

FEE \$	10
TCP \$	
SIF \$	

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

BLDG PERMIT NO. _____

Building Address 447 Whitetail Ln. No. of Existing Bldgs 1 No. Proposed 0
 Parcel No. 2947-271-12-029 Sq. Ft. of Existing Bldgs 2600 Sq. Ft. Proposed 0
 Subdivision The Seasons @ Tiara Rado Sq. Ft. of Lot / Parcel 18208
 Filing 4 Block _____ Lot 29
 Sq. Ft. Coverage of Lot by Structures & Impervious Surface (Total Existing & Proposed) _____
 Height of Proposed Structure _____

OWNER INFORMATION:

Name Lawrence & Judy Kolz
 Address 447 Whitetail Ln.
 City / State / Zip Grand Jct. Co

DESCRIPTION OF WORK & INTENDED USE:

New Single Family Home (*check type below)
 Interior Remodel Addition
 Other (please specify): Ext. Porch Cover

APPLICANT INFORMATION:

Name David Hoffman
 Address 3755 Horizon Glen Ct.
 City / State / Zip Grd. Jct 81506
 Telephone 970.250.9558

***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 PD Maximum coverage of lot by structures _____
 SETBACKS: Front 20 from property line (PL) Permanent Foundation Required: YES _____ NO _____
 Side 20 from PL Rear Drainage Easement from PL Parking Requirement _____
 Maximum Height of Structure(s) 35 Special Conditions Architectural Standards
 Voting District A Driveway Location Approval apply
 (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).

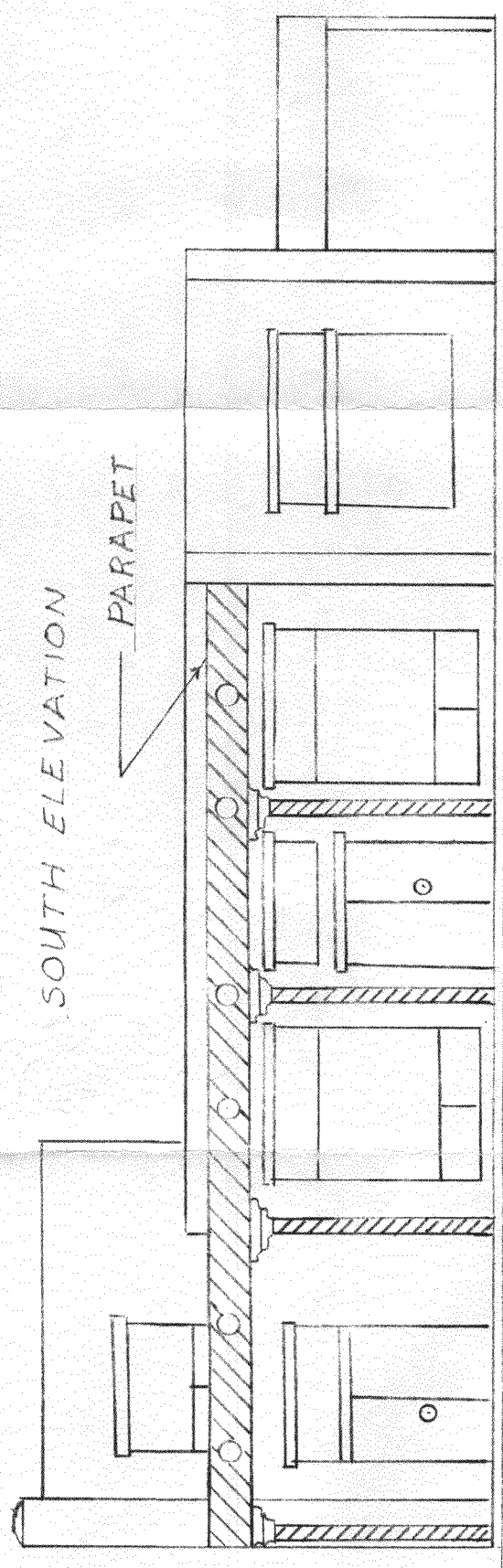
I hereby acknowledge that I have read this application and the information is correct; I agree to comply with any and all codes, ordinances, laws, regulations or restrictions which apply to the project. I understand that failure to comply shall result in legal action, which may include but not necessarily be limited to non-use of the building(s).

