FEE\$ 10.00 TEP\$ 500 00 SIF\$ 292.00

PLANNING CLEARANCE

(Single Family Residential and Accessory Structures)

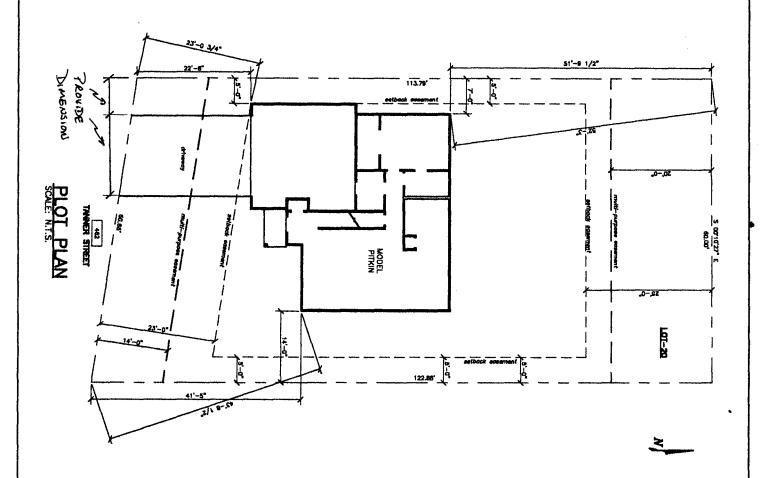
Community Development Department

BLDG PERMIT NO. 77960



Your Bridge to a Better Community

| BLDG ADDRESS 462 Tanner ST SQ. FT. OF PROPOSED BLDGS/ADDITION | | | | | | |
|--|--|--|--|--|--|--|
| TAX SCHEDULE NO. $\frac{2943}{2943} - \frac{152}{292} - \frac{132}{292} = \frac{1}{2}$ SQ. FT. OF EXISTING BLDGS | | | | | | |
| SUBDIVISION Summit View 2 TOTAL SQ. FT. OF EXISTING & PROPOSED | | | | | | |
| FILING 2 BLK LOT 20 NO. OF DWELLING UNITS: Before: After: this Construction | | | | | | |
| (1) OWNER PCK & ASSOCIATOS, LLC NO. OF BUILDINGS ON PARCEL | | | | | | |
| (1) ADDRESS POBOX 1083 Before: After: this Construction USE OF EXISTING BUILDINGS Single Family Residen | | | | | | |
| "TELEPHONE Grand Junction (1) 81502 | | | | | | |
| (2) APPLICANT PECKE ASSOCIATES LLC TYPE OF HOME PROPOSED. | | | | | | |
| TYPE OF HOME PROPOSED: Site Built Manufactured Home (UBC) | | | | | | |
| (2) TELEPHONE (And Junction (O & 150) Other (please specify) | | | | | | |
| REQUIRED: One plot plan, on 8 ½" 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 RMF-5 Maximum coverage of lot by structures (00)0 | | | | | | |
| SETBACKS: Front from property line (PL) Permanent Foundation Required: YES NO | | | | | | |
| or from center of ROW, whichever is greater Side from PL, Rear 25 from PL Parking Req'mt | | | | | | |
| Special Conditions | | | | | | |
| Maximum Height CENSUS TRAFFIC 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 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 12-06-00 | | | | | | |
| Department Approval C. Jaye Sulson Date 12-13-00 | | | | | | |
| Additional water and/or sewer tap fee(s) are required: YES NO VWO. (1) | | | | | | |
| Utility Accounting Date 2-13-(7) | | | | | | |
| | | | | | | |



DRIVE OK Laine Darohue 12/6/2000

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Zeck & Associates LLC P.O. Box 1083 Grand Juncien, CO 61502 (970) 257-9483 PLOT PLAN for Lot 20, Block 1 Summit View Ranch