



SIGN CLEARANCE

1 of 2

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

Clearance No. U4371
Date Submitted 3-4-98
FEE \$ 25⁰⁰
Tax Schedule 2945-254-02-004
Zone H.O.

BUSINESS NAME MESA NATIONAL BANK CONTRACTOR SIGN GALLERY
STREET ADDRESS 2770 Highway 50 LICENSE NO. 298 0251
PROPERTY OWNER KROGER ADDRESS 1048 INDEPENDENT
OWNER ADDRESS SAME 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
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 50 Square Feet
- (1,2,4) Building Facade ~~310~~ 280 Linear Feet ~~310~~
- (1 - 4) Street Frontage 310 Linear Feet
- (2,4,5) Height to Top of Sign 27 Feet Clearance to Grade 22 Feet
- (5) Distance from all Existing Off-Premise Signs within 600 Feet _____ Feet

Existing Signage/Type:	
FREE STANDING ON SAME POLES	<u>192</u> Sq. Ft.
FLUSH WALL	<u>100</u> Sq. Ft.
	Sq. Ft.
Total Existing:	<u>292</u> Sq. Ft.

● FOR OFFICE USE ONLY ●	
Signage Allowed on Parcel:	
Building	<u>560</u> Sq. Ft.
Free-Standing	<u>465</u> Sq. Ft.
Total Allowed:	<u>560</u> Sq. Ft.

COMMENTS: MNB LOCATED INSIDE CITY MARKET

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] 3-4-98 [Signature] 3-5-98
 Applicant's Signature Date Community Development Approval Date

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



SIGN CLEARANCE

2 of 2

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

Clearance No. U4371
Date Submitted 3-4-98
FEES \$ 500
Tax Schedule 2945-254-02-004
Zone H.O.

BUSINESS NAME MESA NATIONAL BANK
STREET ADDRESS 2770 Hwy 50
PROPERTY OWNER KROGER
OWNER ADDRESS SAME

CONTRACTOR SIGN GALLERY
LICENSE NO. 298051
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
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 8 Square Feet
- (1,2,4) Building Facade 280 ~~310~~ Linear Feet ~~310~~
- (1 - 4) Street Frontage 310 Linear Feet
- (2,4,5) Height to Top of Sign 20 Feet Clearance to Grade 18 Feet
- (5) Distance from all Existing Off-Premise Signs within 600 Feet _____ Feet

Existing Signage/Type:	
Free Standing	<u>242</u> 122 Sq. Ft.
FLUSH WALL	<u>100</u> Sq. Ft.
FLUSH WALL	Sq. Ft.
Total Existing:	<u>342</u> Sq. Ft.

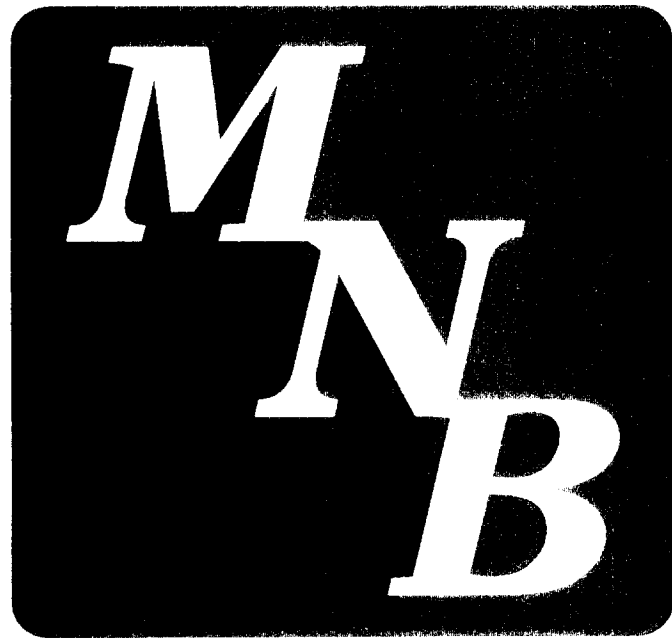
● FOR OFFICE USE ONLY ●	
Signage Allowed on Parcel:	
Building	<u>500</u> Sq. Ft.
Free-Standing	<u>405</u> Sq. Ft.
Total Allowed:	<u>500</u> Sq. Ft.

COMMENTS: MNB LOCATED IN O. MESA CITY MARKET

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] 3-4-98 [Signature] 3/5/98
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**Mesa
National
Banks**

4'

24"
(2')



FLUSH WALL

DELI $4 \times 1.5 = 6\#$ BAKERY $6 \times 1.5 = 9\#$
PHARMACY $8 \times 1.5 = 12\#$ POST OFFICE $11 \times 1.5 = 17\#$

TOTAL 44 $\#$

EXISTING SIGNAGE
SOUTH ELEVATION

plus 84 $\#$ Freestanding sign
located AT CORNER of 27 $\frac{3}{4}$ Road
AND Frontage Rd to US 50.

