



Sign Permit

Community Development Department
250 North 5th Street
Grand Junction CO 81501
Phone: (970) 244-1430 FAX (970) 256-4031

WS

| | |
|----------------|-----------------|
| Permit No. | _____ |
| Date Submitted | <u>11/19/07</u> |
| Fee \$ | <u>25</u> |
| Zone | <u>C-2</u> |

| | | | |
|----------------|-----------------------------|----------------|--------------------|
| TAX SCHEDULE | <u>2945-103-S3-001</u> | CONTRACTOR | <u>Bud's Signs</u> |
| BUSINESS NAME | <u>The Garden of Eat'n</u> | LICENSE NO. | <u>2070171</u> |
| STREET ADDRESS | <u>2502 Hwy 6 + 50 #700</u> | ADDRESS | <u>1040 Pitkin</u> |
| PROPERTY OWNER | <u>WTN Co ex 111 LLC</u> | TELEPHONE NO. | <u>245-7200</u> |
| OWNER ADDRESS | _____ | CONTACT PERSON | <u>TODD</u> |

| | |
|---|---|
| <input checked="" type="checkbox"/> 1. FLUSH WALL | 2 Square Feet per Linear Foot of Building Façade |
| <input type="checkbox"/> 2. ROOF | 2 Square Feet per Linear Foot of Building Façade |
| <input type="checkbox"/> 3. PROJECTING | 0.5 Square Feet per each Linear Foot of Building Façade |
| <input type="checkbox"/> 4. FREE-STANDING | 2 Traffic Lanes - 0.75 Square Feet x Street Frontage 4 or more Traffic Lanes - 1.5 Square Feet x Street Frontage |

Existing Externally or Internally Illuminated - No Change in Electrical Service Non-Illuminated

| | | | |
|------------------------------|------------------------|----------------------------|------------------------------|
| (1-4) Area of Proposed Sign: | <u>52</u> Square Feet | Building Façade Direction: | North South East <u>West</u> |
| (1-3) Building Façade: | <u>172</u> Linear Feet | Name of Street: | <u>25 Rd</u> |
| (4) Street Frontage: | <u>363</u> Linear Feet | Clearance to Grade: | <u>14</u> Feet |
| (2-4) Height to Top of Sign: | <u>17</u> Feet | | |

| | |
|------------------------|--------------------|
| EXISTING SIGNAGE/TYPE: | |
| <u>Flushwall</u> | <u>123</u> Sq. Ft. |
| <u>Free-standing</u> | <u>238</u> Sq. Ft. |
| _____ | _____ Sq. Ft. |
| Total Existing: | <u>361</u> Sq. Ft. |

| | |
|----------------------------|--------------------|
| FOR OFFICE USE ONLY | |
| Signage Allowed on Parcel: | <u>per plan</u> |
| Building | <u>62</u> Sq. Ft. |
| Free-Standing | <u>248</u> Sq. Ft. |
| Total Allowed: | <u>248</u> Sq. Ft. |

COMMENTS: _____

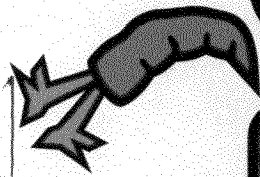
NOTE: No sign may exceed 300 square feet. A separate sign permit is required for each sign. Attach a sketch, to scale, of proposed and existing signage including types, dimensions and lettering. Attach a plot plan, to scale, showing: abutting streets, alleys, easements, driveways, encroachments, property lines, distances from existing buildings to proposed signs and required setbacks. Roof signs shall be manufactured such that no guy wires, braces or supports shall be visible.

I hereby attest that the information on this form and the attached sketches are true and accurate.

| | | | |
|-----------------------|-----------------|--------------------------------|-----------------|
| <u>Jodi Kocheva</u> | <u>11/13/07</u> | <u>Paul Hambeck</u> | <u>11/19/07</u> |
| Applicant's Signature | Date | Community Development Approval | Date |

(White: Community Development) (Yellow: Applicant) (Pink: Code Enforcement)

The Garden of Eatin'

