## TCP\$ 1,000.00 SIF\$ 292.00

## **PLANNING CLEARANCE**

BLDG PERMIT NO.

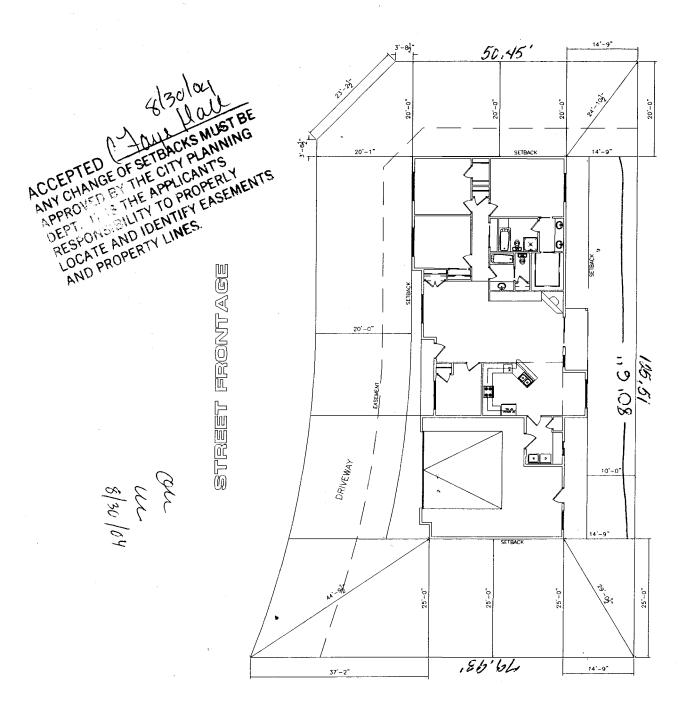
(Single Family Residential and Accessory Structures)

Community Development Department



Your Bridge to a Better Communit

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BLDG ADDRESS 548 HOOVEY CT	SQ. FT. OF PROPOSED BLDGS/ADDITION
TAX SCHEDULE NO. 2043 0947900	SQ. FT. OF EXISTING BLDGS 8,552
SUBDIVISION Truitvale 95ta 105	TOTAL SQ. FT. OF EXISTING & PROPOSED 2649 S.F.
FILING NA BLK D LOT 1000 OWNER RVO ROCK CONST.  (1) OWNER RVO ROCK CONST.  (1) ADDRESS 3220 CRD-65  (1) TELEPHONE 970-261-4486  (2) APPLICANT RVO ROCK CONST.  (2) ADDRESS 3200 CRD-65  (2) TELEPHONE 970-261-4486	NO. OF DWELLING UNITS:  Before: After: this Construction  NO. OF BUILDINGS ON PARCEL  Before: After: this Construction  USE OF EXISTING BUILDINGS HOME  DESCRIPTION OF WORK & INTENDED USE  TYPE OF HOME PROPOSED:     Site Built Manufactured Home (UBC)     Manufactured Home (HUD)     Other (please specify)
property lines, ingress/egress to the property, driveway lo	all existing & proposed structure location(s), parking, setbacks to all cation & width & all easements & rights-of-way which abut the parcel.  DMMUNITY DEVELOPMENT DEPARTMENT STAFF **  Maximum coverage of lot by structures
SETBACKS: Front from property line (PL)	Permanent Foundation Required: YESNO
or from center of ROW, whichever is greater	
Side $\frac{1}{2}$ from PL, Rear $\frac{25}{2}$ from P	Parking Req'mt
Maximum Height	Special Conditions Engineered Foundation Regil  CENSUS TRAFFIC ANNX#
structure authorized by this application cannot be occupi Occupancy has been issued, if applicable, by the Building I hereby acknowledge that I have read this application and	the information is correct; I agree to comply with any and all codes, of the project. I understand that failure to comply shall result in legal
Additional water and/or sewer tap fee(s) are required:	WES NO W/O No. 11 18/2 1
Utility Accounting	Date \$ 3/04
VALID FOR SIX MONTHS FROM DATE OF ISSUANCE	(Section 9-3-2C Grand Junction Zoning & Development Code)



NOTE GRADE MUST SLOPE AWAY FROM HOUSE 6" OF FALL IN THE FIRST 10" OF DISTANCE PER LOCAL BUILDING CODE.

> NOTE: DIMENSION LINES ARE PULLED FROM EDGE OF BRICK LEDGE. IF NO BRICK LEDGE EXISTS, DIMENSIONS WILL BE FROM EDGE OF FOUNDATION.

NOTE:
BUILDER TO VERIFY
ALL SETBACK AND EASEMENT
ENCROACHMENTS PRIOR
TO CONSTRUCTION

SITE PLAN INFORMATION	
SUBDIVISION NAME	FRUITVALE ESTATES
FILING NUMBER	NA .
LOT NUMBER	1
BLOCK NUMBER	1
STREET ADDRESS	?
COUNTY	MESA
GARAGE SQ. FT.	674 SF
LIVING SQ. FT.	1787 SF
LOT SIZE	8552 SF ±
SETBACKS USED	FRONT 20'
	SIDES 25'
	REAR 10'