| FEE \$ 10 PLANNING CLE   | BLDG PERMIT NO.  |
|--|--|
| TCP \$ (Single Family Residential and  | Accessory Structures)  |
| SIF \$ Public Works & Plan   | ning Department  |
| Building Address 821 Chipeta ave   | No. of Existing Bldgs 2 No. Proposed No dig  |
| Parcel No. 2945-141 -34-004  | Sq. Ft. of Existing Bldgs $872$ Sq. Ft. Proposed $576$   |
| Subdivision GRAND Junction   | Sq. Ft. of Lot / Parcel  |
| Filing Block <u>63</u> Lot <u>5</u> <b>‡</b> 6   | Sq. Ft. Coverage of Lot by Structures & Impervious Surface (Total Existing & Proposed)   |
| OWNER INFORMATION:   | Height of Proposed Structure   |
| Name Joe L. White  | DESCRIPTION OF WORK & INTENDED USE:  New Single Family Home (*check type below)  |
| Address 821 Chipeta ave  | Interior Remodel Other (please specify):   |
| City/State/Zip grand Junction Co 8150  | Storage - ents   |
| APPLICANT INFORMATION:   | *TYPE OF HOME PROPOSED: NO Sweller   |
| Name Joe White   | Site Built   |
| Address 821 Chipeta ave  | Other (please specify):  |
| City / State / Zip grand Junchen Co 8150   | NOTES: <u>Lemoving existing</u> chicken coop<br>once garage built  |
| Telephone 970 254 8692   | once garage built  |
| 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 CO  | MPLETED BY PLANNING STAFF  |
| zone <u>R\$</u>  | Maximum coverage of lot by structures  |
| SETBACKS: Front 25 from property line (PL)   | Permanent Foundation Required: YESNO   |
| Side 5 from PL Rear 6 from PL  |  |
| Maximum Height of Structure(s)35   | Parking Requirement  |
| Voting District Driveway Location Approval(Engineer's Initial  | Special Conditionsals)   |
| Modifications to this Planning Clearance must be approved, in writing, by the Public Works & Planning 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. |  |
|  | the information is correct; I agree to comply with any and all codes, the project. I understand that failure to comply shall result in legal non-use of the building(s). |
| Applicant Signature  | Date <u>7/15/0</u> /   |
| Planning Approval  | Date 7/16/09   |

VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 2.2.C.4 Grand Junction Zoning & Development Code)
(White: Planning) (Yellow: Customer) (Pink: Building Department) (Goldenrod: Utility Accounting)

YES

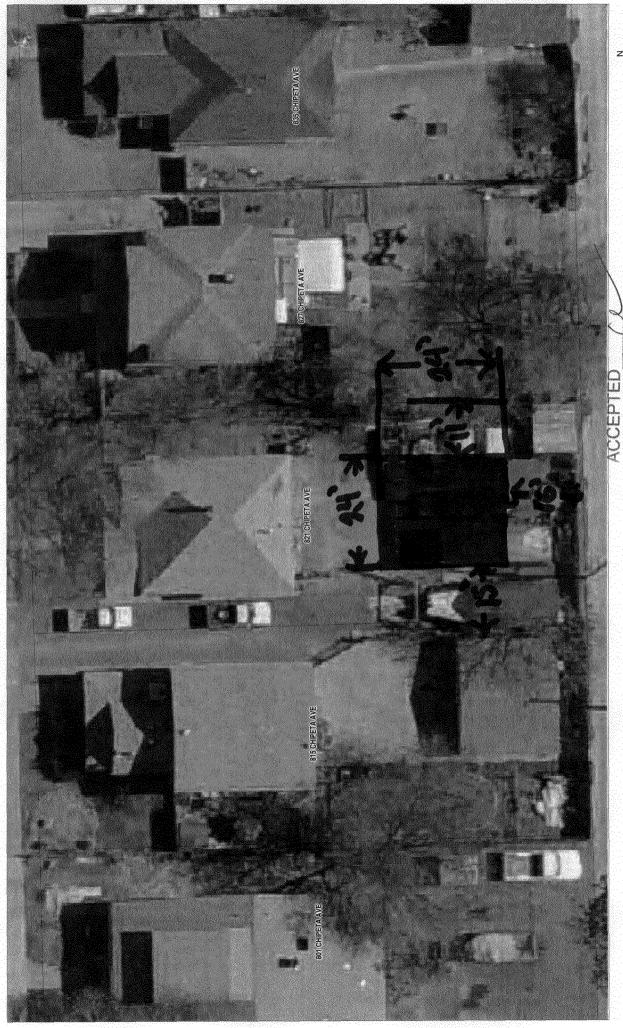
W/O No

Date

Additional water and/or sewer tap fee(s) are required:

Utility Adcounting

## 821 Chipeta Avenue



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.

SCALE 1:261

http://mapguide.ci.grandjct.co.us/maps6/Master\_Map1\_Internal.mwf