



SIGN CLEARANCE

1 of 2

A

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

Clearance No. _____
Date Submitted 10-7-98
FEE \$ 25.00
Tax Schedule 2945-043-00-051 (old #)
Zone H.O.

BUSINESS NAME PETS MART
STREET ADDRESS 2428 F RD.
PROPERTY OWNER Home Depot
OWNER ADDRESS 2436 Patterson

CONTRACTOR SIGN GALLERY
LICENSE NO. 2980251
ADDRESS 1048 INDEPENDENT
TELEPHONE NO. 246-6400

- 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 173.02 Square Feet
- (1,2,4) Building Facade 158 Linear Feet
- (1 - 4) Street Frontage 168.8 Linear Feet
- (2,4,5) Height to Top of Sign 40 Feet Clearance to Grade _____ Feet
- (5) Distance from all Existing Off-Premise Signs within 600 Feet N/A Feet As per File # VAR-1998-163

Existing Signage/Type:	
<u>1</u> Freestanding	<u>70</u> Sq. Ft.
<u>2</u> Freestanding	<u>30</u> Sq. Ft.
	Sq. Ft.
Total Existing:	<u>100</u> Sq. Ft.

● FOR OFFICE USE ONLY ●	
Signage Allowed on Parcel: <u>F ROAD</u>	
Building	<u>192</u> Sq. Ft.
Free-Standing	<u>120</u> Sq. Ft.
Total Allowed:	<u>312</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] 10-7-98 [Signature] 10-13-98
 Applicant's Signature Date Community Development Approval Date

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



SIGN CLEARANCE

2 of 2

B

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

Clearance No. _____
Date Submitted 10-7-98
FEE \$ 5⁰⁰
Tax Schedule 2945-043-00-051 (old #)
Zone H.O.

BUSINESS NAME PET & MART
STREET ADDRESS 2428 F RD
PROPERTY OWNER Home DEPOT
OWNER ADDRESS 2436 ~~Paterson~~ F

CONTRACTOR Sign Gallery
LICENSE NO. 2880251
ADDRESS 1048 INDEPENDENT
TELEPHONE NO. 241-6400

- 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
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Externally Illuminated Internally Illuminated Non-Illuminated

- (1 - 5) Area of Proposed Sign 29.38 Square Feet
- (1,2,4) Building Facade 158 Linear Feet
- (1 - 4) Street Frontage 168.8 Linear Feet
- (2,4,5) Height to Top of Sign 18 Feet Clearance to Grade _____ Feet
- (5) Distance from all Existing Off-Premise Signs within 600 Feet _____ Feet

As per file # VAR-1998-163

Existing Signage/Type:		
① Freestanding	70	Sq. Ft.
② Freestanding	30	Sq. Ft.
		Sq. Ft.
Total Existing:	100	Sq. Ft.

