

APPLICATION WORKSHEET

Appellant	Name	Wells Fargo
	Mailing Address Including City, State and Zip Code	Attn: Lori Smith, 5601 S. Broadway, Suite 400, Littleton, Colorado, 80121
	Phone Number	303.658.5202
	Fax	1.877.302.6091
	Email	Lori.A.smith@wellsfargo.com ; brian.reno@stantec.com ; fay.simer@stantec.com

NOTICE OF APPEAL

Choose one:

_____ I, _____ (print name) do hereby file an exception to the Decision of the **Zoning Administrator** as provided for in Chapter 525.170;

_____ I, _____ (print name) do hereby file an exception to the Decision of the **Board of Adjustment** as provided for in Chapter 525.180;

x

_____ I, Fay Simer (print name) do hereby file an exception to the Decision of the **City Planning Commission** as provided for in Chapter 525.180;

Project Name	Wells Fargo Calhoun Isle Reconstruction
Project Address	1505 W. Lake St.
BZZ Number	BZZ 7463

Further, I do hereby request that I be given an opportunity to express my case before the Board of Adjustment or the proper committee of the City Council.

The action being appealed and the reasons for appealing the decision are attached and made a part of this notice of appeal.

Appellant's Name: Wells Fargo Bank, N.A.

Appellant's Signature:



Fay Simer (Stantec Consulting, on behalf of Wells Fargo) Date: 11.30.15

Statement of Reason for Appeal

Wells Fargo appeals the Planning Commission's decision to deny a variance to increase the maximum parking requirement from 17 spaces to 36 spaces on this property. Wells Fargo also appeals Condition #3 of the Site Plan Review stating that "A maximum of 17 parking stalls shall be provided on site. With the exception of the lot fronting Irving Ave S, all areas where parking stalls are removed shall be landscaped."

Wells Fargo has genuine and substantive practical difficulties complying with the maximum parking allowance in the pedestrian overlay district and cannot comply with these standards at this time. Wells Fargo has demonstrated through its Travel Demand Management plan that the proposed parking spaces serve real and present demand for among Wells Fargo's customers and employees. Removing these parking spaces from the site plan and replacing them with landscaping would cause undue hardship on Wells Fargo's ability to serve customers in this neighborhood.