

DATE SUBMITTED: 11/21/91

PERMIT NO. 40439

FEE \$ 95.00

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 585 25 1/2 rd
SUBDIVISION Paradise Valley M.H.
FILING # _____ BLK # _____ LOT # 26
TAX SCHEDULE # 2945-102-00-100

SQ. FT. OF BLDG: 14 X 80
SQ. FT. OF LOT: _____
NO. OF FAMILY UNITS: 1
NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: _____

OWNER KARL W. WIEHE
ADDRESS 585 25 1/2 Rd Paradise Valley
TELEPHONE: None

USE OF EXISTING BUILDINGS: Residential
DESCRIPTION OF WORK AND INTENDED USE: set mobile home

REQUIRED: Two plot plans showing parking, landscaping, setbacks to all property lines, and all streets which abut the parcel.

FOR OFFICE USE ONLY

ZONE PMT
SETBACKS: FRONT _____
SIDE _____ REAR per park
MAXIMUM HEIGHT no park
LANDSCAPING/SCREENING REQUIRED: _____

FLOODPLAIN: YES _____ NO ✓
GEOLOGIC HAZARD: YES _____ NO _____
CENSUS TRACT: 4 TRAFFIC ZONE: 10
PARKING REQ'MT _____
SPECIAL CONDITIONS: _____

Modifications to this Planning Clearance must be approved, in writing, by this Department. The structure approved by this application cannot be occupied until a Certificate of Occupancy is issued by the Building Department (Section 307, Uniform Building Code).

Any landscaping required by this permit shall be maintained in an acceptable and 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.

[Signature]
Department Approval
11/21/91
Date Approved

Karl W. Wiehe
Applicant Signature
11-21-91
Date

VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 9-3-2 D Grand Junction Zoning & Development Code)