

FEE \$	10 ⁰⁰
TCP \$	/
SIF \$	/

PLANNING CLEARANCE
 (Single Family Residential and Accessory Structures)
Public Works & Planning Department

BLDG PERMIT NO. _____

Building Address 542 1/2 28 1/2 Rd No. of Existing Bldgs 2 No. Proposed 0
 Parcel No. 2943-074-17-016 Sq. Ft. of Existing Bldgs 930 Sq. Ft. Proposed 1050
 Subdivision Cottonwood Meadows Lot 16 Bldg 7 Sq. Ft. of Lot / Parcel 4007.52
 Filing _____ Block _____ Lot _____
 Sq. Ft. Coverage of Lot by Structures & Impervious Surface (Total Existing & Proposed) 4007.52
 Height of Proposed Structure 9 Ft high

OWNER INFORMATION:
 Name Sherry L. Heibner
 Address 542 1/2 28 1/2 Rd
 City / State / Zip GJ CO 81501

DESCRIPTION OF WORK & INTENDED USE:
 New Single Family Home (*check type below)
 Interior Remodel Addition
 Other (please specify): Shed
NO SWR/WR
***TYPE OF HOME PROPOSED:**
 Site Built Manufactured Home (UBC)
 Manufactured Home (HUD)
 Other (please specify): _____

APPLICANT INFORMATION:
 Name Sherry L. Heibner
 Address 542 1/2 28 1/2 Rd
 City / State / Zip GJ CO 81501
 Telephone (970) 433-7555

NOTES: moving existing shed

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 PLANNING STAFF

ZONE PO Maximum coverage of lot by structures 70%
 SETBACKS: Front 14' from property line (PL) Permanent Foundation Required: YES _____ NO X
 Side 5' from PL Rear 10' from PL Floodplain Certificate Required: YES _____ NO X
 Maximum Height of Structure(s) _____ Parking Requirement _____
 Voting District _____ Driveway _____ Location Approval _____ Special Conditions _____
 (Engineer's Initials)

Modifications to this Planning Clearance must be approved, in writing, by the Public Works & Planning 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.

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).

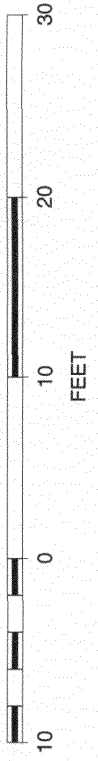
Applicant Signature Sherry Heibner Date 4/20/2009
 Planning Approval Pat Denslop Date 4/20/2009

Additional water and/or sewer tap fee(s) are required:	YES	NO	W/O No. <u>NO WTR/SWR Change</u>
Utility Accounting <u>(circled)</u>	Date <u>4/20/09</u>		

542 1/2 28 1/2 Rd



SCALE 1 : 125



ACCEPTED *Pat [Signature]* 4/20/09
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.

