



SIGN CLEARANCE

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

Clearance No. U5732
Date Submitted 6-8-98
FEE \$ 25.00
Tax Schedule 2945-133-00-014
Zone C-2

BUSINESS NAME Lavis Auto Detailing
STREET ADDRESS 1700 I-70 B
PROPERTY OWNER JOHN & DEBORAH MARINER
OWNER ADDRESS 1140 23 1/2 RD. G.J.

CONTRACTOR Young Electric Sign Co
LICENSE NO. 2970755
ADDRESS 2393 1/2 Rd Grand Junction
TELEPHONE NO. 242-7880

- 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

- (1 - 5) Area of Proposed Sign 32 Square Feet
- (1,2,4) Building Facade 110' TOTAL Linear Feet (40' FOR THIS TENANT)
- (1 - 4) Street Frontage 376.3 Linear Feet
- (2,4,5) Height to Top of Sign _____ Feet Clearance to Grade _____ Feet
- (5) Distance from all Existing Off-Premise Signs within 600 Feet _____ Feet

Existing Signage/Type:		
NEXT DOOR	4x8	32 Sq. Ft.
NEXT DOOR	3x4	12 Sq. Ft.
		Sq. Ft.
Total Existing:		44 Sq. Ft.

● FOR OFFICE USE ONLY ●	
Signage Allowed on Parcel:	
Building	220 Sq. Ft.
Free-Standing	564 Sq. Ft.
Total Allowed:	564 Sq. Ft.

COMMENTS: _____

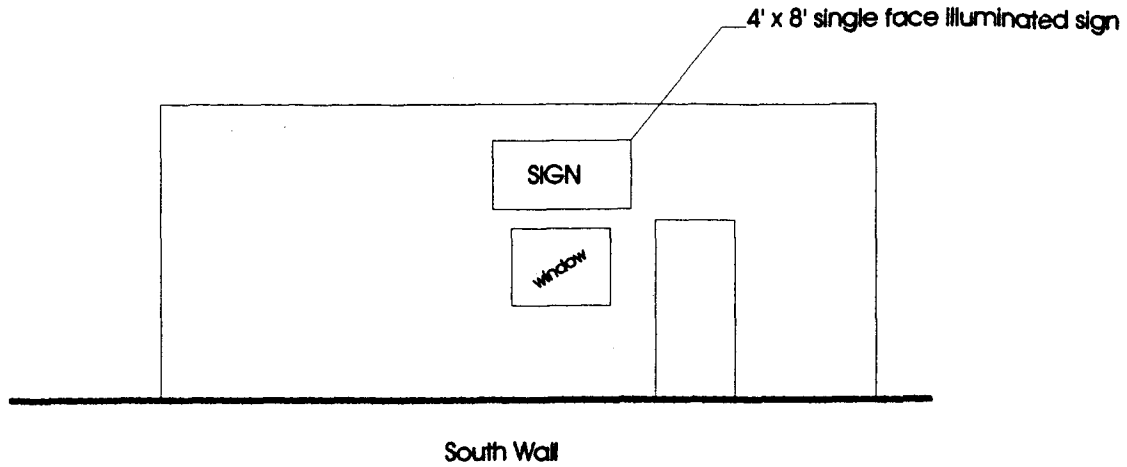
NOTE: No sign may exceed 300 square feet. A separate sign clearance is required for each sign. Attach a sketch of proposed and existing signage including types, dimensions, lettering, abutting streets, alleys, easements, property lines, and locations. **A SEPARATE PERMIT FROM THE BUILDING DEPARTMENT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


6/8/98

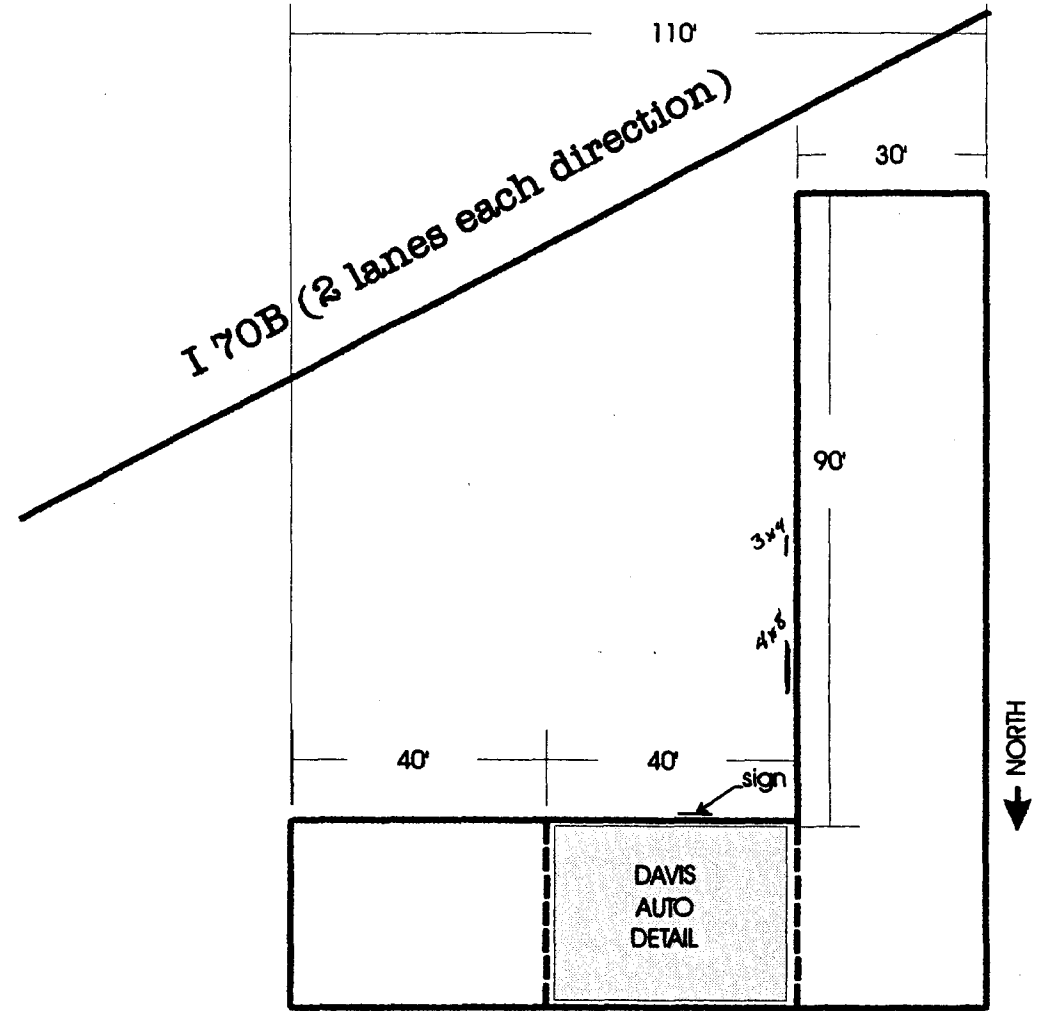
6/8/98

Applicant's Signature Date Community Development Approval Date

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



INSTALL CUSTOMER PROVIDED SIGN



SITE PLAN

COLORADO CONTRACTOR LICENSE NO. 12016

	PROD. _____	DRAWINGS	DESIGN NO.	SHEET NO.	SCALE	DATE	BY	FIRM NAME/LOCATION ADDRESS	FILE DESIGN NUMBER
	SALES	REVISIONS			none	6/3/98	John		
	DESIGN								
	ESTIMATING								
	ENGINEERING								
PROJECTING								SALES/PROJ.	

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