



# SIGN CLEARANCE

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

P96

Clearance No. \_\_\_\_\_  
 Date Submitted 7/30/08  
 Fee \$ 25.00  
 Zone C-1

TAX SCHEDULE 2943-181-13-003 CONTRACTOR Western Neon Sign Co. Inc  
 BUSINESS NAME Subway LICENSE NO. 2070562  
 STREET ADDRESS 2885 North Ave. ADDRESS 3183 Hall Ave., G.J., 81504  
 PROPERTY OWNER Scott Investment Co. LP TELEPHONE NO. 523-4045  
 OWNER ADDRESS 405 Pitkin Ave CONTACT PERSON John

<input checked="" type="checkbox"/> 1. FLUSH WALL	<input checked="" type="checkbox"/> 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 Existing       Non-Illuminated

(1 - 5) Area of Proposed Sign:                      Square Feet  
 (1,2,4) Building Façade: 45' Linear Feet      Building Façade Direction: North South East West  
 (1 - 4) Street Frontage: 118 Linear Feet      Name of Street: Faces parking lot  
 (2 - 5) Height to Top of Sign: 17' Feet      Clearance to Grade: 15 Feet  
 (5) Distance from all Existing Off-Premise Signs within 600 Feet: NA Feet

**EXISTING SIGNAGE/TYPE & SQUARE FOOTAGE:**

_____	_____	Sq. Ft.
_____	_____	Sq. Ft.
_____	_____	Sq. Ft.
Total Existing:		_____ Sq. Ft.

**FOR OFFICE USE ONLY**

Signage Allowed on Parcel for ROW:

Building	<u>278</u>	Sq. Ft.
Free-Standing	<u>177</u>	Sq. Ft.
Total Allowed:	<u>278</u>	Sq. Ft.

COMMENTS: Replace existing 20 sqft Subway with the new Subway contour Image.

**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.

John [Signature]      7-25-08      [Signature]      7/30/08  
 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 5<sup>th</sup> Street  
Grand Junction CO 81501  
(970) 244-1430

Clearance No. \_\_\_\_\_  
Date Submitted 7/30/07  
Fee \$ 5.00  
Zone C-1

TAX SCHEDULE 2943-181-13-003 CONTRACTOR Western Neon Sign Co. Inc  
BUSINESS NAME Subway LICENSE NO. 2070562  
STREET ADDRESS 2885 North Ave ADDRESS 3183 Hall Ave, 6J, Co, 81504  
PROPERTY OWNER Scott Investment LP TELEPHONE NO. 523-4045  
OWNER ADDRESS 405 Pitkin Ave. CONTACT PERSON John

- |                                     |                  |  |
|-------------------------------------|------------------|--|
| <input checked="" type="checkbox"/> | 1. FLUSH WALL    | X 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 Existing       Non-Illuminated

(1 - 5) Area of Proposed Sign: 19' Square Feet  
(1,2,4) Building Façade: 38' Linear Feet      Building Façade Direction North South East West  
(1 - 4) Street Frontage: 118' Linear Feet      Name of Street: Faces North Ave.  
(2 - 5) Height to Top of Sign: 17' Feet      Clearance to Grade: 15' Feet  
(5) Distance from all Existing Off-Premise Signs within 600 Feet: NA Feet

**EXISTING SIGNAGE/TYPE & SQUARE FOOTAGE:**

<u>A</u> Subway	<u>19'</u>	Sq. Ft.
_____	_____	Sq. Ft.
_____	_____	Sq. Ft.
Total Existing:	_____	Sq. Ft.

**FOR OFFICE USE ONLY**

Signage Allowed on Parcel for ROW:

Building	<u>278</u>	Sq. Ft.
Free-Standing	<u>177</u>	Sq. Ft.
Total Allowed:	<u>278</u>	Sq. Ft.

COMMENTS: Replace existing 20' Subway sign with the new Subway Contour 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.

[Signature]      7-25-07      [Signature]      7/30/07  
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 5<sup>th</sup> Street  
Grand Junction CO 81501  
(970) 244-1430

Clearance No. \_\_\_\_\_  
Date Submitted 7/30/07  
Fee \$ 5.00  
Zone C-1

TAX SCHEDULE 2943-181-13-003 CONTRACTOR Western Neon Sign Co. