



SIGN CLEARANCE

sign (B)

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

Clearance No. _____
Date Submitted 12-7-99
FEES \$ 5.00 2945-262-03-001
Tax Schedule _____
Zone C-1

BUSINESS NAME Hot Water Production CONTRACTOR Wester Noon Sign
STREET ADDRESS 501 Hwy 50 LICENSE NO. 2990370
PROPERTY OWNER Joe Derence ADDRESS 3183 Hall Ave Ct
OWNER ADDRESS 2511 S. Townsend Av. TELEPHONE NO. 523-4045
Montrose CO 81401

- 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 64 Square Feet
(1,2,4) Building Facade 85 Linear Feet
(1 - 4) Street Frontage 212 Linear Feet - 212
(2 - 5) Height to Top of Sign 16' Feet Clearance to Grade 12' Feet
(5) Distance from all Existing Off-Premise Signs within 600 Feet 212' at 100' intervals

Existing Signage/Type:	Sq. Ft.
<u>None</u>	
<u>A - FREESTANDING</u>	<u>32</u>
	Sq. Ft.
Total Existing:	Sq. Ft.

● FOR OFFICE USE ONLY ●		
Signage Allowed on Parcel:		
Building	<u>170</u>	Sq. Ft.
Free-Standing <u>318</u>	<u>None</u>	Sq. Ft.
Total Allowed:	<u>170</u>	Sq. Ft.
	<u>318</u>	

COMMENTS: replacing previous -

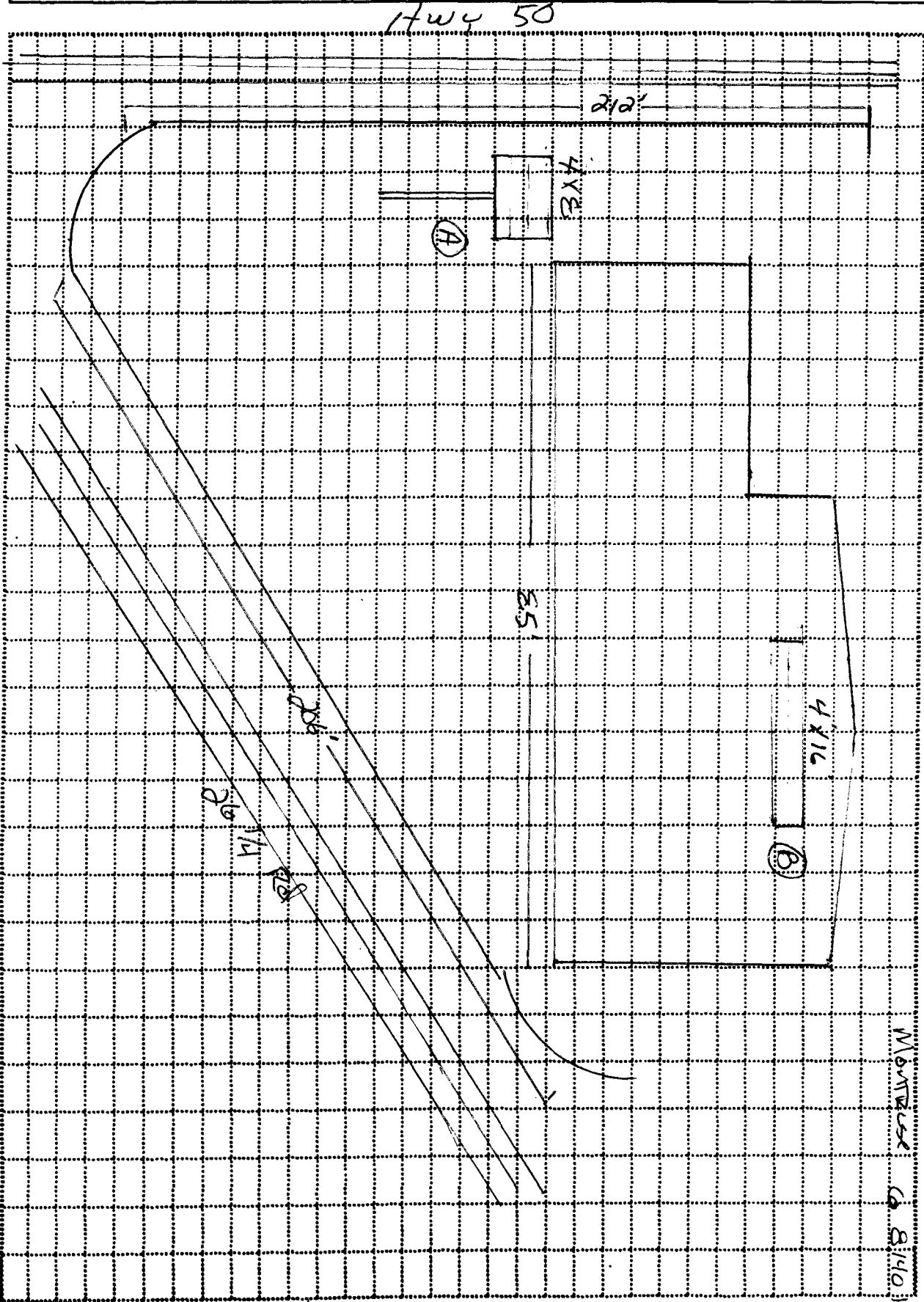
NOTE: No sign may exceed 300 square feet. A separate sign clearance is required for each sign. Attach a sketch of proposed and existing signage including types, dimensions, lettering, abutting streets, alleys, easements, property lines, and locations. **A SEPARATE PERMIT FROM THE BUILDING DEPARTMENT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

[Signature] 12-7-99 Bill North 12-8-99
Applicant's Signature Date Community Development Approval Date

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

II. PLEASE SKETCH IN THE SPACE BELOW:

- Proposed sign dimensions (length, width, height, depth)
- Location on parcel (dimensions from streets, structures, and property lines)
- Any other signs on parcel.



New Signage
 Hot Water Reduction
 501 Hwy 50
 TX 2945 262-03001
 JOE DORRANCE
 2511 S. Townsend Av.
 MONTGOMERY (A 8140)