



SIGN CLEARANCE

22

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

Clearance No. 74544
Date Submitted 3-10-00
FEE \$ 25⁰⁰
Tax Schedule 2445-113-19-007
Zone C-2

BUSINESS NAME Quality Meat Co
STREET ADDRESS 340 North Ave
PROPERTY OWNER Phil Emerson
OWNER ADDRESS 340 North Ave

CONTRACTOR Platinum Sign Co
LICENSE NO. 2200696
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 50 Square Feet
- (1,2,4) Building Facade _____ Linear Feet
- (1 - 4) Street Frontage 105 Linear Feet
- (2 - 5) Height to Top of Sign 20 Feet Clearance to Grade 15 Feet
- (5) Distance from all Existing Off-Premise Signs within 600 Feet _____ Feet

Existing Signage/Type:	
<u>1 awning flushwall</u>	<u>22</u> Sq. Ft.
<u>1 Flushwall</u>	<u>27</u> Sq. Ft.
<u>1 Flushwall</u>	<u>48</u> Sq. Ft.
Total Existing:	<u>97</u> Sq. Ft.

● FOR OFFICE USE ONLY ●	
Signage Allowed on Parcel:	
Building	<u>200</u> Sq. Ft.
Free-Standing	<u>150</u> Sq. Ft.
Total Allowed:	_____ Sq. Ft.

COMMENTS: New Free-standing structure

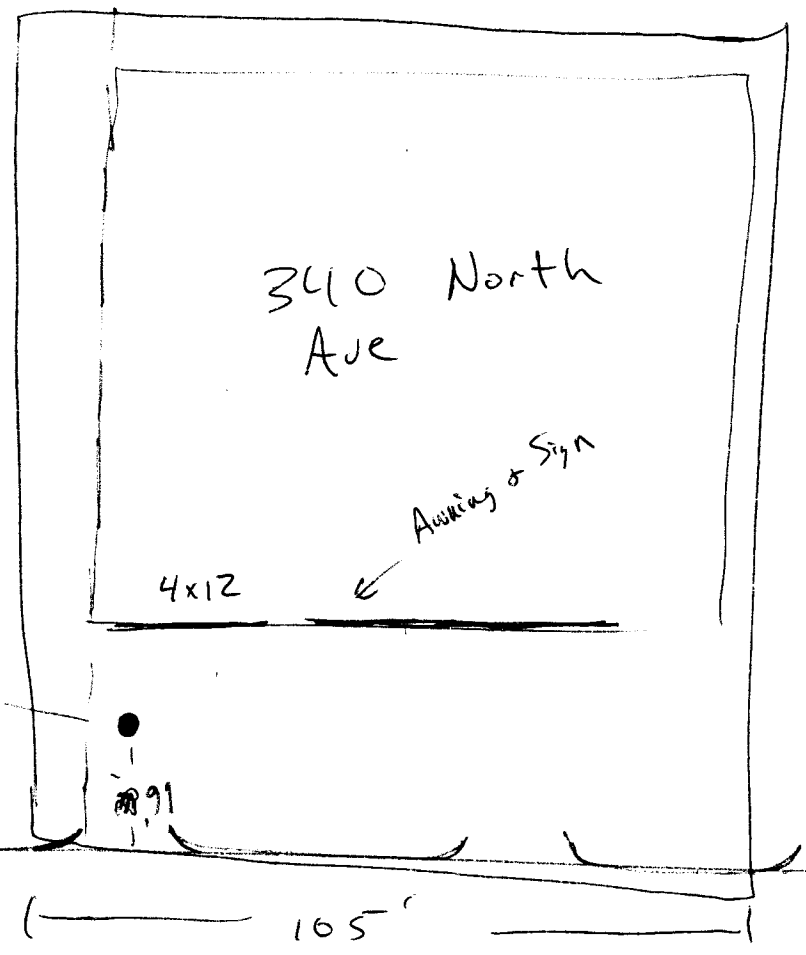
NOTE: No sign may exceed 300 square feet. A separate sign clearance is required for each sign. Attach a sketch of proposed and existing signage including types, dimensions, lettering, abutting streets, alleys, easements, property lines, and locations. **A SEPARATE PERMIT FROM THE BUILDING DEPARTMENT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

