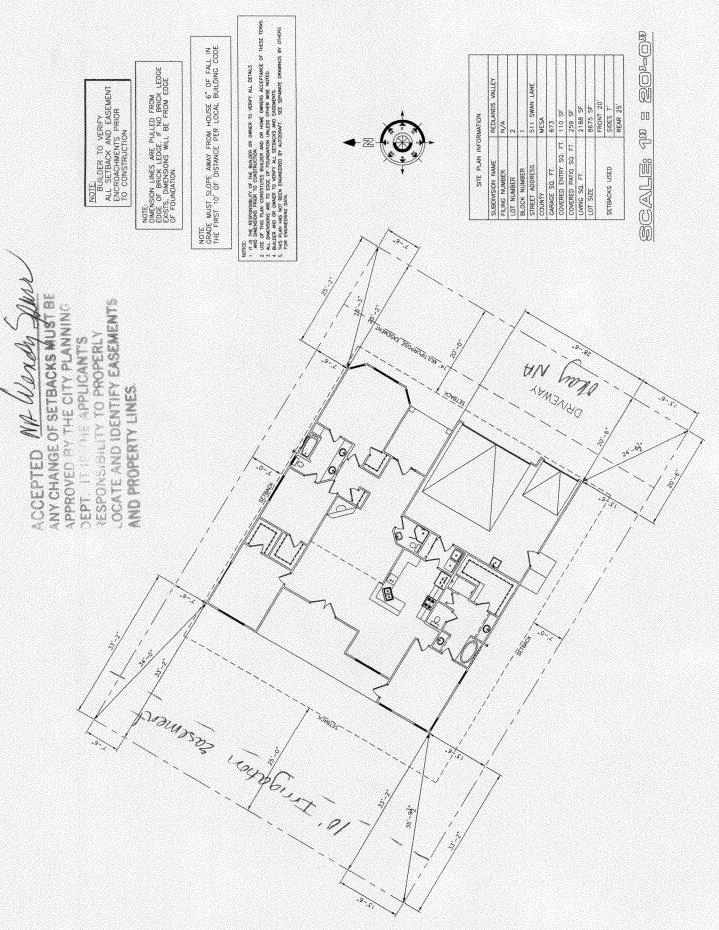
FEE\$ /0.00 PLANNING CL	FABANCE BLDG PERMIT NO.
TCP \$ 1589.00 (Single Family Residential an	,
SIF \$ <td>oment Department</td>	oment Department
Building Address 511 Swan Lane	No. of Existing Bldgs No. Proposed
Parcel No. 2945-073-00-007	
Subdivision Redlands Valley Seib	Sq. Ft. of Existing Bldgs Sq. Ft. Proposed 2, 188 hows e Sq. Ft. of Lot / Parcel 8,675
Filing Block Lot	Sq. Ft. Coverage of Lot by Structures & Impervious Surface (Total Existing & Proposed)3, 2, 30
OWNER INFORMATION:	Height of Proposed Structure
Name WCT, LLC	DESCRIPTION OF WORK & INTENDED USE:
Address 891 2612 Rd.	New Single Family Home (*check type below) Interior Remodel Addition
City/State/Zip Grand Jct., CO815	DG Other (please specify):
Name WCI, UC Bonnie Peter	Site Built Manufactured Home (UBC) Manufactured Home (HUD) Other (please specify):
Address <u>SMAS</u> OWNER	
City / State / Zip	NOTES:
Telephone 970-640-8181	
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 CO	OMMUNITY DEVELOPMENT DEPARTMENT STAFF
ZONE	Maximum coverage of lot by structures 50_0
SETBACKS: Front from property line (PL)	Permanent Foundation Required: YESXNO
Side <u>7'</u> from PL Rear <u>25</u> from Pl	
Maximum Height of Structure(s)35	Special Conditions
Voting District A Driveway Location Approval NA	tials)
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 Bunic Pittes	Date <u>4-26-2007</u>
Department Approval NA Wandy Spim Date Date	
Additional water and/or sewer tap fee(s) are required:	YES NO W/O No. 2041

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Utility Accounting

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

Date



Z-ICAD DWGSIWCI LLCISII SWAN LANEISITE Owg. 5/11/2007 12:31:13 PM, erc. HP Laserbet 1200 Series PCL.pc3