

DATE SUBMITTED: 5/15/92

PERMIT NO. 41782V

FEE \$ 45.00

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 494 Melody Lane SQ. FT. OF BLDG: 500

SUBDIVISION SPARNS SUBDIVISION SQ. FT. OF LOT: 40 X 100

FILING # ✓ BLK # 1 LOT # 10 NO. OF FAMILY UNITS: ONE

TAX SCHEDULE # 2945-181-05-008 NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: NONE

OWNER Clyde Theobald USE OF EXISTING BUILDINGS: _____

ADDRESS 494 Melody Lane

TELEPHONE: 243-4970 DESCRIPTION OF WORK AND INTENDED USE: Locate one trailer house

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-1 FLOODPLAIN: YES _____ NO ✓

SETBACKS: FRONT 15 GEOLOGIC HAZARD: YES _____ NO ✓

SIDE 0 REAR 0 CENSUS TRACT: 7 TRAFFIC ZONE: 39

MAXIMUM HEIGHT 40 PARKING REQ'MT 2

LANDSCAPING/SCREENING REQUIRED: _____ SPECIAL CONDITIONS: _____

N/A N/A

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).

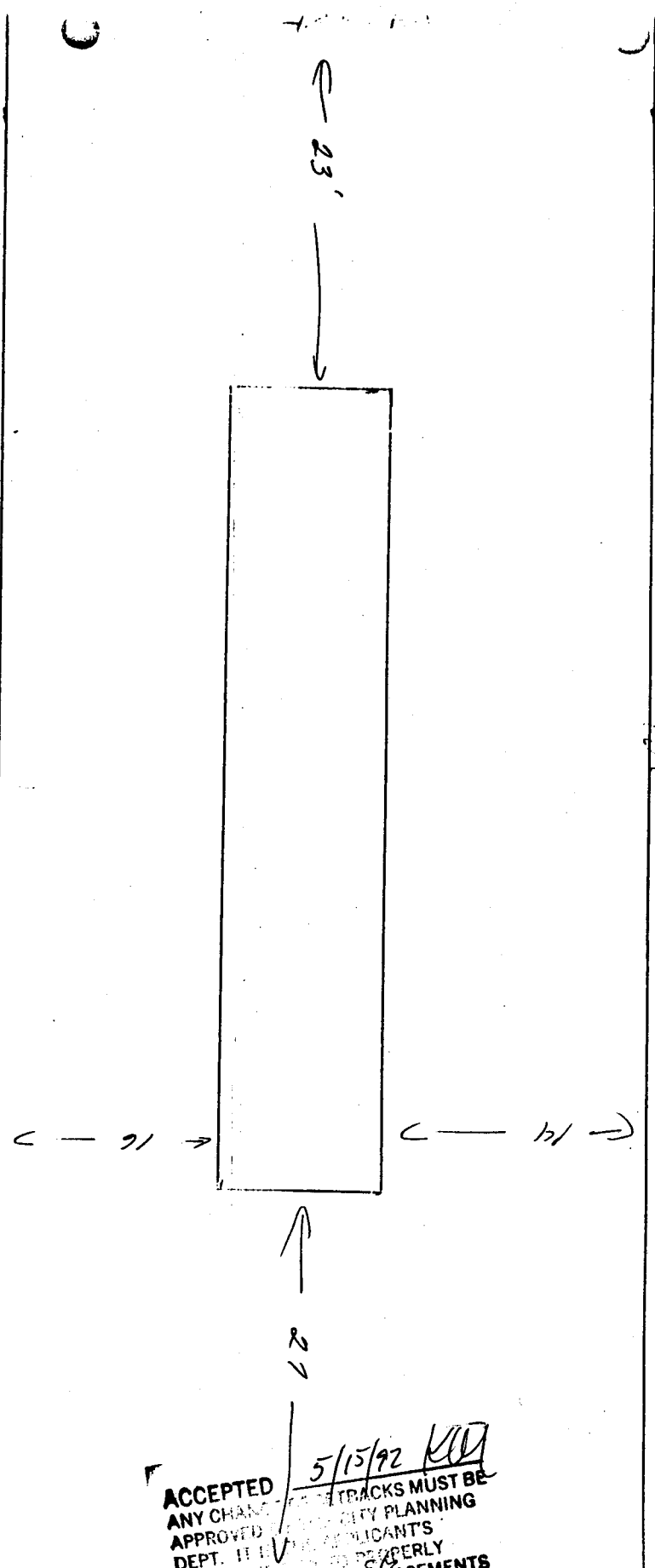
Any landscaping required by this permit shall be maintained in an acceptable and healthy condition. The replacement of any vegetation materials that die or are in an unhealthy condition shall be required.

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.

Kate M. [Signature]
Department Approval
5/15/92
Date Approved

Charles Knock
Applicant Signature
May 15 - 92
Date

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



April McElroy Lane

ACCEPTED
 ANY CHANGES TO TRACKS MUST BE
 APPROVED BY THE CITY PLANNING
 DEPT. IT IS THE APPLICANT'S
 RESPONSIBILITY TO PROPERLY
 LOCATE AND IDENTIFY EASEMENTS
 AND PROPERTY LINES.

5/15/92 KLD
 6/8

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