

DATE SUBMITTED 4-12-94

BUILDING PERMIT NO. 48246
FEE \$ 500

PLANNING CLEARANCE
(Single Family Residential and Accessory Structures)
Grand Junction Department of Community Development

BLDG ADDRESS 2831 NORTH AVE #111 SQ. FT. OF PROPOSED BLDG(S)/ADDITION _____
SUBDIVISION A710 MOBILE HP SQ. FT. OF EXISTING BLDG(S) 12x70
FILING _____ BLK _____ LOT #66 NO. OF FAMILY UNITS _____
TAX SCHEDULE NO. 2443-182-00-081 NO. OF BLDGS ON PARCEL BEFORE THIS CONSTRUCTION _____
OWNER JOHN DAVIS DESCRIPTION OF WORK AND INTENDED USE:
ADDRESS P.O. BOX 2867 MH HOOKUP
TELEPHONE 243-2358

REQUIRED: Two plot plans showing parking, setbacks to all property lines, and all rights-of-way which abut the parcel.

JNE C-1 DESIGNATED FLOODPLAIN: YES _____ NO X
SETBACKS: Front 55' from property line or 55' from center of ROW, whichever is greater GEOLOGIC HAZARD: YES _____ NO _____
Side 0' from property line CENSUS TRACT 7 TRAFFIC ZONE 39
Rear 0' from property line PARKING REQ'MT _____
Maximum Height _____ SPECIAL CONDITIONS: _____
Maximum coverage of lot by structures _____

Modifications to this Planning Clearance must be approved, in writing, by this Department. The structure approved by this application cannot be occupied until a final inspection has been completed by the Building Department (Section 305. Uniform Building Code).

I hereby acknowledge that I have read this application and the above is correct, and I agree to comply with the requirements above. I understand that failure to comply shall result in legal action.

Department Approval Connie Edwards Applicant Signature [Signature]
Date Approved 4-12-94 Date 4/13/94

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

(White: Planning) (Yellow: Zoning) (Pink: Building Department)