



# SIGN CLEARANCE

1 of 2

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

Clearance No. \_\_\_\_\_  
Date Submitted 3-18-97  
FEE \$ 25.00  
Tax Schedule 2943-073-17-001  
Zone C-1

BUSINESS NAME AMERICA'S BEST FURNITURE  
STREET ADDRESS 2830 NORTH AVE.  
PROPERTY OWNER Pray & Co  
OWNER ADDRESS 1015 N. 15th

CONTRACTOR Bud's Signs  
LICENSE NO. 2970109  
ADDRESS 1055 UTE  
TELEPHONE NO. 245-7700

- 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 298.5 Square Feet
- (1,2,4) Building Facade 774 Linear Feet
- (1 - 4) Street Frontage 685 Linear Feet
- (2,4,5) Height to Top of Sign 18 Feet Clearance to Grade 14 Feet
- (5) Distance from all Existing Off-Premise Signs within 600 Feet — Feet

Existing Signage/Type:	
<u>ATTACHED SHEET</u>	<u>827</u> Sq. Ft.
	Sq. Ft.
	Sq. Ft.
Total Existing:	<u>827</u> Sq. Ft.

● FOR OFFICE USE ONLY ●		
Signage Allowed on Parcel: <u>NORTH AVE</u>		
Building	<u>1,548</u>	Sq. Ft.
Free-Standing	<u>1,027.50</u>	Sq. Ft.
Total Allowed:	<u>1,548</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.**

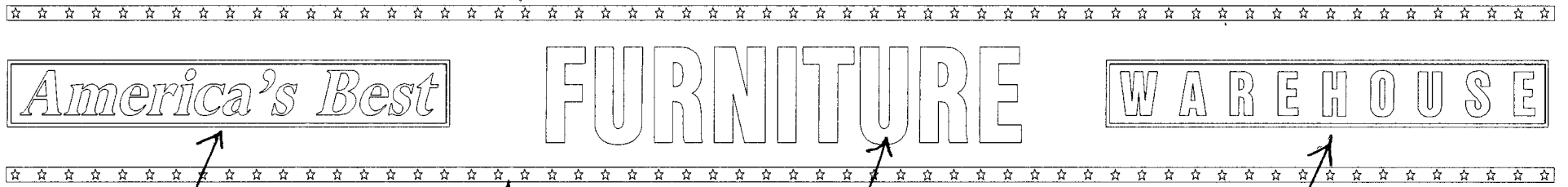
[Signature]      3-18-97      [Signature]      3-19-97  
 Applicant's Signature      Date      Community Development Approval      Date

