

FEE \$	10 ⁰⁰
TCP \$	2554 ⁰⁰
SIF \$	460 ⁰⁰

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

BLDG PERMIT NO. _____

Building Address 737 Egret Circle
 Parcel No. 2701-344-34-006
 Subdivision Blue Heron Meadows
 Filing 1 Block 2 Lot 6

No. of Existing Bldgs 0 No. Proposed 1
 Sq. Ft. of Existing Bldgs _____ Sq. Ft. Proposed 3500 Approx
 Sq. Ft. of Lot / Parcel 14,000 14,461.92
 Sq. Ft. Coverage of Lot by Structures & Impervious Surface
 (Total Existing & Proposed) 0 + 3500 3470
 Height of Proposed Structure < 20'

OWNER INFORMATION:

Name Greg + Anne Merlino
 Address 217 Frontier St #A
 City / State / Zip Gr Jct CO 81503

DESCRIPTION OF WORK & INTENDED USE:

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

APPLICANT INFORMATION:

Name Greg + Anne Merlino
 Address 217 Frontier St #A
 City / State / Zip Gr Jct. CO 81503
 Telephone 970 314 9529 / Cell 970-210-0084

***TYPE OF HOME PROPOSED:**

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

NOTES: 100 yr Floodplain is 185' to west

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 R-4 Maximum coverage of lot by structures 50%
 SETBACKS: Front 20' from property line (PL) Permanent Foundation Required: YES X NO _____
 Side 7' from PL Rear 25' from PL Floodplain Certificate Required: YES _____ NO X
 Maximum Height of Structure(s) 35' Parking Requirement 2
 Voting District B Driveway Location Approval PD 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.

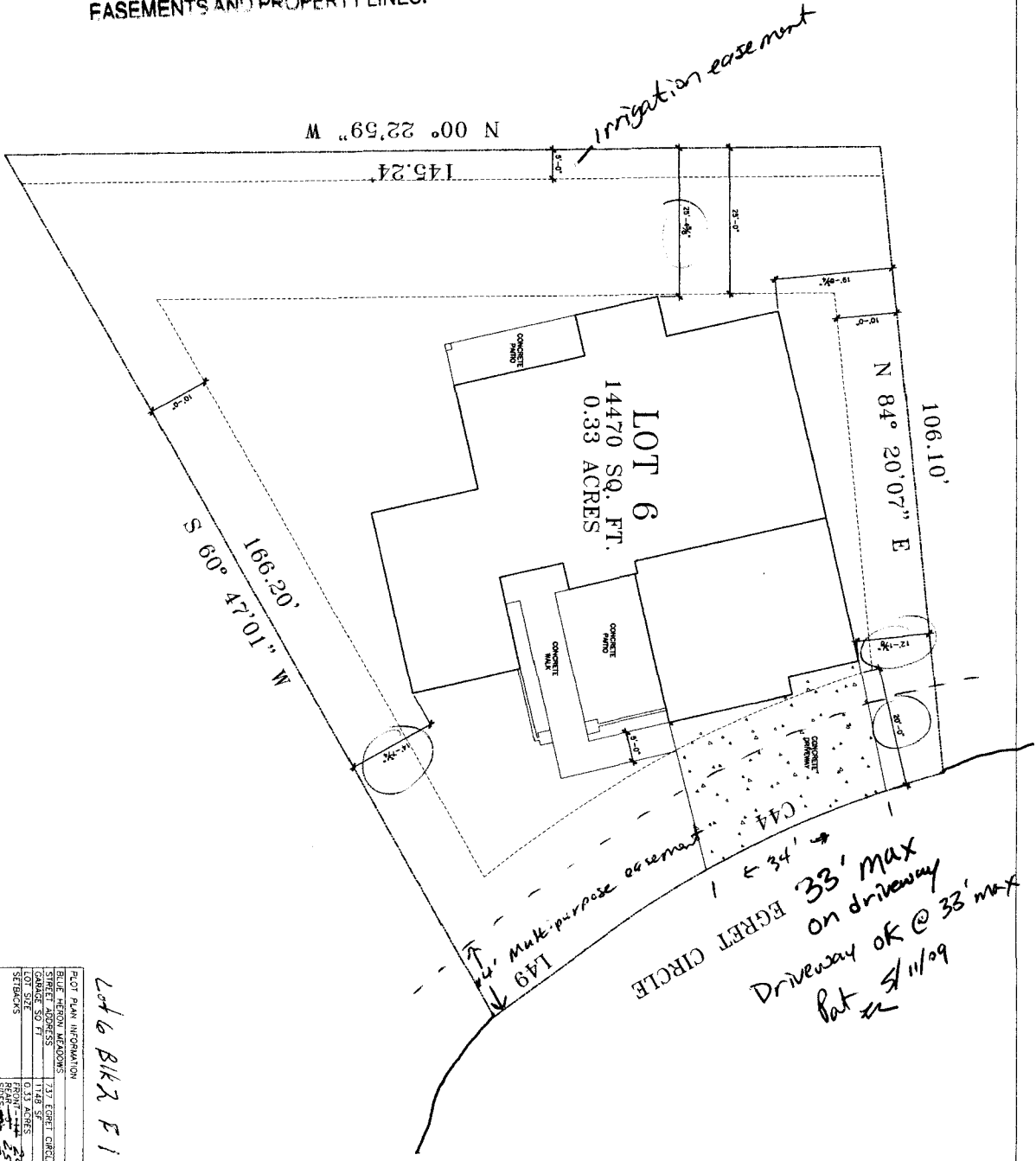
I hereby acknowledge that I have read this application and the information is correct; I agree to comply with any and all codes, ordinances, laws, regulations or restrictions which apply to the project. I understand that failure to comply shall result in legal action, which may include but not necessarily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

