

DATE SUBMITTED: 3-5-91

PERMIT # 38022

FEE \$5.00

PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: Paradise Valley Mobile Park 585 25 1/2 SQ. FT. OF BLDG: 14x75
G.J. CO 81505 Rd. (Space 187)

SUBDIVISION: _____ SQ. FT. OF LOT: _____

FILING # _____ BLK # _____ LOT # _____ NUMBER OF FAMILY UNITS: 1

TAX SCHEDULE NUMBER: 294510200100 NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: 0

PROPERTY OWNER: MARGARET L. FLEMING USE OF ALL EXISTING BUILDINGS: yes

ADDRESS: 567-20 Rd. G.J. CO 81503

PHONE: (303) 245-8775

DESCRIPTION OF WORK AND INTENDED USE: Set up Mobile Home SUBMITTALS REQ'D: TWO (2) PLOT PLANS SHOWING PARKING, LANDSCAPING, SETBACKS TO ALL PROPERTY LINES, AND ALL STREETS WHICH ABUT THE PARCEL.

FOR OFFICE USE ONLY

SETBACKS: F _____ S _____ R _____ FLOODPLAIN: YES _____ NO _____

MAXIMUM HEIGHT: _____ GEOLOGIC HAZARD: YES _____ NO _____

PARKING SPACES REQ'D: _____ CENSUS TRACT #: _____

LANDSCAPING/SCREENING: _____ TRAFFIC ZONE: _____

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 AND HEALTHY CONDITION. THE REPLACEMENT OF ANY VEGETATION MATERIALS THAT DIE OR ARE IN AN UNHEALTHY CONDITION SHALL BE REQUIRED.

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: 3-5-91

APPROVED BY: Valorie Lowry

Margaret L. Fleming
Arthur E. Dilbeck
SIGNATURE