



SIGN CLEARANCE

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

Clearance No. _____
Date Submitted _____
Fee \$ 5.00
Zone C-1

TAX SCHEDULE 2945-153-05-003 CONTRACTOR Premier Signs & More
BUSINESS NAME Western Exposure Realty LICENSE NO. 2051143
STREET ADDRESS 2516 Broadway Suite B10 ADDRESS 463 2842 Rd #B
PROPERTY OWNER 2516 Broadway LLC TELEPHONE NO. 257-7656
OWNER ADDRESS SAME CONTACT PERSON MARTIN

- 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: 40 Square Feet
(1,2,4) Building Façade: 194 Linear Feet Building Façade Direction: North South East West
(1 - 4) Street Frontage: _____ Linear Feet Name of Street: BROADWAY
(2 - 5) Height to Top of Sign: 20 Feet Clearance to Grade: 16 Feet
(5) Distance from all Existing Off-Premise Signs within 600 Feet: _____ Feet

EXISTING SIGNAGE/TYPE & SQUARE FOOTAGE:

<u>5'x10' wall sign</u>	<u>50</u>	Sq. Ft.
<u>3'x15' wall sign</u>	<u>45</u>	Sq. Ft.
<u>2'x12' wall sign</u>	<u>24</u>	Sq. Ft.
Total Existing:	<u>119</u>	Sq. Ft.

FOR OFFICE USE ONLY

Signage Allowed on Parcel for ROW:

Building	<u>416.25</u>	Sq. Ft.
Free-Standing	_____	Sq. Ft.
Total Allowed:	<u>416.25</u>	Sq. Ft.

COMMENTS: We are installing a wall sign in front of business

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>Martine D... [Signature]</u>	<u>7-20-05</u>	<u>C. [Signature]</u>	<u>7/28/05</u>
Applicant's Signature	Date	Community Development Approval	Date

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



SIGN CLEARANCE

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

Clearance No. _____
Date Submitted 7/21/05
Fee \$ 25.00
Zone C1

TAX SCHEDULE 2945-153-05-003
BUSINESS NAME PATRIOT MORTGAGE
STREET ADDRESS 2518 Broadway B-9
PROPERTY OWNER 2516 Broadway LLC
OWNER ADDRESS SAME

CONTRACTOR Premier Signs & More
LICENSE NO. 2051143
ADDRESS 463 2842 Rd #B
TELEPHONE NO. 257-7656
CONTACT PERSON MARTIN

- 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: 36 Square Feet
(1,2,4) Building Façade: 194 Linear Feet Building Façade Direction: North South East West
(1 - 4) Street Frontage: _____ Linear Feet Name of Street: Broadway
(2 - 5) Height to Top of Sign: 20 Feet Clearance to Grade: 18 Feet
(5) Distance from all Existing Off-Premise Signs within 600 Feet: _____ Feet

EXISTING SIGNAGE/TYPE & SQUARE FOOTAGE:

<u>5'x10'</u> Wall Sign	<u>50</u> Sq. Ft.
<u>2'x12'</u> Wall Sign	<u>24</u> Sq. Ft.
<u>3'x15'</u> Wall Sign	<u>45</u> Sq. Ft.
<u>4'x10'</u> Wall Sign	<u>40</u> Sq. Ft.
Total Existing:	159 <u>159</u> Sq. Ft.

FOR OFFICE USE ONLY

Signage Allowed on Parcel for ROW:

Building 416.25 Sq. Ft.

Free-Standing _____ Sq. Ft.

Total Allowed: 416.25 Sq. Ft.