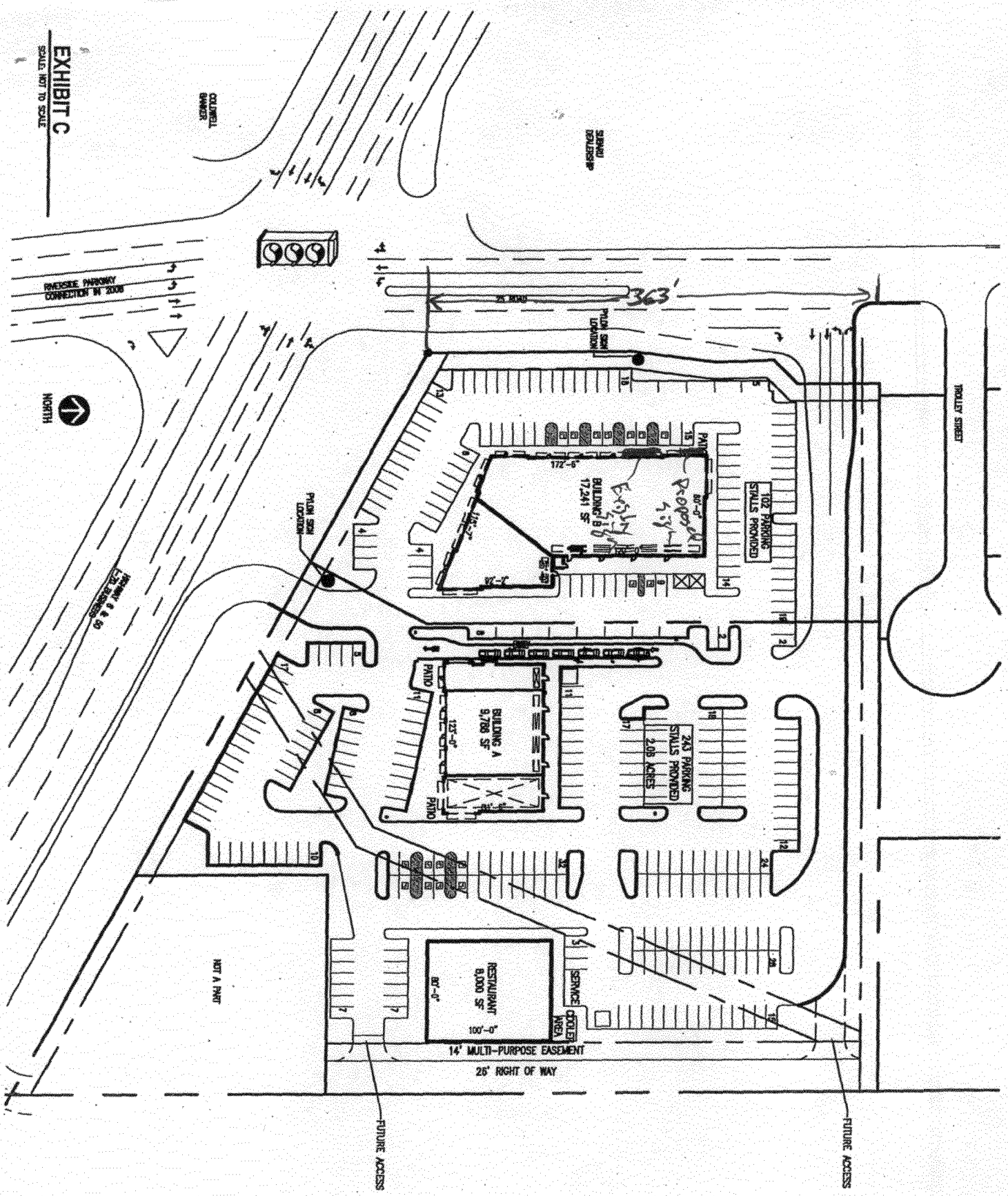


3' 6"

15'

EXHIBIT C

SCALE: NOT TO SCALE



BIKESIDE PARKWAY
CONNECTOR IN 2000

COLUMBIAN
BRANCH

SHRUB
BORDER

ROLLEY STREET

NOT A PART

14' MULTI-PURPOSE EASEMENT

26' RIGHT OF WAY

FUTURE ACCESS

FUTURE ACCESS

102 PARKING
STALLS PROVIDED

240 PARKING
STALLS PROVIDED
2.08 ACRES

BUILDING B
17,241 SF

BUILDING A
9,700 SF

RESTAURANT
8,000 SF

SERVICE
RESTROOMS
AREA

PATIO
LOCATION

PATIO
LOCATION

CONCRETE
PARKING
STRIP