Applicant Signature Greg Merlino Date 5/11/09
 Planning Approval PD [Signature] Date 5/11/09

Additional water and/or sewer tap fee(s) are required:	<input checked="" type="checkbox"/> YES	<input type="checkbox"/> NO	W/O No. <u>21404</u>
Utility Accounting <u>[Signature]</u>	Date <u>5/11/09</u>		

ACCEPTED *LD L. Reynolds*
 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.

① SITE PLAN
 1/8"=1'-0"



2. 2701-344-34-206

LOT 6 BIKR E 1	
PLAT PLAN INFORMATION	
BLUE HERON MEADOWS	
SHEET ADDRESS	737 EGRET CIRCLE
CONCRETE SQ FT	1749 SQ FT
SETBACKS	FRONT - 10' REAR - 25' SIDE - 25'

← 34' →
 33' max on driveway
 Driveway OK @ 33' max
 Pat 22 5/11/09

C1

ISSUED: 02/02/09
 DRAWN BY: R/S
 REVISION: 03/10/09

Merlino Residence Blue Heron Meadows Subdivision

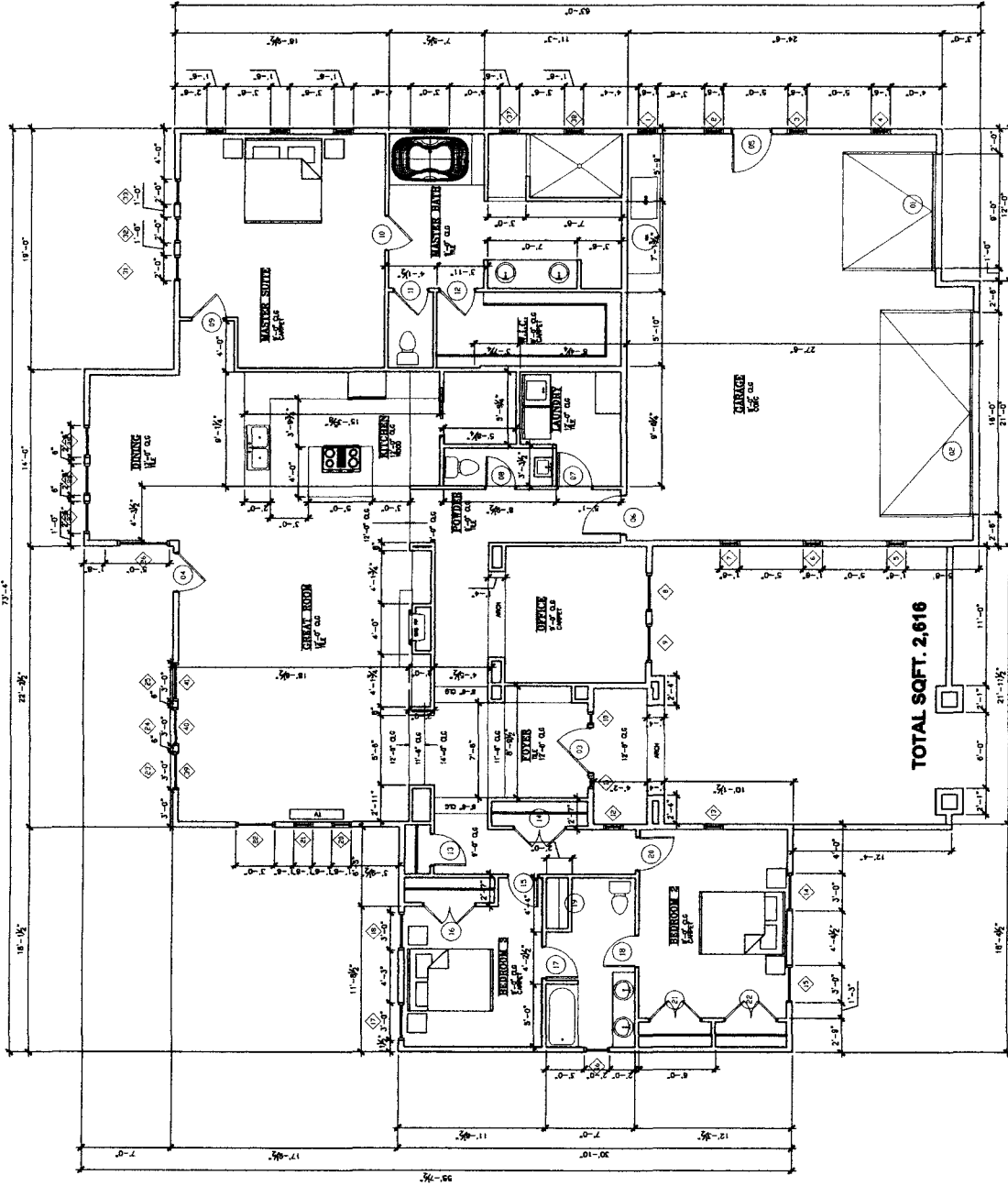
ETK
 DESIGN
 Inc

631 Logan Avenue
 Palmdale, CO 81526
 970.640.7898

Merlino Residence Blue Heron Meadows Subdivision

ISSUED: 02/02/09
DRAWN BY: RJS
REVISION: 03/20/09

A1.1



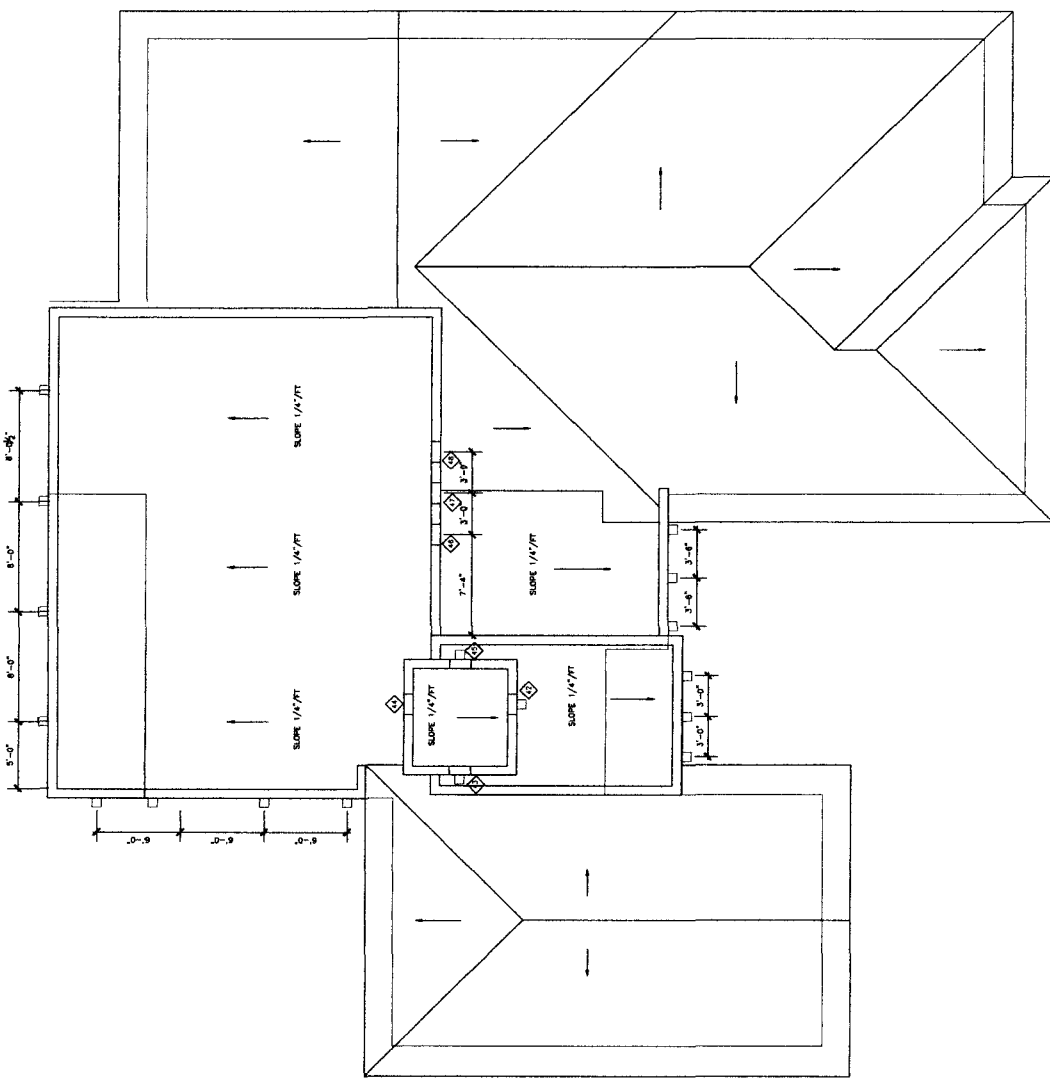
ETX
DESIGN
Inc

631 Logan Avenue
Palmer, CO 81266
970.640.7898

Merlino Residence Blue Heron Meadows Subdivision

ISSUED: 02/02/09
DRAWN BY: RJS
REVISION:

