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PLANNING CLEARANCE

BLDG PERMIT NO. _____

(Single Family Residential and Accessory Structures)

Public Works & Planning Department

Building Address 830 INDEPENDANT #13 No. of Existing Bldgs _____ No. Proposed _____

Parcel No. 2945-104-01-006 Sq. Ft. of Existing Bldgs _____ Sq. Ft. Proposed _____

Subdivision WESTLAKE MOBILE HOME PARK Sq. Ft. of Lot / Parcel _____

Filing _____ Block _____ Lot #13 Sq. Ft. Coverage of Lot by Structures & Impervious Surface (Total Existing & Proposed) _____

OWNER INFORMATION:

Name KATHERINE EARLE

Address 830 INDEPENDANT

City / State / Zip GRAND JUNCT CO 81505

APPLICANT INFORMATION:

Name SAME AS ABOVE

Address _____

City / State / Zip _____

Telephone 970-261-4456

Height of Proposed Structure _____

DESCRIPTION OF WORK & INTENDED USE:

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

***TYPE OF HOME PROPOSED:**

- Site Built Manufactured Home (UBC)
- Manufactured Home (HUD)
- Other (please specify): move in mobile

NOTES: _____

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>C1</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 _____ <small>(Engineer's Initials)</small>	Special Conditions <u>per plan</u>

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 Kathy Earle Date 4-2-10

Planning Approval Lidia Reynolds Date 4-2-10

Additional water and/or sewer tap fee(s) are required: YES NO W/O No. New mobile

Utility Accounting John Power Date 4-2-10

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)