

FEE \$ 10⁰⁰
TCP \$ —

BLDG PERMIT NO. 53875

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

4004-3350-08-7

THIS SECTION TO BE COMPLETED BY APPLICANT

BLDG ADDRESS 1550 Hwy 50 #27 TAX SCHEDULE NO. 2945-233-14-019
SUBDIVISION Grand View Mobile Home Park SQ. FT. OF PROPOSED BLDG(S)/ADDITION —
FILING — BLK — LOT #27 SQ. FT. OF EXISTING BLDG(S) 12465
(1) OWNER Coylen & Nancy Ketta NO. OF DWELLING UNITS
BEFORE: 0 AFTER: 1 THIS CONSTRUCTION
(1) ADDRESS 923 20 RD
(1) TELEPHONE 858-7001 NO. OF BLDGS ON PARCEL
BEFORE: 0 AFTER: 1 THIS CONSTRUCTION
(2) APPLICANT Same USE OF EXISTING BLDGS —
(2) ADDRESS — DESCRIPTION OF WORK AND INTENDED USE: —
(2) TELEPHONE — move in mobiles

REQUIRED: Two (2) plot plans, on 8 1/2" x 11" paper, showing all existing and proposed structure location(s), parking, setbacks to all property lines, ingress/egress to the property, and all easements and rights-of-way which abut the parcel.

THIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT STAFF

ZONE PMH Maximum coverage of lot by structures —
SETBACKS: Front — from property line (PL) Parking Req't —
or — from center of ROW, whichever is greater
Side — from PL Rear — from PL Special Conditions Per Park Regulations
Maximum Height — CENS.T. 13 T.ZONE 80 ANNEX# —

* Must be 10' clearance between trailers. (side to side)
Modifications to this Planning Clearance must be approved, in writing, by the Director of the Community Development Department. The structure authorized by this application cannot be occupied until a final inspection has been completed and a Certificate of Occupancy has been issued by the Building Department (Section 305, Uniform Building Code).

I hereby acknowledge that I have read this application and the information is correct; I agree to comply with any and all codes, ordinances, laws, regulations or restrictions which apply to the project. I understand that failure to comply shall result in legal action, which may include but not necessarily be limited to non-use of the building(s).

Applicant Signature Nancy S. Ketta Date 9-27-95
Department Approval Ronnie Edwards Date 9-28-95

Additional water and/or sewer tap fee(s) are required: YES — NO X W/O No. N/A
Utility Accounting Millie Fowler Date 9-28-95

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

(White: Planning) (Yellow: Customer) (Pink: Building Department) (Goldenrod: Utility Accounting)