



ARCHULETA COUNTY BUILDING DEPARTMENT
 ARCHULETA COUNTY, COLORADO
 970) 731-3877
 BUILDING APPLICATION

No. 2008-1
 Date of Application: 1/2/08

PROPERTY DESCRIPTION: Parcel # 55832430070 Section: _____ Township: _____ Range: _____
 Street Address: 620 SANTINO PLACE Site size: .87 Number of living units: 1
 Subdivision: RESERVE PAGOSA PEAK Unit: 3 Block: _____ Lot: 70 No. of new living units: 0
 General Directions to location: 5.5 MILES NORTH ON PIEDRA ROAD TO LUCAS BLVD. THEN LEFT TO SANTINO PLACE AND GO TO END Gate Code# _____
 SITE LOCATION INFORMATION: Airport Influence Area: N/A Avigation Easement Recorded: _____
 Flood Hazard: N/A Flood Cert. No.: N/A

NAME	MAILING ADDRESS	TELEPHONE #
Owner: <u>V. RICK DAY III</u>	<u>27213 COVE DR, PO. Box 673 ORANGE BEACH, ALABAMA 36561</u>	<u>(251) 981-8548</u>
Contractor: <u>MOORE & Co. INC.</u>	<u>P.O. BOX 4792 PAGOSA SPRINGS, Co. 81147</u>	<u>(970) 264-7008</u>

BUILDING INFORMATION: USE: <u>SER. Garage/Living space</u> Basement <u>N/A</u> sq ft First Floor <u>1136</u> sq ft Second Floor <u>J</u> sq ft Garage <u>1136</u> sq ft Other <u>111</u> sq ft Total: <u>2383</u> sq ft Valuation: <u>145,000</u> Permit Fee: <u>1262.55</u> Check #: <u>1227</u> By: <u>J2V</u>	# Bedrooms <u>0</u> # Bathrooms <u>1</u> Agency Permits: Road and Bridge: # <u>N/A</u> Fire Dept: _____ Forest Svc Access: _____	USE OF BUILDING: _____ Seasonal <input checked="" type="checkbox"/> Year-round TYPE OF SEWAGE DISPOSAL: _____ Individual Permit # _____ <input checked="" type="checkbox"/> Public Finaled _____ TYPE OF WATER SUPPLY: _____ Individual (well/ cistern) <input checked="" type="checkbox"/> Public
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MOBILE HOME: Size: _____ x _____ Make: _____ Model: _____ Year: _____
 Serial # _____ Previous Owner & Location: _____

In consideration of the issuance of this permit, the undersigned hereby agrees to comply with all building codes and land use regulation adopted by Archuleta County pursuant to authority given in 30-28-201 C.R.S. as amended. The undersigned further agrees that is the above said regulations are not fully complied with in the location, erection, construction and use of the above described structure, the permit may then be revoked by notice from the County and that then and there it shall become null and void.

The issuance of a permit based upon plans, specifications and other data shall not prevent the Director of County Development from thereafter requiring the correction of errors in said plans, specifications and other data, or from preventing building operation being carried on there-under when in violation of this code or any other regulations of this jurisdiction.

The review of the submitted plans and specifications and inspections conducted thereafter does not constitute and acceptance of any responsibilities of liabilities by Archuleta County for errors, omission, or discrepancies. The responsibility for these items and implementation during construction rests specifically with the architect, designer, builder and owner. Comments are intended to be constructive and in support of the owner's interest.

This permit becomes null and void if work or construction authorized is not commenced within 180 days, or if construction or work is suspended or abandoned for a period of 180 days at any time after the work is commenced.

Moving in to a building prior to a final inspection and the issuing of a Certificate of Occupancy will result in a fine of 200% of your permit fee.

I hereby certify that I have read and examined this application and know the same to be true and correct. All provisions and laws and regulations governing this type of work will be complied with whether specified or not. The granting of a permit does not presume to give authority to violate or cancel the provisions of any state or local law regulating construction or the performance of construction or any covenants or restriction on the land.

