

FEE \$	10 ⁰⁰
TCP \$	/
SIF \$	/

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

BLDG PERMIT NO. 72

10601-0

Building Address 808 SAMOAN DR
 Parcel No. 2701-264-03-004
 Subdivision PARADISE HILLS
 Filing 1 Block 3 Lot 4

No. of Existing Bldgs 1 No. Proposed 1
 Sq. Ft. of Existing Bldgs 2400 Sq. Ft. Proposed 320
 Sq. Ft. of Lot / Parcel _____
 Sq. Ft. Coverage of Lot by Structures & Impervious Surface
 (Total Existing & Proposed) 3200 SFR
 Height of Proposed Structure _____

OWNER INFORMATION:

Name RANDY BECKY WIEMER
 Address 808 SAMOAN DR
 City / State / Zip GT Co

DESCRIPTION OF WORK & INTENDED USE:
 New Single Family Home (*check type below)
 Interior Remodel Addition
 Other (please specify): Sunroom on back

APPLICANT INFORMATION:

Name 3-D BLDGS
 Address 2527 G 1/2 RD
 City / State / Zip GT Co 81505
 Telephone 970-250-3772

*TYPE OF HOME PROPOSED:
 Site Built Manufactured Home (IFBC)
 Manufactured Home (HUD)
 Other (please specify): _____

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 MAY 19 2009
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NOTES: ADD ON 20x16 SUNROOM

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.

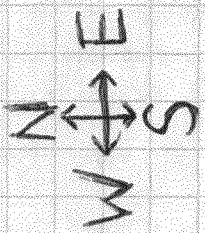
THIS SECTION TO BE COMPLETED BY PLANNING STAFF			
ZONE <u>R-4</u>	Maximum coverage of lot by structures <u>50%</u>		
SETBACKS: Front <u>20'</u> from property line (PL)	Permanent Foundation Required: YES <u>X</u> NO _____		
Side <u>7</u> from PL Rear <u>25</u> from PL	Floodplain Certificate Required: YES _____ NO <u>X</u>		
Maximum Height of Structure(s) <u>35</u>	Parking Requirement _____		
Voting District _____	Driveway Location Approval _____ (Engineer's Initials)	Special Conditions _____	

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 5/19/09
 Planning Approval [Signature] Date 5/19/09

Additional water and/or sewer tap fee(s) are required:	YES	NO <u>X</u>	W/O No. <u>no water/sewer</u>
Utility Accounting <u>[Signature]</u>	Date <u>5/19/09</u>		



28'
TO PROPERTY LINE
PLUS 3' EASEMENT
EASMENT

44'
TO PROPERTY LINE
PLUS 3' EASEMENT

PROPOSED CONST.
SUNROOM ADD ON
w/ ROOF OVERFRAME

15'9"
TO PROPERTY LINE

HVAC
19'6"
TO PROPERTY LINE

808 SAMOAN DR
3-D BUILDERS
250-3772

GAS METER

39' TO STREET CORNER

DRIVEWAY
39'

WATER METER

ACCEPTED *Pat Decker 5/19/09*
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.

SAMOAN DR

