



# SIGN CLEARANCE

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

Clearance No. U20510  
Date Submitted 9-16-97  
FEE \$ 25  
Tax Schedule 2945-141-01-001  
Zone C-1

BUSINESS NAME Spotts Potts  
STREET ADDRESS 657 No. Ave  
PROPERTY OWNER James Cook  
OWNER ADDRESS 405 Ridgeway Dr  
Grand Jet. CO. 81503

CONTRACTOR Western Neon Sign Co.  
LICENSE NO. 2970446  
ADDRESS 2495 Industrial Blvd  
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

- 5) Area of Proposed Sign 67.5 Square Feet
- (1,2,4) Building Facade 60 Linear Feet
- (1 - 4) Street Frontage 142 Linear Feet
- (2,4,5) Height to Top of Sign 16'8" Feet Clearance to Grade 8'6" Feet
- (5) Distance from all Existing Off-Premise Signs within 600 Feet \_\_\_\_\_ Feet

Existing Signage/Type:	
<u>F.S. Sign</u>	<u>24</u> Sq. Ft.
	Sq. Ft.
	Sq. Ft.
Total Existing:	Sq. Ft.

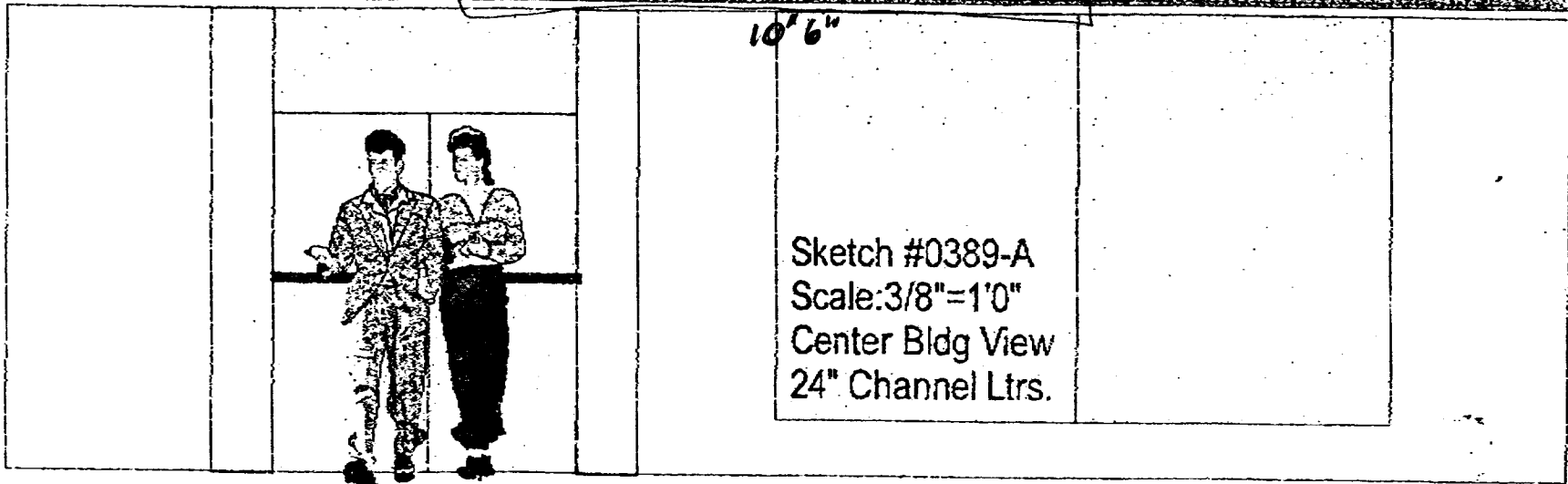
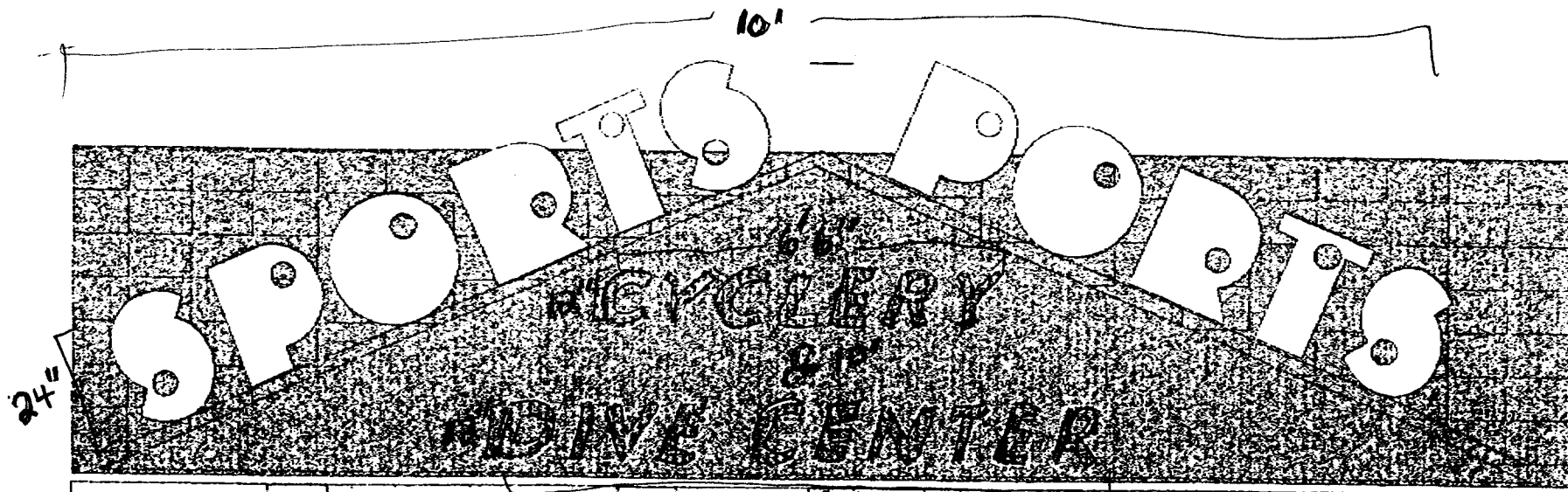
● FOR OFFICE USE ONLY ●	
Signage Allowed on Parcel:	
Building	<u>120</u> Sq. Ft.
Free-Standing	<u>213</u> Sq. Ft.
Total Allowed:	<u>213</u> Sq. Ft.

