

FEE \$	10 <sup>00</sup>
TCP \$	2554 <sup>00</sup>
SIF \$	460 <sup>00</sup>

~~Deferred Fees~~  
**PLANNING CLEARANCE**  
 (Single Family Residential and Accessory Structures)  
**Public Works & Planning Department**

BLDG PERMIT NO. \_\_\_\_\_  
 Zoning Approval

Building Address 332 Iron Horse Ct No. of Existing Bldgs 0 No. Proposed 1  
 Parcel No. 2945-203-53-021 Sq. Ft. of Existing Bldgs 0 Sq. Ft. Proposed 2635  
 Subdivision Redlands Mesa Lot 15,986  
 Filing 3 Block 2 Lot FEES DEFERRED  
 Sq. Ft. Coverage of Lot by Structures & Impervious Surface (Total Existing & Proposed) 4825 30%  
 Height of Proposed Structure 22'

**OWNER INFORMATION:**

Name 332 Iron Horse Ct LLC  
 Address 1475 Stonebridge SE Ct  
 City / State / Zip Cedaredge CO 81413

**DESCRIPTION OF WORK & INTENDED USE:**

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

**APPLICANT INFORMATION:**

Name Charles Nicholas Arend  
 Address 1475 Stonebridge SE Ct  
 City / State / Zip Cedaredge CO 81413  
 Telephone 314-313-2423

**\*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, and all easements & rights-of-way which abut the parcel.**

THIS SECTION TO BE COMPLETED BY PLANNING STAFF	
ZONE <u>PD</u>	Maximum coverage of lot by structures <u>35%</u>
SETBACKS: Front <u>20'</u> from property line (PL)	Permanent Foundation Required: YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>
Side <u>7'</u> from PL Rear <u>20'</u> from PL	Floodplain Certificate Required: YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>
Maximum Height of Structure(s) <u>32'</u>	Parking Requirement <u>2</u>
Voting District <u>A</u> Driveway Location Approval <u>PD/A</u> (Engineer's Initials)	Special Conditions <u>PAID SEP 01 2010</u>

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 CA Arend Date 10/5/09  
 Planning Approval PD C McKee Date 10/9/09

Additional water and/or sewer tap fee(s) are required: YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>	W/O No. <u>Deferred 21542</u>
Utility Accounting <u>Michael Cole</u>	Date <u>10/21/09</u>