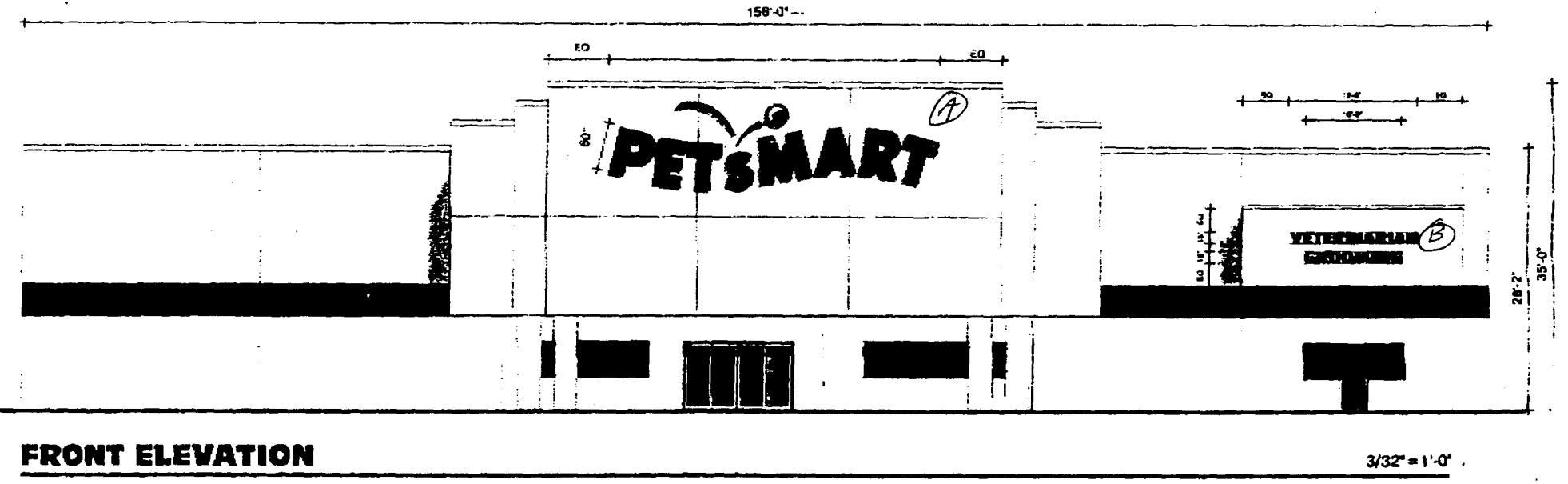
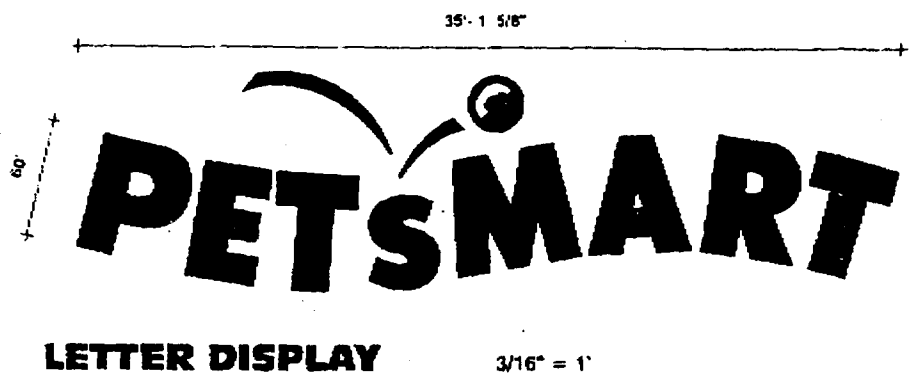
● FOR OFFICE USE ONLY ●		
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[Signature] 10-8-98 [Signature] 10-13-98
 Applicant's Signature Date Community Development Approval Date

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



DISTRIBUTION OF PRINTS	
MASTER	<input type="checkbox"/>
ELECTRICAL	<input type="checkbox"/>
SERVICE	<input type="checkbox"/>
CUSTOMER	<input type="checkbox"/>
ALUMINUM	<input type="checkbox"/>
CHALK	<input type="checkbox"/>
ASSEMBLY	<input type="checkbox"/>
CAD	<input type="checkbox"/>

BILL OF MATERIALS	
FILE	<input type="checkbox"/>
PLEX	<input type="checkbox"/>
PART	<input type="checkbox"/>
VINYL	<input type="checkbox"/>
SCREEN	<input type="checkbox"/>
AWNING	<input type="checkbox"/>
CAM	<input type="checkbox"/>
TOTAL	<input type="checkbox"/>

REVISIONS	
1	11-20-98 24" to 28" height
2	12-22-98 24" to 28" height
3	12-22-98 24" to 28" height
4	12-22-98 24" to 28" height
5	12-22-98 24" to 28" height
6	12-22-98 24" to 28" height
7	12-22-98 24" to 28" height
8	12-22-98 24" to 28" height
9	12-22-98 24" to 28" height
10	12-22-98 24" to 28" height

APPROVED BY	DATE
SALES	
ART DEPT	
ESTIMATING	
ENGINEERING	
CLIENT	
LANDLORD	

Chandler Signs

3201 MAPOR WAY DALLAS, TX 75235 214-902-2000 FAX 214-902-2044

THIS DESIGN IS THE PROPERTY OF CHANDLER SIGNS, INC. ALL RIGHTS TO IT, AND FOR REPRODUCTION ARE RESERVED BY CHANDLER SIGNS, INC. DALLAS, TEXAS

DESIGN # 97-2634-r1	WK ORDER #
CLIENT PETS MART #960303	
ADDRESS NWC PATTERSON RD. & 24 1/4 RD	
CITY / STATE GRAND JUNCTION, CO	
SALES REP JH	DATE 6-04-97
DESIGNER BC/G. HUNT	SHEET 1 OF 3

