

DATE SUBMITTED: 4/6/93

PERMIT NO. 24541

FEE \$ 5.00

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 585 25 1/2 Rd.

SQ. FT. OF BLDG: _____

SUBDIVISION Paradise Valley

SQ. FT. OF LOT: _____

FILING # _____ BLK # _____ LOT # 114

NO. OF FAMILY UNITS: 1

TAX SCHEDULE # 2945-102-00-100

NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: 0

OWNER Kevin Poeppel

USE OF EXISTING BUILDINGS: Home

ADDRESS 710 Elm Ave (W) 81501

TELEPHONE: 245-6626

DESCRIPTION OF WORK AND INTENDED USE: _____

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

FOR OFFICE USE ONLY

ZONE PMH

Designated
FLOODPLAIN: YES _____ NO _____

SETBACKS: FRONT Per plan

GEOLOGIC HAZARD: YES _____ NO _____

SIDE _____ AS REAR _____

CENSUS TRACT: 4 TRAFFIC ZONE: 10

MAXIMUM HEIGHT _____

PARKING REQ'MT _____

LANDSCAPING/SCREENING REQUIRED: Approved park

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.

M. Pety
Department Approval

Kevin Poeppel
Applicant Signature

4-6-93
Date Approved

4/6/93
Date

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