FEE\$	1000
TCP\$	153900
CIE ¢	41000

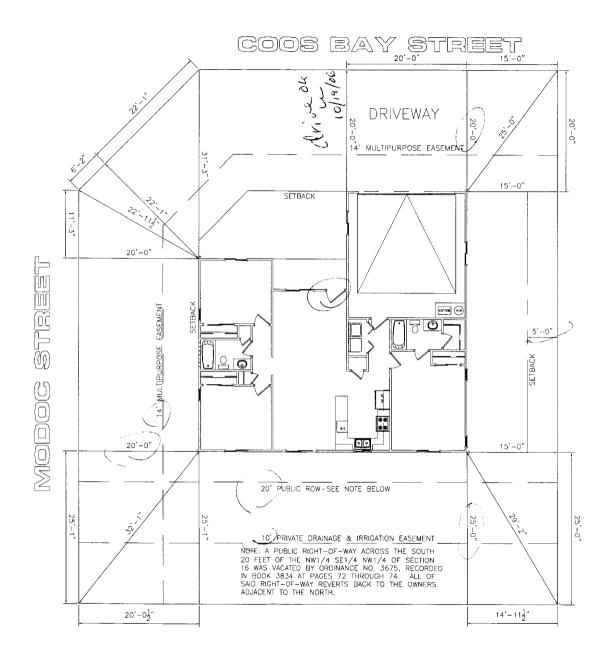
PLANNING CLEARANCE

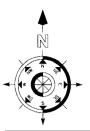
BLDG PERMIT NO.	

(Single Family Residential and Accessory Structures)

Community Development Department

Building Address 462 Coas Bay St	No. of Existing Bldgs No. Proposed
Parcel No. 2943 - 162 - 94 - 009	Sq. Ft. of Existing Bldgs Sq. Ft. Proposed
Subdivision PRAIRIE Vico	Sq. Ft. of Lot / Parcel <u>6863</u>
Filing $ \angle $ Block $ \angle $ Lot $ \underline{ 9} $	Sq. Ft. Coverage of Lot by Structures & Impervious Surface
OWNER INFORMATION:	(Total Existing & Proposed) 1603 Height of Proposed Structure 13'
Name Koos TR: Star	DESCRIPTION OF WORK & INTENDED USE:
Address P.O. Box 4350	New Single Family Home (*check type below) Interior Remodel Addition Other (please specify):
City / State / Zip 67, 60 8/502	Other (piease specify).
APPLICANT INFORMATION:	*TYPE OF HOME PROPOSED:
Name Koos TRi-Star	Site Built Manufactured Home (UBC) Manufactured Home (HUD)
Address PO. Box 4350	Other (please specify):
City / State / Zip 6.T, Co 8502	NOTES: Hew Residence
Telephone <u>242-8779</u>	
	xisting & proposed structure location(s), parking, setbacks to all in & width & all easements & rights-of-way which abut the parcel.
THIS SECTION TO BE COMPLETED BY COM	MUNITY DEVELOPMENT DEPARTMENT STAFF
THIS SECTION TO BE COMPLETED BY COMIZONE F - 5	1501
_	1 ~ M
ZONE RMF-5	Maximum coverage of lot by structures
ZONE	Maximum coverage of lot by structures
ZONE	Maximum coverage of lot by structures
SETBACKS: Front 20 from property line (PL) Side 5 from PL Rear 25 from PL Maximum Height of Structure(s) 35 from PL Voting District 11 Driveway Location Approval (Engineer's Initials) Modifications to this Planning Clearance must be approved,	Maximum coverage of lot by structures
SETBACKS: Front 20 from property line (PL) Side 5 from PL Rear 25 from PL Maximum Height of Structure(s) 35 from PL Voting District Driveway Location Approva (Engineer's Initials) Modifications to this Planning Clearance must be approved, structure authorized by this application cannot be occupied to Occupancy has been issued, if applicable, by the Building Delinereby acknowledge that I have read this application and the	Maximum coverage of lot by structures
SETBACKS: Front 20 from property line (PL) Side 5 from PL Rear 25 from PL Maximum Height of Structure(s) 35 from PL Voting District Driveway Location Approva (Engineer's Initials) Modifications to this Planning Clearance must be approved, structure authorized by this application cannot be occupied to Occupancy has been issued, if applicable, by the Building Delinances, laws, regulations or restrictions which apply to the	Maximum coverage of lot by structures
SETBACKS: Front of from property line (PL) Side from PL Rear of from PL Maximum Height of Structure(s) Oriveway Voting District Planning Clearance must be approved, structure authorized by this application cannot be occupied to Occupancy has been issued, if applicable, by the Building Delinances, laws, regulations or restrictions which apply to the action, which may include but not recessarily be limited to no	Maximum coverage of lot by structures
SETBACKS: Front of from property line (PL) Side from PL Rear of from PL Maximum Height of Structure(s) Driveway Location Approva (Engineer's Initials) Modifications to this Planning Clearance must be approved, structure authorized by this application cannot be occupied to Occupancy has been issued, if applicable, by the Building Delinances, laws, regulations or restrictions which apply to the action, which may include but not recessarily be limited to not Applicant Signature	Maximum coverage of lot by structures
SETBACKS: Front	Maximum coverage of lot by structures





- NOTICE:

 1. ALS THE RESPONSIBILITY OF THE BULDER OF OWNER TO VERIFY ALL DETAILS.

 1. ALS DIMENSIONS PRIOR TO CONSTRUCTION.

 2. USE OF THIS PLAN CONSTITUES BULDER AND OR HOME OWNERS ACCEPTANCE OF THESE TERMS.

 3. ALL DIMENSIONS ARE TO EDGE OF FOUNDATION UNLESS OTHER WISE NOTED.

 3. ALL DIMENSIONS ARE TO EDGE OF FOUNDATION UNLESS OTHER WISE NOTED.
- . THIS PLAN HAS NOT BEEN ENGINEERED BY AUTODRAFT. SEE SEPARATE DRAWINGS BY OTHERS FOR ENGINEERING DATA.

NOTE: GRADE MUST SLOPE AWAY FROM HOUSE 6" OF FALL IN THE FIRST 10' OF DISTANCE PER LOCAL BUILDING CODE.

NOTE:: DIMENSION LINES ARE PULLED FROM EDGE OF BRICK LEDGE, IF NO BRICK LEDGE EXISTS, DIMENSIONS WILL BE FROM EDGE OF FOUNDATION.

NOTE:

BUILDER TO VERIFY ALL SETBACK AND EASEMENT ENCROACHMENTS PRIOR TO CONSTRUCTION

SUBDIVISION NAME	PRIARIE VIEW
FILING NUMBER	1
LOT NUMBER	9
BLOCK NUMBER	4
STREET ADDRESS	462 COOS BAY
COUNTY	MESA
GARAGE SQ. FT.	418 SF
LIVING SQ. FT.	1185 SF
LOT SIZE	6863 SF
SETBACKS USED	FRONT 20'
	SIDES 5'
	RFAR 25'

APP ALINING

4. - 13 3 DEF - POPERLY

LOCATE AND RESITIFY EASEMENTS AND PROPERTY LINES.

Z:\CAD DWGS\ALL PLATS\PRAIRIE VIEW\PRAIRIE VIEW-4.dwg, 10/10/2006 10:50:32 AM, shawn, HP LaserJet 4.pc3