CHANDLER SIGN PAK DATE 11/97

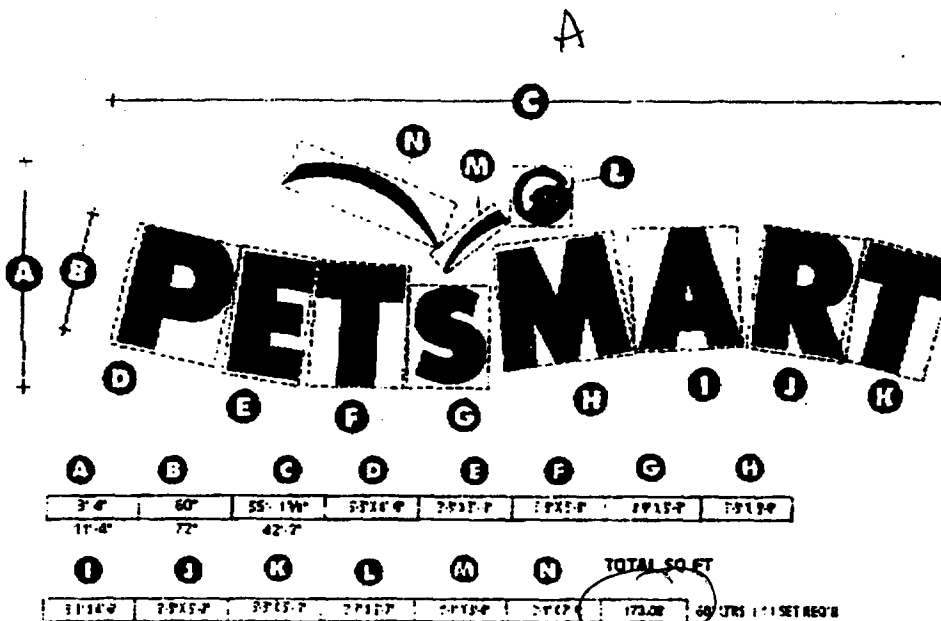
VETERINARIAN GROOMING

LETTER DISPLAY

13'-6" (18.87 Sq Ft) **B**

10'-0" (13.0 Sq Ft)

3/8"=1'-0"



\$ 173.02 SQ FT.

U.L. LABELS REQUIRED

INSTALL IN ACCORDANCE WITH
NATIONAL ELECTRICAL CODES

DISTRIBUTION OF PRINTS		BILL OF MATERIALS		REVISIONS	
MASTER	FILE	HEAT TREAT	W/ 20-25-99	CHG. INSTRUCTIONS - 06/01/97	
ELECTRICAL	FILE	W/ 20-25-99	CHG. INSTRUCTIONS - 06/01/97	Enlarge work 1/4" to 1/2"	
SERVICE	FILE	W/ 20-25-99	CHG. INSTRUCTIONS - 06/01/97		
CUSTOM	FILE	W/ 20-25-99	CHG. INSTRUCTIONS - 06/01/97		
ALUMINUM	FILE	W/ 20-25-99	CHG. INSTRUCTIONS - 06/01/97		
CHIL. ITR	FILE	W/ 20-25-99	CHG. INSTRUCTIONS - 06/01/97		
ASSEMBLY	FILE	W/ 20-25-99	CHG. INSTRUCTIONS - 06/01/97		
CAD	FILE	W/ 20-25-99	CHG. INSTRUCTIONS - 06/01/97		
TOTAL					

