

FEE \$ 16.00
 TCP \$ 1539.00
 SIF \$ 400.00

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

BLDG PERMIT NO. _____

G2 #14

Building Address 406 Ridges Blvd No. of Existing Bldgs 0 No. Proposed 1
 Parcel No. ~~67~~ 2945-103-20-138 Sq. Ft. of Existing Bldgs _____ Sq. Ft. Proposed 1588
 Subdivision LAROCHE ENT. Sq. Ft. of Lot / Parcel _____
 Filing _____ Block _____ Lot #62 Sq. Ft. Coverage of Lot by Structures & Impervious Surface
 (Total Existing & Proposed) _____
 Height of Proposed Structure _____

OWNER INFORMATION:

Name KILLE, PRATHER CONSTRUCTION DESCRIPTION OF WORK & INTENDED USE:
 Address 433 RUST CT. New Single Family Home (*check type below)
 City / State / Zip GRAND JET CO 81503 Interior Remodel Addition
 Other (please specify): TOWN HOUSE

APPLICANT INFORMATION:

Name GENE D. KILLE *TYPE OF HOME PROPOSED:
 Address 433 RUST CT. Site Built Manufactured Home (UBC)
 City / State / Zip GRAND JET CO 81503 Manufactured Home (HUD)
 Other (please specify): _____
 Telephone _____ NOTES: _____

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 <u>PD</u>		Maximum coverage of lot by structures _____	
SETBACKS: Front _____ from property line (PL)		Permanent Foundation Required: YES <u>X</u> NO _____	
Side _____ from PL	Rear _____ from PL	Parking Requirement <u>2</u>	
Maximum Height of Structure(s) _____		Special Conditions <u>Engineered foundations required for lots E1-G2</u>	
Voting District _____	Driveway Location Approval <u>iii</u> (Engineer's Initials)	<u>Per approved site plan</u>	

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 Gene D. Kille Date 5-30-06
 Department Approval NA [Signature] Date 6-6-06

Additional water and/or sewer tap fee(s) are required:	YES	NO	W/O No. <u>See Quote</u>
Utility Accounting <u>Marshall-Cole</u>	Date <u>6-6-06</u>		

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)

