

DATE SUBMITTED: 10/18/91

PERMIT NO. 40167

FEE \$ 5.00

PLANNING CLEARANCE
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS: 830 Independent

SQ. FT. OF BLDG: 10 x 45

SUBDIVISION: Westlake #24

SQ. FT. OF LOT: _____

FILING NO. _____ BLK NO. _____
LOT NO. 24
7008 289 12901

NO. OF FAMILY UNITS: 1

TAX SCHEDULE NO: 245-104-01-006

NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: _____

OWNER: Harry E Pedersen

USE OF EXISTING BUILDINGS: _____

ADDRESS: 830 Independent

DESCRIPTION OF WORK AND INTENDED USE:
place mobile home

TELEPHONE: _____

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

FOR OFFICE USE ONLY

ZONE C-2

FLOODPLAIN: YES ___ NO X

SETBACKS: FRONT _____

GEOLOGIC HAZARD: YES ___ NO ___

SIDE _____ REAR per park

CENSUS TRACT: 4 TRAFFIC ZONE: 10

MAXIMUM HEIGHT _____

PARKING REQ'MT _____

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.

Kathy Porter
Department Approval
10/18/91
Date Approved

Harry E Pedersen
Applicant Signature
10-18-91
Date