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BLDG PERMIT NO. 107305

## PLANNING CLEARANCE

(Single Family Residential and Accessory Structures)  
**Community Development Department**

BLDG ADDRESS 1550 Hwy 50 Sp. 34 TAX SCHEDULE NO. 7008-25197-256  
 SUBDIVISION GRAND VIEW MOBILE PK SQ. FT. OF PROPOSED BLDG(S)/ADDITION 720 (12x60)  
 FILING - BLK - LOT 34 SQ. FT. OF EXISTING BLDG(S) -  
 (1) OWNER GAYLEN KETTLE NO. OF DWELLING UNITS BEFORE: 0 AFTER: 1 THIS CONSTRUCTION  
 (1) ADDRESS 923 20 Rd FRUITA NO. OF BLDGS ON PARCEL BEFORE: 0 AFTER: 1 THIS CONSTRUCTION  
 (1) TELEPHONE 858-7001 USE OF EXISTING BLDGS -  
 (2) APPLICANT SAME DESCRIPTION OF WORK AND INTENDED USE: MOVE-IN  
 (2) ADDRESS \_\_\_\_\_  
 (2) TELEPHONE \_\_\_\_\_ MOBILE, HOOKUP ELEC, WATER & GAS

**REQUIRED: One plot plan, on 8 1/2" x 11" paper, showing all existing & proposed structure location(s), parking, setbacks to all property lines, ingress/egress to the property, driveway location & width & all easements & 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  
 Side \_\_\_\_\_ from PL Rear \_\_\_\_\_ from PL Special Conditions Per Park Regulations  
 Maximum Height \_\_\_\_\_  
 CENSUS 13 TRAFFIC 80 ANNEX# \_\_\_\_\_

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 Catherine Holland Date 10/6/97  
 Department Approval Bonnie Edwards Date 10/6/97

Additional water and/or sewer tap fee(s) are required: YES \_\_\_\_\_ NO  W/O No. 82356 TR  
 Utility Accounting [Signature] Date 10-6-97

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)