



SIGN CLEARANCE

Community Development Department
 250 North 5th Street
 Grand Junction, CO 81501
 (970) 244-1430

Clearance No. 57801 ✓
 Date Submitted 10/7/96
 FEE \$ 2500
 Tax Schedule TS# 2945-142-04-008
 Zone _____

BUSINESS NAME Canyon Convenience Store CONTRACTOR Western Neon Sign Co.
 STREET ADDRESS 459 North Ave LICENSE NO. 2960490
 PROPERTY OWNER Canyon Convenience Store ADDRESS 2495 Industrial Blvd
 OWNER ADDRESS 526 24th Road G.S. 81503 TELEPHONE NO. 242-7843

- 1. FLUSH WALL 2 Square Feet per Linear Foot of Building Facade
 - 2. ROOF 2 Square Feet per Linear Foot of Building Facade
 - 3. FREE-STANDING 2 Traffic Lanes - 0.75 Square Feet x Street Frontage
 4 or more Traffic Lanes - 1.5 Square Feet x Street Frontage
 - 4. PROJECTING 0.5 Square Feet per each Linear Foot of Building Facade
 - 5. OFF-PREMISE See #3 Spacing Requirements; Not > 300 Square Feet or < 15 Square Feet
- Externally Illuminated Internally Illuminated Non-Illuminated

Barnes Electric #3466

- 1 - 5) Area of Proposed Sign 64' Square Feet
- (1,2,4) Building Facade ~~100~~ 60 Linear Feet 60+40
- (1 - 4) Street Frontage 128' Linear Feet
- (2,4,5) Height to Top of Sign 28' Feet Clearance to Grade 20' Feet
- (5) Distance from all Existing Off-Premise Signs within 600 Feet n/a Feet

Existing Signage/Type:	
2- 5x8 + (3' x 10 north Ave)	70' Sq. Ft.
(2- 2'x3' Sinclair ^{Removing} + 1- 2'x8' Penzol)	0 Sq. Ft.
	Sq. Ft.
Total Existing:	Sq. Ft.

● FOR OFFICE USE ONLY ●		
Signage Allowed on Parcel:		
Building	82	Sq. Ft.
Free-Standing	192	Sq. Ft.
Total Allowed:	192	Sq. Ft.

Using North Ave. Frontage

COMMENTS: Removing 2- 2'x3' Sinclair Canopy signs + 1- 2'x8' FS penzol pice cabinet. Installing one 1- 8'x8' Shell cabinet to FS Sign pole

NOTE: No sign may exceed 300 square feet. A separate sign clearance is required for each sign. Attach a sketch of proposed and existing signage including types, dimensions, lettering, abutting streets, alleys, easements, property lines, and locations. **A SEPARATE PERMIT FROM THE BUILDING DEPARTMENT IS REQUIRED.**

[Signature] 10-5-96
 Applicant's Signature Date

[Signature] 10/7/96
 Community Development Approval Date

(White: Community Development) (Canary: Applicant) (Pink: Building Dept) (Goldenrod: Code Enforcement)

North Ave 4 Lane

Remove 2'x8' price unit
Install one 6'x8' Shell

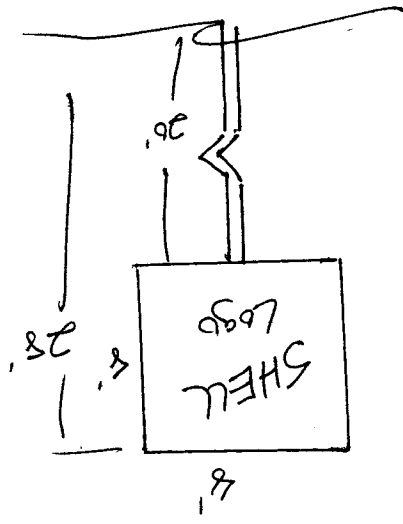
5'x8' Canyon Convenience
41' Canyon Convenience
3'x10' Channel Letters

Remove 2
3'x3' Sign

(459 North Ave)

128'

95'



5th Street 4 Lane