FEE \$	10
TCP \$	460 F
SIF \$	15894

PLANNING CLEARANCE

BLDG	PERMIT NO.	

(Goldenrod: Utility Accounting)

(Single Family Residential and Accessory Structures)

Community Development Department

Building Address 2906 Cender Dr.	No. of Existing Bldgs No. Proposed
Parcel No. 2943 - 293 - 41-006	Sq. Ft. of Existing Bldgs Sq. Ft. Proposed <u>238</u>
Subdivision Mason Ridge	Sq. Ft. of Lot / Parcel <u>8085</u>
Filing Block Lot	Sq. Ft. Coverage of Lot by Structures & Impervious Surface
OWNER INFORMATION:	(Total Existing & Proposed) 3234 f+ Height of Proposed Structure 20.5 f+
Name Ruckman Inc.	DESCRIPTION OF WORK & INTENDED USE:
Address Po Box 2204	New Single Family Home (*check type below) Interior Remodel Addition
City / State / Zip GT CO 81502	Other (please specify):
APPLICANT INFORMATION:	*TYPE OF HOME PROPOSED: Manufactured Home (LIBC)
Name Ruckman, Lnc.	Site Built Manufactured Home (UBC) Manufactured Home (HUD)
Address 70 Box 2204	Other (please specify):
City / State / Zip GJ CO 81502 NO	OTES:
Telephone 970 - 234 6000	
	xisting & proposed structure location(s), parking, setbacks to all
property lines, ingress/egress to the property, driveway location	n & width & all easements & rights-of-way which abut the parcel.
	n & width & all easements & rights-of-way which abut the parcel. MUNITY DEVELOPMENT DEPARTMENT STAFF
THIS SECTION TO BE COMPLETED BY COMM	MUNITY DEVELOPMENT DEPARTMENT STAFF
THIS SECTION TO BE COMPLETED BY COMM	MUNITY DEVELOPMENT DEPARTMENT STAFF Maximum coverage of lot by structures
THIS SECTION TO BE COMPLETED BY COMM ZONE	MUNITY DEVELOPMENT DEPARTMENT STAFF Maximum coverage of lot by structures
THIS SECTION TO BE COMPLETED BY COMM ZONE R-4 SETBACKS: Front 20 from property line (PL) Side 7 from PL Rear 25 from PL	MUNITY DEVELOPMENT DEPARTMENT STAFF Maximum coverage of lot by structures
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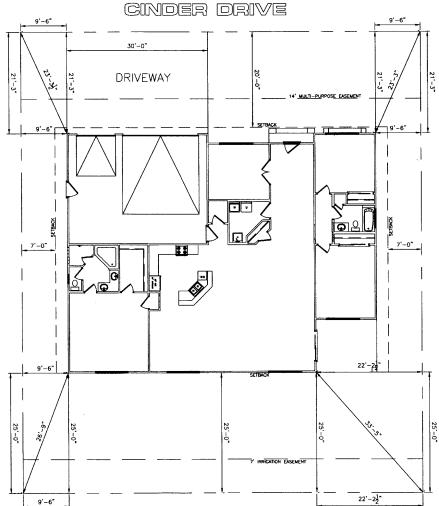
(Pink: Building Department)

(Yellow: Customer)

(White: Planning)

ACCEPTED PH Jathulan ANY CHANGE OF SETBACKS MUST BE APPROVED BY THE CITY PLANNING DIVISION. IT IS THE APPLICANT'S RESPONSIBILITY TO PROPERLY LOCATE AND IDENTIFY EASEMENTS AND PROPERTY LINES.

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NOTE:
BUILDER TO VERIFY
ALL SETBACK AND EASEMENT
ENCROACHMENTS PRIOR
TO CONSTRUCTION

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

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

NOTICE:

If is the responsibility of the Builder or owner to verfy all details
and dimensions proof to construction.

If is the responsibility of the Builder and or home owners acceptance of these term

J. All dimensions are to edge of foundation unless other wise noted.

A. Builder and or owner to verfay all setangors and exadering.

The subject has not been engineered by autodraft. See separate drawings by others for engineering data.

SITE PLAN INFORMATION SUBDIVISION NAME MASON RIDGE FILING NUMBER N/A LOT NUMBER BLOCK NUMBER N/A ? CINDER DRIVE STREET ADDRESS COUNTY MESA 684 SF GARAGE SQ. FT. COVERED ENTRY SQ. FT. 28 SF COVERED PATIO SQ. FT. 140 SF LIVING SQ. FT. 2382 SF LOT SIZE 8085 SF FRONT 20' SETBACKS USED SIDES 8' REAR 25'