When the structures or work authorized by this permit are still in existence at the time the property is transferred, the terms and conditions of this permit will continue to be binding on the new owner(s) of the property.

This application must be accompanied by 2 sets of plans, specs and plot plan (ILC) providing information adequate to determine compliance with building code regulations. The required permits from other offices and proof of ownership is also included.

Owner/Contractor/Agent Signature [Signature] Date: 12/26/07

IMPROVEMENT LOCATION CERTIFICATE
SHOWING LOT & PROPOSED IMPROVEMENTS

LOT 70X
622 SANTINO PLACE
THE RESERVE AT PAGOSA PEAK PHASE 3
ARCHULETA COUNTY, COLORADO

I hereby certify that this improvement location certificate was prepared for:

MOORE & COMPANY, INC.

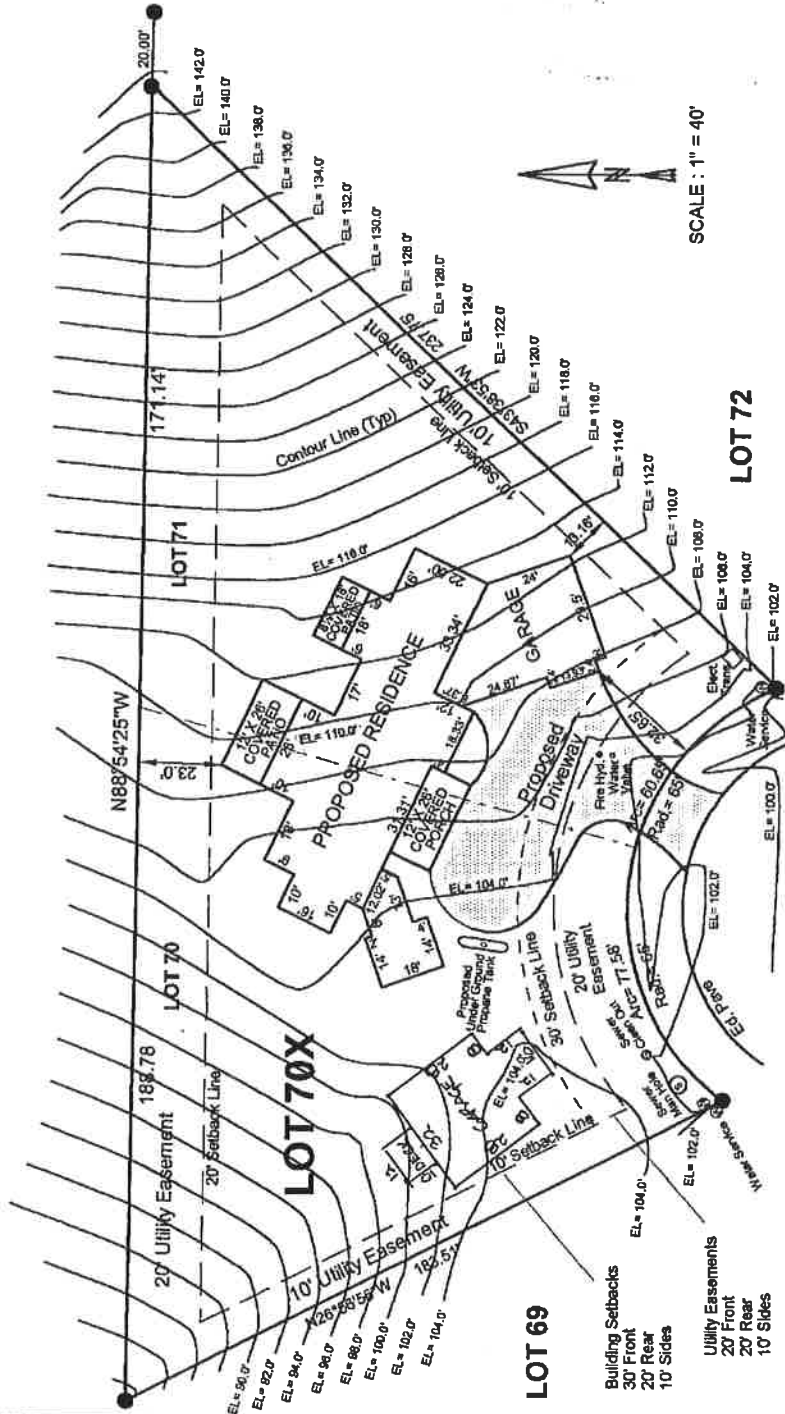
that it is not a land survey plat or improvement survey plat, and that it is not to be relied upon for the establishment of fences, buildings or other future improvement lines.

