

FEE \$ 10⁰⁰
TCP \$ 0

BLDG PERMIT NO. 56524

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 #5 TAX SCHEDULE NO. 2945-233-14-019
SUBDIVISION Grand View MHP SQ. FT. OF PROPOSED BLDG(S)/ADDITION 720
FILING _____ BLK _____ LOT _____ SQ. FT. OF EXISTING BLDG(S) _____
(1) OWNER GAYLEN KETILE NO. OF DWELLING UNITS BEFORE: 0 AFTER: 1 THIS CONSTRUCTION
(1) ADDRESS 523 20 Road 81521
(1) TELEPHONE 858-7001 NO. OF BLDGS ON PARCEL BEFORE: 0 AFTER: 2 THIS CONSTRUCTION
(2) APPLICANT L3L Development USE OF EXISTING BLDGS STORAGE SHED
(2) ADDRESS 202 Chipeta Ave. DESCRIPTION OF WORK AND INTENDED USE: TRAILER
(2) TELEPHONE Grand Jet, CO 81501 245-3343 SET-UP Elec/GAS Hook-ups

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'mt _____
or _____ from center of ROW, whichever is greater
Special Conditions per park regs
Side _____ from PL Rear _____ from PL
Maximum Height _____
CENS.T. 13 T.ZONE 80 ANN# _____

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 Steven R Lee ^{owner} L3L Dev. Date 6-17-96
Department Approval Marcia Rabideaux Date 6-17-96

Additional water and/or sewer tap fee(s) are required: YES _____ NO X W/O No. N/A - mobile home

Utility Accounting Miller Fowler Date 6-17-96

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)