



SIGN CLEARANCE

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

*Please Note
Correct Address*

Clearance No.	_____
Date Submitted	<u>1/16/04</u>
Fee \$	<u>25.00</u>
Zone	<u>C-1</u>

TAX SCHEDULE	<u>2943-083-32-002</u>	CONTRACTOR	<u>ANGEL SIGN CO</u>
BUSINESS NAME	<u>NORTH AVE CENTER INC</u>	LICENSE NO.	<u>2031376</u>
STREET ADDRESS	1110 <u>N. AVE. 2938</u>	ADDRESS	<u>590 N. WESTGATE DR</u>
PROPERTY OWNER	<u>NORTH AVE CENTER LLC</u>	TELEPHONE NO.	<u>244-8934</u>
OWNER ADDRESS	<u>2030 BASELINE DR 81503</u>	CONTACT PERSON	<u>DARREN HARWARD</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: 189 Square Feet
 (1,2,4) Building Façade: 295 Linear Feet
 (1 - 4) Street Frontage: ~~354~~ 354'
 (2 - 5) Height to Top of Sign: 30 Feet Clearance to Grade: 5 Feet
 (5) Distance from all Existing Off-Premise Signs within 600 Feet: _____ Feet

EXISTING SIGNAGE/TYPE:

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

● FOR OFFICE USE ONLY ●

Signage Allowed on Parcel:

Building	<u>580</u> Sq. Ft.
Free-Standing	<u>531</u> Sq. Ft.
Total Allowed:	<u>590</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.

Darren Harward 1/5/04 C. Faye Hall 1/7/04
 Applicant's Signature Date Community Development Approval Date

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

building

~~294~~ 295'