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

41¢  
60¢  
41¢  
96.5¢  
60¢

TOTAL 298.5¢

7" x 70' = 41¢



3' x 20' = 60¢

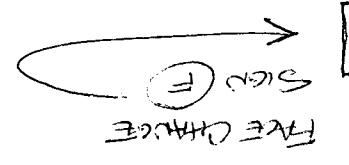
7" x 70' = 41¢

4'-6" x 21½' = 96.5¢

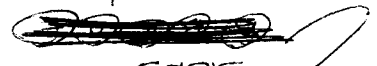
3'-0" x 20' = 60¢

← NORTH AVE. →

← 685' →



2984 TOTAL

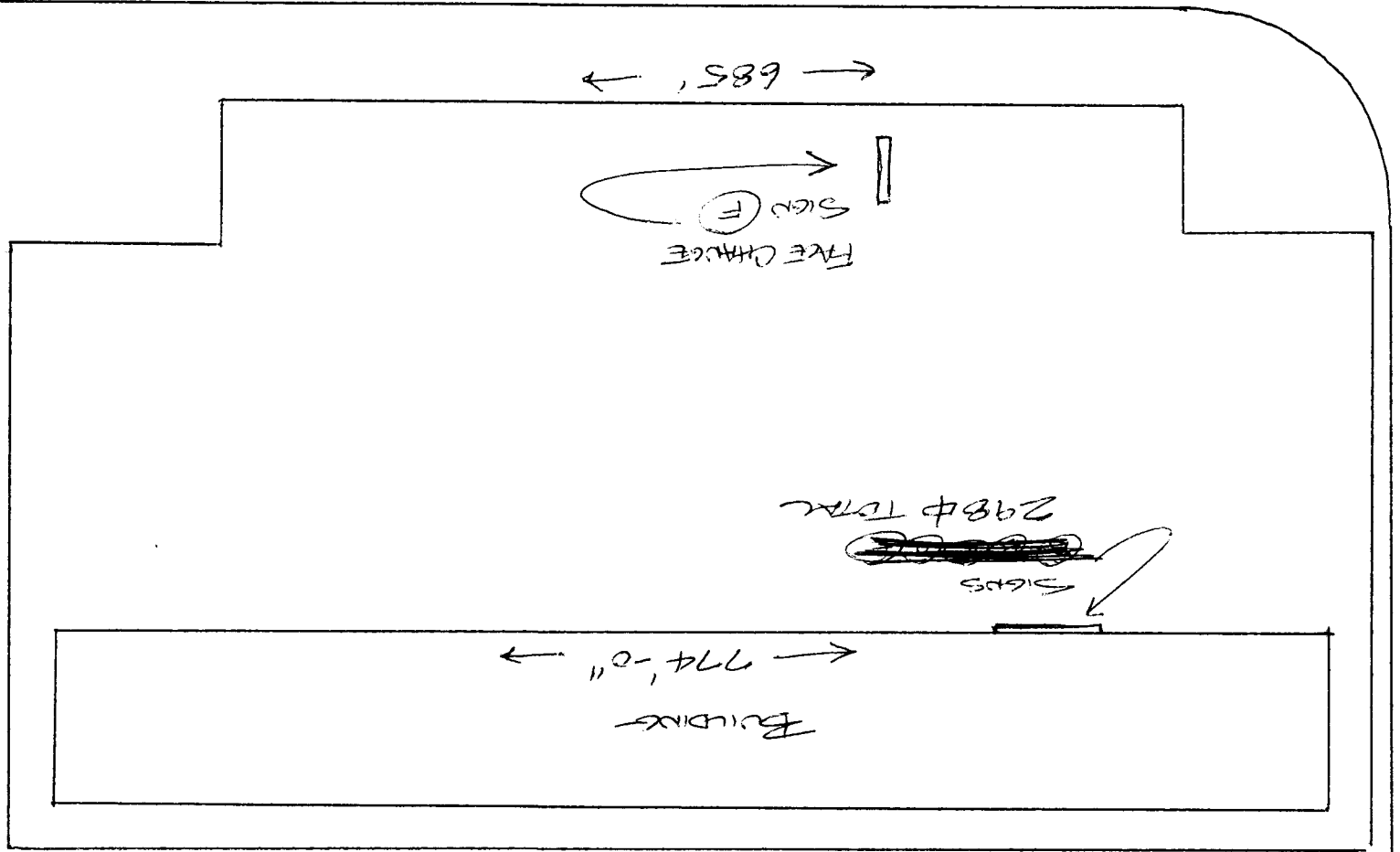


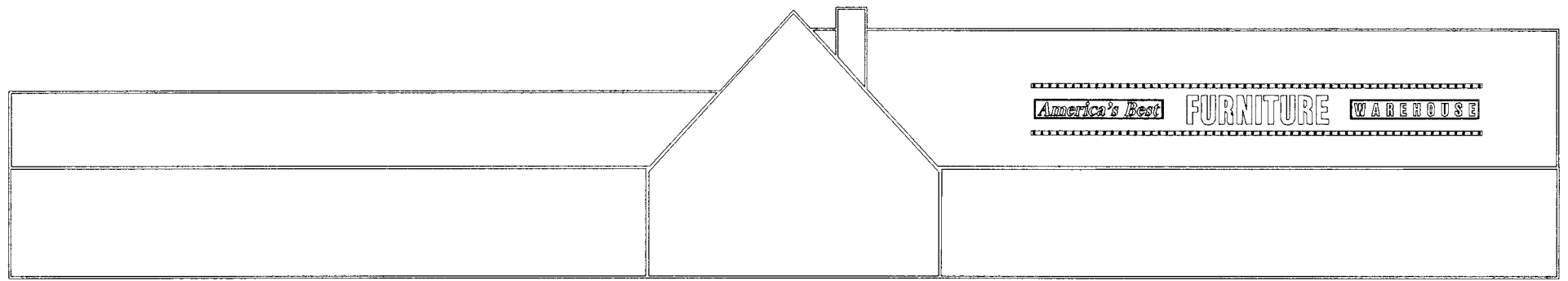
SIGNS

← 774'-0" →

BUILDING

← 28 1/4' RD. →





FRONT ELEVATION 241'