FEE\$	10	_
TCP\$	50	5 -
SIF \$	292	1 —

(White: Planning)

(Yellow: Customer)

PLANNING CLEARANCE

(Single Family Residential and Accessory Structures)

Community Development Department

BLDG PERMIT NO.	76901

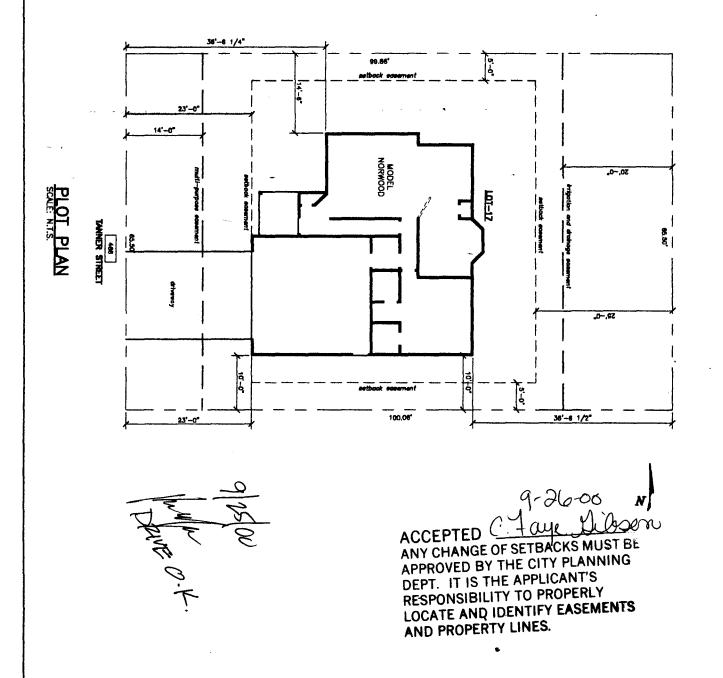


Your Bridge to a Better Community

(Goldenrod: Utility Accounting)

BLDG ADDRESS 468 Tanner St. SQ. FT. OF PROPOSED BLDGS/ADDITION 1417
TAX SCHEDULE NO. 2943-152-73-018 SQ. FT. OF EXISTING BLDGS
SUBDIVISION Summit View Total SQ. FT. OF EXISTING & PROPOSED 1417
FILING 2 BLK 1 LOT 17 NO. OF DWEILING UNITS:
OWNER Zeck & Associates No. OF BUILDINGS ON PARCEL
(1) ADDRESS POBOX 1083 Grand Ja + CO 81502 After: this Construction
USE OF EXISTING BUILDINGS NAME OF THE PROPERTY
(2) APPLICANT Zeck & Associates LLC DESCRIPTION OF WORK & INTENDED USES ingle tamily hes
TYPE OF HOME PROPOSED: (2) ADDRESS POBOX 108 3- TYPE OF HOME PROPOSED: Manufactured Home (UBC)
(2) TELEPHONE 920-252-9483 — Manufactured Home (HUD) 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 60%
SETBACKS: Front
Side 5 from PL, Rear 25 from PL
Maximum Height 3.5
CENSUS TRAFFIC_58_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-juse-of the building(s).
Applicant Signature Date 9/2//00)
Department Approval C. Faye Discov Date 9/26/00
Additional water and/or sewer tap fee(s) are required: YES NO W/O No. 1
Additional water and/or sewer top realist are required.
Utility Accounting Date 9/26/0

(Pink: Building Department)



Zeck & Associates LLC P.O. Box 1083 Grand Juncion, CO 61502 (970) 257-9483

PLOT PLAN for Lot 17, Block 1 Summit View Ranch