COMMENTS: \_\_\_\_\_

**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.**

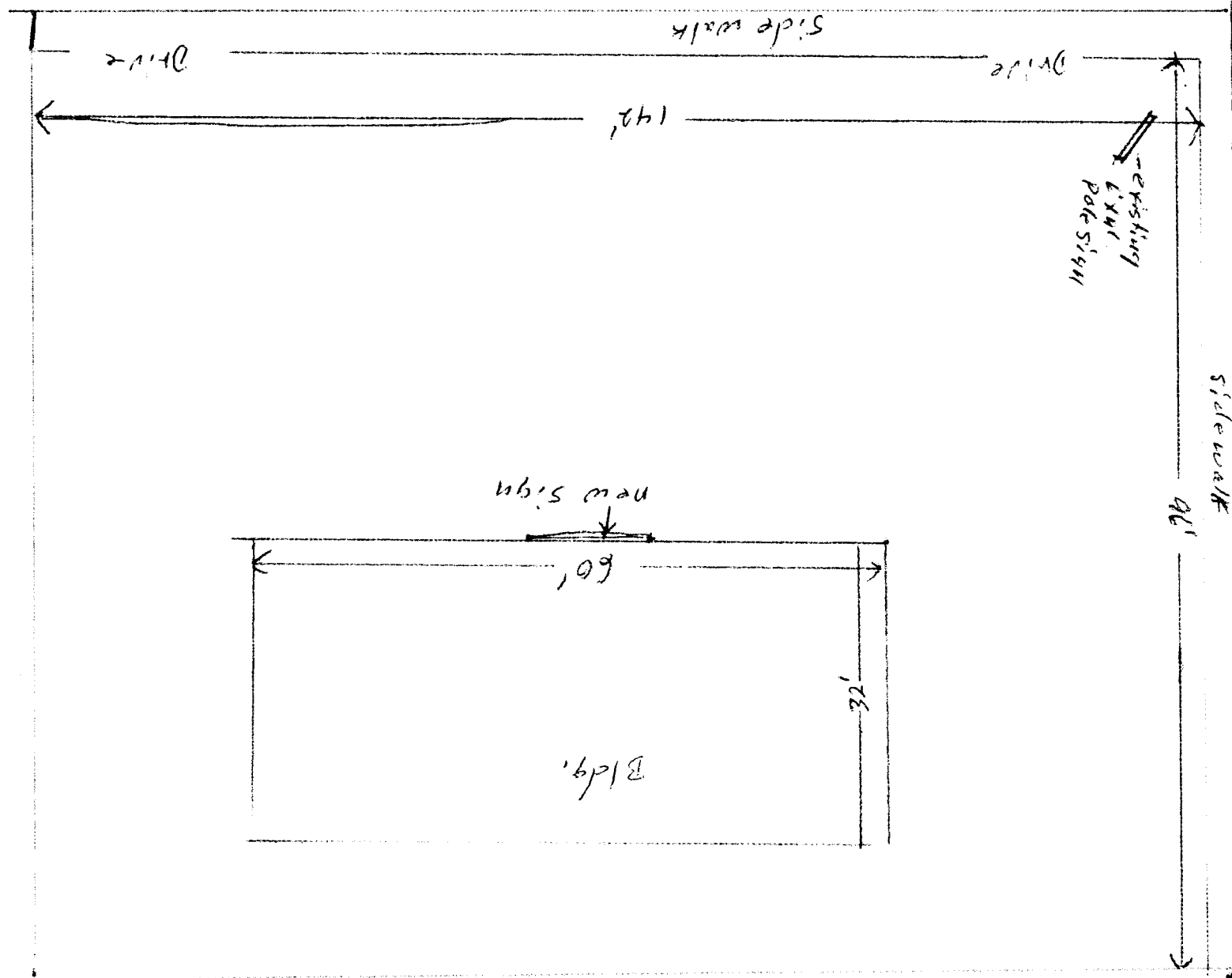
Ray McNamee      3/12/97      Mike Pelletini      9/16/97  
 Applicant's Signature      Date      Community Development Approval      Date

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



Designed exclusively for:	Date:
Address:	Phone:
The prices, specifications, and conditions as described are satisfactory and are hereby accepted. You are authorized to do the work as specified.	50% DEPOSIT REQUIRED ON ALL WORK. BALANCE DUE ON COMPLETION.  This design is the property of _____ and may not

NO AVE  
4 LANES



7th St  
4 Lanes