

DATE SUBMITTED: 6-8-90

PERMIT # 36071

FEE \$5<sup>00</sup>

# PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 585 25 1/2 Rd

SQ. FT. OF BLDG: 14X74

SUBDIVISION: Paradise Valley

SQ. FT. OF LOT: —

FILING # — BLK # — LOT # 165

NUMBER OF FAMILY UNITS: —

TAX SCHEDULE NUMBER:  
2945-102-00-100

NUMBER OF BUILDINGS ON PARCEL  
BEFORE THIS PLANNED CONSTRUCTION:  
—

PROPERTY OWNER: best Vicky Sindelar

USE OF ALL EXISTING BUILDINGS:  
—

ADDRESS: 585 25 1/2 Rd. #165

PHONE: 241-1174

DESCRIPTION OF WORK AND INTENDED USE:  
Setup mobile home

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

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### FOR OFFICE USE ONLY

ONE: PMH

FLOODPLAIN: YES — NO ✓

SETBACKS: F — S — R —

GEOLOGIC HAZARD: YES — NO —

MAXIMUM HEIGHT: As per Path

CENSUS TRACT #: 7

PARKING SPACES REQ'D: —

TRAFFIC ZONE: 10

LANDSCAPING/SCREENING: —

SPECIAL CONDITIONS: —

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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: 6-8-90

APPROVED BY: Arnold Hedzel

Vicky L. Sindelar  
SIGNATURE