DESCRIPTION OF WORK AND INTENDED USE: SFR

(2) ADDRESS ↓

(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 PR2.9 Maximum coverage of lot by structures                     

SETBACKS: Front 15'/20' @ garage from property line (PL) Parking Req'mt                       
or     from center of ROW, whichever is greater

Side 10' from PL Rear 30' from PL Special Conditions                     

Maximum Height 32' CENSUS 10 TRAFFIC 19 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 Melanie D. Loch Date 3/9/99

Department Approval Ronnie Edwards Date 3/12/99

Additional water and/or sewer tap fee(s) are required: YES  NO  W/O No. 12015

Utility Accounting Klanca Date 3/12/99

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)

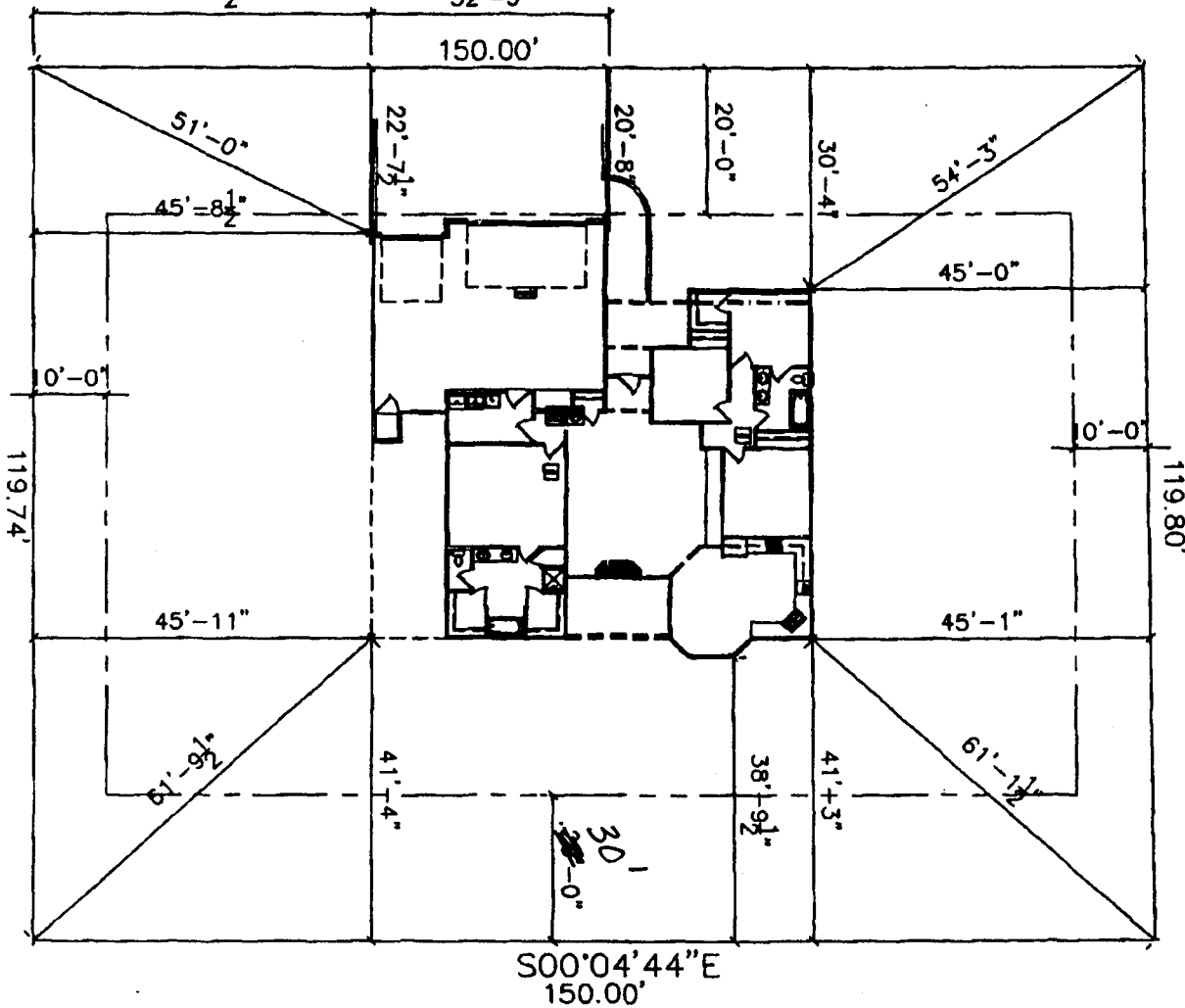
248-9707 ~~248-9708~~ ~~248-9709~~

1. FOR THE ACCURACY OF THE BALDING, OR OTHER TO VERIFY DETAILS AND REVISIONS MADE TO CONSTRUCTION.

# FALL VALLEY SUBDIVISION BLOCK 5, LOT 6 FILING 3

## 636 SILVER OAK DRIVE

1812 R



*Ronnie 3/12/99*

*3-9-99*

*Amie OK  
Purchased  
3-11-99*