

FEE \$	10 ⁰⁰
TCP \$	0
SIF \$	292 ⁰⁰

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

BLDG PERMIT NO. _____



Your Bridge to a Better Community

BLDG ADDRESS 653 Garrett Way SQ. FT. OF PROPOSED BLDGS/ADDITION 1414 #
 TAX SCHEDULE NO. 2945-032-81-002 SQ. FT. OF EXISTING BLDGS 0
 SUBDIVISION Garrett Estates TOTAL SQ. FT. OF EXISTING & PROPOSED 1414 #
 FILING 1 BLK 1 LOT 2 NO. OF DWELLING UNITS:
 Before: 0 After: 1 this Construction
 (1) OWNER Lee Homes NO. OF BUILDINGS ON PARCEL
 Before: 0 After: 1 this Construction
 (1) ADDRESS 569 S. westlake #3 USE OF EXISTING BUILDINGS 0
 (1) TELEPHONE 234-1091 DESCRIPTION OF WORK & INTENDED USE New Residence
 (2) APPLICANT [Signature] TYPE OF HOME PROPOSED:
 (2) ADDRESS [Signature] Site Built Manufactured Home (UBC)
 (2) TELEPHONE _____ Manufactured Home (HUD)
 _____ Other (please specify) _____

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 RMF-8 Maximum coverage of lot by structures 70%
 SETBACKS: Front 20' from property line (PL) Permanent Foundation Required: YES X NO _____
 or _____ from center of ROW, whichever is greater
 Side 5' from PL, Rear 10' from PL Parking Req'mt 2
 Maximum Height 35' Special Conditions Geo. Tech Eng req'd for exc. approval
 CENSUS 10 TRAFFIC 19 ANN# _____

Modifications to this Planning Clearance must be approved, in writing, by 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, if applicable, 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 [Signature] Date 1 Aug 02
 Department Approval [Signature] Date 8/5/02

Additional water and/or sewer tap fee(s) are required:	YES <input checked="" type="checkbox"/>	NO <input type="checkbox"/>	W/O No. <u>15176</u>
Utility Accounting <u>Marshall Cole</u>	Date <u>8/5/02</u>		

GARRETT ESTATES SUBDIVISION

BLOCK 1

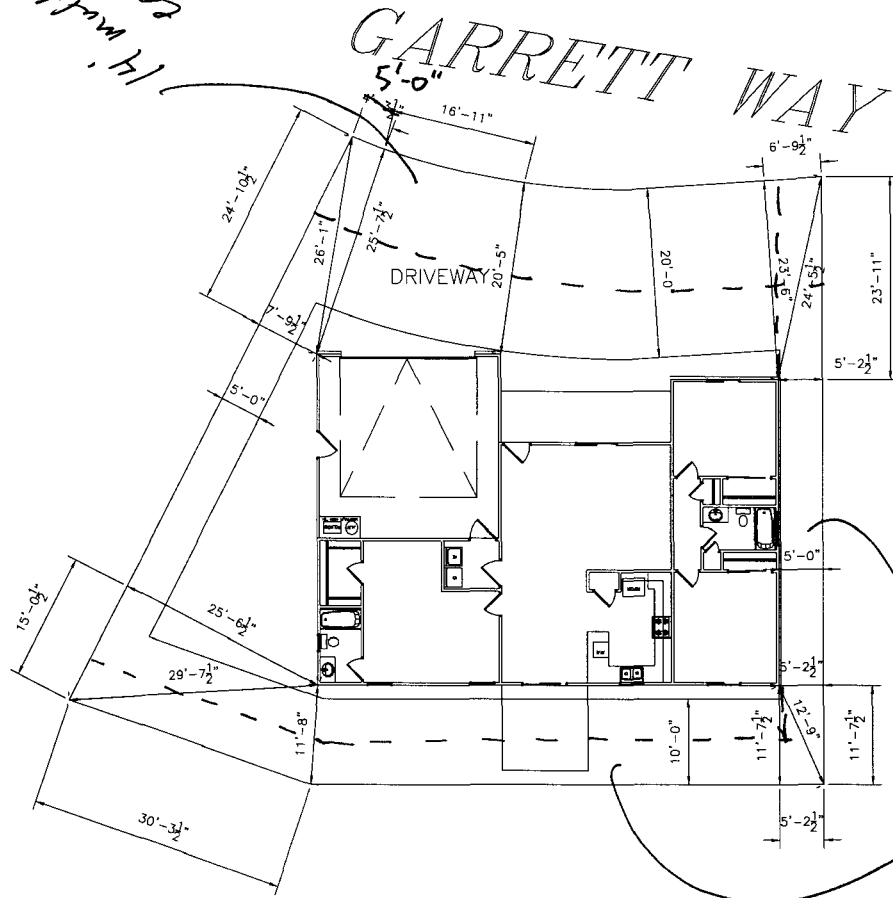
LOT 2

5298 SQ.FT.

1414 Garage Right PLAN
653 Garrett way

*1414 multi-purpose
as shown on
7500d-1414m-14*

DRIVE OK AS MODIFIED
24 8/5/02



*5' irrigation
easement*

ACCEPTED *Alisa Hagan 8/5/02*
ANY CHANGE OF SETBACKS MUST BE APPROVED BY THE CITY PLANNING DEPT. IT IS THE APPLICANT'S RESPONSIBILITY TO PROPERLY LOCATE AND IDENTIFY EASEMENT AND PROPERTY LINES