

FEE \$	10.00
TCP \$	
SIF \$	

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

BLDG PERMIT NO. _____



adjacent to
 622 Saffron Way
 9/18

Building Address Retaining wall for Entire Retaining wall
 No. of Existing Bldgs _____ Proposed _____

Parcel No. 20745-034-51-000 Sq. Ft. of Existing Bldgs _____ Proposed _____

Subdivision BEEHIVE ESTATES Sq. Ft. of Lot / Parcel _____

Filing _____ Block _____ Lot _____ Sq. Ft. Coverage of Lot by Structures & Impervious Surface (Total Existing & Proposed) _____

OWNER INFORMATION:

Name VILLAGE HOMES OF COLO., INC.
 Address 100 INVERNESS TERRACE EAST, CO
 City / State / Zip ENGLEWOOD, CO 80112

DESCRIPTION OF WORK & INTENDED USE:

New Single Family Home (*check type below)
 Interior Remodel Addition
 Other (please specify): RETAINING WALL

*TYPE OF HOME PROPOSED: N/A.

APPLICANT INFORMATION:

Name PORTER CONST., INC.
 Address 245 ANIMOS CT.
 City / State / Zip GRAND JUNCTION, CO 81503
 Telephone 241-7067 270-7748

Site Built Manufactured Home (UBC)
 Manufactured Home (HUD)
 Other (please specify): _____

NOTES: Fence permit required upon completion of retaining wall

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 PD Maximum coverage of lot by structures 70%

SETBACKS: Front 20 from property line (PL) Permanent Foundation Required: YES _____ NO _____

Side 5 from PL Rear 10 from PL Parking Requirement n/a

Maximum Height of Structure(s) 35' Special Conditions Approved per Code Sec. 4.1.J.i (FENCES)

Voting District _____ Driveway Location Approval _____ (Engineer's Initials)

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 DEC. 4 '05

Department Approval [Signature] Date 1/05/06

Additional water and/or sewer tap fee(s) are required:	YES	NO	W/O No.
Utility Accounting	<u>Chm Cole</u>		Date <u>1/5/06</u>