



# SIGN CLEARANCE

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

2

|                |                |
|----------------|----------------|
| Clearance No.  | _____          |
| Date Submitted | <u>4/24/03</u> |
| Fee \$         | <u>25.00</u>   |
| Zone           | <u>C-1</u>     |

|                |                                   |                |                                |
|----------------|-----------------------------------|----------------|--------------------------------|
| TAX SCHEDULE   | <u>2945-043-010-001</u>           | CONTRACTOR     | <u>Western Neon Sign Co</u>    |
| BUSINESS NAME  | <u>CHUCK ECHEESE'S</u>            | LICENSE NO.    | <u>2030815</u>                 |
| STREET ADDRESS | <u>2424 Hwy 6<sup>th</sup> 50</u> | ADDRESS        | <u>3183 Hall Ave Grand Jct</u> |
| PROPERTY OWNER | _____                             | TELEPHONE NO.  | <u>523 4045</u>                |
| OWNER ADDRESS  | _____                             | CONTACT PERSON | <u>RAY MCMANUS</u>             |

|   |  |
|---|--|
| <input checked="" 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 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: 148.3 Square Feet  
 (1,2,4) Building Façade: ~~243~~ Linear Feet 1650'  
 (1 - 4) Street Frontage: 2400 Linear Feet  
 (2 - 5) Height to Top of Sign: 24 Feet      Clearance to Grade: 16 Feet  
 (5) Distance from all Existing Off-Premise Signs within 600 Feet: \_\_\_\_\_ Feet

**EXISTING SIGNAGE/TYPE:**

|                   |                     |
|-------------------|---------------------|
| <u>FW signage</u> | <u>1024</u> Sq. Ft. |
| _____             | _____ Sq. Ft.       |
| _____             | _____ Sq. Ft.       |
| _____             | _____ Sq. Ft.       |
| Total Existing:   | <u>1024</u> Sq. Ft. |

**● FOR OFFICE USE ONLY ●**

Signage Allowed on Parcel:

|                |                     |
|----------------|---------------------|
| Building       | <u>3300</u> Sq. Ft. |
| Free-Standing  | _____ Sq. Ft.       |
| Total Allowed: | <u>3300</u> Sq. Ft. |

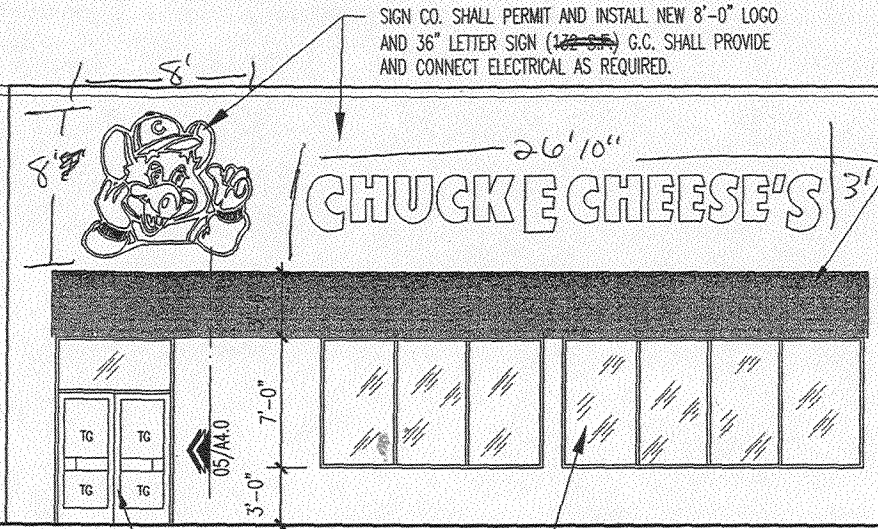
COMMENTS: base End gone taken down & this is new signage

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.

|                       |                |                                |                |
|-----------------------|----------------|--------------------------------|----------------|
| <u>Ray McManus</u>    | <u>4/23/03</u> | <u>C. Tave Gibson</u>          | <u>4/25/03</u> |
| Applicant's Signature | Date           | Community Development Approval | Date           |

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



SIGN CO. SHALL PERMIT AND INSTALL NEW 8'-0" LOGO AND 36" LETTER SIGN (~~122 S.F.~~) G.C. SHALL PROVIDE AND CONNECT ELECTRICAL AS REQUIRED.

SIGN CO. SHALL PERMIT AND INSTALL BACKLIT AWNINGS. G.C. SHALL PROVIDE AND CONNECT ELECTRICAL AS REQUIRED.

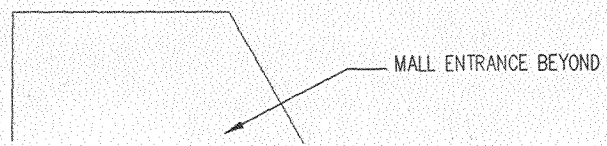
NEW CEC RED ENTRY DOORS

CUT IN NEW WINDOWS, SAVE 4X12 BRICK FOR INFILL AS NEEDED

EXISTING DOOR, MODIFY FOR EXIT HARDWARE AS REQUIRED

*Show DETAIL*

**01 SOUTH ELEVATION**  
SCALE: 1/8" = 1'-0"



*LINE NEW*