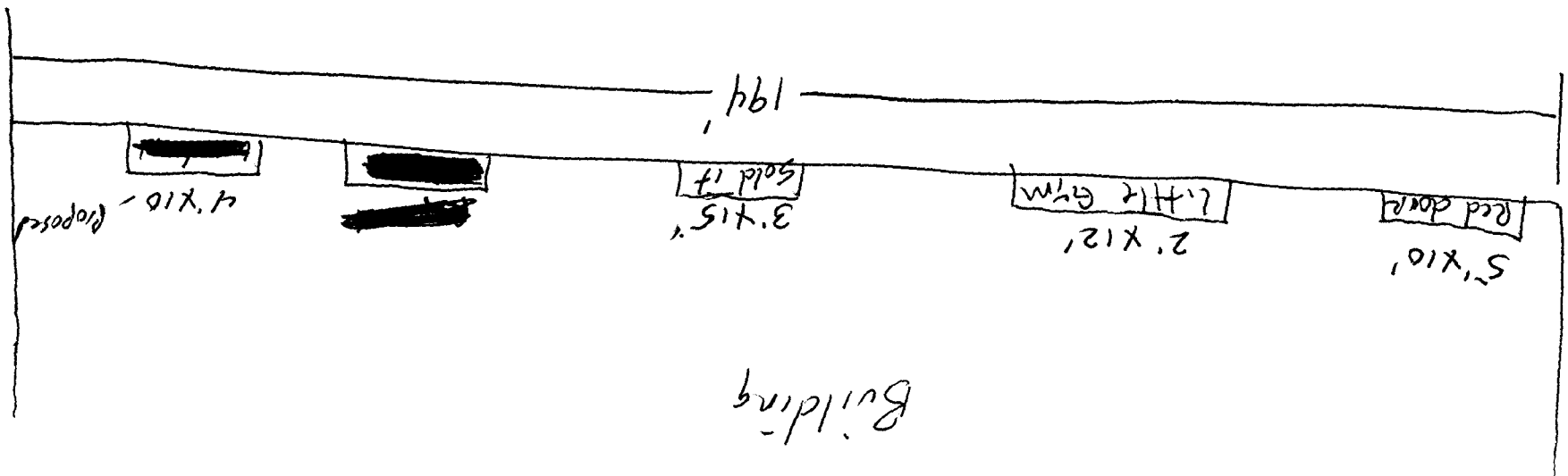
COMMENTS: WE ARE INSTALLING A WALL SIGN

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.

Martin 7-20-05 C Jay Hall 7/28/05
Applicant's Signature Date Community Development Approval Date

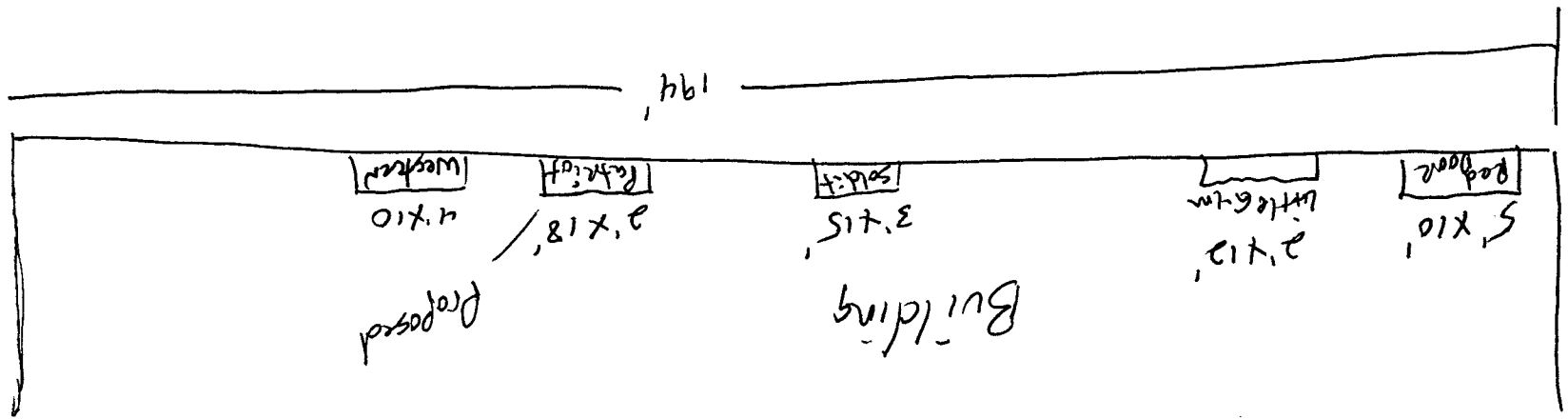
(White: Community Development) (Canary: Applicant) (Pink: Building Dept) (Goldenrod: Code Enforcement)



WESTERN EXPOSURES



REALTY LLC



18'

2'

PATRIOT MORTGAGE