

DATE SUBMITTED: 7/1/91

PERMIT # 39078

FEE \$500

# PLANNING CLEARANCE

GRAND JUNCTION PLANNING DEPARTMENT

BLDG ADDRESS: 669 Hwy 50 #5

SQ. FT. OF BLDG: 6' x 23'

SUBDIVISION: Green Acres Trailer Park

SQ. FT. OF LOT: \_\_\_\_\_

FILING # \_\_\_\_\_ BLK # \_\_\_\_\_ LOT # \_\_\_\_\_

NUMBER OF FAMILY UNITS: 1

TAX SCHEDULE NUMBER: \_\_\_\_\_

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: \_\_\_\_\_

201-262-07-0211

PROPERTY OWNER: Green Acres Trailer Park

USE OF ALL EXISTING BUILDINGS: \_\_\_\_\_

ADDRESS: 669 Hwy 50 Gary McPeck

Single family

PHONE: 241-7279 or 241-1486

DESCRIPTION OF WORK AND INTENDED USE: \_\_\_\_\_

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

Trailer

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FOR OFFICE USE ONLY

ZONE: RT-1

FLOODPLAIN: YES \_\_\_\_\_ NO

SETBACKS: F \_\_\_\_\_ S \_\_\_\_\_ R \_\_\_\_\_

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

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

CENSUS TRACT #: 13

PARKING SPACES REQ'D: 4

TRAFFIC ZONE: 87

LANDSCAPING/SCREENING: as per plan

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 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.

FILE APPROVED: \_\_\_\_\_

APPROVED BY: B. Paulson

Gary McPeck  
SIGNATURE