A1.3



1 ROOF PLAN 1/4"=1'-0"

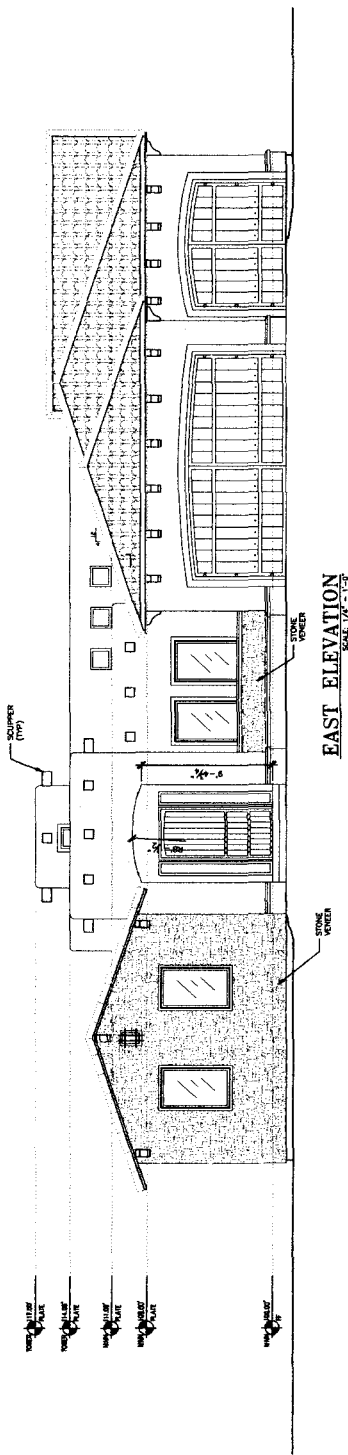
RTK
DESIGN
Inc

631 Logan Avenue
Pueblo, CO 81526
970.640.7998

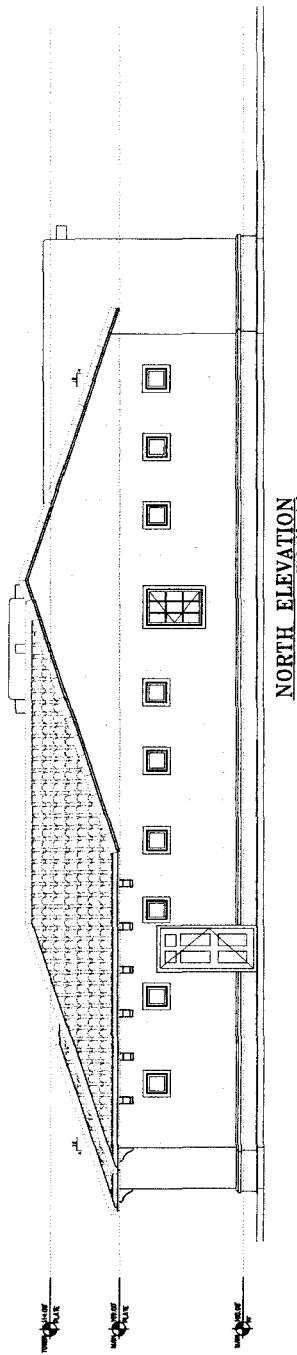
Merlino Residence Blue Heron Meadows Subdivision

ISSUED: 03/02/09
DRAWN BY: RJS
REVISION: 03/20/09

A2.1



EAST ELEVATION
SCALE: 1/4" = 1'-0"



NORTH ELEVATION
