

FEE \$	10.00
TCP \$	500.00
SIF \$	292.00

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

BLDG PERMIT NO. 89214



Your Bridge to a Better Community

BLDG ADDRESS 2844 B KENNEDY SQ. FT. OF PROPOSED BLDGS/ADDITION 1053
 TAX SCHEDULE NO. 2943-073-135-006 SQ. FT. OF EXISTING BLDGS 0
 SUBDIVISION CAMELOT GARDENS TOTAL SQ. FT. OF EXISTING & PROPOSED 1053
 FILING 1 BLK 2 LOT 4
 NO. OF DWELLING UNITS:
 Before: 0 After: 1 this Construction
 NO. OF BUILDINGS ON PARCEL
 Before: 0 After: 1 this Construction
 (1) OWNER HABITAT FOR HUMANITY
 (1) ADDRESS PO BOX 447 - GJ - 81502
 (1) TELEPHONE 255-9850
 (2) APPLICANT HABITAT FOR HUMANITY
 (2) ADDRESS PO BOX 447 - GJ - 81502
 (2) TELEPHONE 255-9850 BOB
 USE OF EXISTING BUILDINGS RESIDENCE
 DESCRIPTION OF WORK & INTENDED USE BUILD ONE S.F. HOME
 TYPE OF HOME PROPOSED:
 Site Built Manufactured Home (UBC)
 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 45%
 SETBACKS: Front 15' / 20' garage from property line (PL)
 or _____ from center of ROW, whichever is greater
 Side 5' from PL, Rear 15' from PL
 Maximum Height 32'
 Permanent Foundation Required: YES NO
 Parking Req'mt 2
 Special Conditions per bldg env.
 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 Bob Struth Date 4-17-03
 Department Approval At Dayleen Henderson Date 4-17-03

Additional water and/or sewer tap fee(s) are required:	YES <input checked="" type="checkbox"/>	NO <input type="checkbox"/>	W/O No. <u>15925</u>
Utility Accounting	<u>Jim Cole</u>		Date <u>4-17-03</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)

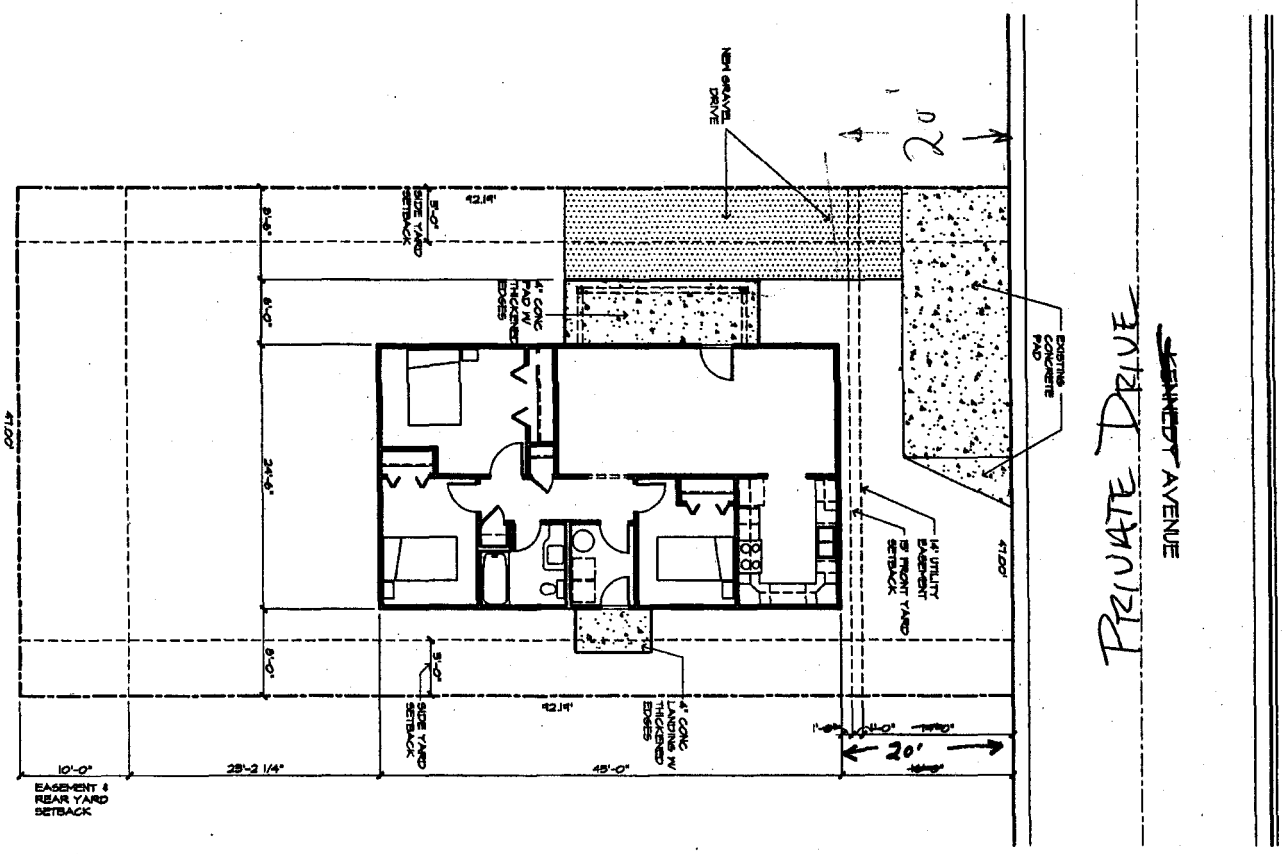
HABITAT/H

4-17-03
ACCEPTED, *Gayleen Henderson*
ANY CHANGE OF SETBACKS MUST BE APPROVED BY THE CITY PLANNING DEPT. IT IS THE APPLICANT'S RESPONSIBILITY TO PROPERLY LOCATE AND IDENTIFY EASEMENTS AND PROPERTY LINES

Ok
Quinn Quinn
4-17-03

↑
N



SITE PLAN
1/8" = 1'-0"
LOT #4 BLOCK 2, CAMELOT GARDENS SUBDIVISION
GRAND JUNCTION, COLORADO

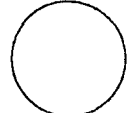


2943-073-35-006 2844 B KENNEDY

PROJECT NUMBER: 0919
DATE: 04/17/03
DRAWN BY: JMK
CHECKED BY: [blank]
REVISIONS: [blank]

A919

HABITAT FOR HUMANITY
Residence Plan - Camelot Gardens Subdivision
Lot #4, Block 2 Grand Junction, Colorado


ROBERT D. JENKINS/AIA
ARCHITECT

1000 North 9th Suite 36
GRAND JUNCTION, COLORADO 81505
(970) 258-1980 FAX (970) 258-1933