## FEE\$ /0.00 TCP\$ 243.26

## **PLANNING CLEARANCE**

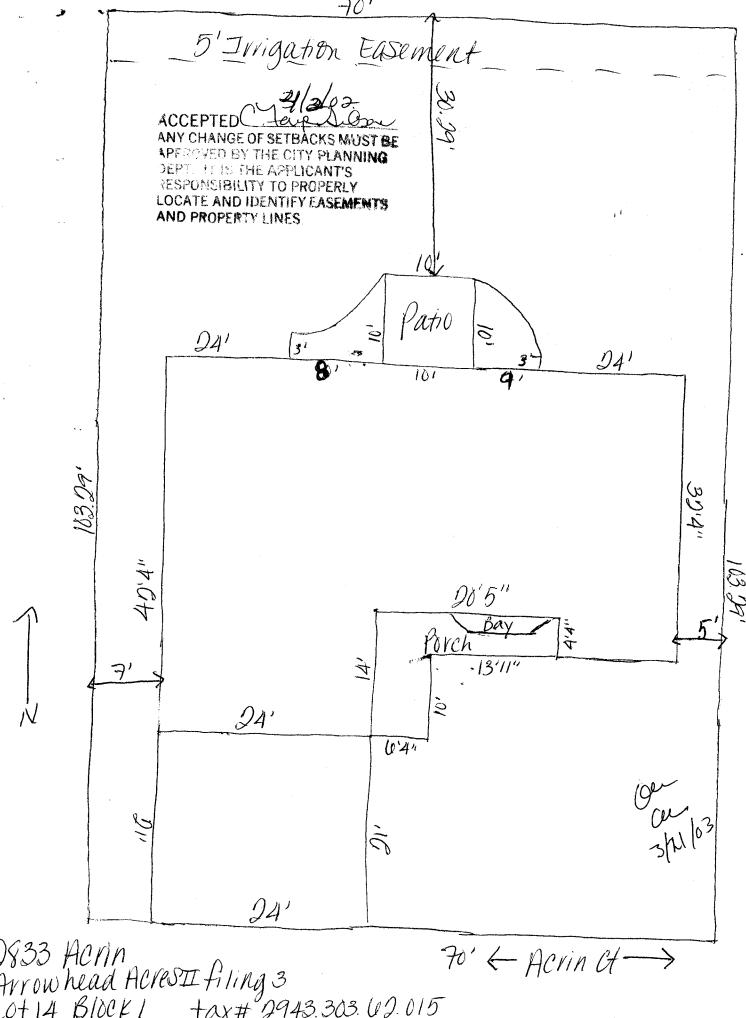
BLDG PERMIT NO. 88572

(Single Family Residential and Accessory Structures)

Community Development Department



	Your Bridge to a Better Community 143
BLDG ADDRESS 2833 ACVIN CH.	SQ. FT. OF PROPOSED BLDGS/ADDITION CATAGOR - 59
TAX SCHEDULE NO 2943.303.60.015	SQ. FT. OF EXISTING BLDGS
SUBDIVISION AVYOW head ACKES I	TOTAL SQ. FT. OF EXISTING & PROPOSED 14.
FILING $3_0$ BLK L LOT $14$	NO. OF DWELLING UNITS:
"OWNER VINNECLE HOMES	Before: After: this Construction NO. OF BUILDINGS ON PARCEL
(1) ADDRESS 5/8 J8 Rd. A-107	Before: this Construction
(1) TELEPHONE 970. 241. (0646	USE OF EXISTING BUILDINGS // /
(2) APPLICANT Jame S Above	DESCRIPTION OF WORK & INTENDED USE WHOME
(2) ADDRESS	TYPE OF HOME PROPOSED:
ADDRESS	Site Built Manufactured Home (UBC) Manufactured Home (HUD)
(2) TELEPHONE	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 CO	OMMUNITY DEVELOPMENT DEPARTMENT STAFF 🐿
ZONE RMF-S	Maximum coverage of lot by structures (100)
SETBACKS: Front 261 from property line (PL)	Permanent Foundation Required: YES NO
or from center of ROW, whichever is greater	neutro neutro 🕤
Side 5 from PL, Rear 25 from P	L
Maximum Height 35'	Special Conditions
Waximum Height	CENSUS TRAFFIC ANNX#
Modifications to this Planning Clearance must be approve	ved, in writing, by the Community Development Department. The
structure authorized by this application cannot be occupi	ed until a final inspection has been completed and a Certificate of
Occupancy has been issued, if applicable, by the Building	g Department (Section 305, Uniform Building Code).
	the information is correct; I agree to comply with any and all codes,
ordinances, laws, regulations or restrictions which apply to action, which may include but not necessarily be limited to	o the project. I understand that failure to comply shall result in legal
action, which may include but not necessarily be infliced to	Notice of the building(s).
Applicant Signature // // // // // // // // // // // // //	Date Of 15/00
Department Approval ( task ) 200	Date 4/2/03
Additional water and/or sewer tap fee(s) are required:	YES NO W/O No.
Utility Accounting	Date 4-2.03
VALID FOR SIX MONTHS FROM DATE OF ISSUANCE	(Section 9-3-2C Grand Junction Zoning & Development Code)



9833 ACrin Arrowhead Acres II filing 3 Lot 14 Block 1 tax# 29 tax# 2943.303.62.015