

NDDS

National Due Diligence Services

A Division of American Surveying & Mapping, Inc.

3191 Maguire Blvd., Suite 200, Orlando, FL 32803

Phone: 407-426-7979 Fax: 407-426-9741

December 24, 2018

El Paso County
2880 International Circle, Suite 110
Colorado Springs, CO 80910

RE: Zoning Verification Letter for: **2460 Waynoka Pl, Colorado Springs, CO / APN: 53313-01-024**

We would like to request a Zoning Verification Letter (on official letterhead). If possible, please address each question in the letter with an answer or directions on where to find the information. I understand there is a possibility that not all the information is handled by one department. If so, could please provide me with contact info, or forward this request to the appropriate party?

As part of the Zoning Verification Letter, we need to ask you for the following information:

1. What is the zoning designation of the above-mentioned property?
2. Can you please provide a digital copy or location of the Zoning Ordinances?
3. Is the use of the property a permitted use in this district?
4. What are the adjacent zoning districts? Do you have a zoning map of the area?
5. Are there any special permits, variances or planned unit development restrictions that affect the site? If so, can you please provide copies?
6. Are there any outstanding zoning or building code violations affecting the property?
7. Can you please provide a copy of the approved site plan for the property? An electronic version of the Site Plan would be great.
8. Are there any legal nonconforming issues affecting the property?
9. Copy of Certificate of Occupancy or Building Permit History

If possible, it would be greatly appreciated to have this request expedited to us as soon as possible.

Upon completion of the Zoning Verification Letter with the questions above, will you please: **E-mail** it to me at **Lcolson@ndds-zoning.com** or **fax** to my attention at **407-426-9741**.

If you have any questions about my request, please do not hesitate to call me at **407-426-7979 - Ext. 157**. Thank you so much for your help!

Sincerely,

Lauren Colson