



SIGN CLEARANCE

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

Clearance No.	_____
Date Submitted	<u>9/19/2006</u>
Fee \$	<u>2500</u>
Zone	<u>C-1</u>

Variance # 2005-084

TAX SCHEDULE	<u>2945-043-21-002</u>	CONTRACTOR	<u>Young Electric Sign Company</u>
BUSINESS NAME	<u>Regal Cinemas</u>	LICENSE NO.	<u>248</u>
STREET ADDRESS	<u>648 Market St. #1505</u>	ADDRESS	<u>3770 Talbot Street Denver 80239</u>
PROPERTY OWNER	<u>McPherson Dev. / Gulf Coast Comm. Dev.</u>	TELEPHONE NO.	<u>303-375-9933</u>
OWNER ADDRESS	<u>3120 Regerdale Rd. Suite 150 Houston TX 77042</u>	CONTACT PERSON	<u>Eric Brown</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: 172.8 Square Feet
 (1,2,4) Building Façade: 308 Linear Feet
 (1 - 4) Street Frontage: 600 Linear Feet
 (2 - 5) Height to Top of Sign: 336" Feet Clearance to Grade: _____ Feet
 (5) Distance from all Existing Off-Premise Signs within 600 Feet: _____ Feet

EXISTING SIGNAGE/TYPE:

None _____ Sq. Ft.
 _____ Sq. Ft.
 _____ Sq. Ft.
 Total Existing: _____ Sq. Ft.

● FOR OFFICE USE ONLY ●

Signage Allowed on Parcel:

Building _____ Sq. Ft.
 Free-Standing _____ Sq. Ft.
 Total Allowed: _____ Sq. Ft.

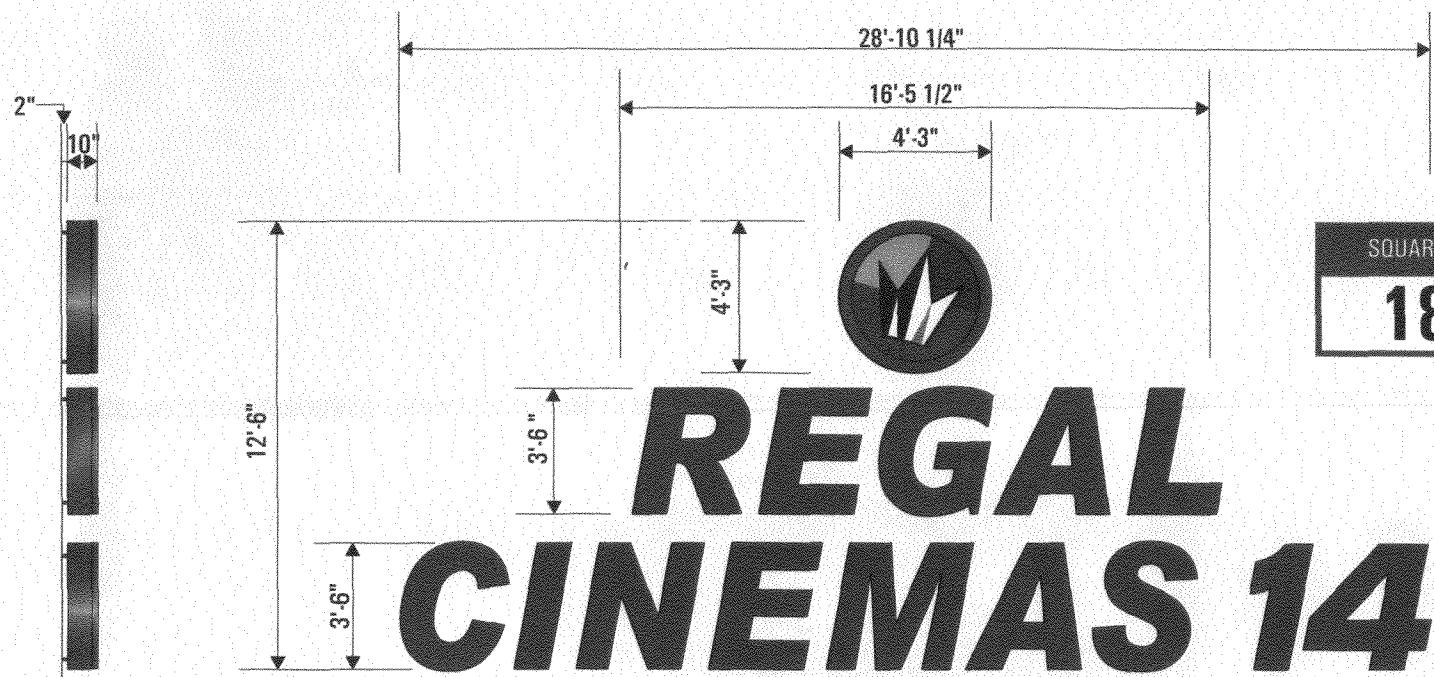
COMMENTS: Portions identified as ~~per~~ not a part of approved Variance are not allowed.

