FEE \$ 10.00 PLANNING CLE	EARANCE BLDG PERMIT NO.
TCP \$ $/589.00$ (Single Family Residential and	Accessory Structures)
SIF \$ 460.00 Community Develop	ment Department
Building Address 2459 % Theresealn.	No. of Existing Bldgs No. Proposed
Parcel No. 2945-041-27-068	Sq. Ft. of Existing Bldgs Sq. Ft. Proposed 1088
Subdivision Brook villar	Sq. Ft. of Lot / Parcel 12/4
Filing Block Lot K	Sq. Ft. Coverage of Lot by Structures & Impervious Surface (Total Existing & Proposed)
OWNER INFORMATION:	Height of Proposed Structure
Name Varter UC	DESCRIPTION OF WORK & INTENDED USE:
Address 766 Valley Ch	Interior Remodel Addition Other (please specify):
City / State / Zip CJ CO 61505	
APPLICANT INFORMATION:	
Name Conce Homes	Site Built Manufactured Home (UBC) Manufactured Home (HUD)
Address786 Valley Ch	Other (please specify):
City / State / Zip G_] (0 81505	NOTES: <u>G-Pley</u>
Telephone 248-8522	
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	MMUNITY DEVELOPMENT DEPARTMENT STAFF
ZONE PD	Maximum coverage of lot by structures
SETBACKS: Front 20' from property line (PL)	Permanent Foundation Required: YES_Y_NO
Sidefrom PL Rearfrom PL	Parking Requirement
Maximum Height of Structure(s)	Special Conditions See 2/19/06 site plan;
Voting District Driveway Location Approval (Engineer's Init	FPP-2005-144
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 Lee Cellingth - Hyw	Date 3/23/07
Department Approval TAP Wendy Spul Date 6/18/07	
Additional water and/or sewer tap fee(s) are required:	YES NO W/O No. 20384

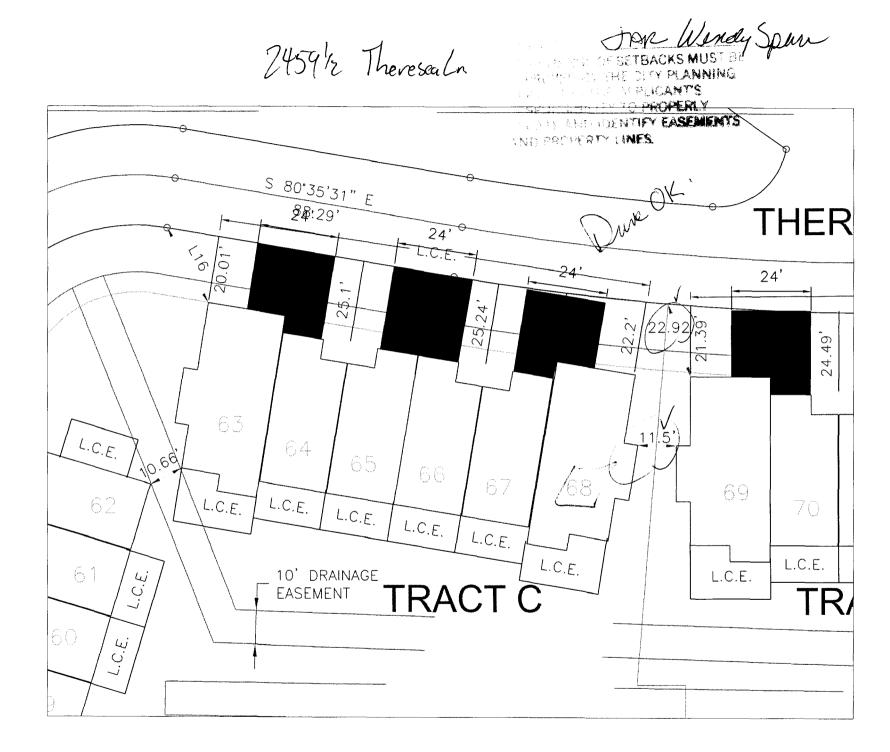
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 VALID FOR SIX MONTHS'FROM DATE OF ISSUANCE (Section 2.2.C.1 Grand Junction Zoning & Development Code) (White: Planning)
 (Yellow: Customer)
 (Pink: Building Department)
 (Goldenrod: Utility Accounting)

Date

Utility Accounting



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