

DATE SUBMITTED: Aug 30, 1991

PERMIT NO. 39561
FEE \$ 500

PLANNING CLEARANCE
GRAND JUNCTION COMMUNITY DEVELOPMENT DEPARTMENT

BLDG ADDRESS: 715 Horizon Dr SQ. FT. OF BLDG: 3600 \$ remodel
SUBDIVISION: _____ SQ. FT. OF LOT: _____
FILING NO. ___ BLK NO. ___ LOT NO. ___ NO. OF FAMILY UNITS: N/A
TAX SCHEDULE NO: 2701-363-00-093 NUMBER OF BUILDINGS ON PARCEL BEFORE THIS PLANNED CONSTRUCTION: 1
OWNER: Mutual Benefit Life USE OF EXISTING BUILDINGS: Retail - OFFICE - Business
ADDRESS: P.O. Box 2206 DESCRIPTION OF WORK AND INTENDED USE: Remodel - Change in Use
TELEPHONE: 245-6411

SUBMITTALS REQUIRED: Two plot plans showing parking, landscaping, setbacks to all property lines, and all streets which abut the parcel.

FOR OFFICE USE ONLY

ZONE H.O. FLOODPLAIN: YES ___ NO ___
SETBACKS: FRONT _____ GEOLOGIC HAZARD: YES ___ NO ___
SIDE _____ REAR Interior Remodel CENSUS TRACT: 10
MAXIMUM HEIGHT _____ TRAFFIC ZONE: 10
LANDSCAPING/SCREENING REQUIRED: _____ SPECIAL CONDITIONS: _____

Modifications to this Planning Clearance must be approved, in writing, by this Department. The structure approved by this application cannot be occupied until a Certificate of Occupancy is issued by the Building Department (Section 307, Uniform Building Code).

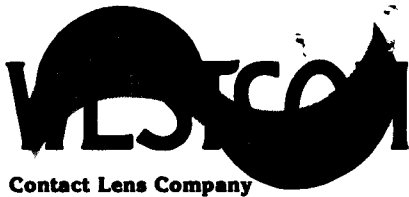
Any landscaping required by this permit shall be maintained in an acceptable and healthy condition. The replacement of any vegetation materials that die or are in an unhealthy condition shall be required.

I hereby acknowledge that I have read this application and the above is correct, and I agree to comply with the requirements above. Failure to comply shall result in legal action.

[Signature]
Department Approval
8-20-91
Date Approved

[Signature]
Applicant Signature
8/20/91
Date

*** Valid for six months from date of issuance (Section 9-3-2.D Grand Junction Zoning and Development Code).



1-800-826-9464 (Colorado Wats)
1-800-346-4303 (National Wats)
FAX 1-303-245-4516
(303) 245-3845

2775 Crossroads Blvd., Suite 110 Grand Junction, Colorado 81506

August 19, 1991

Mr. Dave Thornton
City of Grand Junction Planning Dept.

Dear Mr. Thornton,

I would like to follow up on our telephone conversation of last Friday August 16, 1991 in which we discussed the zoning of the building at 715 Horizon Drive, Space 70.

As I mentioned to you we will be making soft and ridged contact lenses. After our discussion you likened this operation to the fabricating of spectacle lenses in retail optical shops like Lens Crafters and Vision Care One in our own Mesa Mall. These are good analogies and the equipment used in the above mentioned stores is actually larger than what we use.

We do not have any retail sales that would disturb other tenants and our business demands a very clean by FDA regulation environment.

I would like to request if there is any zoning restrictions a waiver to be able to fabricate contact lenses in this space.

Enclosed are pictures of equipment used and please note the small size of same. We use 50% administrative space which is part of our company operation.

I would be happy to answer any questions you or your office might have and also a tour of our present facility located at 2775 Crossroads Blvd.

Sincerely,

A handwritten signature in black ink, appearing to read "Warren A. Broderson".

Warren A. Broderson, O.D.

Enclosed: Pictures

