, *	
FEE \$ 10.00 PLANNING CLE	
TCP \$ 1539.00 (Single Family Residential and)	
SIF \$ 4/LO.00 Community Developm	ent Department
Building Address 626 1/2 147. Julian 2943-053-83 Parcel No. <u>2695-332-09</u> -006	No. of Existing Bldgs No. Proposed
Parcel No. 2695-332-09-006	Sq. Ft. of Existing Bldgs Sq. Ft. Proposed 829
Subdivision Forrest Run	Sq. Ft. of Lot / Parcel 6739
Filing Block Lot	Sq. Ft. Coverage of Lot by Structures & Impervious Surface
OWNER INFORMATION:	(Total Existing & Proposed) 2-560 Height of Proposed Structure
Name Show River LLC	DESCRIPTION OF WORK & INTENDED USE:
Address 202 North Ave #164	New Single Family Home (*check type below)
City / State / Zip GJ CD @(50)	Other (please specify):
	*TYPE OF HOME PROPOSED:
Name OWNER	Site Built Manufactured Home (UBC) Manufactured Home (HUD)
	Other (please specify):
Address	-
City / State / Zip	
Telephone <u>248-9708</u>	
	existing & proposed structure location(s), parking, setbacks to all ion & width & all easements & rights-of-way which abut the parcel.
	MUNITY DEVELOPMENT DEPARTMENT STAFF
ZONE RMF-5	Maximum coverage of lot by structures
SETBACKS: Front	Permanent Foundation Required: YES_XNO
Side <u>5</u> ' from PL Rear <u>25</u> ' from PL	Parking Requirement2
Maximum Height of Structure(s)35	Special Conditions
Driveway C AA	
Voting District Location Approval(Engineer's Initia	ls)
	d, in writing, by the Community Development Department. The until a final inspection has been completed and a Certificate of Department (Section 305, Uniform Building Code).
	he information is correct; I agree to comply with any and all codes, he project. I understand that failure to comply shall result in legal non-use of the building(s).
Applicant Signature MULLAUD. HEch	Date 9/8/06
Department Approval NA Jucith A. Vez	action Date 9/18/66 10 12700
	ES NO W/O No. 19589
Utility Accounting	Date 10/17/00

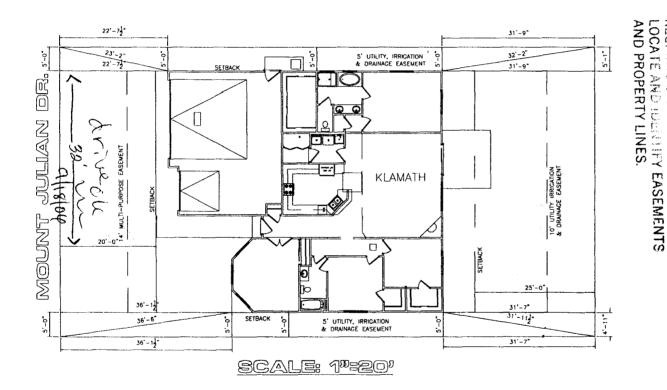
Utility Accounting		Date	10	15	1/	06
VALID FOR SIX MONT	THS FROM DATE OF ISSUAN	CE (Section 2.2.C.1 Grand	Junction	Zonin	ig/&	Development Code)
(White: Planning)	(Yellow: Customer)	(Pink: Building Departme	nt)	(Gol	ldeni	rod: Utility Accounting)

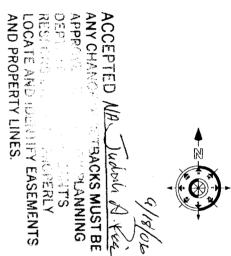
NOTICE:

- 1. IT IS THE RESPONSIBILITY OF THE BUILDER OR OWNER TO VERIFY ALL DETAILS AND DIMENSIONS PRIOR TO CONSTRUCTION.
- 2. USE OF THIS PLAN CONSTITUTES BUILDER AND OR HOME OWNERS ACCEPTANCE OF THESE TERMS.
- 3. ALL DIMENSIONS ARE TO FOGE OF FOUNDATION UNLESS OTHER WISE NOTED.
- 4. BUILDER AND OR OWNER TO VERIFY ALL SETBACKS AND EASEMENTS.
- 5. THIS PLAN HAS NOT BEEN ENGINEERED BY AUTOORAFT. SEE SEPARATE DRAWINGS BY OTHERS FOR ENGINEERING DATA.

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

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





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628	1/2	Mt. Julian	
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SUBDIVISION NAME	FORREST RUN SUBDIVISIO
FILING NUMBER	1
LOT NUMBER	6
STREET ADDRESS	? MOUNT JULIAN DR.
COUNTY	WESA
GARAGE SQ. FT.	731 SF
LIVING SQ. FT.	1829 SF
LOT SIZE	6739 SF
	FRONT 20'
SETBACKS USED	SIDES 5'
	REAR 25