FEE\$	16.00
TCP_\$	1589 6
SIF\$	440.00

PLANNING CLEARANCE

BLDG	PERMIT	NO.	

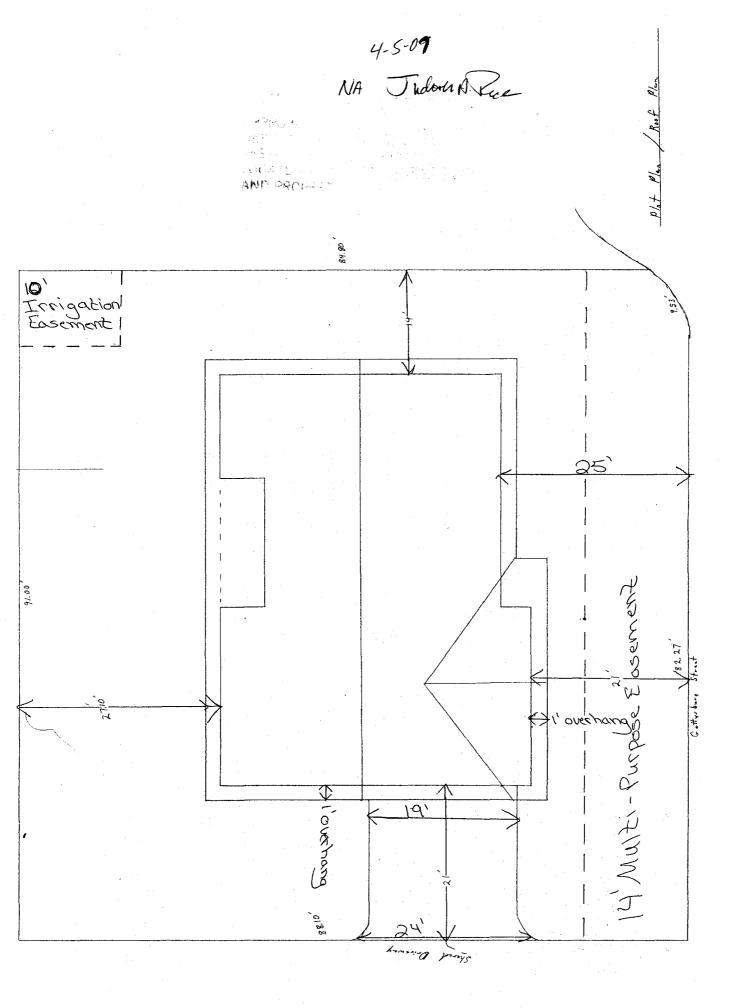
(Single Family Residential and Accessory Structures)

Community Development Department

Building Address 279 Gettysburg	No. of Existing Bldgs No. Proposed
Parcel No. 3945-262-43-004	Sq. Ft. of Existing Bldgs Sq. Ft. Proposed 1,562
Subdivision Antietom	Sq. Ft. of Lot / Parcel 5, 008
Filing Block 2 Lot 4	Sq. Ft. Coverage of Lot by Structures & Impervious Surface
OWNER INFORMATION:	(Total Existing & Proposed) 1563 Height of Proposed Structure 5ingle 5tory
Name Dole Cole	DESCRIPTION OF WORK & INTENDED USE:
Address 235 N. 7Em St.	New Single Family Home (*check type below) Interior Remodel Addition
City/State/Zip Grand Jct Co	Other (please specify):
APPLICANT INFORMATION:	*TYPE OF HOME PROPOSED:
Name Cole+ Co. Buildesuc	Site Built Manufactured Home (UBC) Manufactured Home (HUD)
Address 2350.72 St.	Other (please specify):
City / State / Zip 6.5. CO 8/50 NO	OTES: New Construction 67
Telephone 248-5460	651
REQUIRED: One plot plan, on 8 1/2" x 11" paper, showing all exproperty lines, ingress/egress to the property, driveway location	risting & proposed structure location(s), parking, setbacks to all
property mice, mgreediegiese to the property, anventy recalled	i & widin & all easements & rights-or-way which abut the parcel. 🔠 🗼
	IUNITY DEVELOPMENT DEPARTMENT STAFF
THIS SECTION TO BE COMPLETED BY COMM	IUNITY DEVELOPMENT DEPARTMENT STAFF
THIS SECTION TO BE COMPLETED BY COMM	Maximum coverage of lot by structures
THIS SECTION TO BE COMPLETED BY COMM ZONE	Maximum coverage of lot by structures
THIS SECTION TO BE COMPLETED BY COMM ZONE	Maximum coverage of lot by structures
THIS SECTION TO BE COMPLETED BY COMM ZONE	Permanent Foundation Required: YES_XNO Parking Requirement Special Conditions in writing, by the Community Development Department. The notil a final inspection has been completed and a Certificate of the community Development and a Certificate of the community Development and a Certificate of the community Development Department.
THIS SECTION TO BE COMPLETED BY COMM ZONE	Maximum coverage of lot by structures
THIS SECTION TO BE COMPLETED BY COMM ZONE SETBACKS: Front from property line (PL) Side from PL Rear Driveway Location Approval Sergineer's Initials) Modifications to this Planning Clearance must be approved, structure authorized by this application cannot be occupied u Occupancy has been issued, if applicable, by the Building De I hereby acknowledge that I have read this application and the ordinances, laws, regulations or restrictions which apply to the	Maximum coverage of lot by structures
THIS SECTION TO BE COMPLETED BY COMM ZONE SETBACKS: Front from PL Rear Driveway Location Approval Setal Structure authorized by this application cannot be occupied u Occupancy has been issued, if applicable, by the Building De I hereby acknowledge that I have read this application and the ordinances, laws, regulations or restrictions which apply to the action, which may include but not necessarily be limited to no	Maximum coverage of lot by structures
THIS SECTION TO BE COMPLETED BY COMN ZONE	Maximum coverage of lot by structures

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)



. •