

FEE \$	10.00
TCP \$	---
SIF \$	---

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

BLDG PERMIT NO. _____

Building Address 3035 Milburn Dr.
 Parcel No. 2943-043 62-004
 Subdivision Mountain Vista
 Filing _____ Block 4 Lot 4

No. of Existing Bldgs 1 No. Proposed 1
 Sq. Ft. of Existing Bldgs 1300 Sq. Ft. Proposed 80160
 Sq. Ft. of Lot / Parcel 9817
 Sq. Ft. Coverage of Lot by Structures & Impervious Surface
 (Total Existing & Proposed) ~15%
 Height of Proposed Structure 9-10'

OWNER INFORMATION:

Name Donna Jones
 Address 3035 Milburn Dr
 City / State / Zip CO 81504

DESCRIPTION OF WORK & INTENDED USE:

New Single Family Home (*check type below)
 Interior Remodel Addition
 Other (please specify): See notes

APPLICANT INFORMATION:

Name SAME
 Address _____
 City / State / Zip _____
 Telephone 434-7810

***TYPE OF HOME PROPOSED:**

Site Built Manufactured Home (UBC)
 Manufactured Home (HUD)
 Other (please specify): _____

NOTES: Minor deviation - see file
#VAR-2006-038

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 RSF-4 Maximum coverage of lot by structures 50%
 SETBACKS: Front 20 from property line (PL) Permanent Foundation Required: YES _____ NO _____
 Side 7 from PL Rear 25' from PL Parking Requirement _____
 Maximum Height of Structure(s) 35 Special Conditions Minor deviation
 Voting District _____ Driveway Location Approval _____ allows 22.5' rear yard setback
 (Engineer's Initials) Go foundation wall

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 Donna Jones Date 4/20/06
 Department Approval [Signature] Date 4-20-06

Additional water and/or sewer tap fee(s) are required: YES _____ NO W/O No. _____
 Utility Accounting Kate W. Berry Date 4/20/06

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)

