

DATE SUBMITTED: 5/21/91

PERMIT # 38710

FEE \$5,00

# PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

B. ADDRESS: 661 Hwy 50 SQ. FT. OF BLDG: 14x52

SUBDIVISION: Walters Trailer Park SQ. FT. OF LOT: \_\_\_\_\_

FILING # \_\_\_\_\_ BLK # \_\_\_\_\_ LOT # #21 NUMBER OF FAMILY UNITS: 1

TAX SCHEDULE NUMBER: 2945-262-06-001 NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: \_\_\_\_\_

PROPERTY OWNER: Marjorie Matjoney USE OF ALL EXISTING BUILDINGS: \_\_\_\_\_

ADDRESS: 661 Hwy 50 Box A Single Family

PHONE: \_\_\_\_\_

DESCRIPTION OF WORK AND INTENDED USE: Mobile Home SUBMITTALS REQ'D: TWO (2) 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: F \_\_\_\_\_ S \_\_\_\_\_ R \_\_\_\_\_ GEOLOGIC HAZARD: YES \_\_\_\_\_ NO X

MAXIMUM HEIGHT: \_\_\_\_\_ CENSUS TRACT #: 13

PARKING SPACES REQ'D: \_\_\_\_\_ TRAFFIC ZONE: 87

LANDSCAPING/SCREENING: as per park 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: 5/21/91

APPROVED BY: B. Paulson

[Signature]  
SIGNATURE