

DATE SUBMITTED: Sept 4, 92

PERMIT NO. 42857 ✓

FEE \$ 5.00

# PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 585 25 1/2 Rd. #105

SQ. FT. OF BLDG: 75' x 14'

SUBDIVISION \_\_\_\_\_

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

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

NO. OF FAMILY UNITS: 1

TAX SCHEDULE # 2945-102-00-100

NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: \_\_\_\_\_

OWNER DAVID MALONEY

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

ADDRESS 585 25 1/2 Rd. #105

TELEPHONE: (303) 241-9293

DESCRIPTION OF WORK AND INTENDED USE:  
SETTING UP MOBILE HOME - ELEC. & GAS

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 \_\_\_\_\_

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

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

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

CENSUS TRACT: 4 TRAFFIC ZONE: 18

MAXIMUM HEIGHT As Park

PARKING REQ'MT \_\_\_\_\_

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

SPECIAL CONDITIONS: \_\_\_\_\_

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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.

[Signature]  
Department Approval

[Signature]  
Applicant Signature

Sept. 4, 92  
Date Approved

Sept 14, 92  
Date

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