

FEE \$	10.00
TCP \$	0
SIF \$	0

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

BLDG PERMIT NO. 82741



[Handwritten Signature]

Your Bridge to a Better Community

BLDG ADDRESS 2660 Cambridge Rd. SQ. FT. OF PROPOSED BLDGS/ADDITION 256
 TAX SCHEDULE NO. 2701-351-40-007 SQ. FT. OF EXISTING BLDGS 1831
 SUBDIVISION Cambridge TOTAL SQ. FT. OF EXISTING & PROPOSED 2087
 FILING BLK 1 LOT 7 NO. OF DWELLING UNITS:
 Before: 1 After: 1 this Construction
 (1) OWNER Albert L. & Karen A. Grasso NO. OF BUILDINGS ON PARCEL
 Before: 1 After: 1 this Construction
 (1) ADDRESS 2660 Cambridge Rd. USE OF EXISTING BUILDINGS Home
 (1) TELEPHONE 970-241-8164 DESCRIPTION OF WORK & INTENDED USE Family Room Addition
 (2) APPLICANT Albert Grasso TYPE OF HOME PROPOSED:
 (2) ADDRESS 2660 Cambridge Rd Site Built Manufactured Home (UBC)
 (2) TELEPHONE 970-241-8164 Manufactured Home (HUD)
 Other (please specify) _____

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 PD Maximum coverage of lot by structures _____
 SETBACKS: Front 20' from property line (PL) Permanent Foundation Required: YES _____ NO _____
 or _____ from center of ROW, whichever is greater
 Side 5' from PL, Rear 10' from PL Parking Req'mt _____
 Maximum Height _____ Special Conditions _____
 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 Albert L. Grasso Date 10/1/02
 Department Approval Pat Bushman Date 10-01-02

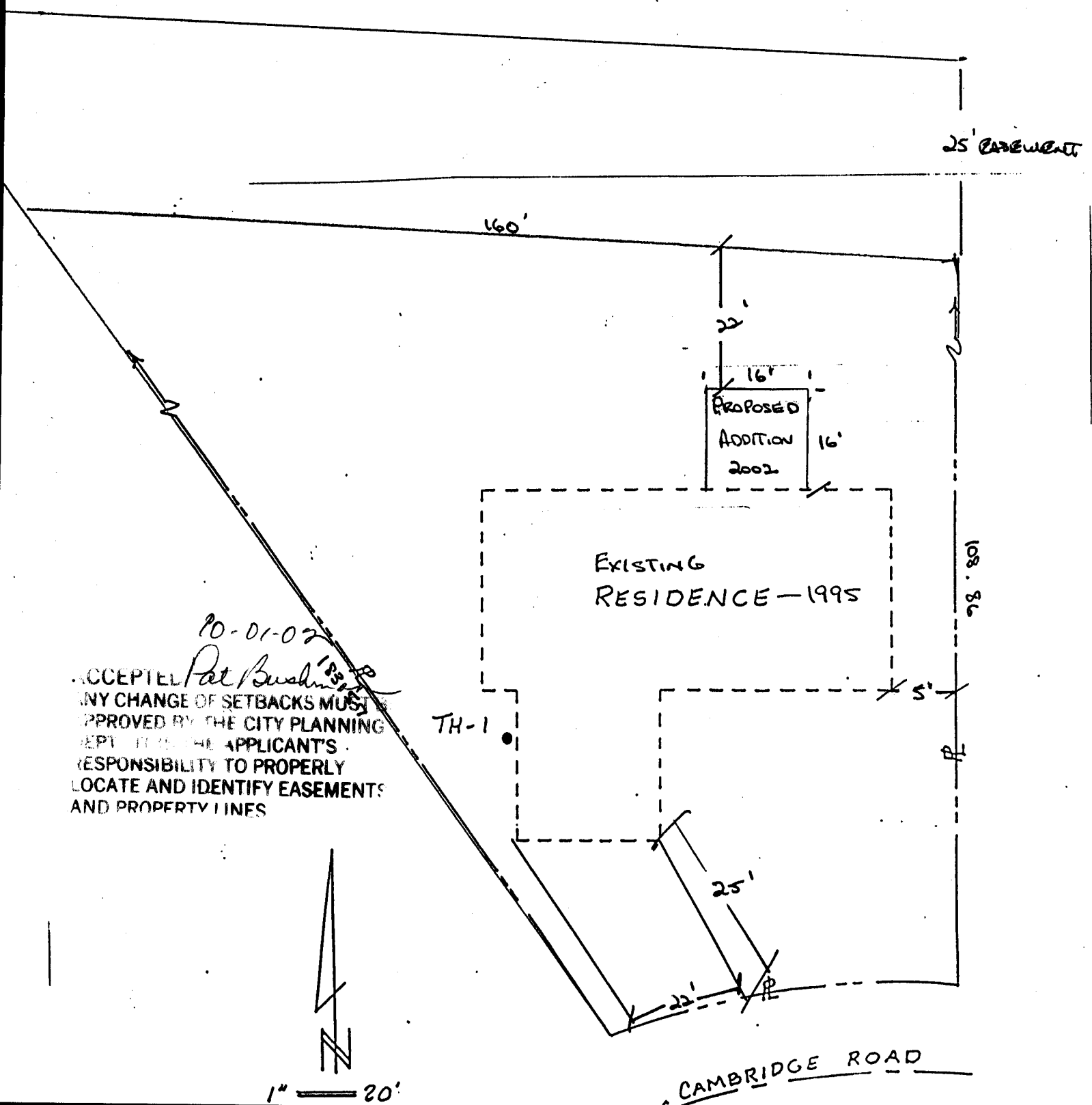
Additional water and/or sewer tap fee(s) are required:	YES	NO <input checked="" type="checkbox"/>	W/O No. <u>No chg</u>
Utility Accounting	<u>Marshall Cole</u>		Date <u>9/1/02</u>

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)

Grasso Addition
Lot 7, Block 1
Cambridge Subdivision
2660 Cambridge Road

PLOT PLAN



25' EASEMENT

160'

22'

16'

PROPOSED
ADDITION
2002

16'

EXISTING
RESIDENCE - 1995

108.86

5'

TH-1

25'

22'

CAMBRIDGE ROAD

10-01-02

ACCEPTED Pat Bush
ANY CHANGE OF SETBACKS MUST
APPROVED BY THE CITY PLANNING
DEPT. IT IS THE APPLICANT'S
RESPONSIBILITY TO PROPERLY
LOCATE AND IDENTIFY EASEMENTS
AND PROPERTY LINES

