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# PLANNING CLEARANCE

(Single Family Residential and Accessory Structures)

Community Development Department

BLDG PERMIT NO. \_\_\_\_\_

Building Address 26921-0  
340 Sienna Ct.

Parcel No. 2947-351-19-018

Subdivision Canyon View

Filing 5 Block 2 Lot 4

No. of Existing Bldgs 1 No. Proposed 0

Sq. Ft. of Existing Bldgs 2842 Sq. Ft. Proposed 608

Sq. Ft. of Lot / Parcel .397 Acres

Sq. Ft. Coverage of Lot by Structures & Impervious Surface (Total Existing & Proposed) 4500

Height of Proposed Structure Ø

### OWNER INFORMATION:

Name WD & Angela Christensen

Address 340 Sienna Ct

City / State / Zip G) CO 81507

### DESCRIPTION OF WORK & INTENDED USE:

- New Single Family Home (\*check type below)
- Interior Remodel  Addition
- Other (please specify): 16x36 pool

### APPLICANT INFORMATION:

Name Watermark Spas & Tools

Address 2491 Hwy 6 & 50

City / State / Zip G) CO 81505

Telephone 241-4133

### \*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 & width & all easements & rights-of-way which abut the parcel.**

### THIS SECTION TO BE COMPLETED BY COMMUNITY DEVELOPMENT DEPARTMENT STAFF

ZONE PD Maximum coverage of lot by structures \_\_\_\_\_

SETBACKS: Front 35' from property line (PL) Permanent Foundation Required: YES \_\_\_\_\_ NO \_\_\_\_\_

Side 15' from PL Rear 25' from PL Parking Requirement \_\_\_\_\_

Maximum Height of Structure(s) \_\_\_\_\_ Special Conditions \_\_\_\_\_

Voting District \_\_\_\_\_ Driveway Location Approval \_\_\_\_\_  
 (Engineer's Initials)

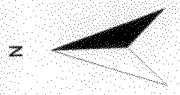
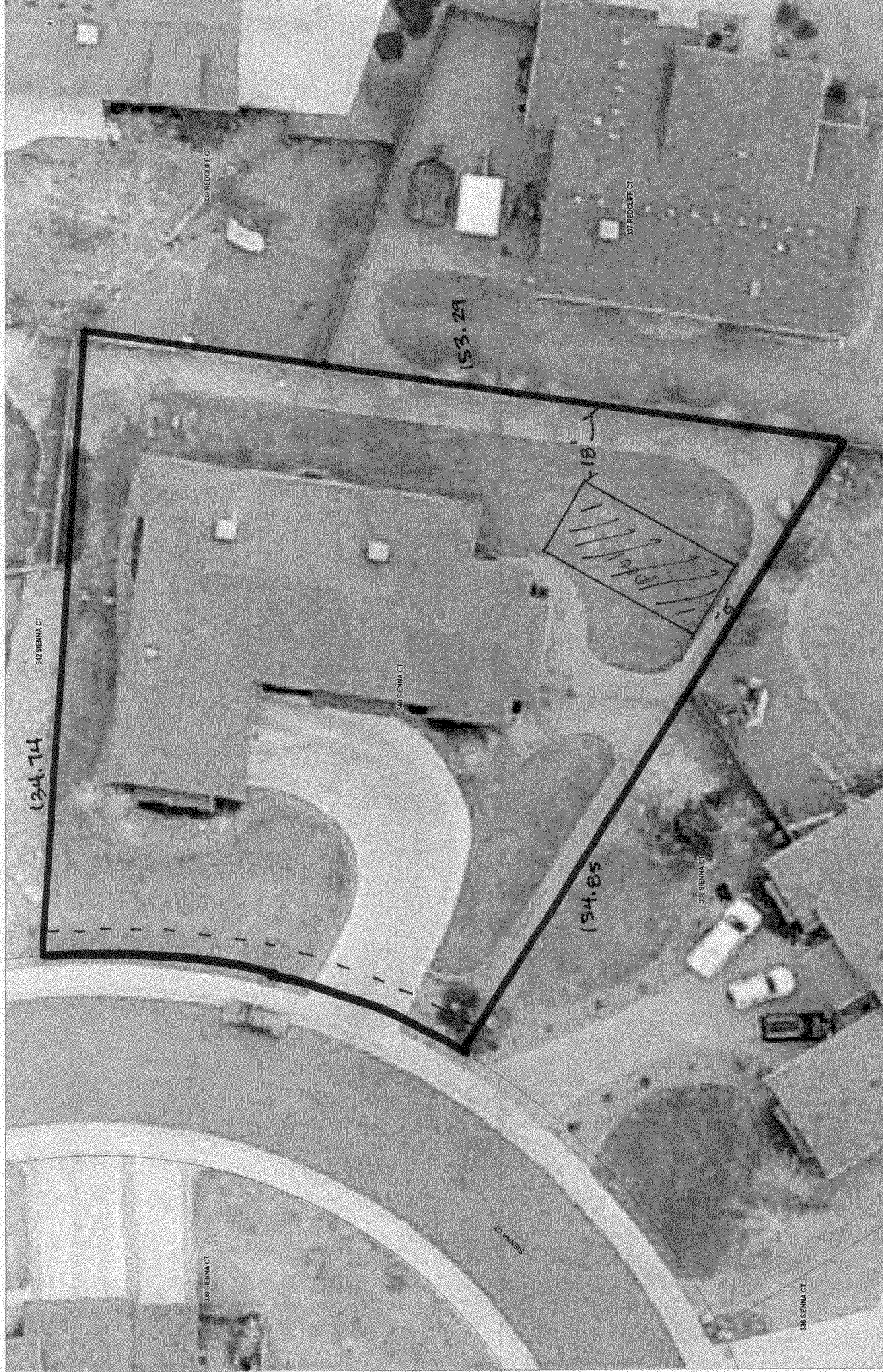
Modifications to this Planning Clearance must be approved, in writing, by the Community Development Department. The structure authorized by this application cannot be occupied until a final inspection has been completed and a Certificate of Occupancy has been issued, if applicable, by the Building Department (Section 305, Uniform Building Code).

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 5-12-09

Department Approval [Signature] Date 5-12-09

Additional water and/or sewer tap fee(s) are required:	YES	NO	W/O No. <u>Now w/ sewer charge</u>
Utility Accounting <u>[Signature]</u>	Date <u>5/12/09</u>		



5-12-09  
 ACCEPTED *Gayleen Henderson*  
 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.

SCALE 1 : 330

