



SIGN CLEARANCE

54

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

Clearance No. _____
Date Submitted 12/14/99
FEES \$ 25
Tax Schedule 2945-03-18-002
Zone PB

BUSINESS NAME H: Fashion Fabrics
STREET ADDRESS 2586 Patterson
PROPERTY OWNER AVSO LTD
OWNER ADDRESS Same

CONTRACTOR Budo Signs
LICENSE NO. ~~2990100~~
ADDRESS 1055 Ute Ave
TELEPHONE NO. 245-7700

- 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 48 Square Feet
- (1,2;4) Building Facade 200 Linear Feet
- (1 - 4) Street Frontage 400 Linear Feet
- (2 - 5) Height to Top of Sign 10 Feet Clearance to Grade 12 Feet
- (5) Distance from all Existing Off-Premise Signs within 600 Feet _____ Feet

Existing Signage/Type:	
<u>Flush wall</u>	<u>96</u> Sq. Ft.
<u>Free standing</u>	<u>16</u> Sq. Ft.
	Sq. Ft.
Total Existing:	Sq. Ft.

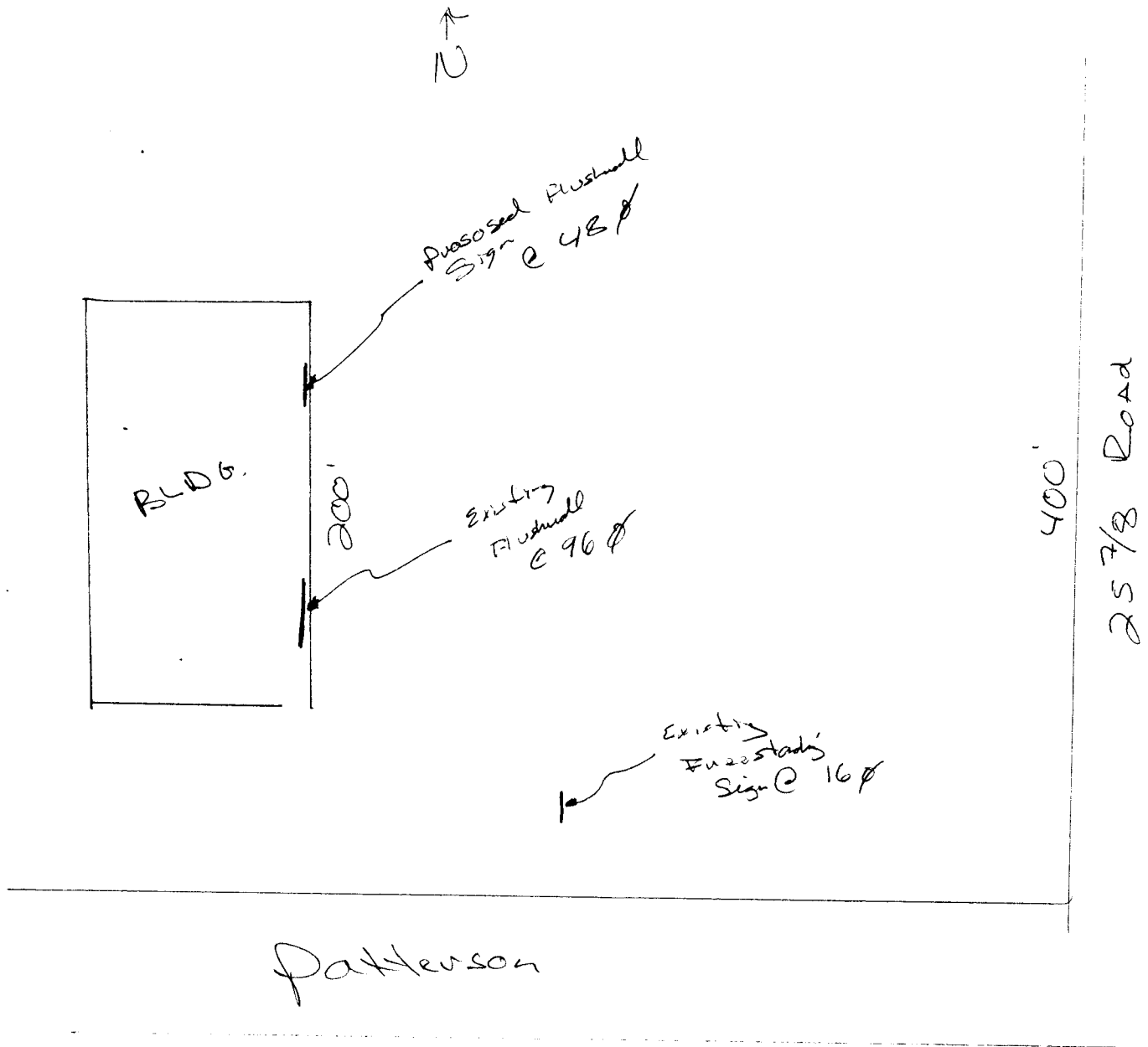
● FOR OFFICE USE ONLY ●	
Signage Allowed on Parcel:	<u>160</u> ^A for entire site.
Building	Sq. Ft.
Free-Standing	Sq. Ft.
Total Allowed:	<u>160</u> ^A Sq. Ft.

COMMENTS: Minor change to the final Plan approved on 12-7-99 in accordance with Sec. 7-52 of the Zoning & Development Code, to allow an additional 48 sq. ft. of signage.

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.**

Edward J. Coney 12/14/99 [Signature] 12/14/99
 Applicant's Signature Date Community Development Approval Date

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



4'x12'

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UPHOLSTERY 

