



SIGN CLEARANCE

AC

80616

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

Clearance No. _____
Date Submitted 7/5/01
FEE \$ 25.00
Tax Schedule 2943-072-13-004
Zone RMF-14

BUSINESS NAME Cedar Terrace
STREET ADDRESS 555 28 1/2 Rd
PROPERTY OWNER _____
OWNER ADDRESS P.O. Box 3011

CONTRACTOR Sourdough Signs
LICENSE NO. 2010183
ADDRESS 2223 H. Rd
TELEPHONE NO. 243-1383

- 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 21 Square Feet
- (1,2,4) Building Facade _____ Linear Feet
- (1 - 4) Street Frontage 245 Linear Feet
- (2,4,5) Height to Top of Sign 7'6" Feet Clearance to Grade 2'9" Feet
- (5) Distance from all Existing Off-Premise Signs within 600 Feet _____ Feet

Existing Signage/Type:	Sq. Ft.
Total Existing:	<u>0</u> Sq. Ft.

● FOR OFFICE USE ONLY ●	
Signage Allowed on Parcel:	<u>28 1/2 Rd</u>
Building	
Free-Standing	<u>183</u> Sq. Ft.
Total Allowed:	<u>183</u> Sq. Ft.

COMMENTS: Replacing an existing wooden sign mounted on a dead tree. SIGN MUST BE AT LEAST 1.5' BEHIND SIDEWALK. APPLICANT IS RESPONSIBLE TO ASSURE THAT SIGN IS LOCATED ON PRIVATE PROPERTY.

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.**

Brian Dawson 7/5/01 Bill Nell 7-6-01
Applicant's Signature Date Community Development Approval Date

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

APARTMENTS

ApartmentS

DRIVE

FENCE

Proposed DF
Free standing sign

FENCE

SIDEWALK

19'6"

SIDEWALK

TREES

o o o

31'

PARKING 1

ENTRANCE

28 1/2 Rd.

BRITANNY DR.

