

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

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

BLDG PERMIT NO. None



Your Bridge to a Better Community

BLDG ADDRESS 840 Independence Ave ^{SP 24} SQ. FT. OF PROPOSED BLDGS/ADDITION 14 X 70

TAX SCHEDULE NO. 2945-104-01-0016 SQ. FT. OF EXISTING BLDGS _____

SUBDIVISION Westlake mobile Home ^{Parcel} TOTAL SQ. FT. OF EXISTING & PROPOSED 980

FILING _____ BLK _____ LOT 24

NO. OF DWELLING UNITS:
 Before: 0 After: 1 this Construction

(1) OWNER Carol Labour

NO. OF BUILDINGS ON PARCEL
 Before: 0 After: 0 this Construction

(1) ADDRESS 607 1/2 Helen Rd

USE OF EXISTING BUILDINGS _____

(1) TELEPHONE 257-7798

DESCRIPTION OF WORK & INTENDED USE New mobile home

(2) APPLICANT Halli Kemp

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

(2) ADDRESS 2920 1/2 Forman

(2) TELEPHONE 257-7798

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 about the parcel.

THIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT STAFF

ZONE PD

Maximum coverage of lot by structures _____

SETBACKS: Front _____ from property line (PL)
 or _____ from center of ROW whichever is greater

Permanent Foundation Required: YES _____ NO

Side _____ from PL, Rear _____ from PL

Parking Req'mt 2

Maximum Height _____

Special Conditions _____

CENSUS 4 TRAFFIC 10 ANNEX# _____

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 Halli Kemp

Date 3/22/02

Department Approval C. Faye Johnson

Date 3/22/02

Additional water and/or sewer tap fee(s) are required:	YES	NO <input checked="" type="checkbox"/>	W/O No. <u>existing space</u>
Utility Accounting	<u>Ottie Kanover</u>	Date	<u>3-22-02</u>

VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 2.2.C.1.c(1) Grand Junction Zoning & Development Code)

(White: Planning) (Yellow: Customer) (Pink: Building Department) (Goldenrod: Utility Accounting)