

|        |                 |
|--------|-----------------|
| FEE \$ | 10 <sup>-</sup> |
| TCP \$ | —               |
| SIF \$ | —               |



|                 |       |
|-----------------|-------|
| BLDG PERMIT NO. | 68207 |
|-----------------|-------|

## PLANNING CLEARANCE

(Single Family Residential and Accessory Structures)

### Community Development Department

*(5)*

BLDG ADDRESS 2845 N. AVE TAX SCHEDULE NO. 2943-189-00-079

SUBDIVISION Shamrock Mobile Home Park SQ. FT. OF PROPOSED BLDG(S)/ADDITION 14x66

FILING — BLK — LOT 17 SQ. FT. OF EXISTING BLDG(S) 0

(1) OWNER VEDA BAUGHMAN NO. OF DWELLING UNITS  
BEFORE: 1 AFTER: 1 THIS CONSTRUCTION

(1) ADDRESS 257 Carriage Ct NO. OF BLDGS ON PARCEL  
BEFORE: 1 AFTER: 1 THIS CONSTRUCTION

(1) TELEPHONE 241-6768 USE OF EXISTING BLDGS Home

(2) APPLICANT \_\_\_\_\_ DESCRIPTION OF WORK AND INTENDED USE: \_\_\_\_\_

(2) ADDRESS same

(2) TELEPHONE \_\_\_\_\_ move in mobile

**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 C-1 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 7 TRAFFIC 39 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 Veda Baughman Date 1-4-99 Billing \_\_\_\_\_

Department Approval Ronnie Edwards Date 1-4-99 2845 1/2 Ave. \_\_\_\_\_

Additional water and/or sewer tap fee(s) are required: YES \_\_\_\_\_ NO  W/O No. (6256-3900-Cust #)

Utility Accounting O Hendricks Date 1-4-99

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)

Premises: 3905

237E51324013072

|            | Number    | Pre Dir | Name                     | Suffix      | Post Dir |
|------------|-----------|---------|--------------------------|-------------|----------|
| Street:    | 2845      |         | NORTH                    | AV          |          |
| Zip/PC:    | 81501     |         | Delivery Point:          | Carrier Rt: |          |
| City:      | GRAND JCT |         | State/Prov:              | CO          | Colorado |
| Unit Type: |           |         | Unit Number:             |             |          |
| County:    | 001       |         | Mesa                     |             |          |
| Nation:    | 157       |         | United States of America |             |          |

Owner: 6264 SHAMROCK MOTEL

Established: 05-APR-1984 Retired:

Map Code:   
 Hazard Material   
Imperv Area:

Inside City   
Dwelling Type: 25  *hotel/motel/rest*

- [Audit Query...](#)
- [Location...](#)
- [Svcs...](#)
- [Appls...](#)
- [Svc Orders...](#)
- [Mapping...](#)
- [Quit](#)

Premises: 3900

|            | Number    | Pre Dir | Name                     | Suffix      | Post Dir |
|------------|-----------|---------|--------------------------|-------------|----------|
| Street:    | 2845 1/2  |         | NORTH                    | AV          |          |
| Zip/PC:    | 81501     |         | Delivery Point:          | Carrier Rt: |          |
| City:      | GRAND JCT |         | State/Prov:              | CO          | Colorado |
| Unit Type: |           |         | Unit Number:             |             |          |
| County:    | 001       |         | Mesa                     |             |          |
| Nation:    | 157       |         | United States of America |             |          |

Owner: 6256 SHAMROCK MOBILE HOME

Established: 05-APR-1984 Retired:

Map Code:       Hazard Material      Imperv Area:

Inside City      Dwelling Type: 33 *mobile homes*

- [Audit Query...](#)
- [Location...](#)
- [Svcs...](#)
- [Appls...](#)
- [Svc Orders...](#)
- [Mapping...](#)
- [Quit](#)

| Owner | Owner name           | Premises Street   |
|-------|----------------------|-------------------|
| 6256  | SHAMROCK MOTEL       | 2845 NORTH AV     |
| 6256  | SHAMROCK MOBILE HOME | 2845 1/2 NORTH AV |
|       |                      |                   |
|       |                      |                   |
|       |                      |                   |
|       |                      |                   |
|       |                      |                   |
|       |                      |                   |

Select Close