



SIGN CLEARANCE

AE

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

Clearance No. 83360
Date Submitted 1-28-02
FEE \$ 25.00
Tax Schedule 2945-124-00-033
Zone C-1

BUSINESS NAME CASTLE CREEK PLAZA
STREET ADDRESS 2500 NORTH AVE
PROPERTY OWNER BOB LOURLACE
OWNER ADDRESS SAME

CONTRACTOR PLATINUM SIGN CO
LICENSE NO. 2010577
ADDRESS 2916 I-70 B.
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 37.10 Square Feet
- (1,2,4) Building Facade 88 Linear Feet
- (1 - 4) Street Frontage 106 Linear Feet
- (2 - 5) Height to Top of Sign 23 3/4 Feet Clearance to Grade 8 Feet
- (5) Distance from all Existing Off-Premise Signs within 600 Feet _____ Feet

Existing Signage/Type:	
<u>Pole Sign</u>	<u>70</u> Sq. Ft.
	Sq. Ft.
	Sq. Ft.
Total Existing:	Sq. Ft.

● FOR OFFICE USE ONLY ●	
Signage Allowed on Parcel:	<u>North</u>
Building	<u>170</u> Sq. Ft.
Free-Standing	<u>159</u> Sq. Ft.
Total Allowed:	<u>170</u> Sq. Ft.

COMMENTS: WE ARE ADDING AN ADDITIONAL SIGN TO THE TOP OF THE EXISTING POLE SIGN

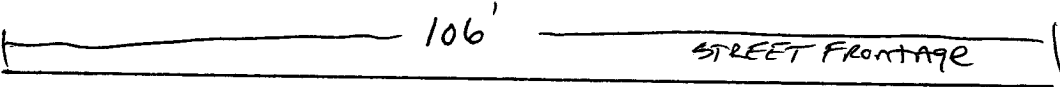
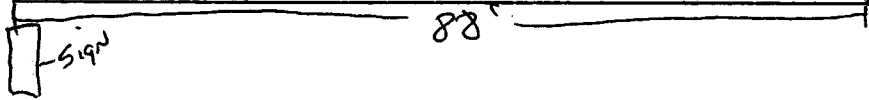
NOTE: No sign may exceed 300 square feet. A separate sign clearance is required for each sign. Attach a sketch of proposed and existing signage including types, dimensions, lettering, abutting streets, alleys, easements, property lines, and locations. **A SEPARATE PERMIT FROM THE BUILDING DEPARTMENT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

Mark Deans 1-28-02 *Clayce Nelson* 2/4/02
Applicant's Signature Date Community Development Approval Date

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

25TH STREET

BUILDING



NORTH AVE