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### PLANNING CLEARANCE

(Multifamily & Nonresidential Remodels and Change of Use)

#### Community Development Department

BLDG PERMIT NO.
FILE #

Building Address 2502 Highway 6450  
 Parcel No. 2945-103-53-001  
 Subdivision RIVERSIDE CROSSING  
 Filing \_\_\_\_\_ Block \_\_\_\_\_ Lot \_\_\_\_\_

Multifamily Only:  
 No. of Existing Units \_\_\_\_\_ No. Proposed \_\_\_\_\_  
 Sq. Ft. of Existing 1211 Sq. Ft. Proposed 1211  
 Sq. Ft. of Lot / Parcel 2.098 ac  
 Sq. Ft. Coverage of Lot by Structures & Impervious Surface  
 (Total Existing & Proposed) per plan

#### OWNER INFORMATION:

Name WTN CoEx III, LLC  
 Address 3501 SW Fairlawn, Ste. 200  
 City / State / Zip Topeka, KS 66614

#### DESCRIPTION OF WORK & INTENDED USE:

- Remodel  Addition
- Change of Use (\*Specify uses below)
- Other: Tenant Finish Out

#### APPLICANT INFORMATION:

Name World Wide Installation  
 Address 9800 Brockbank Bldg #B  
 City / State / Zip Dallas, TX 75220  
 Telephone 214/350-3856

\* FOR CHANGE OF USE: Advance America - (Payday Loans)  
 \*Existing Use: \_\_\_\_\_  
 \*Proposed Use: 1 employee  
 Estimated Remodeling Cost \$ 1000.00 Less  
 Current Fair Market Value of Structure \$ new bldg

**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 <u>0-2 per plan</u>	Maximum coverage of lot by structures _____
SETBACKS: Front _____ from property line (PL)	Landscaping/Screening Required: YES _____ NO _____
Side _____ from PL Rear _____ from PL	Parking Requirement _____
Maximum Height of Structure(s) _____	Special Conditions: _____
Voting District _____	Ingress / Egress 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 11/29/07  
 Department Approval [Signature] Date 11/30/07

Additional water and/or sewer tap fee(s) are required:	YES	NO <input checked="" type="checkbox"/>	W/O No. <u>NO CHANGE</u>
Utility Accounting <u>[Signature]</u>	Date <u>11/30/07</u>		

VALID FOR SIX MONTHS FROM DATE OF ISSUANCE (Section 2.2.C.1 Grand Junction Zoning & Development Code)  
 (White: Planning) (Yellow: Customer) (Pink: Building Department) (Goldenrod: Utility Accounting)