Applicant Signature David Hoffman Date 10.2.07
 Department Approval Paul G. [Signature] Date 10/2/07

Additional water and/or sewer tap fee(s) are required:	YES	NO <input checked="" type="checkbox"/>	W/O No. <u>NO CHANGE</u>
Utility Accounting <u>[Signature]</u>	Date <u>10-2-07</u>		

SOUTH ELEVATION

PARAPET



FOUNDATION

PATIO COVER

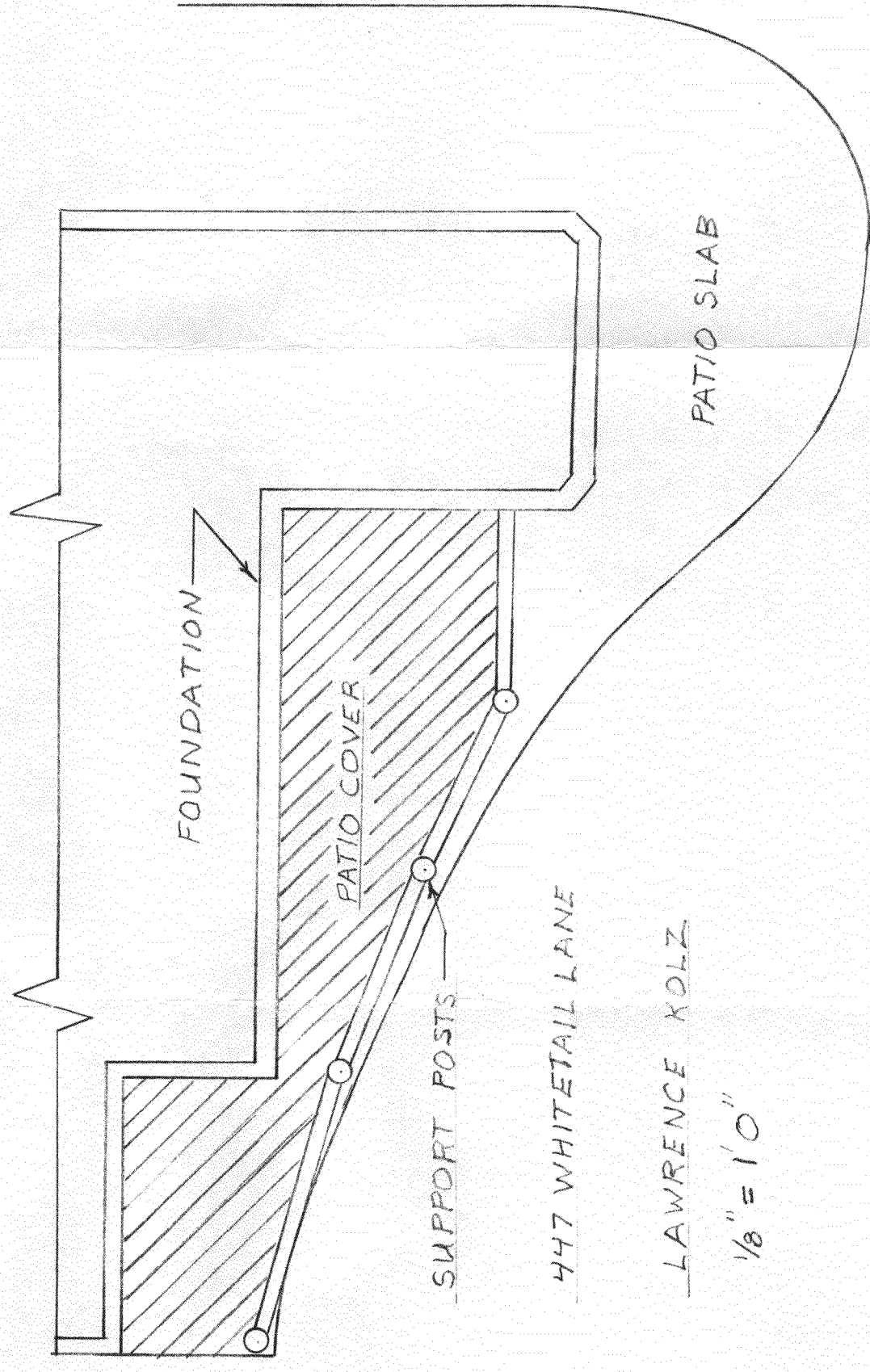
SUPPORT POSTS

PATIO SLAB

447 WHITETAIL LANE

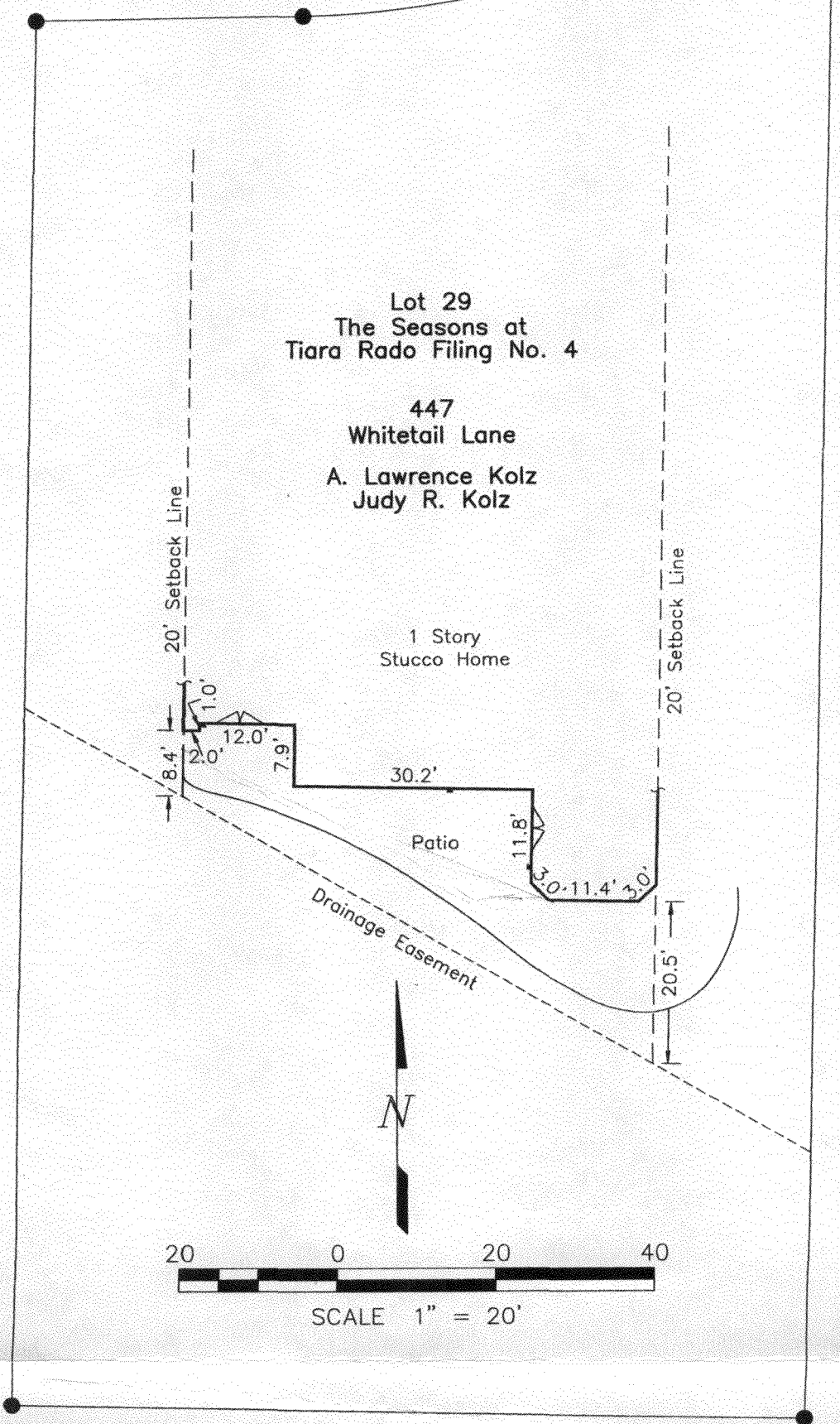
LAWRENCE KOLZ

1/8" = 1'0"



*Spoke to Justin
9.18.07*

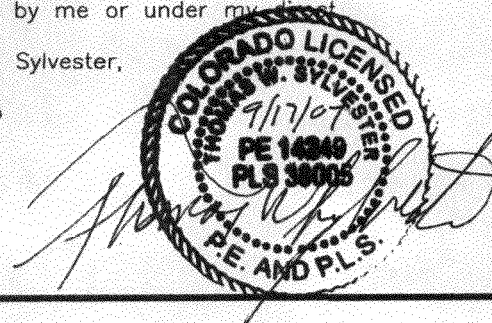
A PORTION OF SECTION 27
 TOWNSHIP 11 SOUTH, RANGE 101 WEST
 6th PRINCIPAL MERIDIAN
 MESA COUNTY, COLORADO



SURVEYORS CERTIFICATE

I hereby certify that I was in responsible charge of the survey represented by this plat and it was prepared from a field survey completed by me or under my supervision.

Thomas W. Sylvester,
 PE 14249
 PLS 38005



EXHIBIT

Relationship of Home
 to Drainage Easement