PROJECT JONES SCIATUM
 Location. 3025 milburn Dr
 3025 Milburn Drive

Mountain Vista Sub.
 Block 4 Lot 4
 9817 Sqft RSE 4

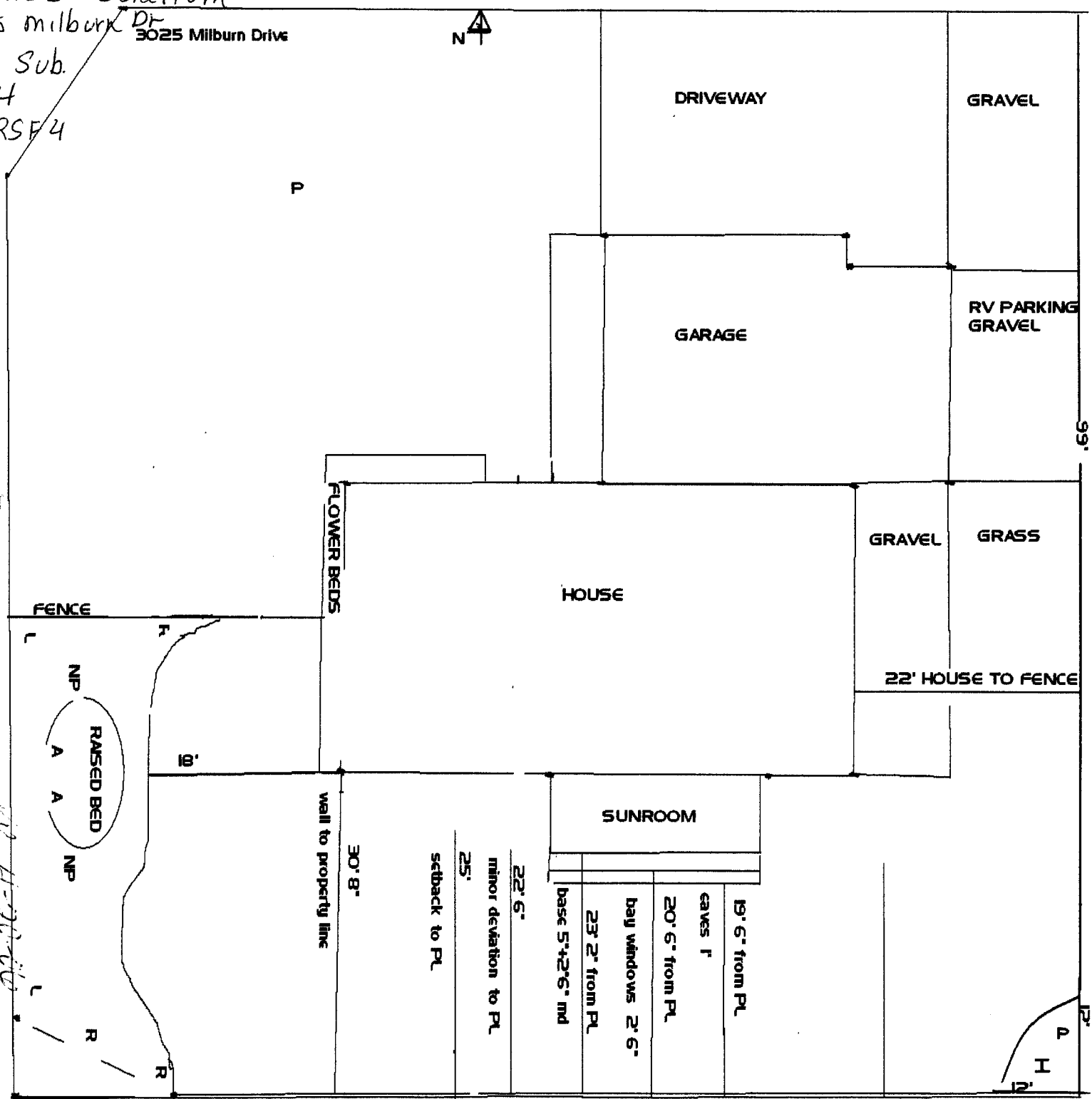


RECEIVED

APR 11 2014

COMMUNITY DEVELOPMENT
 DEPT.

ACCEPTED
 ANY CHANGES TO THIS DRAWING MUST BE
 APPROVED BY THE COMMUNITY PLANNING
 DEPARTMENT BEFORE CONSTRUCTION
 BEGINS. THIS DRAWING IS THE PROPERTY OF
 THE COMMUNITY DEVELOPMENT DEPARTMENT
 AND IS NOT TO BE REPRODUCED OR
 COPIED IN ANY MANNER WITHOUT THE
 WRITTEN PERMISSION OF THE
 COMMUNITY DEVELOPMENT DEPARTMENT.
 4-28-14



