



# SIGN CLEARANCE

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

Clearance No. 72821  
Date Submitted Oct. 5, 1999  
FEE \$ 25.00 02-005  
Tax Schedule 2701-323-~~XXXXXX~~  
Zone F-1

BUSINESS NAME WestCo Rental  
STREET ADDRESS 2310 Interstate Ave  
PROPERTY OWNER Wallid Boy-Mater  
OWNER ADDRESS 677 25 1/2 Rd.

CONTRACTOR Platinum Sign Co  
LICENSE NO. 2990849  
ADDRESS 620 Noland Ave  
TELEPHONE NO. 248-9677

- 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 16 Square Feet
- (1,2,4) Building Facade 35 Linear Feet
- (1-4) Street Frontage 260 Linear Feet
- (2-5) Height to Top of Sign 8 Feet Clearance to Grade 4 Feet
- (5) Distance from all Existing Off-Premise Signs within 600 Feet None Feet

Existing Signage/Type:	
<u>None - Vacant Lot</u>	Sq. Ft.
<u>No other off-premise signs in area.</u>	Sq. Ft.
Total Existing:	<u>0</u> Sq. Ft.

● FOR OFFICE USE ONLY ●		
Signage Allowed on Parcel:		
Building	<u>16</u>	Sq. Ft.
Free-Standing		Sq. Ft.
Total Allowed:	<u>16</u>	Sq. Ft.

COMMENTS: Attached letter of permission from property owner.

**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] 10-5-99 [Signature] 10-20-99  
Applicant's Signature      Date      Community Development Approval      Date

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

*not issued till by 11-8-99 by K.P.*

base w/ dimensions

23 Rd

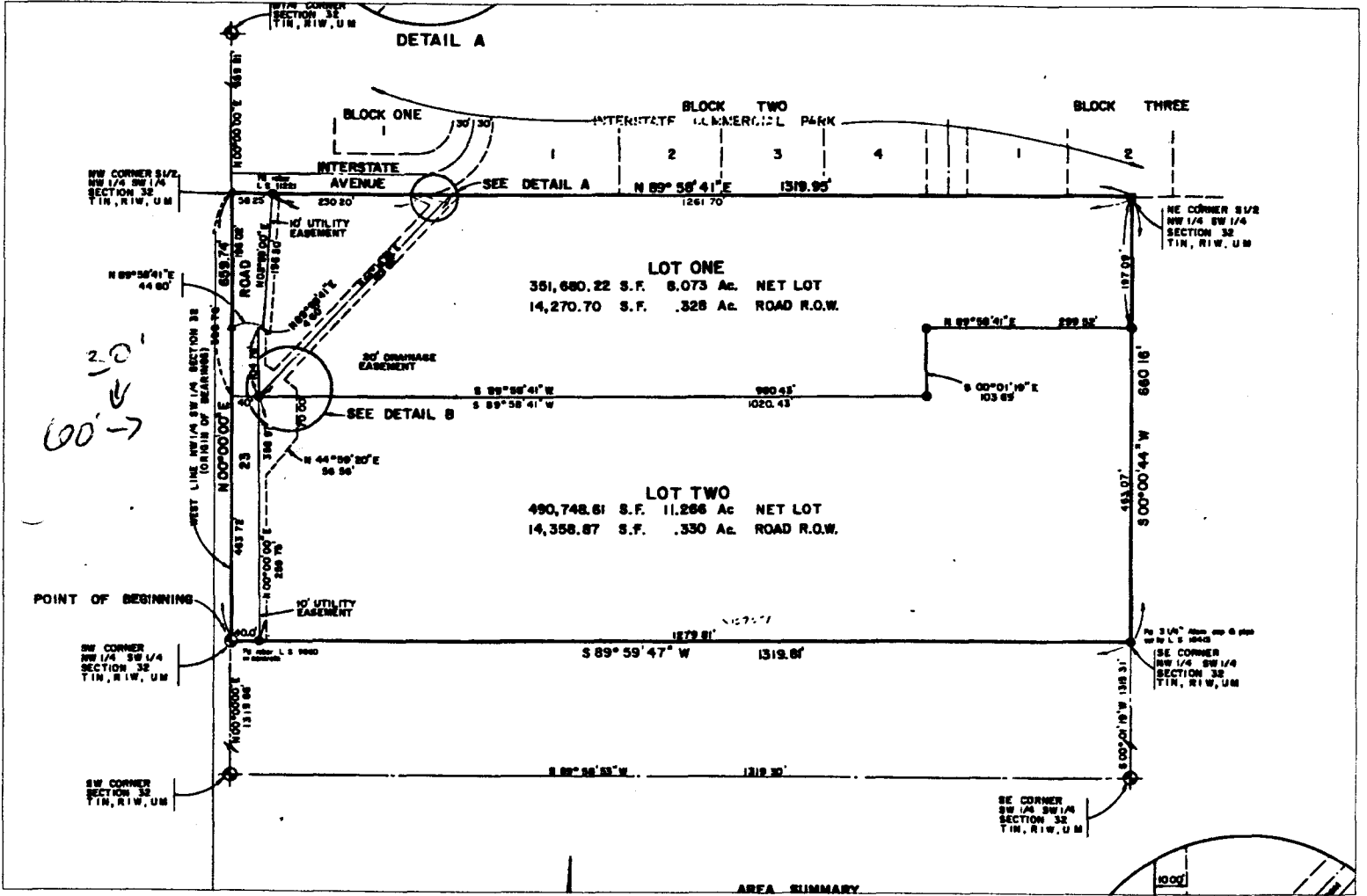
744 23 RD.

Proposed  
Sign

4' x 4'

Interstate  
Ave





**INTERSTATE COMMERCIAL PARK LLP**

677 25 1/2 Road  
Grand Junction, Co. 81503  
U.S.A.

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Phone (970) 243-3437  
Fax (970) 245-6474

October 20, 1999

WEST-CO Rental  
2310 Interstate Ave.  
Grand Junction, CO. 81505

Dear Dennis,

This letter is a response to your request for placing a temporary sign. ICP grants you permission to place a temporary sign at the corner of 23Rd. and Interstate Avenue. This permission is effective immediately for no more than one year or at our request shall be removed.

Sincerely,

  
Walid Bou-Matar