SCALE: 1/4" = 1'-0"

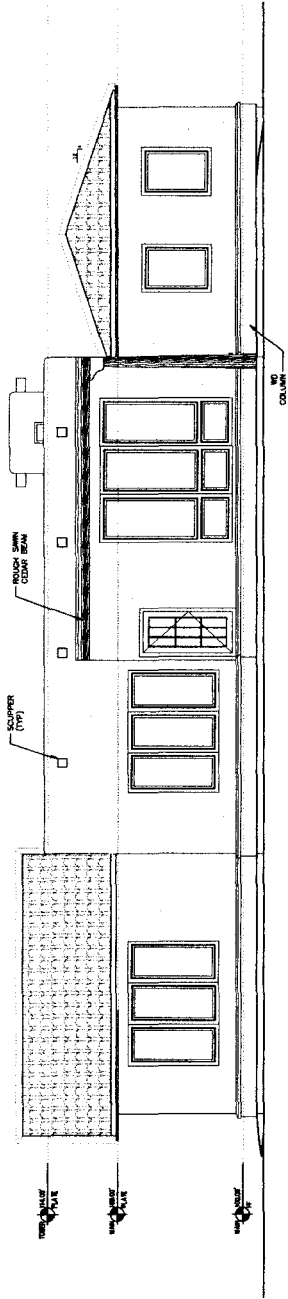
ETK
DESIGN
Inc

631 Logan Avenue
Pikesville, MD 21136
970.640.7898

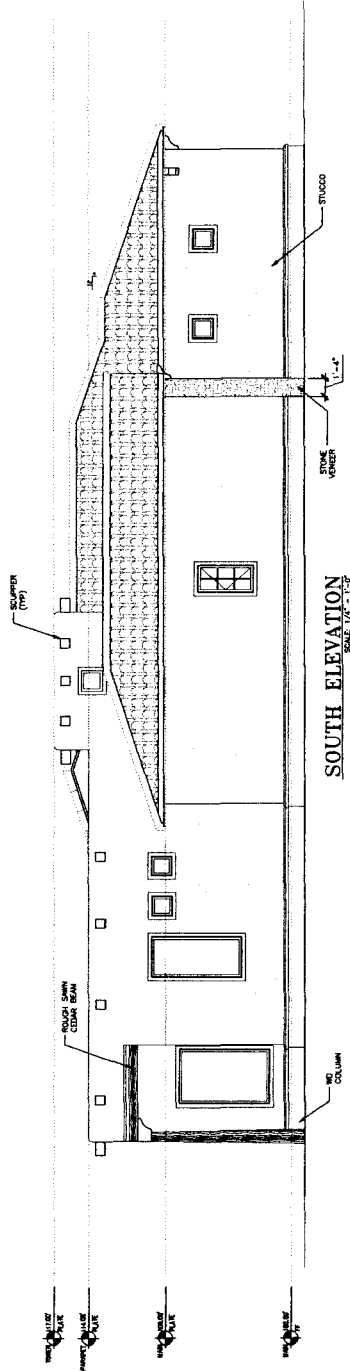
Merlino Residence Blue Heron Meadows Subdivision

ISSUED: 02/02/09
DRAWN BY: RJS
REVISION: 03/20/09

A2.2



WEST ELEVATION
SCALE: 1/4" = 1'-0"



SOUTH ELEVATION
SCALE: 1/4" = 1'-0"