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

BLDG PERMIT NO. 5115-0

Building Address 2323 Bunting Ave.
 Parcel No. 2945-124-24-003
 Subdivision TELLER ACRES
 Filing 3 Block 3 Lot 3

No. of Existing Bldgs 3 No. Proposed 1
 Sq. Ft. of Existing Bldgs _____ Sq. Ft. Proposed 320
 Sq. Ft. of Lot / Parcel _____
 Sq. Ft. Coverage of Lot by Structures & Impervious Surface (Total Existing & Proposed) _____
 Height of Proposed Structure _____

OWNER INFORMATION:

Name Jon & Renee James
 Address 2323 Bunting
 City / State / Zip G.J. CO.

DESCRIPTION OF WORK & INTENDED USE:

- New Single Family Home (*check type below)
- Interior Remodel Addition
- Other (please specify): Storage Building 16 x 20'

APPLICANT INFORMATION:

Name WESTCO CONSTRUCTION
 Address 669 ARTHUR CT
 City / State / Zip GJ CO 81505
 Telephone 640-9944

***TYPE OF HOME PROPOSED:**

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

PAID
MAY 18 2009
RB

NOTES: no sewer / water

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 <u>R-8</u>	Maximum coverage of lot by structures <u>70%</u>
SETBACKS: Front <u>20'/25'</u> from property line (PL)	Permanent Foundation Required: YES _____ NO _____
Side <u>5'/3'</u> from PL Rear <u>10'/15'</u> from PL	Floodplain Certificate Required: YES _____ NO <input checked="" type="checkbox"/>
Maximum Height of Structure(s) <u>35'</u>	Parking Requirement _____
Voting District _____	Special Conditions _____
Driveway Location Approval _____ (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 [Signature] Date 5-18-09

Planning Approval Gayle Henderson Date 5-18-09

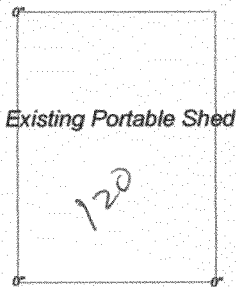
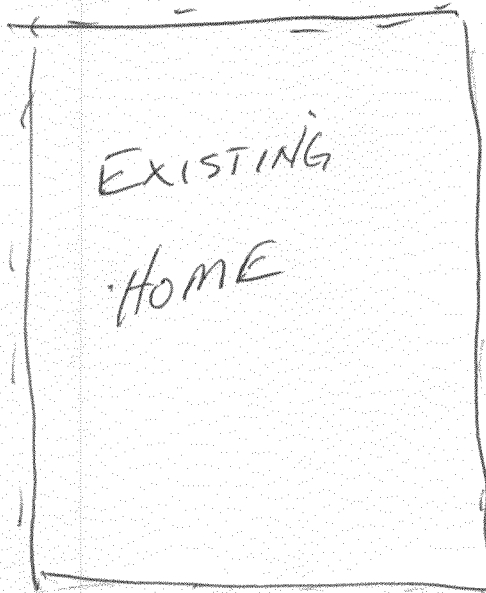
Additional water and/or sewer tap fee(s) are required: YES NO W/O No. no sewer / water

Utility Accounting [Signature] Date 5/18/09

Bunting Ave.

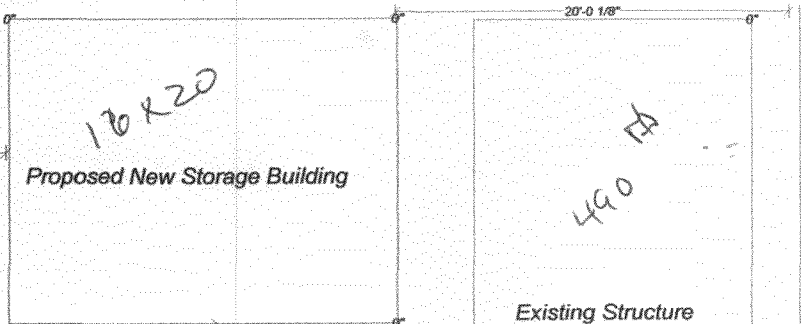
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55'-0"



Existing Portable Shed

120



Proposed New Storage Building

Existing Structure

15'-0"

20'-0 1/8"

490 sq ft

125'-0"

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