

DATE SUBMITTED: 4/26/93

PERMIT NO. #44740

FEE \$ 5.00

PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS Paradise Valley M.H. PARK
585 25 1/2 Rd, GRJN, CO 81505 SQ. FT. OF BLDG: 980 (14 X 70)

SUBDIVISION Space 224 SQ. FT. OF LOT: _____

FILING # _____ BLK # _____ LOT # #224 NO. OF FAMILY UNITS: _____

TAX SCHEDULE # 2945-102-00-100 NO. OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: _____

OWNER Lyle C & Beverly L Van Dover USE OF EXISTING BUILDINGS: _____

ADDRESS 602 Rambling Rd, GRJN, CO 81503 DESCRIPTION OF WORK AND INTENDED USE: _____

TELEPHONE: 245-1903 _____

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

FOR OFFICE USE ONLY

ZONE RMH FLOODPLAIN: YES _____ NO _____

SETBACKS: FRONT Mobile GEOLOGIC HAZARD: YES _____ NO _____

SIDE REAR CENSUS TRACT: 10 TRAFFIC ZONE: 10

MAXIMUM HEIGHT Home PARKING REQ'MT _____

LANDSCAPING/SCREENING REQUIRED: per plan 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
4-26-93
Date Approved

Lyle C. Van Dover
Applicant Signature
4/26/93
Date

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