

DATE SUBMITTED: 10/7/92

PERMIT NO. 43099 ✓

FEE \$ 5.00

# PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 585 25 1/2 Road SQ. FT. OF BLDG: 720

SUBDIVISION Paradise Valley Mobile Pk SQ. FT. OF LOT: 5000

FILING # \_\_\_\_\_ BLK # \_\_\_\_\_ LOT # sp. B5 NO. OF FAMILY UNITS: 1

TAX SCHEDULE # 2945-10-00-100 NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: 1

OWNER All Good Mobile Homes USE OF EXISTING BUILDINGS: Single family home

ADDRESS 220 S. 13th St. DESCRIPTION OF WORK AND INTENDED USE: move mobile home into park

TELEPHONE: 241-6513

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

### FOR OFFICE USE ONLY

ZONE Mobile Home Park FLOODPLAIN: YES \_\_\_\_\_ NO X

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

SIDE \_\_\_\_\_ REAR \_\_\_\_\_ 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.

Angela Bault  
Department Approval

10/7/92  
Date Approved

[Signature]  
Applicant Signature

10-7-92  
Date

VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 9-3-2 D Grand Junction Zoning & Development Code)