

FEE \$	5.00
TCP \$	/
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**PLANNING CLEARANCE**  
 (Single Family Residential and Accessory Structures)  
**Public Works & Planning Department**

BLDG PERMIT NO.  
6055-1

Building Address 1360 Elm Ave  
 Parcel No. 2945-123-13-025  
 Subdivision Prospect Park  
 Filing \_\_\_\_\_ Block 2 Lot 18

No. of Existing Bldgs 1 No. Proposed 0  
 Sq. Ft. of Existing Bldgs 1100 Sq. Ft. Proposed 1100  
 Sq. Ft. of Lot / Parcel 0.138  
 Sq. Ft. Coverage of Lot by Structures & Impervious Surface  
 (Total Existing & Proposed) \_\_\_\_\_  
 Height of Proposed Structure \_\_\_\_\_

**OWNER INFORMATION:**

Name Brian: Heather White  
 Address 1360 Elm Ave  
 City / State / C.T., CO 81501

**DESCRIPTION OF WORK & INTENDED USE:**

New Single Family Home (\*check type below)  
 Interior Remodel  Addition  
 Other (please specify): \_\_\_\_\_

**APPLICANT INFORMATION:**

Name Greg White  
 Address PO Box 2896  
 City / State / C.T., CO 81502  
 Telephone 970-640-3305

**\*TYPE OF HOME PROPOSED:**

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

NOTES: Basement Remodel  
adding 3rd Bath staying single

**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>R-8</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 <u>Interior Remodel only</u>
(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 Greg White Date 8-6-10  
 Planning Approval Gaylen Date 8-6-10

Additional water and/or sewer tap fee(s) are required:	YES	NO <u>X</u>	W/O No. sewer ticks
Utility Accounting	<u>none</u>	Date	<u>8/6/10</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)