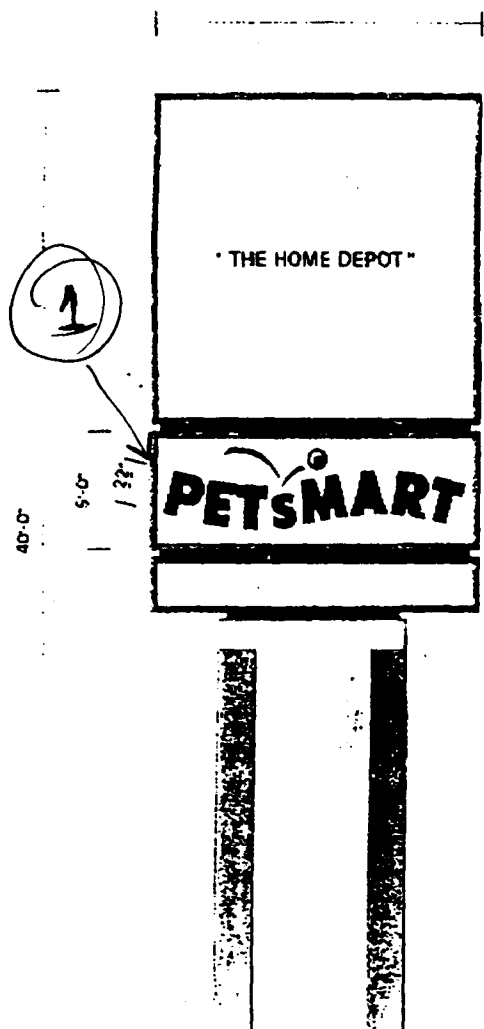
APPROVED BY	DATE
SALES	
ART DEPT	
ESTIMATING	
ENGINEERING	
CLIENT	
LANDLORD	

 **Chandler Signs**

2201 MAPLE WAY 214-982-2000
DALLAS, TX 75235 FAX 214-982-2044

THIS OFFER IS THE PROPERTY OF CHANDLER SIGNS, INC.
ALL RIGHTS TO THE NAME FOR REPRODUCTION ARE RESERVED
BY CHANDLER SIGNS, INC., DALLAS TEXAS

DESIGN # 97-2634r1	WK ORDER #
CLIENT PETS MART #960303	
ADDRESS NWC PATTERSON RD. & 24 1/2 RD.	
CITY / STATE GRAND JUNCTION, CO	
SALES REP JM	DATE 6-04-97
DESIGNER BC/G. HUNT	SHEET 3 OF 3



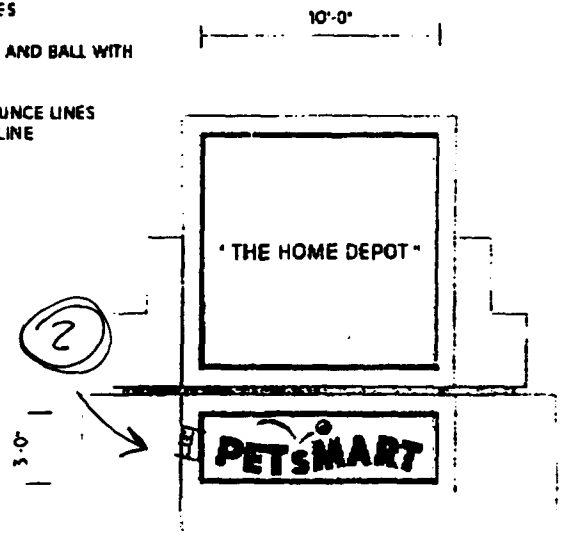
MFR. AND INSTALL (2) SETS OF VINYL TO BE APPLIED TO FIRST SURFACE OF EXISTING SIGN FACES

3630-53 RED COPY AND BALL WITH A BLACK OUTLINE

3630-167 BLUE BOUNCE LINES WITH A BLACK OUTLINE

D/F ELEVATION 3/16"=1'-0"

INFO ONLY
 Don't know if Home Depot is using ~~both~~ either one or both



MFR. AND INSTALL (2) SETS OF VINYL TO BE APPLIED TO FIRST SURFACE OF EXISTING SIGN FACES

3630-53 RED COPY AND BALL WITH A BLACK OUTLINE

3630-167 BLUE BOUNCE LINES WITH A BLACK OUTLINE

D/F ELEVATION 3/16"=1'-0"

DESIGN NUMBER	98-2715
SHT 1 OF 1	DATE 8-18-98
CLIENT	PETSMART
ADDRESS	PATTERSON RD
CITY / STATE	GRAND JUNCTION, CO
DESIGNER	J. HAGLE
DATE	SDM

Chandler Signs

1261 MARION WAY DALLAS, TX 75235 214-963-2800
 12106 VALLANT LANE ANTONIO, TX 78216 214-963-3804
 3426 VISTA WAY SUTHERLAND, CA 95884 916-431-2889

WE GUARANTEE THE QUALITY OF OUR SIGNAGE AND WE WILL REPAIR OR REPLACE ANY SIGNAGE THAT IS DAMAGED BY CHANDLER SIGNS, INC. (EXCEPT FOR DAMAGE CAUSED BY OTHERS)

APPROVED BY	DATE
SALES	
ART DEPT	
ESTIMATING	
ENGINEERING	
CLIENT	
LANDLORD	

REVISIONS

BILL OF MATERIALS

DISTRIBUTION OF PRICES	
ADVERTISING	1000000
BLACKBOARD	1000000
STYLING	1000000
CUSTOM	1000000
ALUMINUM	1000000
COPY, CTR.	1000000
DESIGN	1000000
INSTALLATION	1000000
LETTER	1000000
ASSIST.	1000000
TOTAL	10000000

DESIGNED BY: J. HAGLE / DATE: 8-18-98

The Sign Gallery INC.