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.

[Signature] 9/14/06 [Signature] 9/20/06
 Applicant's Signature Date Community Development Approval Date

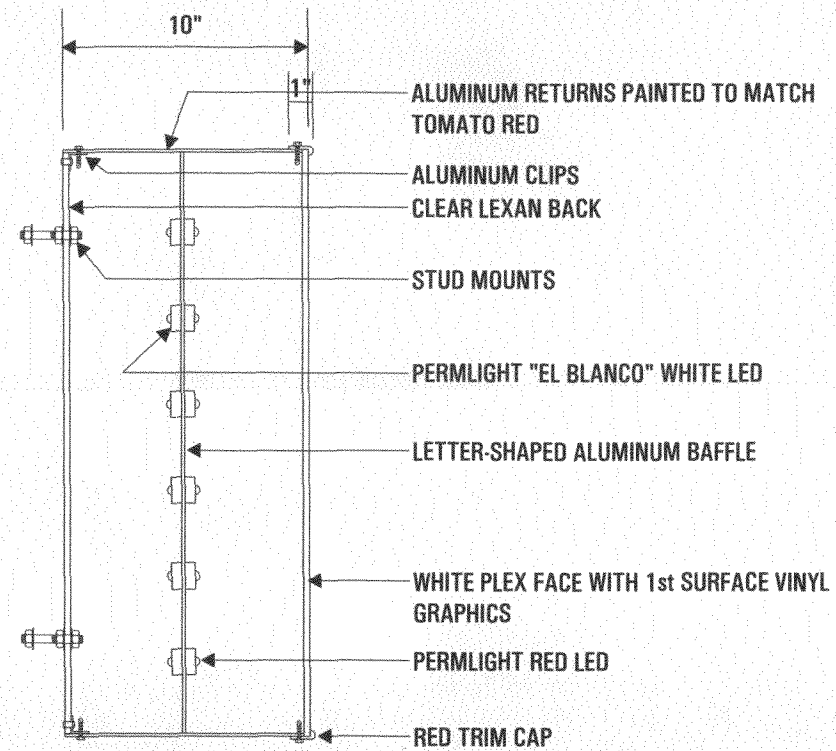
(White: Community Development) (Canary: Applicant) (Pink: Building Dept) (Goldenrod: Code Enforcement)



