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TCP \$
SIF \$

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

BLDG PERMIT NO. _____

Building Address 3161 Cross Canyon Ln
 Parcel No. 2943-151-14-015
 Subdivision Chatfield III
 Filing 3 Block 5 Lot 15

No. of Existing Bldgs 1 No. Proposed 1
 Sq. Ft. of Existing Bldgs 2077 Sq. Ft. Proposed 648
 Sq. Ft. of Lot / Parcel .18 acres 7971SF
 Sq. Ft. Coverage of Lot by Structures & Impervious Surface
 (Total Existing & Proposed) 3200'
 Height of Proposed Structure Ø

OWNER INFORMATION:

Name Debrah Overholt
 Address 3161 Cross Canyon Ln
 City / State / Zip Grand Jct CO 81504

DESCRIPTION OF WORK & INTENDED USE:

- New Single Family Home (*check type below)
- Interior Remodel Addition
- Other (please specify): 18136 inground pool

APPLICANT INFORMATION:

Name Watermarks Spas & Pools
 Address 2491 Hwy 6 & 50
 City / State / Zip GJ CO 81505
 Telephone 241 4133

***TYPE OF HOME PROPOSED:**

- Site Built Manufactured Home (UBC)
- Manufactured Home (HUD)
- Other (please specify): _____

NOTES: _____

PAID
OCT 01 2008
 RB

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>R5</u>	Maximum coverage of lot by structures <u>60</u>
SETBACKS: Front <u>25</u> from property line (PL)	Permanent Foundation Required: YES _____ NO _____
Side <u>3</u> from PL Rear <u>5</u> from PL	Parking Requirement _____
Maximum Height of Structure(s) <u>35</u>	Special Conditions _____
Voting District _____	Driveway Location Approval _____ (Engineer's Initials)

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 [Signature] Date 10-1-08
 Department Approval [Signature] Date 10/1/08

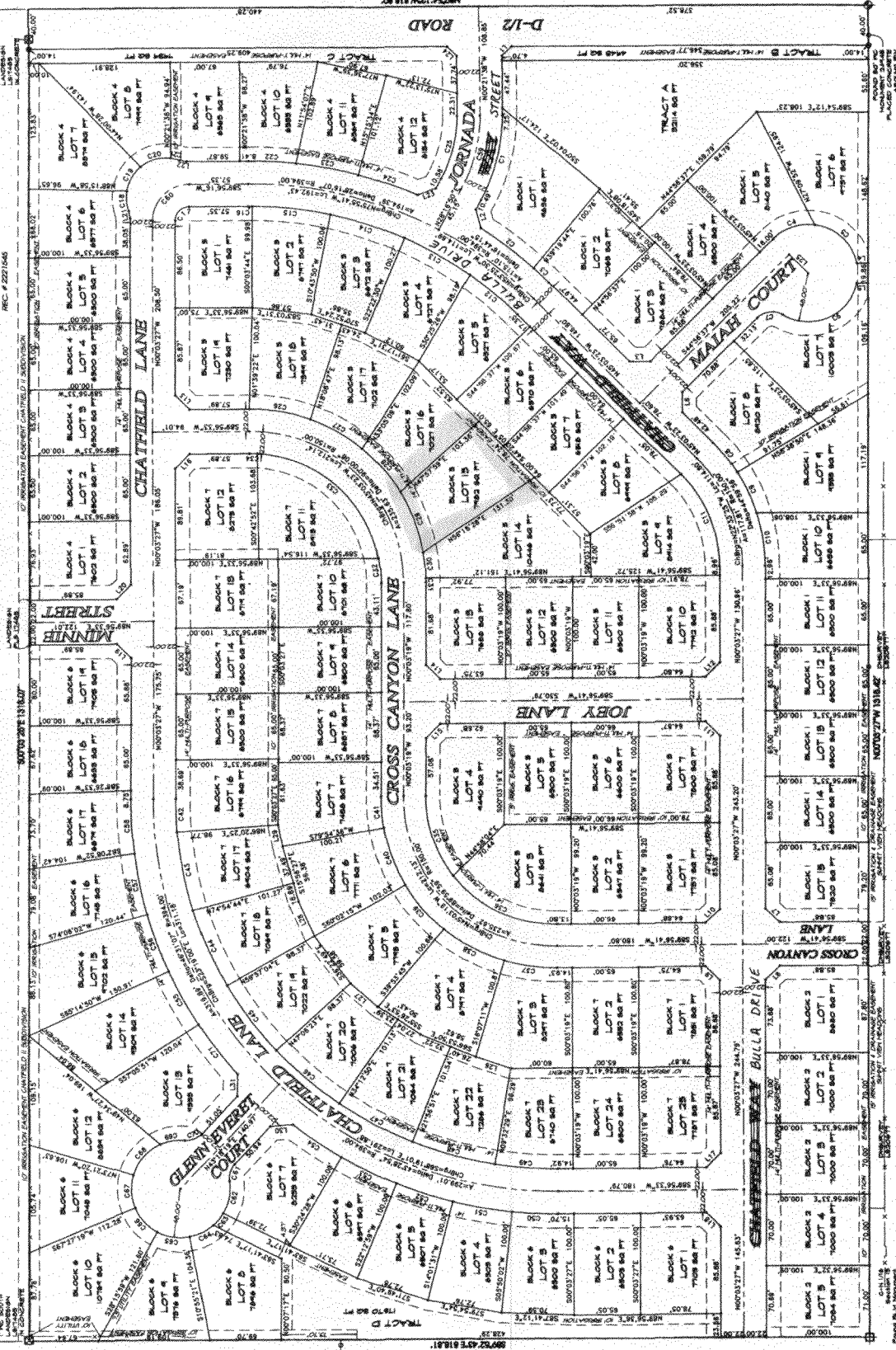
Additional water and/or sewer tap fee(s) are required:	YES	NO <input checked="" type="checkbox"/>	W/O No.
Utility Accounting <u>[Signature]</u>	Date <u>10/1/08</u>		

