

DATE SUBMITTED: 7/17/89

PERMIT # 33486

FEE 500

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 585 1/2 25 1/2 Rd

SQ. FT. OF BLDG: 14X70

SUBDIVISION: Paradise Valley Mobile Home Park

SQ. FT. OF LOT: _____

FILING # _____ BLK # _____ LOT # 223

NUMBER OF FAMILY UNITS: 1

TAX SCHEDULE NUMBER:
2945-102-20-100
Lawrence A

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION:
1

PROPERTY OWNER: Melba Nelson

USE OF ALL EXISTING BUILDINGS:

ADDRESS: 1370 N 17th

Residential

PHONE: 243-1610

DESCRIPTION OF WORK AND INTENDED USE:

SUBMITTALS REQ'D: TWO (2) PLOT PLANS SHOWING PARKING, LANDSCAPING, SETBACKS TO ALL PROPERTY LINES, AND ALL STREETS WHICH ABUT THE PARCEL.

Moving mobile home + setup

FOR OFFICE USE ONLY

ONE: PMH

FLOODPLAIN: YES _____ NO

SETBACKS: F _____ S _____ R _____

GEOLOGIC HAZARD: YES _____ NO

MAXIMUM HEIGHT: _____

CENSUS TRACT #: 4

PARKING SPACES REQ'D: per park

TRAFFIC ZONE: 10

LANDSCAPING/SCREENING: per park

SPECIAL CONDITIONS: _____

ANY MODIFICATION TO THIS APPROVED PLANNING CLEARANCE MUST BE APPROVED, IN WRITING, BY THE DEPARTMENT. THE STRUCTURE APPROVED BY THIS APPLICATION CANNOT BE OCCUPIED UNTIL A CERTIFICATE OF OCCUPANCY (C.O.) IS ISSUED BY THE BUILDING DEPARTMENT (SECTION 307, UNIFORM BUILDING CODE.)

ANY LANDSCAPING REQUIRED BY THIS PERMIT SHALL BE MAINTAINED IN AN ACCEPTABLE AN HEALTHY CONDITION. THE REPLACEMENT OF ANY VEGETATION MATERIALS THAT DIE OR ARE IN AN UNHEALTHY CONDITION SHALL BE REQUIRED.

I HEREBY ACKNOWLEDGE THAT I HAVE READ THIS APPLICATION AND THE ABOVE IS CORRECT AND I AGREE TO COMPLY WITH THE REQUIREMENTS ABOVE. FAILURE TO COMPLY SHALL RESULT IN LEGAL ACTION.

DATE APPROVED: 7/17/89

Peggy Chay
SIGNATURE

APPROVED BY: Jean Soutter