

DATE SUBMITTED: 3/4/93

PERMIT NO. 4154V

FEE \$ 5.00

# PLANNING CLEARANCE

GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS 585 25 1/2 Road

SQ. FT. OF BLDG: 14 x 70

SUBDIVISION Paradise Valley

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

FILING # \_\_\_\_\_ BLK # \_\_\_\_\_ LOT # 228

NO. OF FAMILY UNITS: 1

TAX SCHEDULE # 2945-102-00-100

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

OWNER KATHY GREGORY

USE OF EXISTING BUILDINGS: 0

ADDRESS 585 25 1/2 Road

DESCRIPTION OF WORK AND INTENDED USE: TO PLACE MOBILE HOME

TELEPHONE: \_\_\_\_\_

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 park

CENSUS TRACT: 4 TRAFFIC ZONE: 10

MAXIMUM HEIGHT 20

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.

Kathy Peters  
Department Approval

Kathy Gregory  
Applicant Signature

3/4/93  
Date Approved

3/4/93  
Date

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