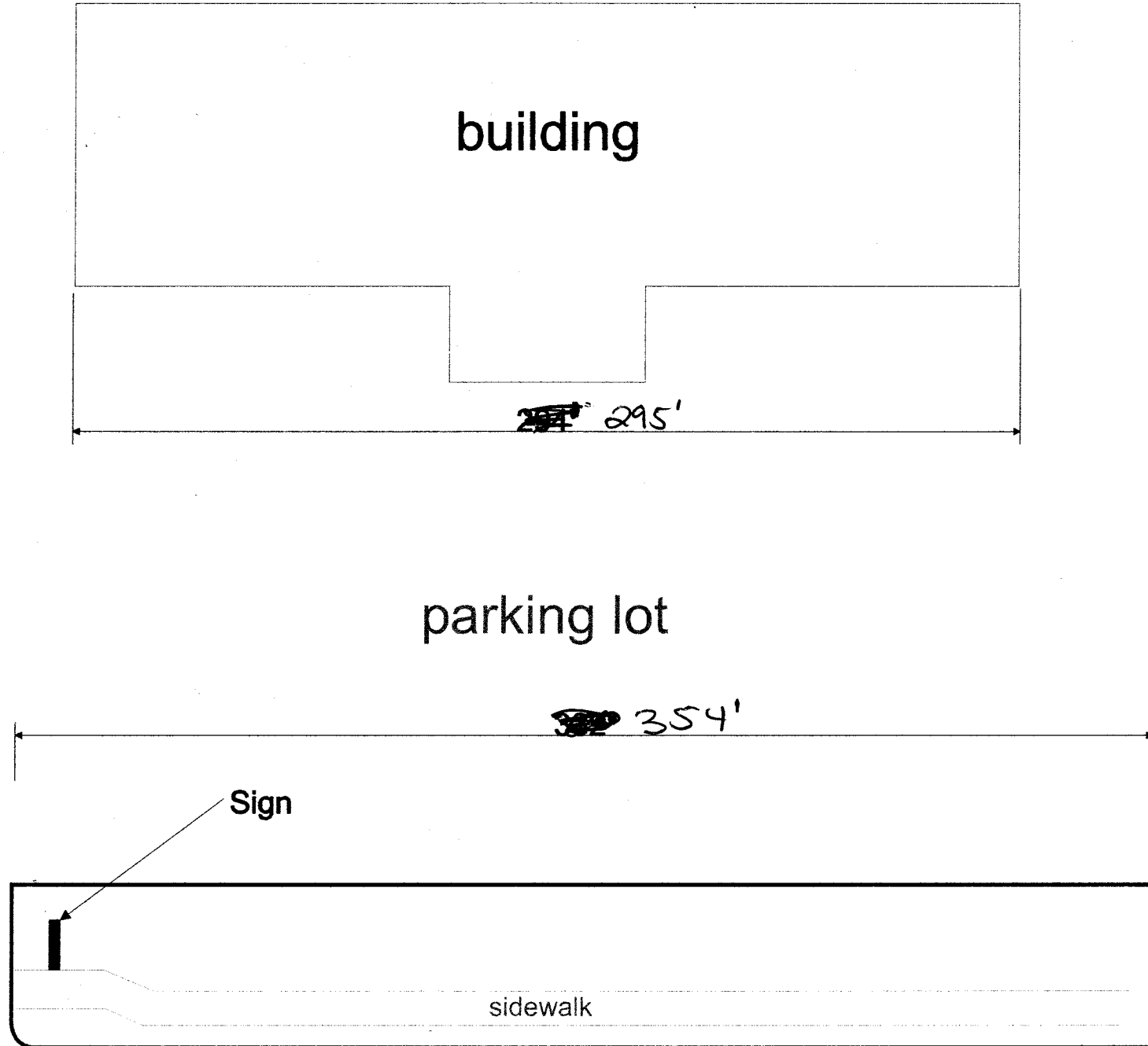
parking lot

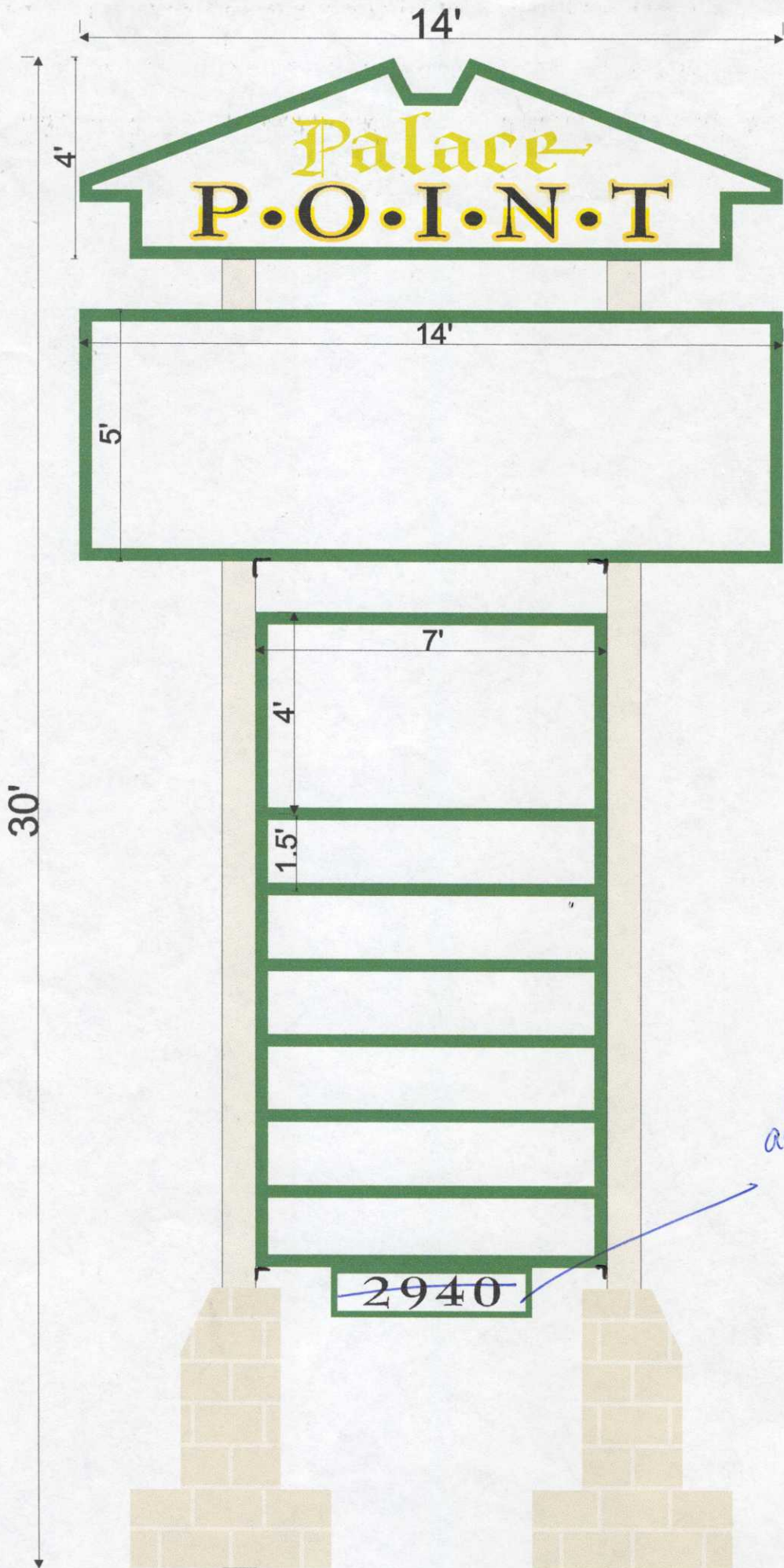
~~354~~ 354'

Sign

sidewalk

North Ave





address should be 2938

