FEE\$	10.00
TCP \$	2554.00
SIF \$	460.00

(White: Planning)

(Yellow: Customer)

PLANNING CLEARANCE

BI	DG	PFRI	TIN	NO

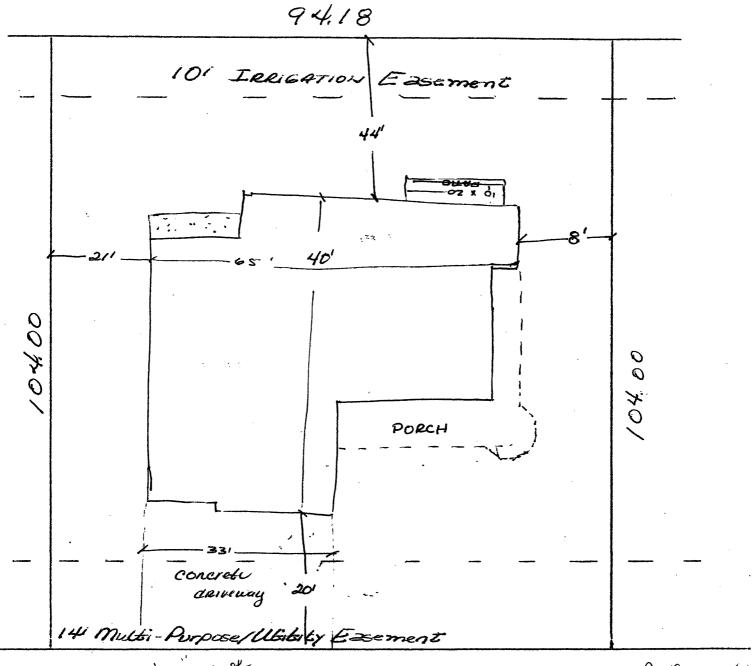
(Single Family Residential and Accessory Structures)

Public Works & Planning Department

Building Address 191 SUN HAWK DR	No. of Existing Bldgs No. Proposed
Parcel No. 2943 - 321 - 26 - 004	Sq. Ft. of Existing Bldgs Ø Sq. Ft. Proposed 1795
Subdivision HAWKS NEST	Sq. Ft. of Lot / Parcel 9794
Filing ONE Block 3 Lot 4	Sq. Ft. Coverage of Lot by Structures & Impervious Surface (Total Existing & Proposed)
OWNER INFORMATION:	Height of Proposed Structure _30'
Name 30 ROAD, LLC	DESCRIPTION OF WORK & INTENDED USE:
Address 710 So 15 15	New Single Family Home (*check type below) Interior Remodel Addition
City / State / Zip SJ CO 850	Other (please specify):
APPLICANT INFORMATION:	*TYPE OF HOME PROPOSED:
Name Rite Way Systems, LLC	Site Built
Address 76 25 Rd	Other (please specify):
City / State / Zip <u>65,0085</u>	NOTES:
Telephone <u>(970)</u> 250-7244	
	cisting & proposed structure location(s), parking, setbacks to all
property lines, ingress/egress to the property, driveway location	n & width & all easements & rights-of-way which abut the parcel.
	n & width & all easements & rights-of-way which abut the parcel. LETED BY PLANNING STAFF
THIS SECTION TO BE COMP	Maximum coverage of lot by structures _50%
THIS SECTION TO BE COMP	Maximum coverage of lot by structures 50%
THIS SECTION TO BE COMP ZONE R-4 SETBACKS: Front 20 from property line (PL)	Maximum coverage of lot by structures 50% Permanent Foundation Required: YES_NO
THIS SECTION TO BE COMP ZONE R-4 SETBACKS: Front 20' from property line (PL) Side 7' from PL Rear 25' from PL	Permanent Foundation Required: YESNO Floodplain Certificate Required: YESNO
THIS SECTION TO BE COMP ZONE R-4 SETBACKS: Front 20' from property line (PL) Side 7' from PL Rear 25' from PL Maximum Height of Structure(s) 35' Voting District Driveway Location Approval Location Approval (Engineer's Initials) Modifications to this Planning Clearance must be approved,	Permanent Foundation Required: YESNO Floodplain Certificate Required: YESNO Parking Requirement Special Conditions in writing, by the Public Works & Planning Department. The ntil a final inspection has been completed and a Certificate of
THIS SECTION TO BE COMP ZONE R-4 SETBACKS: Front 20 from property line (PL) Side 7 from PL Rear 25 from PL Maximum Height of Structure(s) 35 from PL Voting District Driveway Location Approval (Engineer's Initials) Modifications to this Planning Clearance must be approved, structure authorized by this application cannot be occupied to Occupancy has been issued, if applicable, by the Building Deline I hereby acknowledge that have read this application and the	DETED BY PLANNING STAFF Maximum coverage of lot by structures
THIS SECTION TO BE COMP ZONE R-4 SETBACKS: Front 20 from property line (PL) Side 7 from PL Rear 25 from PL Maximum Height of Structure(s) 35 from PL Voting District Driveway Location Approval (Engineer's Initials) Modifications to this Planning Clearance must be approved, structure authorized by this application cannot be occupied to Occupancy has been issued, if applicable, by the Building Del I hereby acknowledge that have read this application and the ordinances, laws, regulations or restrictions which apply to the	LETED BY PLANNING STAFF Maximum coverage of lot by structures
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(Pink: Building Department)

(Goldenrod: Utility Accounting)



Driveway OK Bayler Harderson

ACCEPTED 23 L3 Control Withon

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.

SUN HAWK ORIVE



191 SUN HAWK DR LOT & BIK 3 HAWKS NEST SUBP FIL ONE