1048 Independent Avenue, Suite A-109 • Grand Junction, CO 81505
(970) 241-6400 • Fax (970) 241-3800

October 20, 1998

Mr. Michael Drollinger
City Plan Department
250 N 5th Street
Grand Junction, CO 81501

Dear Mr. Droellinger:

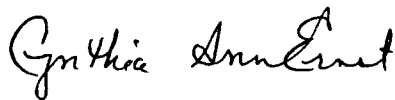
Per your conversation with me this afternoon, we are submitting our request for an amendment to the recently pulled permit for Home Depot. That permit, pulled by Young Sign Company, applied for a sign measuring 5'x10' or 50 square feet (single side). This would not allow the PetsMart store enough allowance for the signage Mr. Dennis King of Chandler Signs discussed with you on August 24, 1998. (A copy of his memo following up on that conversation is included in this letter.)

In actuality, that Home Depot sign is 3'x10' or (30 square feet). These actual figures were provided by Hugo Ernst and members of our staff who measured the sign after installation.

I also know that your staff is burdened with paperwork and time constraints so I am certain that they have had difficulties getting the information to verify this. I also know that the PetsMart people and Mr. King at Chandler will be grateful if we can get the Home Depot sign permit corrected so that the signs we are installing, per your August conversation, can get underway.

Again, all of the parties involved, PetsMart, Chandler Signs, and Sign Gallery, Inc., sincerely appreciate all your efforts on our behalf.

Yours sincerely,



Cynthia Ernst, President
Sign Gallery, Inc.

CAE:ch

The Sign Gallery 1048 Independent Avenue, A-109, Grand Junction, CO 81505

Fax Transmission - Number of Pages including this page: **3**

From: *Gothie Ernst*

Date: *10/20/98*

To: *Michael D. Colley*

Time: *3:30*

Company: *City Plan.*

FAX #: *256-4031*

Michael

*Following are letter & Memo relative to
Pet's Mart*

*We will pick up permits tomorrow
Am.*

Thanks for your help -

*I've called Dennis King & I believe
we are ~~on~~ back on target - Call if
you have any concerns*

October 20, 1998

Mr. Michael Drollinger
City Plan Department
250 N 5th Street
Grand Junction, CO 81501

Dear Mr. Droellinger:

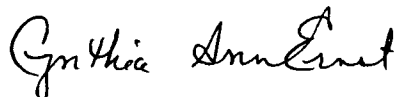
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Yours sincerely,



Cynthia Ernst, President
Sign Gallery, Inc.

CAE:ch



**Chandler
Signs**
INCORPORATED

Designers/Manufacturers Complete Graphic Programs Installation/Maintenance

MEMO

Chandler Signs, Inc.

To: Michael Drollinger
Cc: Bill Hutchison
From: Dennis King
Date: August 24, 1998
Re: Signage For PETsMART – Grand Junction, CO

Mr. Drollinger, per our conversation regarding sign calculation on Monday, August 24, 1998, I am writing this memo as a confirmation.

In the minutes of the variance meeting dated January 7, 1998, PETsMART was allowed to have 312 square feet of signage. Of this square footage, there was no allocation as to how this square footage was to be broken up. Pursuant to our conversation, there was a change on PETsMART's monument sign from 5' x 10' to 3' x 10'. Therefore, I asked the possibility of allowing this 20 square feet to be applied to the wall signage. Your response was that since there was no allocation of how the signage was to be applied that PETsMART could use this 20 square feet in building signage calculations.

Finally, per our conversation of building signage from Thursday, August 20, you had reviewed the formula that I sent for calculating PETsMART's signage. Upon review, your conclusion was that PETsMART would be allowed to have their signage calculated on a per letter basis which would allow them to have a 60" PETsMART sign (calculation of 173.02) along with a 15" Grooming and 15" Veterinarian sign for a total building sign footage of 202.40. The overall square footage of signage that PETsMART will use is 302.40.

If you have any questions, please feel free to contact me at (602) 587-2641. I appreciate your help in this matter.