

FEE \$	10.00
TCP \$	
SIF \$	

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

BLDG PERMIT NO. 12137-0

Building Address 258 Sherman Drive
 Parcel No. 2945-252-14-009
 Subdivision Artesia Heights Replat
 Filing _____ Block 3 Lot 9

No. of Existing Bldgs ~~1~~ 2 No. Proposed 10 chg
 Sq. Ft. of Existing Bldgs 1928 Sq. Ft. Proposed 482
 Sq. Ft. of Lot / Parcel 10,105
 Sq. Ft. Coverage of Lot by Structures & Impervious Surface
 (Total Existing & Proposed) 2410
 Height of Proposed Structure 10'6"

OWNER INFORMATION:

Name RONALD E. VIGIL
 Address 258 SHERMAN Drive
 City / State / Zip Grand Jctn. CO 81503

DESCRIPTION OF WORK & INTENDED USE:

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

JUN 16 2009

APPLICANT INFORMATION:

Name RONALD E. VIGIL
 Address 258 SHERMAN Drive
 City / State / Zip GRAND JCTN. CO 81503
 Telephone 970-245-4911

***TYPE OF HOME PROPOSED:**

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

NOTES: Addition to existing home
with add'l bath and laundry &
Additional electrical

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 R8 Maximum coverage of lot by structures 70
 SETBACKS: Front 20 from property line (PL) Permanent Foundation Required: YES X NO _____
 Side 5 from PL Rear 10 from PL Floodplain Certificate Required: YES _____ NO X
 Maximum Height of Structure(s) 35 Parking Requirement 2
 Voting District _____ Driveway Location Approval _____ Special Conditions _____
 (Engineer's Initials)

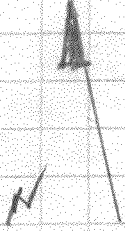
Modifications to this Planning Clearance must be approved, in writing, by the Public Works & Planning Department. The structure authorized by this application cannot be occupied until a final inspection has been completed and a Certificate of Occupancy has been issued, if applicable, by the Building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

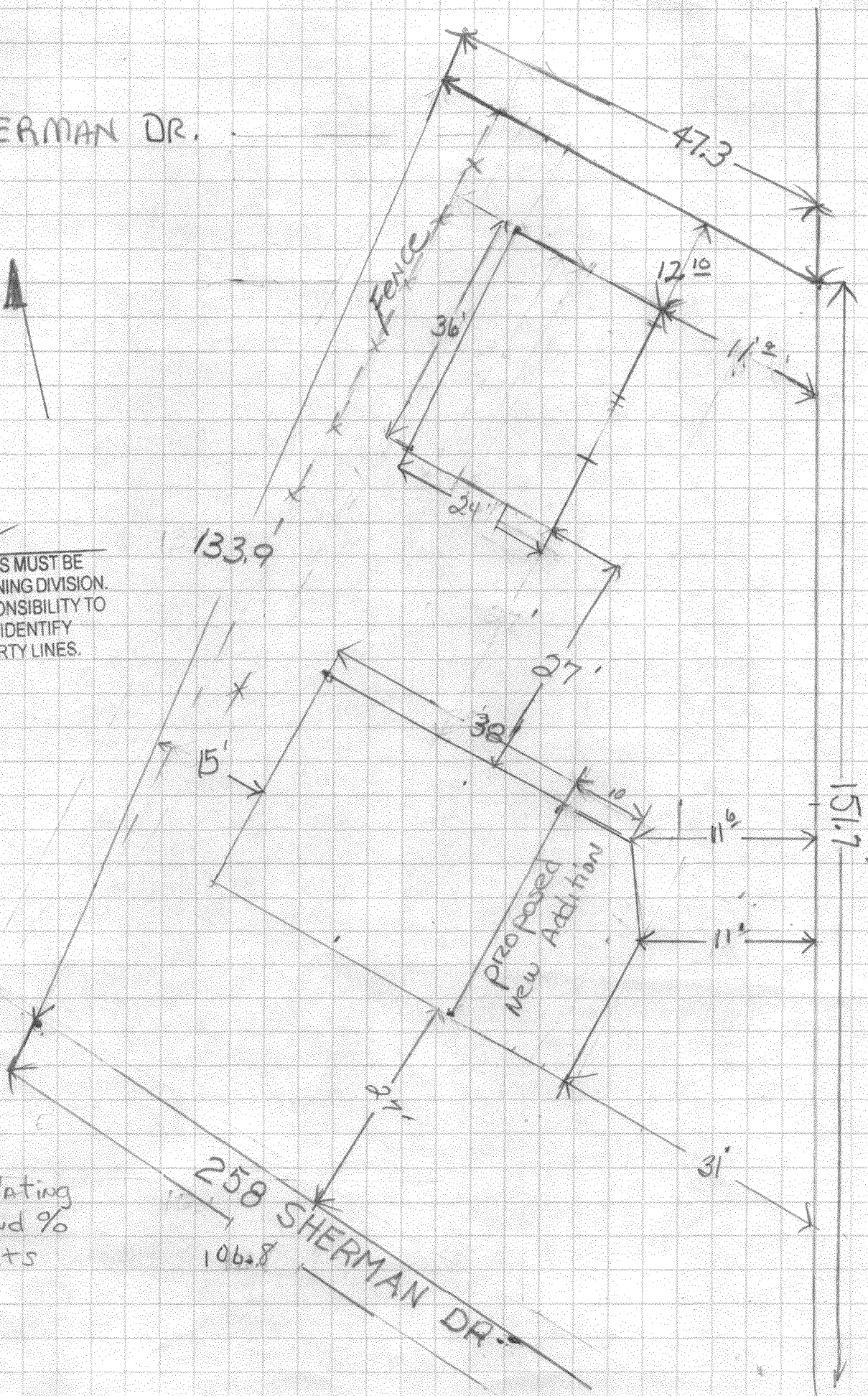
X Applicant Signature [Signature] Date 6/16/09
 Planning Approval [Signature] Date 6/16/09

Additional water and/or sewer tap fee(s) are required:	YES	NO <u>X</u>	W/O No. <u>staying single family res. done</u>
Utility Accounting <u>[Signature]</u>	Date <u>6/16/09</u>		

258 SHERMAN DR.



ACCEPTED *cl*
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.



9 Block 3 replating of blocks 1, and 90 Artesia Heights

258 SHERMAN DR.