[Signature] 3-10-00
Applicant's Signature Date

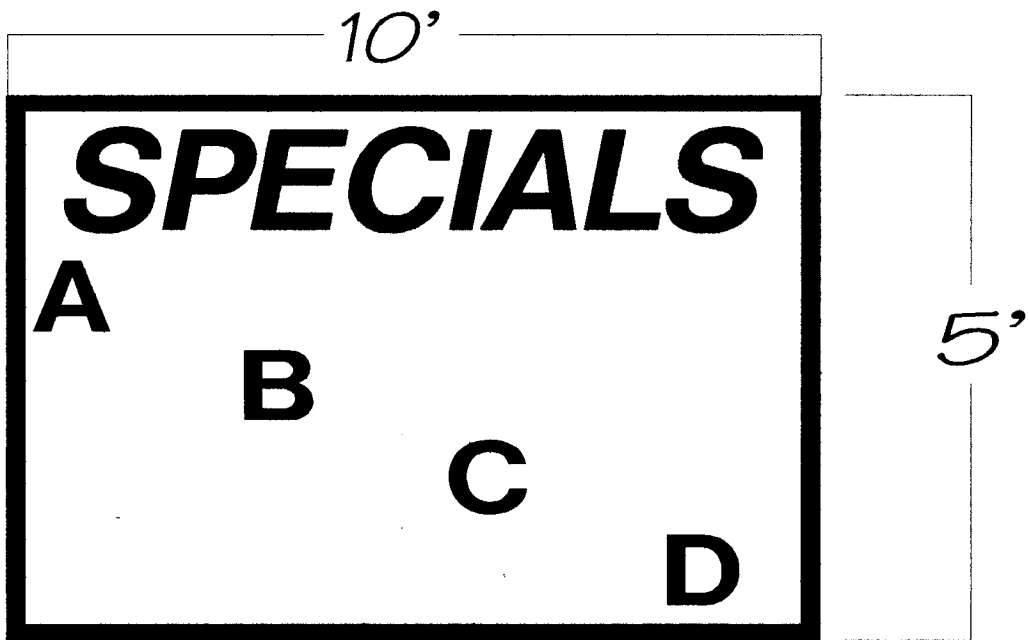
[Signature] 03/10/06
Community Development Approval Date

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

proposed sign



North Ave

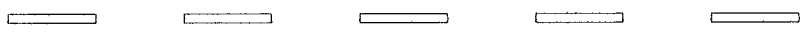
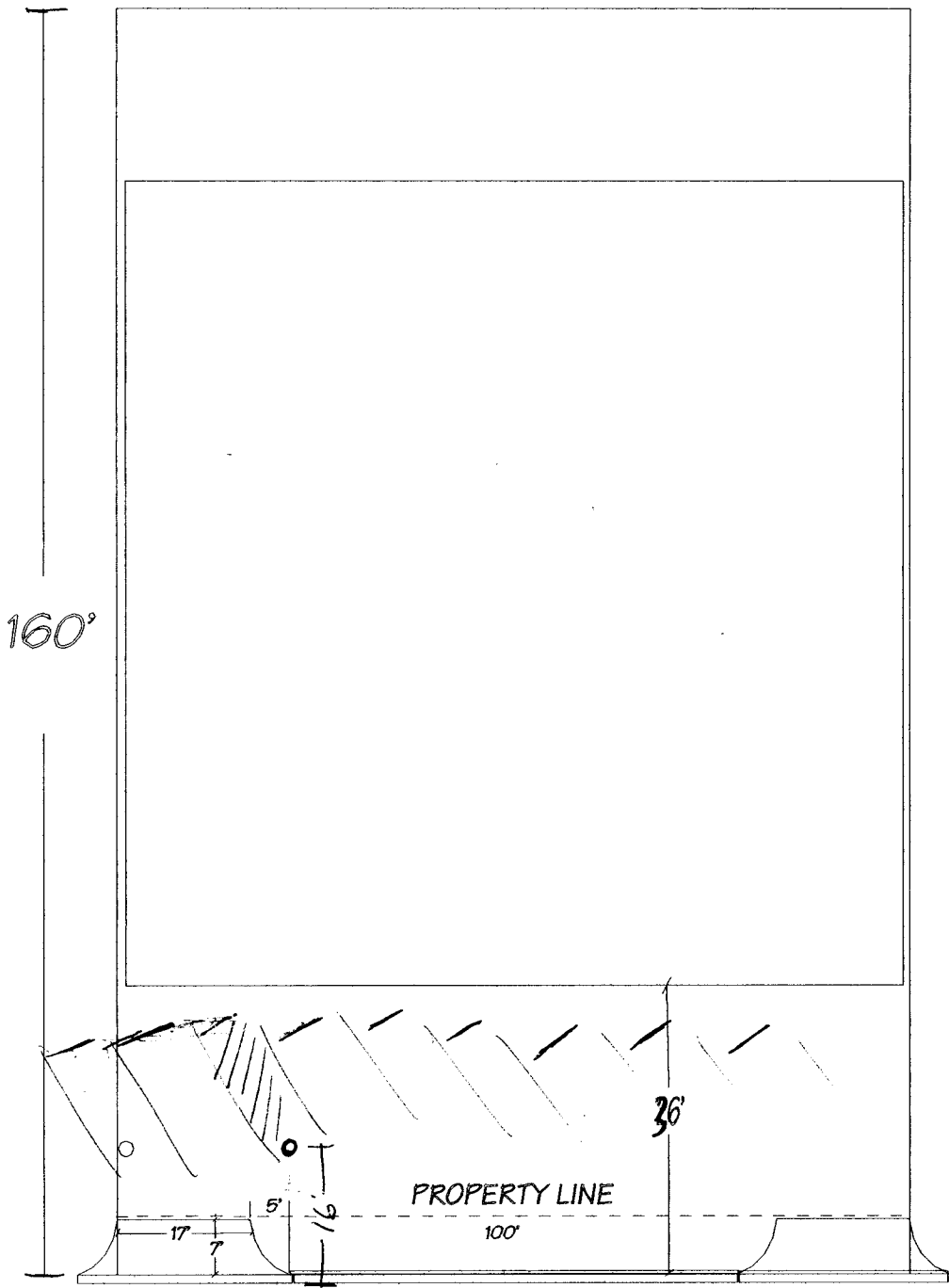


15'



620 Noland Ave. Grand Junction, CO 81501 (970)248.9677

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NORTH AVE

Revised plan approved 3-23-00 pat