I further certify that the improvements on the above described parcel on this day 11/02/06, except utility connections, are entirely within the boundaries of the parcel, except as shown, that there are no encroachments upon the described premises by improvements on any adjoining premises, except as indicated, and that there is no apparent evidence or sign of any easement crossing or burdening any part of said parcel, except as noted.

This certificate does not constitute a title search by the surveyor to determine ownership or easements of record. For all information regarding easements, rights-of-way and title of record the surveyor relied upon the noted plat of THE RESERVE AT PAGOSA PEAK PHASE 3.



DAVID MURREY, PLS
PO BOX 3012
PAGOSA SPRINGS, CO. 81147
(970) 731-3805



SCALE : 1" = 40'

- LEGEND**
- Found 's' rebar with 1 1/2" alum. cap, LS 23804
 - Property line
 - - - Easement line
 - - - Setback line

NOTICE
According to Colorado law you must commence any legal action based upon any defect in this survey within three years after you first discover such defect. In no event, may any action based upon any defect in this survey be commenced more than ten years from the date of the certification above hereon.



The Reserve
AT PAGOSA PEAK

Property Owners Association • 197A Santino Place Pagosa Springs, CO 81147

August 26, 2014

Rick & Dana Day
620 Santino Place
Pagosa Springs, CO 81147

Re: ARC Approval – Resubmittal for Detached Garage with Guest Quarters

Dear Rick & Dana:

I am writing in regards to the documentation you recently submitted to the Architectural Review Committee for review of the modified plans for the construction of the detached garage with Guest Quarters on your lot in The Reserve at Pagosa Peak.

Based on the information you have provided, the resubmitted plans have been approved as of August 26, 2014. A variance to our Architectural Guidelines has been granted in regard to the Guest Quarters that were added to the garage after the initial approval. Typically, our Covenants allow for one single family dwelling per lot; but, due to the fact that you have 2 contiguous lots and the detached garage was approved as an outbuilding, we will allow the use of the upstairs area of the detached garage as additional living space with the kitchen facilities.

Please find attached a set of the modified plans, approved and signed by the Committee. Duplicate originals will be retained in the Association files as well. If you have any further questions, please feel free to contact Jack Schricker (970-731-2356) or myself (970-731-0155).

Regards,

Bart Cox
Reserve at Pagosa Peak POA, Inc
Chairman, Architectural Review Committee



Archuleta County Department of Building and Safety
1122 HWY 84
P. O. Box 1507
Pagosa Springs, Colorado 81147

Certificate of Occupancy

This certificate issued pursuant to the requirements of the 2006 International Residential Code certifying that at the time of issuance this structure was in compliance with the county regulating building construction or use.

Use Classification: SFR
Group: R-3
Restrictions: NONE

Owner of Building:
V. RICK DAY III
27213 COVE DRIVE
ORANGE BEACH, AL 36561

Building Permit No. 2008-001
Property Address:
620 SANTINO PLACE
PAGOSA SPRINGS, CO 81147
Subdivision: RESERVE AT PAGOSA PEAK
Unit: 3
Block:
Lot: 70
Section: Township: Range:

By: John Ruyke

For: John Ruyke Chief/Building Inspector
8/28/2014