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

BLDG PERMIT NO.

13653-0

Building Address 420 PROSPECTORS PT. No. of Existing Bldgs 1 No. Proposed —
 Parcel No. 2945-174-29-022 Sq. Ft. of Existing Bldgs 1340 Sq. Ft. Proposed —
 Subdivision Ridges Sq. Ft. of Lot / Parcel 6969
 Filing 6 Block 9 Lot 22A Sq. Ft. Coverage of Lot by Structures & Impervious Surface (Total Existing & Proposed) —
 Height of Proposed Structure NO CHGS

OWNER INFORMATION:

Name BRIAN JON TAY
 Address 420 PROSPECTORS PT.
 City / State / Zip CO. CO 81507

DESCRIPTION OF WORK & INTENDED USE:

- New Single Family Home (*check type below)
- Interior Remodel Addition
- Other (please specify): adding 1045F finished space above garage with no exterior structural changes

APPLICANT INFORMATION:

Name BRIAN JON TAY
 Address 420 PROSPECTORS PT.
 City / State / Zip CO. CO 81507
 Telephone 970-270-6262

***TYPE OF HOME PROPOSED:**

- Site Built Manufactured Home (UBC) Prep Kitchen
- Manufactured Home (HUD)
- Other (please specify): existing plumbing

NOTES: Small prep kitchen for

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. 5/18/07

THIS SECTION TO BE COMPLETED BY PLANNING STAFF

ZONE PD Maximum coverage of lot by structures no chg
 SETBACKS: Front 20 from property line (PL) Permanent Foundation Required: YES NO
 Side 10 from PL Rear 10 from PL Floodplain Certificate Required: YES NO
 Maximum Height of Structure(s) NO chg Parking Requirement 2
 Voting District _____ Driveway Location Approval _____ Special Conditions ACCO
 (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 3/19/09
 Planning Approval [Signature] Date 3/19/09

Additional water and/or sewer tap fee(s) are required:	YES	NO <input checked="" type="checkbox"/>	W/O No. <u>NO CHANGE</u>
Utility Accounting	Date <u>3-19-09</u>		

ACCEPTED

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.

