



SIGN CLEARANCE

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

Clearance No. _____
Date Submitted 6/14/06
Fee \$ 25.00
Zone C-1

TAX SCHEDULE 2943-083-33-004 CONTRACTOR Premier Signs & Neon
BUSINESS NAME The SABN Professional Acad LICENSE NO. 2060905
STREET ADDRESS 2938 NORTH AVE - CA ADDRESS 463 28th Rd
PROPERTY OWNER Tom Bolger 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. PROJECTING 4 or more Traffic Lanes - 1.5 Square Feet x Street Frontage
 - 5. OFF-PREMISE 0.5 Square Feet per each Linear Foot of Building Facade
- See #3 Spacing Requirements; Not > 300 Square Feet or < 15 Square Feet

Externally Illuminated Internally Illuminated Non-Illuminated

(1 - 5) Area of Proposed Sign: 84 Square Feet
(1,2,4) Building Façade: 295 Linear Feet Building Façade Direction: North South East West
(1 - 4) Street Frontage: 354 Linear Feet Name of Street: _____
(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 & SQUARE FOOTAGE:	
<u>Free Standing</u>	<u>189</u> Sq. Ft.
_____	_____ Sq. Ft.
_____	_____ Sq. Ft.
Total Existing:	<u>189</u> Sq. Ft.

FOR OFFICE USE ONLY	
Signage Allowed on Parcel for ROW:	
Building	<u>590</u> Sq. Ft.
<u>1.5 x 354</u> 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.

Martin 6-12-06 NA
Applicant's Signature Date Community Development Approval Date

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

City of Grand Junction GIS Zoning Map ©



2938 North Ave - C2





look up:

The Tavern sign structure
Eldorado Signis
in same strip mall - map