



# SIGN CLEARANCE

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

Clearance No.	<u>None</u>
Date Submitted	<u>12/31/02</u>
Fee \$	<u>25.00</u>
Zone	<u>C-2</u>

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TAX SCHEDULE	<u>2945-091-21-001</u>	CONTRACTOR	<u>Bud's Signs</u>
BUSINESS NAME	<u>Vitamin Cottage</u>	LICENSE NO.	<u>2020157</u>
STREET ADDRESS	<u>2464 Hwy 6 &amp; 50 #124</u>	ADDRESS	<u>1055 vte</u>
PROPERTY OWNER	<u>Kemper Sley</u>	TELEPHONE NO.	<u>245-7700</u>
OWNER ADDRESS		CONTACT PERSON	<u>Eric</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: 88 Square Feet  
 (1,2,4) Building Façade: 80 Linear Feet  
 (1 - 4) Street Frontage: \_\_\_\_\_ Linear Feet  
 (2 - 5) Height to Top of Sign: 15 Feet      Clearance to Grade: 10 Feet  
 (5) Distance from all Existing Off-Premise Signs within 600 Feet: \_\_\_\_\_ Feet

EXISTING SIGNAGE/TYPE:

_____	_____	Sq. Ft.
_____	_____	Sq. Ft.
_____	_____	Sq. Ft.
Total Existing:	_____	Sq. Ft.

● FOR OFFICE USE ONLY ●

Signage Allowed on Parcel:

Building	<u>140</u>	Sq. Ft.
Free-Standing	<u>Ø</u>	Sq. Ft.
Total Allowed:	<u>140</u>	Sq. Ft.

COMMENTS: Mini A allowed 140 sq of FW 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.

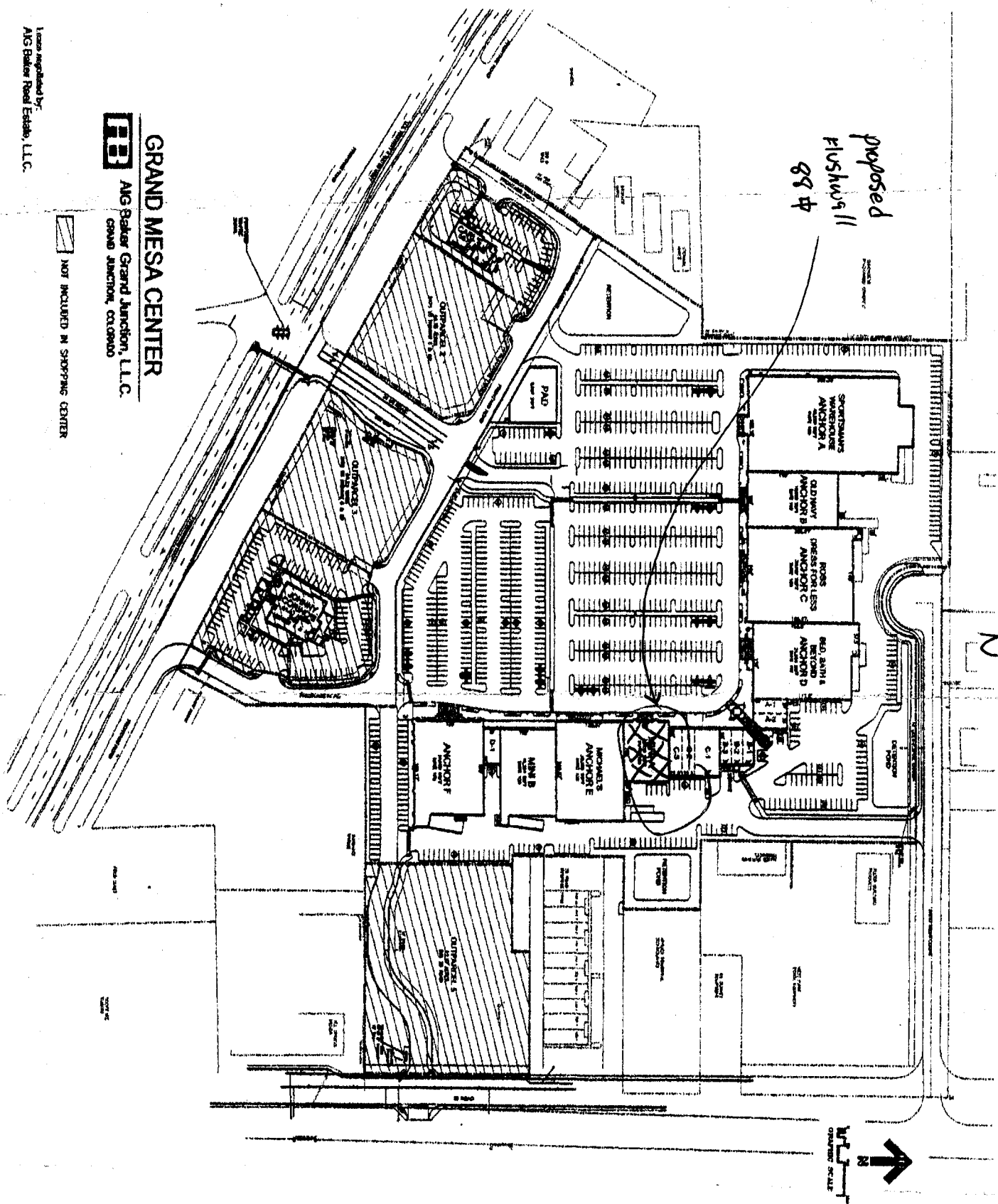
I hereby attest that the information on this form and the attached sketches are true and accurate.