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)

CHATFIELD III SUBDIVISION

CHATFIELD #
REC # 2221546

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CHATFIELD III SUBDIVISION
TD INVESTMENTS

SECTION 154.00
THOMPSON LANGFORD CORPORATION
2525 S. 1/2 ROAD - BLDG 10
Grand Rapids, MI 49508
Local Office: 15000
Grand Rapids, MI 49508
Local Office: 15000

DATE: 11/23/00
DRAWN BY: J. J. JONES
CHECKED BY: J. J. JONES
APPROVED BY: J. J. JONES



ACCEPTED
NOTE: PLEASE SEE SHEET 1005 FOR A TABULATION OF LINES AND CURVES
ANY CHANGE OF SETBACKS MUST BE
APPROVED BY THE CITY PLANNING DIVISION.
IT IS THE APPLICANT'S RESPONSIBILITY TO
VERIFY THE LOCATION AND IDENTIFY
EASEMENTS AND PROPERTY LINES.

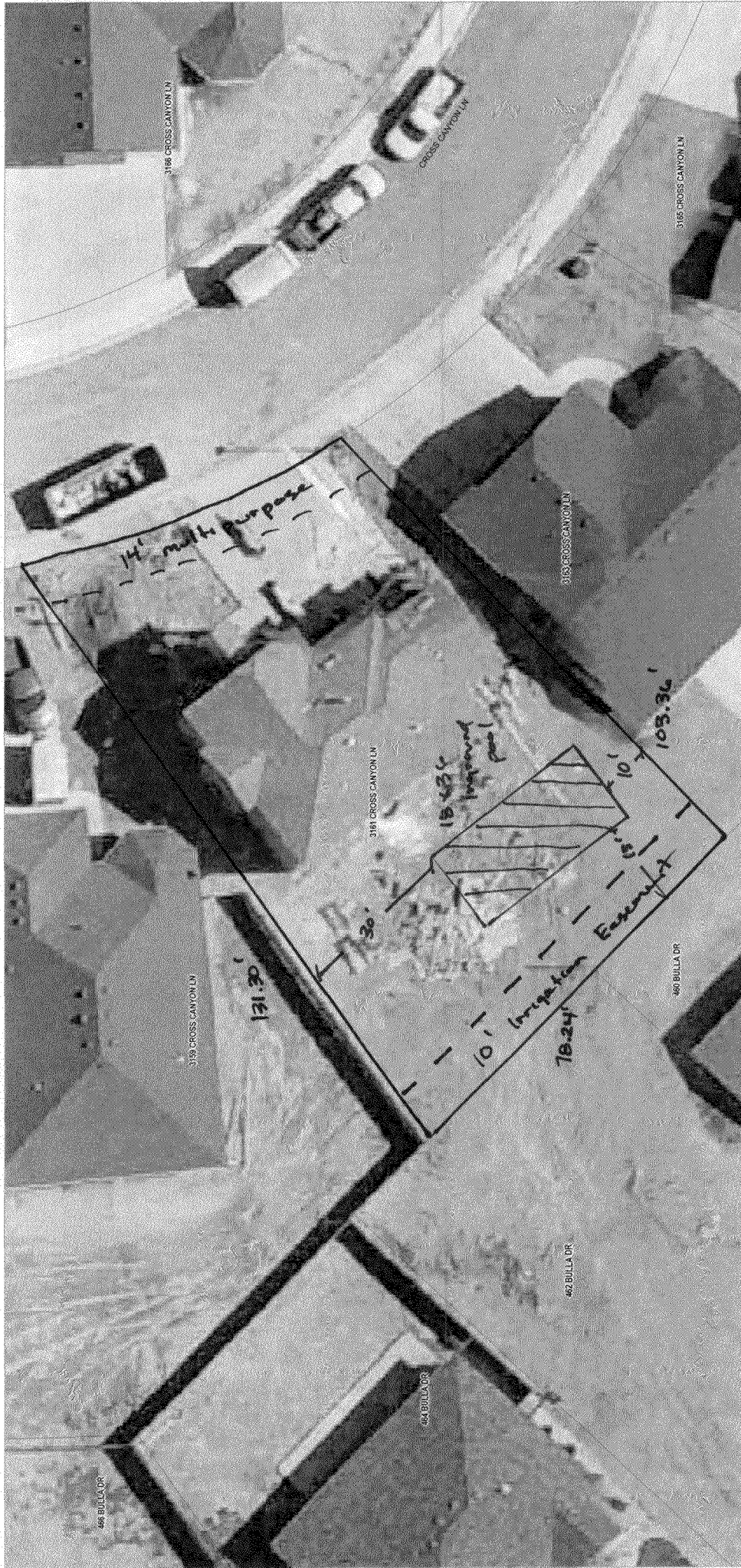
SMARIT VIEW/MEADOWS
REC # 2217776

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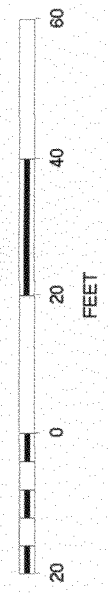
GRAPHIC SCALE 1"=50'
0 50 100 150

BASED ON RECORDED STATEMENTS, DRAWINGS ARE BASED ON FIELD SURVEY OF THE NEIGHBORHOOD.
LOCAL COUNCIL SYSTEM, LOCALITY DETERMINED BY GPS COORDINATES TO THE NEAREST CENTIMETER.
CITY PLANNING DIVISION HAS REVIEWED AND APPROVED THIS SUBDIVISION PLAN FOR THE PRESENT
DATE OF THIS REVIEW IS 11/23/00.

NOTICE: According to Chapter 154 of the Michigan Code of Ordinances, any applicant for a subdivision must file a subdivision map with the City Planning Division. The City Planning Division will review the map and, if approved, will issue a subdivision map. The applicant is responsible for providing all necessary information and for ensuring that the map is accurate and complete. The City Planning Division does not warrant the accuracy of the map or the information provided on it.



SCALE 1 : 327



ACCEPTED *[Signature]*
 ANY CHANGE OF SETBACKS MUST BE
 APPROVED BY THE CITY PLANNING DIVISION.
 IT IS THE APPLICANT'S RESPONSIBILITY TO
 PROPERLY LOCATE AND IDENTIFY
 EASEMENTS AND PROPERTY LINES.