



# SIGN CLEARANCE

Community Development Department  
250 North 5<sup>th</sup> Street  
Grand Junction CO 81501  
(970) 244-1430

①

Clearance No.	_____
Date Submitted	<u>10/11/02</u>
Fee \$	<u>25.00</u>
Zone	<u>C-2</u>

TAX SCHEDULE <u>2945-103-00-0104</u>	CONTRACTOR <u>ANGEL SIGN CO.</u>
BUSINESS NAME <u>MODERN CLASSIC MOTORS</u>	LICENSE NO. <u>2010716</u>
STREET ADDRESS <u>930 INDEPENDENT AVE</u>	ADDRESS <u>540 N. WESTGATE DR #C</u>
PROPERTY OWNER <u>MODERN CLASSIC MOTORS</u>	TELEPHONE NO. <u>244-8934</u>
OWNER ADDRESS <u>975 INDEPENDENT AVE</u>	CONTACT PERSON <u>DENZIL</u>

- |  |  |
|--|--|
| <input type="checkbox"/> 1. FLUSH WALL               | 2 Square Feet per Linear Foot of Building Facade                       |
| <input type="checkbox"/> 2. ROOF                     | 2 Square Feet per Linear Foot of Building Facade                       |
| <input checked="" type="checkbox"/> 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            |
| <input type="checkbox"/> 4. PROJECTING               | 0.5 Square Feet per each Linear Foot of Building Facade                |
| <input type="checkbox"/> 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: 75 Square Feet  
 (1,2,4) Building Façade: 80 Linear Feet  
 (1 - 4) Street Frontage: 286 Linear Feet  
 (2 - 5) Height to Top of Sign: 20 Feet      Clearance to Grade: 10 Feet  
 (5) Distance from all Existing Off-Premise Signs within 600 Feet: N/A Feet

EXISTING SIGNAGE/TYPE:	
<u>FLUSH WALL</u>	<u>18</u> Sq. Ft.
_____	_____ Sq. Ft.
_____	_____ Sq. Ft.
_____	_____ Sq. Ft.
Total Existing:	<u>18</u> Sq. Ft.

● FOR OFFICE USE ONLY ●	
Signage Allowed on Parcel:	
Building	<u>1100</u> Sq. Ft.
Free-Standing	<u>214.5</u> Sq. Ft.
Total Allowed:	<u>214.5</u> Sq. Ft.

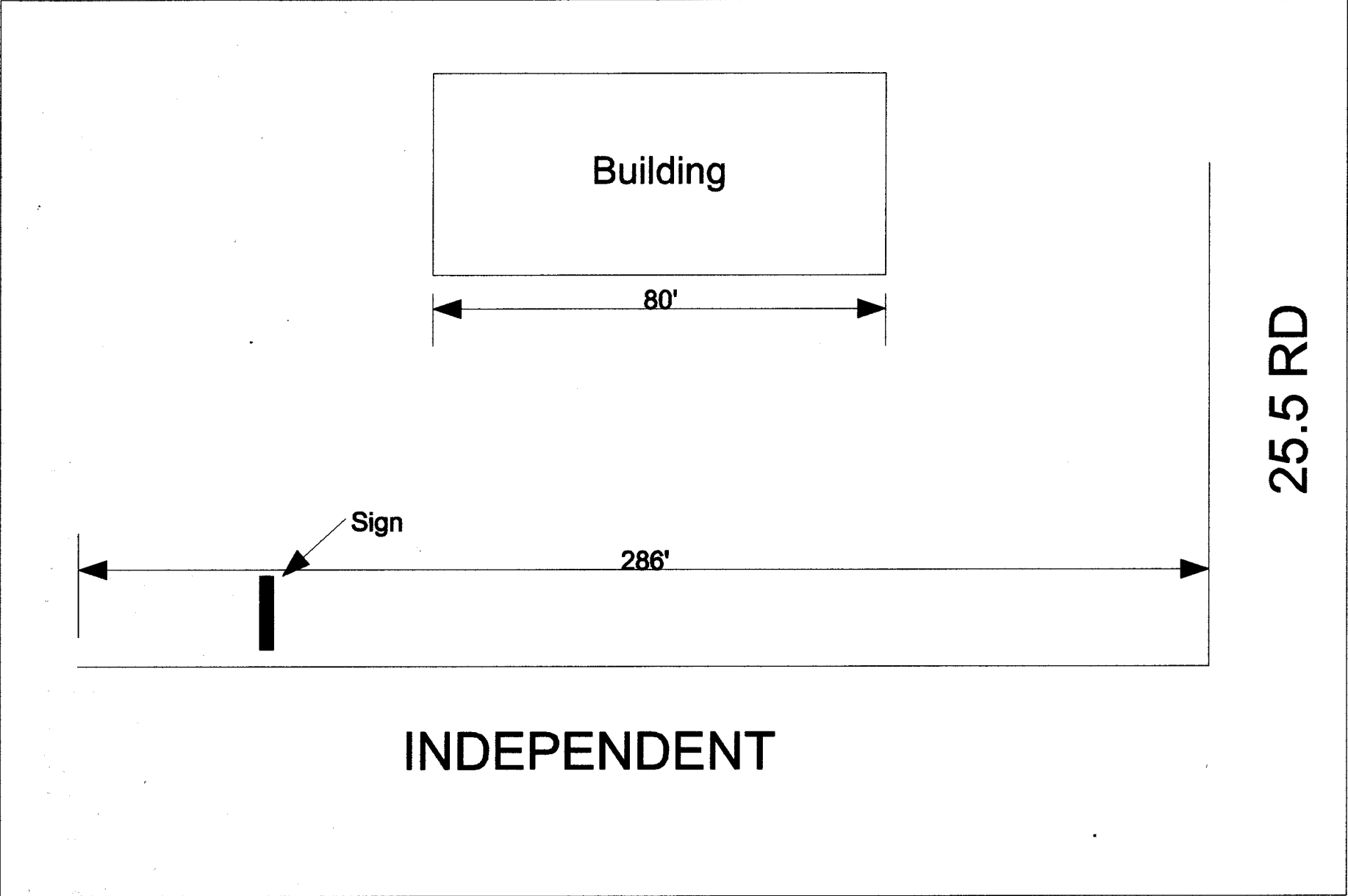
COMMENTS: \_\_\_\_\_

**NOTE:** No sign may exceed 300 square feet. A separate sign clearance is required for each sign. Attach a sketch, to scale, of proposed and existing signage including types, dimensions and lettering. Attach a plot plan, to scale, showing: abutting streets, alleys, easements, driveways, encroachments, property lines, distances from existing buildings to proposed signs and required setbacks. **A SEPARATE PERMIT FROM THE BUILDING DEPARTMENT IS ALSO REQUIRED.**

I hereby attest that the information on this form and the attached sketches are true and accurate.

[Signature] 9/20/02      [Signature] 10/14/02  
 Applicant's Signature      Date      Community Development Approval      Date

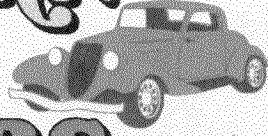
(White: Community Development)      (Canary: Applicant)      (Pink: Building Dept)      (Goldenrod: Code Enforcement)



7.5'

10'

**MODERN**  
*Classic*  
**MOTORS INC.**




10'

20'