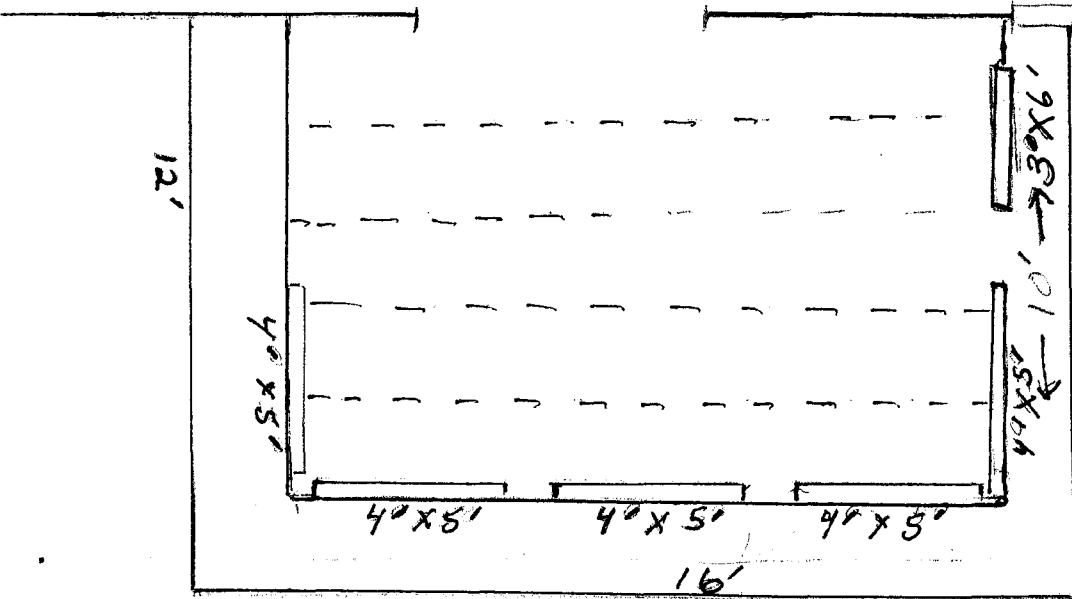
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APR 11 2015

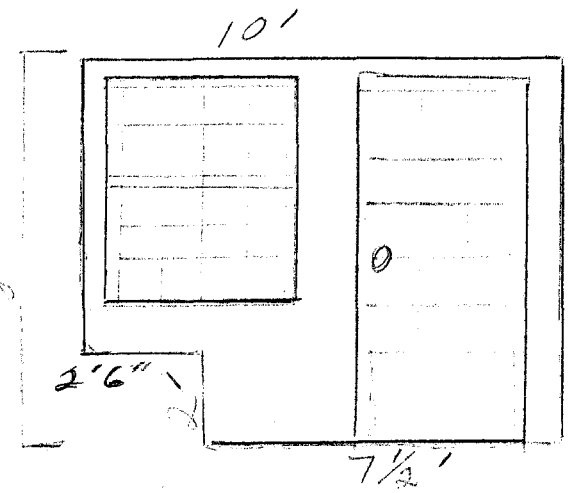
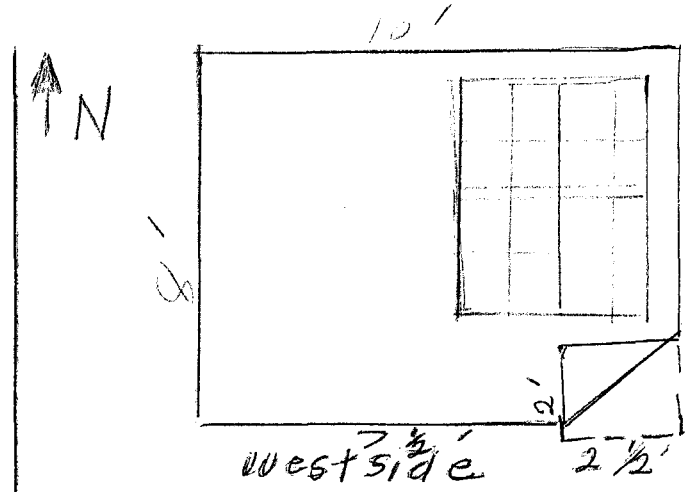
COMMUNITY DEVELOPMENT
DEPT.

House

APR 14-20-20
ACCEPTED FOR TRACKS MUST BE
ANY CHANGES TO THE PLANNING
APPROVED BY THE PLANNING
DEPT.
FOR THE CITY OF MOUNTAIN VISTA
LOCATION: 3025 MILBURN DRIVE
AND PROPERTY MAP



20'
Existing patio



EAST SIDE

PROJECT: JONES SOLARIUM
LOCATION: 3025 MILBURN DRIVE
MOUNTAIN VISTA SUB.
BLOCK 4 LOT 4
9817 SQ FT RSF 4

SCALE 1/4" = 1'