

DATE SUBMITTED: 6/1/93

PERMIT NO. 45116V
FEE \$ 500

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 2713 B 1/2 Road A2 SQ. FT. OF BLDG: 8x35

SUBDIVISION Western Hills SQ. FT. OF LOT: _____

FILING # _____ BLK # _____ LOT # _____ NO. OF FAMILY UNITS: _____

TAX SCHEDULE # 7945-253-00-002 NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: _____

OWNER Warren L. Pifer USE OF EXISTING BUILDINGS: _____

ADDRESS 2713 B 1/2 Road A2

TELEPHONE: 241-2301 message DESCRIPTION OF WORK AND INTENDED USE: move-in trailer

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

FOR OFFICE USE ONLY

ZONE PMH FLOODPLAIN: DESIGNATED YES _____ NO X

TBACKS: FRONT _____ GEOLOGIC HAZARD: YES _____ NO _____

SIDE _____ REAR _____ CENSUS TRACT: 13 TRAFFIC ZONE: 86

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.

Rhonda J. Edwards
Department Approval

Linda S. Peet
Applicant Signature

6/1/93
Date Approved

6/1/93
Date

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