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

BLDG PERMIT NO. 76001



Your Bridge to a Better Community

ex

BLDG ADDRESS 510 W. Grand SQ. FT. OF PROPOSED BLDGS/ADDITION 900 approx.

TAX SCHEDULE NO. 2945-151-09-006 SQ. FT. OF EXISTING BLDGS 900 approx

SUBDIVISION Maldonado sub TOTAL SQ. FT. OF EXISTING & PROPOSED -

FILING - BLK - LOT 6 NO. OF DWELLING UNITS:
 Before: 1 After: this Construction

(1) OWNER Frank Maldonado NO. OF BUILDINGS ON PARCEL
 Before: After: 0 this Construction

(1) ADDRESS 402 W. Grand USE OF EXISTING BUILDINGS home

(1) TELEPHONE 243-7309 DESCRIPTION OF WORK & INTENDED USE Demo only

(2) APPLICANT Same TYPE OF HOME PROPOSED:
 Site Built Manufactured Home (UBC)
 Manufactured Home (HUD)
 Other (please specify)

(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 BMF-8 Maximum percentage of lot by structures

SETBACKS: Front from property line (PL) Permanent Foundation Required: YES NO
 or from center of ROW, whichever is greater

Side from PL, Rear from PL Parking Req'mt

Maximum Height Special Conditions Demo Only

CENSUS TRAFFIC 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 Julia Maldonado Date July 14, 2000

Department Approval C. Faye Gibson Date 7-14-00

Additional water and/or sewer tap fee(s) are required:	YES	NO <input checked="" type="checkbox"/>	W/O <u>Demo Only</u>
Utility Accounting	<u> </u>	Date	<u>7/14/00</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)