SIDE VIEW

H-CHANNEL LETTER & LOGO SIGN ON WALL
 QUANTITY: 1 MANUFACTURE & INSTALL

SCALE: 3/16" = 1'-0"
 120 VOLT



H-CHANNEL CROSS SECTION

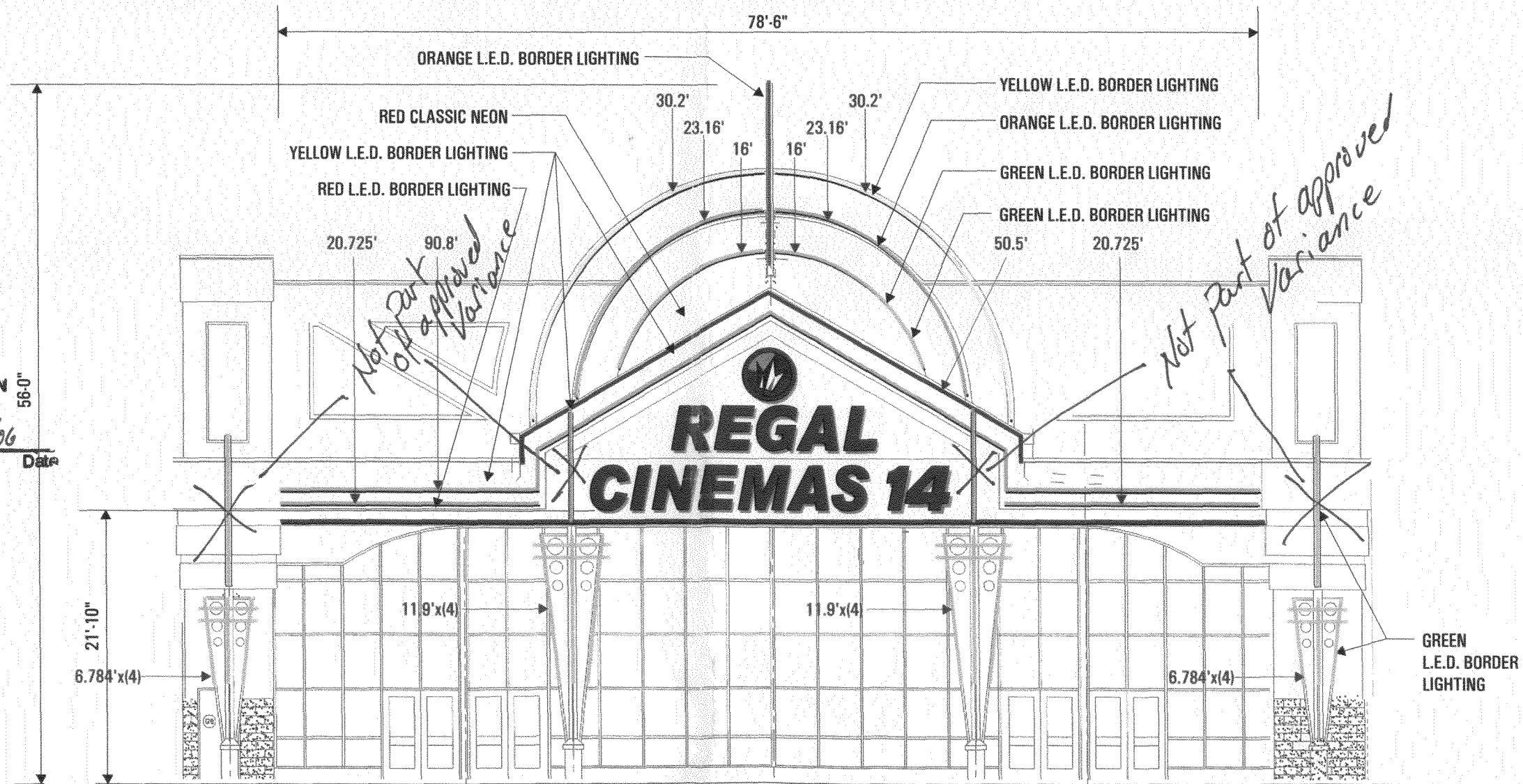
SCALE: 1-1/2" = 1'-0"

SCOPE OF WORK

- NEW H-CHANNEL LETTERS WITH REMOTE TRANSFORMERS
- NEW L.E.D. BORDER LIGHTING

APPROVED FOR CONSTRUCTION

Pat Ceil 9/20/06
 Community Development Department Date
with redlined changes



WEST ELEVATION

SCALE: 3/32" = 1'-0"

Denver Division 303-375-9933
 3770 Joliet Street 303-375-9111 (Fax)
 Denver, CO 80239 www.yesco.com



Address: MOVIES AT MESA VILLAGE GRAND JUNCTION, COLORADO
 Designer: *HERM*
 Sales: MARK KERSTING
 Scale: NOTED
 Date: 06-13-05

Revisions:

06.13.05 ORIGINAL DRAWING	<i>HERM</i>
08.19.05 r2	<i>HERM</i>
08.14.06 R3	<i>HERM</i>
08.23.06 R4	<i>HERM</i>
RENUMBERED FROM PG1x2R3 TO 2R1	
08.24.06 2R2	<i>HERM</i>
08.25.06 2R3	<i>HERM</i>

al:

oval:

Work Order #: AAA

NOTE: UNLESS OTHERWISE NOTED, ELECTRICAL RUNS OR FINAL ELECTRICAL HOOKUP CHARGES ARE NOT INCLUDED. ILLUMINATED DISPLAYS WILL BE WIRED FOR 120 VOLT POWER UNLESS OTHERWISE INDICATED.

