FEE \$ 10.00 PLANNING CLE	ARANCE BLDG PERMIT NO.
TCP \$ 1539.00 (Single Family Residential and Accessory Structures)	
SIF \$ 416.00 Community Development Department	
Building Address 2830 South Forest Ln.	No. of Existing Bldgs No. Proposed
Parcel No. 2947-192-47-011	Sq. Ft. of Existing Bldgs 1436 Sq. Ft. Proposed 1436
Subdivision Summer Glen	Sq. Ft. of Lot / Parcel
Filing Block 2 Lot 11	Sq. Ft. Coverage of Lot by Structures & Impervious Surface (Total Existing & Proposed)
OWNER INFORMATION:	Height of Proposed Structure
Name Darter LLC	DESCRIPTION OF WORK & INTENDED USE:
Address 786 Valling Ct	New Single Family Home (*check type below)
City/State/Zip GJ CO 81505	Other (please specify):
APPLICANT INFORMATION:	*TYPE OF HOME PROPOSED:
Name Grace Homes	Site Built Manufactured Home (UBC) Manufactured Home (HUD)
Address 786 Vally Ct.	Other (please specify):
City / State / Zip 67 60 81505	NOTES:
Telephone 248-8522	
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.	
	MUNITY DEVELOPMENT DEPARTMENT STAFF
ZONE RMF-8	Maximum coverage of lot by structures 70%
SETBACKS: Front $20$ from property line (PL)	Permanent Foundation Required: YES_ $\checkmark$ NO
Side from PL Rear from PL	Parking Requirement
Maximum Height of Structure(s)3	Special Conditions
Voting District <u> </u>	īs)
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 Lee /hug - Aget	Date 6/13/04
Department Approval JAR //18/11 Mayin	Date
Additional water and/or sewer tap fee(s) are required:	ESX NO W/O NO. 19272

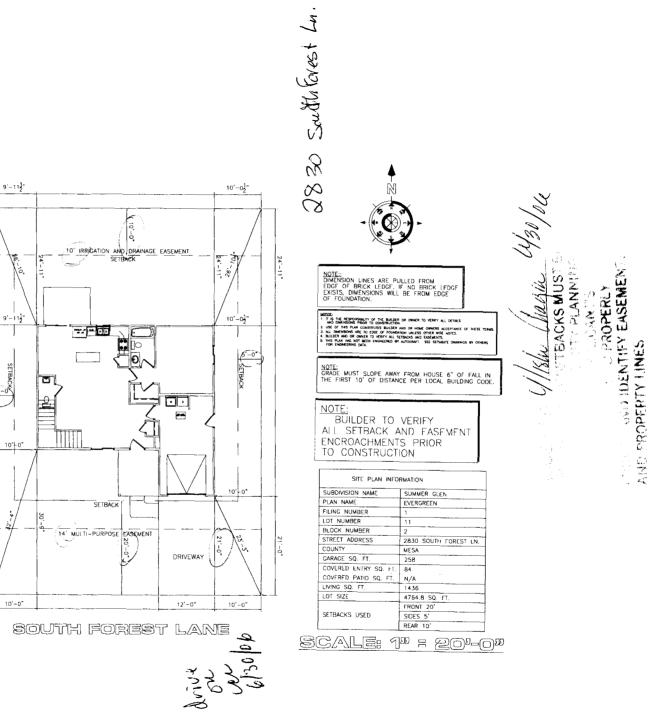
 

 VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 2.2.C.1 Grand Junction Zoning & Development Code) (White: Planning)
 (Yellow: Customer)
 (Pink: Building Department)
 (Goldenrod: Utility Accounting)

3

Date

Utility Accounting



24. ÷ 9'-112" SETBAC 5-0 10'+0" 30'-9 10'-0"

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