



# SIGN CLEARANCE

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

Clearance No. \_\_\_\_\_  
Date Submitted 3-4-2004  
Fee \$ 25.00  
Zone B-2

TAX SCHEDULE 2945-143-17-008  
BUSINESS NAME MAIN STREET CAFE  
STREET ADDRESS 504 MAIN STREET  
PROPERTY OWNER Shirley Movein  
OWNER ADDRESS 13800 EAST MARINA DRIVE  
AVARON, CO 80014

CONTRACTOR CANVAS PRODUCTS CO  
LICENSE NO. 2040352  
ADDRESS 580 25 RD  
TELEPHONE NO. 292-1453  
CONTACT PERSON Tom Dykstra

- |   |  |
|---|--|
| <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: 5 Square Feet  
(1,2,4) Building Façade: 30 Linear Feet  
(1 - 4) Street Frontage: 30 Linear Feet  
(2 - 5) Height to Top of Sign:      Feet      Clearance to Grade:      Feet  
(5) Distance from all Existing Off-Premise Signs within 600 Feet:      Feet

## EXISTING SIGNAGE/TYPE:

<u>Wall Sign</u>	<u>24</u>	Sq. Ft.
_____	_____	Sq. Ft.
_____	_____	Sq. Ft.
Total Existing:	<u>24</u>	Sq. Ft.

## ● FOR OFFICE USE ONLY ●

Signage Allowed on Parcel: main st

Building	<u>60</u>	Sq. Ft.
Free-Standing	<u>45</u>	Sq. Ft.
Total Allowed:	<u>60</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.

<u>[Signature]</u>	<u>3-4-2004</u>	<u>[Signature]</u>	<u>3/4/04</u>
Applicant's Signature	Date	Community Development Approval	Date

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

Canvas Products Co.  
580 25 Road  
Tom Dykstra  
242-1453

## Site Plan

Main Street Cafe  
504 Main Street  
Evan Gluckman  
242-7225

