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PLANNING CLEARANCE
 (Single Family Residential and Accessory Structures)
Public Works & Planning Department

BLDG PERMIT NO.

28376-0

Building Address 3888 27 1/2 Rd
 Parcel No. 2945-011-88-951
 Subdivision Knolls
 Filing 1 Block 4 Lot 1

No. of Existing Bldgs	_____	No. Proposed	_____
Sq. Ft. of Existing Bldgs	_____	Sq. Ft. Proposed	_____
Sq. Ft. of Lot / Parcel	_____		
Sq. Ft. Coverage of Lot by Structures & Impervious Surface (Total Existing & Proposed)	_____		
Height of Proposed Structure	_____		

OWNER INFORMATION:

Name St Matthews
 Address 3888 27 1/2 Rd
 City / State / G.S. Co. 81506

DESCRIPTION OF WORK & INTENDED USE:

New Single Family Home (*check type below)
 Interior Remodel Addition
 Other (please specify): CHURCH BRICK TOWER
10x10 22' TALL

APPLICANT INFORMATION:

Name Darrell Bay
 Address 173 29 1/2 Rd
 City / State / G.S. Co. 81503
 Telephone 970-244-1651

***TYPE OF HOME PROPOSED:**

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

PAID

NOTES: _____
JUL 09 2010
RS

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 PLANNING STAFF

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

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.

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 Darrell Bay Date 7-9-10
 Planning Approval Lynne Reynolds Date 7-9-10

Additional water and/or sewer tap fee(s) are required:	YES	<input checked="" type="radio"/> NO	W/O No. <u>no sewer-no water</u>
Utility Accounting <u>[Signature]</u>	Date	<u>7-9-10</u>	

VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 21.02.070(b) Grand Junction Municipal Code)
 (White: Planning) (Yellow: Customer) (Pink: Building Department) (Goldenrod: Utility Accounting)

