

DATE SUBMITTED: 8/22/91

PERMIT NO. 39545

FEE \$ 5.00

### PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS: Paradise Valley Mobile Home Park <sup>585 25 1/2 Rd</sup> SQ. FT. OF BLDG: 14x70

SUBDIVISION: # 213 SQ. FT. OF LOT: \_\_\_\_\_

FILING NO. \_\_\_ BLK NO. \_\_\_ LOT NO. \_\_\_ NO. OF FAMILY UNITS: 1

TAX SCHEDULE NO: 2945 10 00 100 NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: \_\_\_\_\_

OWNER: William D. Barnett USE OF EXISTING BUILDINGS: Residence

ADDRESS: 585 25 1/2 Road

TELEPHONE: None DESCRIPTION OF WORK AND INTENDED USE: Place Mobile Home

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

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FOR OFFICE USE ONLY

ZONE PMH

FLOODPLAIN: YES \_\_\_ NO X

SETBACKS: FRONT \_\_\_\_\_

GEOLOGIC HAZARD: YES \_\_\_ NO X

SIDE \_\_\_\_\_ REAR \_\_\_\_\_ Per Park

CENSUS TRACT: 4

MAXIMUM HEIGHT \_\_\_\_\_

TRAFFIC ZONE: 10

LANDSCAPING/SCREENING REQUIRED: \_\_\_\_\_

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.

Kristen K. Ashbeck  
Department Approval  
8/22/91  
Date Approved

William D. Barnett  
Applicant Signature  
8/22/91  
Date

\*\*\* Valid for six months from date of issuance (Section 9-3-2.D Grand Junction Zoning and Development Code).