IF VOLTAGE IS NOT 120 PLEASE INDICATE YOUR VOLTAGE HERE

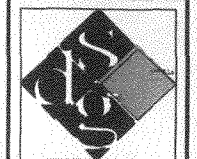
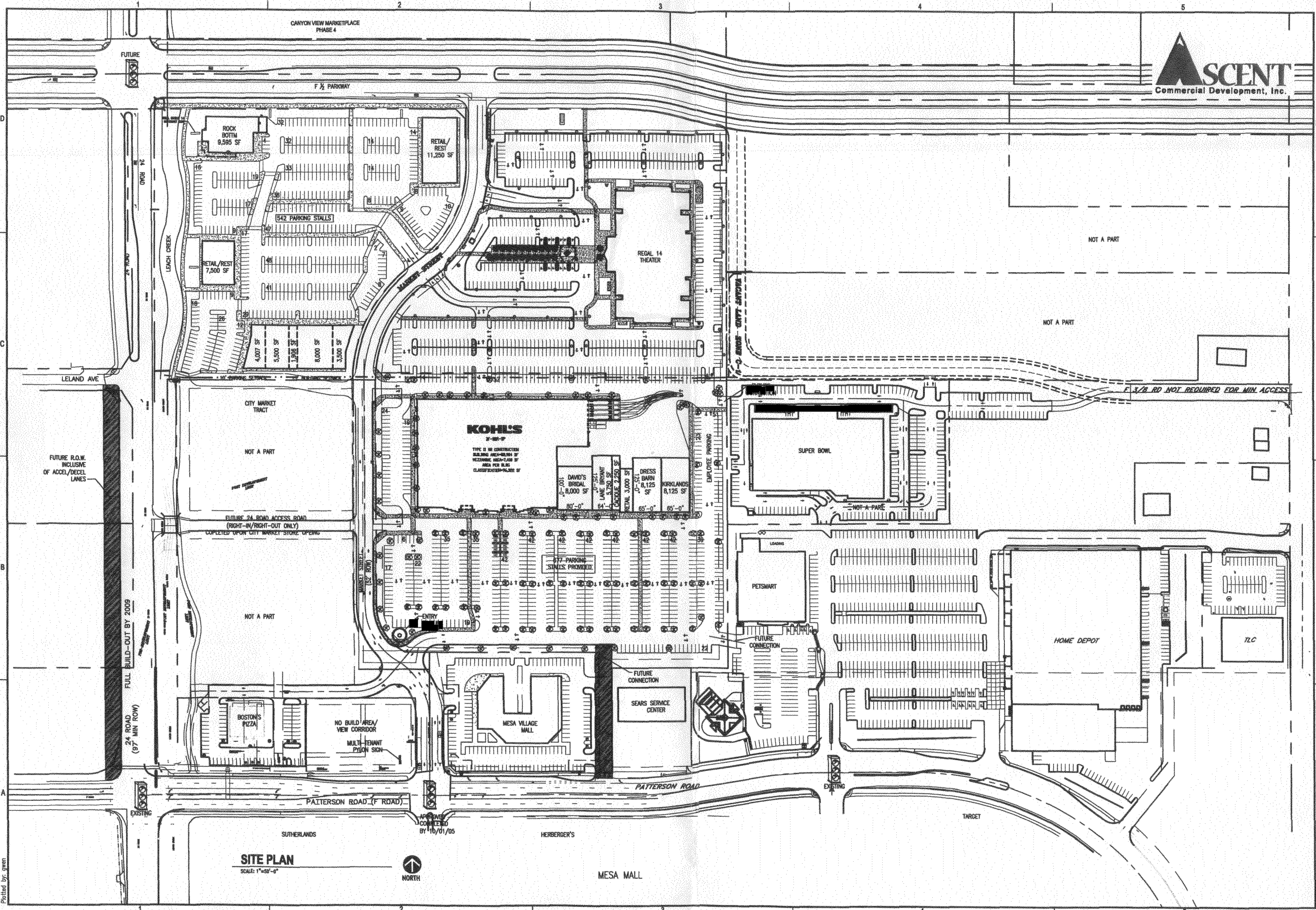
THIS DRAWING WAS CREATED TO ASSIST YOU IN VISUALIZING OUR PROPOSAL. THE ORIGINAL IDEAS HEREIN ARE THE PROPERTY OF YOUNG ELECTRIC SIGN COMPANY. PERMISSION TO COPY OR REVISE THIS DRAWING CAN ONLY BE OBTAINED THRU A WRITTEN AGREEMENT WITH YESCO. SEE YOUR SALES REPRESENTATIVE OR CALL THE NEAREST OFFICE OF YOUNG ELECTRIC SIGN COMPANY.

DESIGN#: 05491-2R3

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File: F:\Projects-MRW\031116 Canyon View Marketplace Site Planning\031116.00 Site Planning\CAD\031116\Phase III\Site 11.dwg
 Date: May 18, 2006 - 11:09am
 Printed by: gwen



SCHWERDT
 DESIGN GROUP, INC.
 ARCHITECTURE INTERIORS PLANNING
 2231 SW WANAMAKER BLVD SUITE 300
 TOPEKA, KANSAS 66614-4275
 PHONE: 785.273.7600
 FAX: 785.273.7670
 2625 N MAY AVE SUITE 411
 OKLAHOMA CITY, OK 73112-3661
 PHONE: 405.422.1290
 FAX: 405.422.1294

**CANYON VIEW MARKETPLACE
 GRAND JUNCTION, CO
 24 & F 1/2 ROAD**

OCTOBER 2005

SHEET TITLE
 SITE PLAN
 PHASE III
 SITE 1e
 05/08/06

PROJECT NUMBER
 031116

SHEET NUMBER
 A-100

SITE PLAN
 SCALE: 1"=50'-0"
 NORTH