Eric Bernoff      12-31-02      C. Jaye Gibson      12/31/02  
 Applicant's Signature      Date      Community Development Approval      Date

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

EXHIBIT A

DIAGRAM OF THE SHOPPING CENTER AND LOCATION OF THE PREMISES



proposed  
Flushwell  
89 #

N

80' Feet Page



**GRAND MESA CENTER**  
AIG Baker Grand Junction, L.L.C.  
GRAND JUNCTION, COLORADO

NOT INCLUDED IN SHOPPING CENTER

License registered by:  
AIG Baker Reed Estate, L.L.C.

**AMERICAN SIGNS**  
**(303)932-8477**

**SPECIFICATIONS**

**Custom manufacture 24 GA paint grip sheet metal letters**

**Neon: Single stroke 15 mm red in letters**

**Faces: 3/16" orange plex in letters**

**Sidewalls: Dark Bronze**

**Trimcap: 1" gold jewelite**

**Letters are to be installed on raceway painted to match building facia**

22'

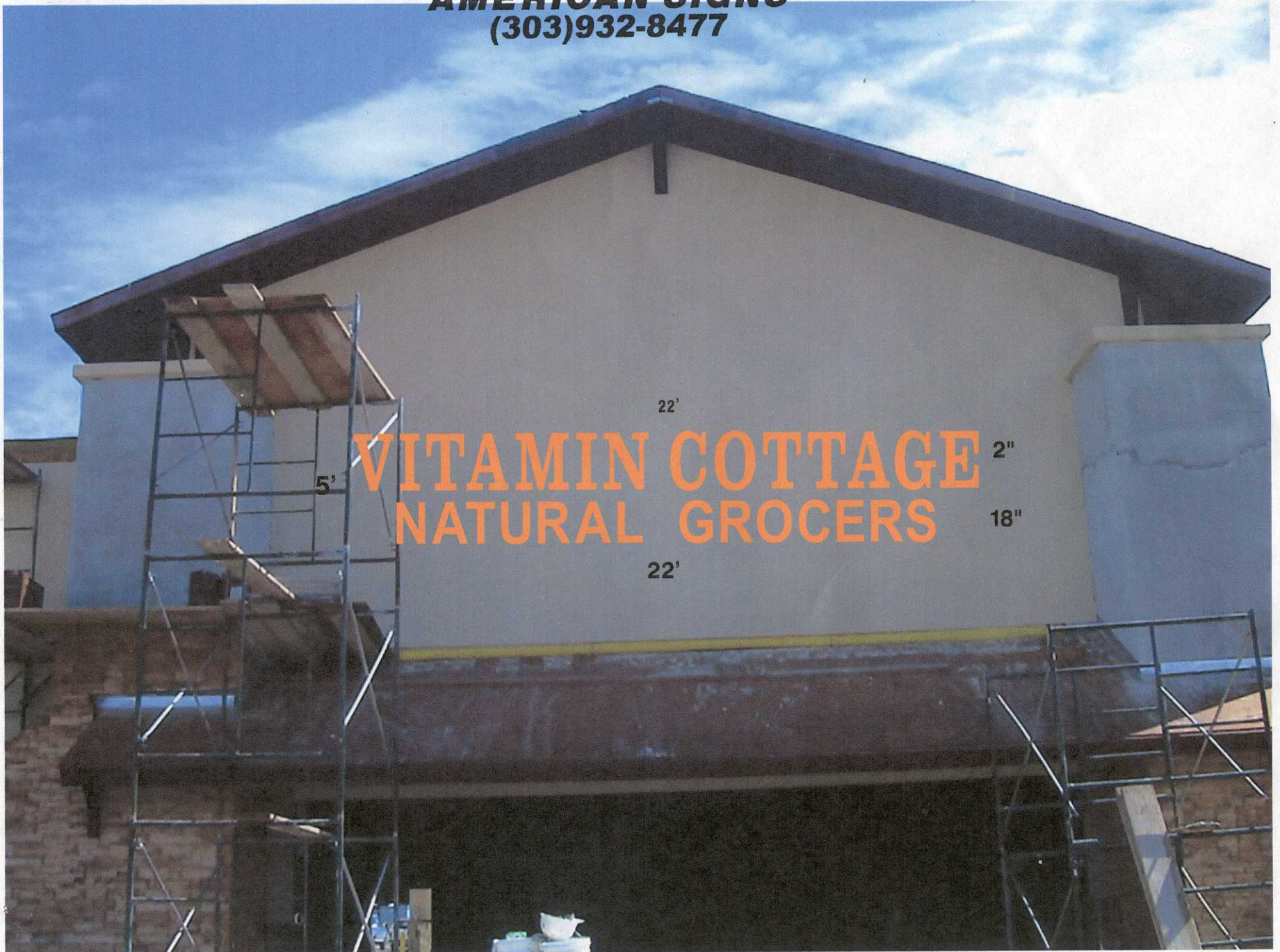
5' **VITAMIN COTTAGE** 2"  
**NATURAL GROCERS** 18"

**88 square feet**

**FAX #(720) 981-4689**



**AMERICAN SIGNS**  
**(303)932-8477**



**88 square feet**  
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