



# SIGN CLEARANCE

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

Clearance No. \_\_\_\_\_  
Date Submitted 5/11/05  
Fee \$ 25.00  
Zone C-1

TAX SCHEDULE 2945-044-00-060  
BUSINESS NAME Vectra Bank  
STREET ADDRESS 2466 F Rd  
PROPERTY OWNER Robert Derner  
OWNER ADDRESS \_\_\_\_\_

CONTRACTOR Premier Signs  
LICENSE NO. 2051143  
ADDRESS 463 2242 Rd #B  
TELEPHONE NO. 257-7650  
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: 22.04 Square Feet  
(1,2,4) Building Façade: 353 Linear Feet      Building Façade Direction: North South East West  
(1 - 4) Street Frontage: 242 Linear Feet      Name of Street: Patterson  
(2 - 5) Height to Top of Sign: 15 Feet      Clearance to Grade: 12.2 Feet  
(5) Distance from all Existing Off-Premise Signs within 600 Feet: \_\_\_\_\_ Feet

### EXISTING SIGNAGE/TYPE & SQUARE FOOTAGE:

<u>Wall Sign</u>	<u>24</u>	Sq. Ft.
<u>Wall Sign</u>	<u>24</u>	Sq. Ft.
_____	_____	Sq. Ft.
Total Existing:	<u>48</u>	Sq. Ft.

### FOR OFFICE USE ONLY

Signage Allowed on Parcel for ROW:

Building	<u>706</u>	Sq. Ft.
Free-Standing	<u>303</u>	Sq. Ft.
Total Allowed:	<u>706</u>	Sq. Ft.

COMMENTS: we are installing a new wall sign in front of unit #2

**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 Derner      5-11-05      C. Jay Hall      5/12/05  
Applicant's Signature      Date      Community Development Approval      Date

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

EXISTING Pole Sign

EXISTING sign  
3x7'

Proposed sign  
2'9" x 7'6"

EXISTING sign  
3x8'  
3x9'

Building Frontage  
353'

PATTERSON

218' Street

# FRONTIER PLAZA

*Celebrations* Top Hat Tuxedos &  
*Le Tuxedo Rental*

UNIT C UNDER CONTRACT

**FOWLER & PETH**

2460





2'-9" x 7'-6"

