

PH

FEE \$	10.00
TCP \$	1589.00
SIF \$	460.00

PLANNING CLEARANCE

BLDG PERMIT NO. _____

(Single Family Residential and Accessory Structures)
Community Development Department

Building Address 3031 Prairie View
 Parcel No. 2943-162-99-004
 Subdivision Prairie View South
 Filing 1 Block 4 Lot 4

No. of Existing Bldgs 0 No. Proposed 1
 Sq. Ft. of Existing Bldgs 0 Sq. Ft. Proposed 1727
 Sq. Ft. of Lot / Parcel 8721
 Sq. Ft. Coverage of Lot by Structures & Impervious Surface
 (Total Existing & Proposed) _____
 Height of Proposed Structure _____

OWNER INFORMATION:

Name Erkman
 Address 706 Tranquil Trl.
 City / State / Zip CEJ, CO 81503

DESCRIPTION OF WORK & INTENDED USE:

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

APPLICANT INFORMATION:

Name Erkman
 Address Same
 City / State / Zip _____
 Telephone ~~316~~ 242-7281

*TYPE OF HOME PROPOSED:

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

NOTES: _____

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 R-5 Maximum coverage of lot by structures 60%
 SETBACKS: Front 20 from property line (PL) Permanent Foundation Required: YES X NO _____
 Side 5 from PL Rear 25 from PL Parking Requirement 2
 Maximum Height of Structure(s) 35' Special Conditions _____
 Voting District C Driveway Location Approval MR
 (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 Janell Erkman Date 7-30-07

Department Approval MR Justin Kopman Date 8/8/07

Additional water and/or sewer tap fee(s) are required: YES NO W/O No. 124405

Utility Accounting W. Overholt Date 8/8/07

