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

BLDG PERMIT NO. 62045-0

Building Address 2856 Fenel Ave
 Parcel No. 2943-191-21-001
 Subdivision white willows
 Filing one Block 7 Lot 1

No. of Existing Bldgs 1 No. Proposed 1
 Sq. Ft. of Existing Bldgs 1424 Sq. Ft. Proposed 128
 Sq. Ft. of Lot / Parcel 8,772
 Sq. Ft. Coverage of Lot by Structures & Impervious Surface
 (Total Existing & Proposed) 1552
 Height of Proposed Structure 9 feet

OWNER INFORMATION:

Name Mickey & Sunset Burke
 Address 2856 Fenel Ave
 City / State / Zip Grand Jct., CO 81501

DESCRIPTION OF WORK & INTENDED USE:

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

APPLICANT INFORMATION:

Name Mickey & Sunset Burke
 Address 2856 Fenel Ave
 City / State / Zip Grand Jct., CO 81501
 Telephone 970-433-7269

***TYPE OF HOME PROPOSED:**

Site Built Manufactured Home (UBC)
 Manufactured Home (HUD)
 Other (please specify): Pre-fab Storage shed

NOTES: MUST BE 20' SETBACK IN REAR
AN 3' ON SIDE

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 /
 SETBACKS: Front 20/25 from property line (PL) Permanent Foundation Required: YES / NO /
 Side 7/3 from PL ^{14' ON EAST} Rear 25/20 from PL Floodplain Certificate Required: YES / NO /
 Maximum Height of Structure(s) / Parking Requirement /
 Voting District / Driveway Location Approval RB Special Conditions /
 (Engineer's Initials)

PAID
MAR 30 2009

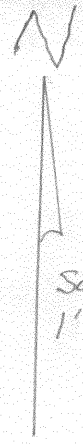
Modifications to this Planning Clearance must be approved, in writing, by the Public Works & Planning Department. The structure authorized by this application cannot be occupied until a final inspection has been completed and a Certificate of Occupancy has been issued, if applicable, by the Building 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).

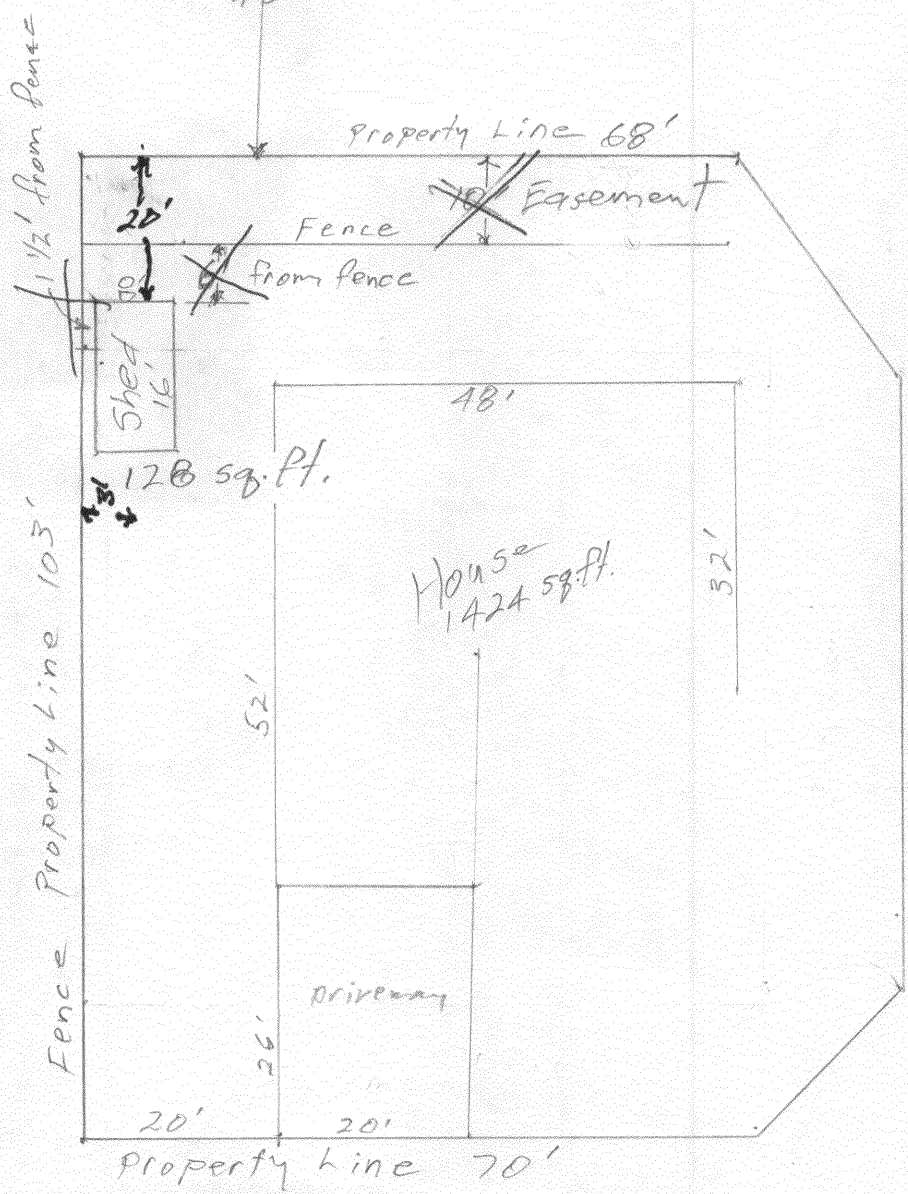
Applicant Signature Mickey Burke Date 3-30-09
 Planning Approval Lynli Reynolds Date 3/30/09

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

D Road E



Scale:
1" = 20'



Burdock way

Fenel Ave

2856 Fenel Ave
 Parcel # 2943-191-21-001
 White Willows, Filing One
 Block 7 Lot 1
 433-7269

ACCEPTED *P. L. Ry...*
 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.