27 $\frac{3}{4}$ ROAD SIGN ALLOWANCE

Building = 560 $\#$

Free-standing = 303 $\#$

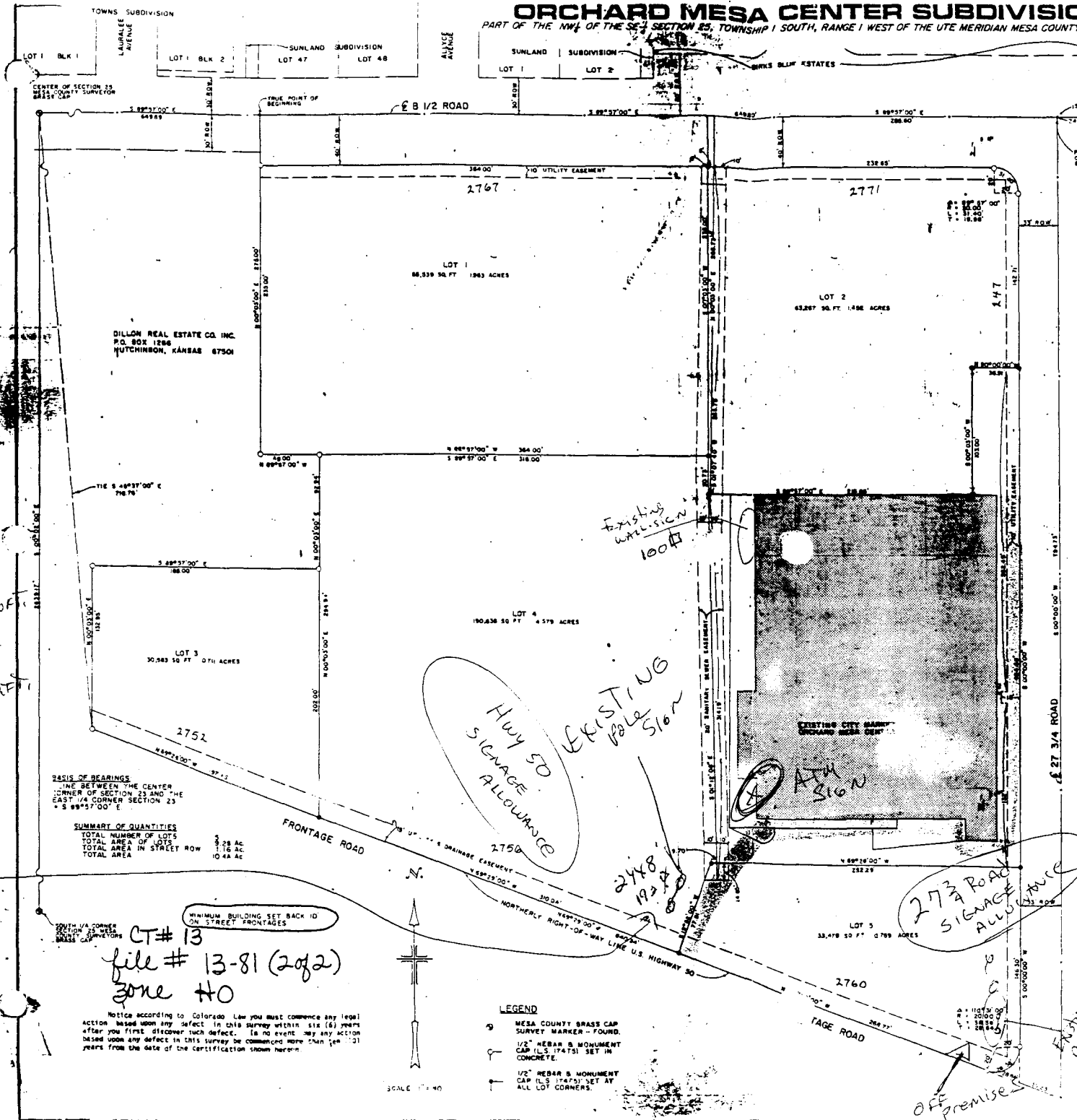
TOTAL Allowed = 560 $\#$

Existing
Freestanding sign is on a separate parcel and therefore
is off-premise. Sign Permit for this freestanding sign 84 $\#$
was issued in 1992.

ORCHARD MESA CENTER SUBDIVISION

PART OF THE NW 1/4 OF THE SE 1/4 SECTION 25, TOWNSHIP 1 SOUTH, RANGE 1 WEST OF THE UTE MERIDIAN MESA COUNTY, COLORADO

VICINITY MAP
SCALE 1" = 200'



CENTER OF SECTION 25
MESA COUNTY SURVEYOR
BRASS CAP

TRUE POINT OF BEGINNING

LAUREL AVENUE

SUNLAND SUBDIVISION

LOT 1 BLK 1

LOT 1 BLK 2

LOT 47

LOT 48

ALVISE AVENUE

LOT 1

LOT 2

BRICK BLUFF ESTATES

LOT 1

LOT 2

LOT 3

LOT 4

LOT 5

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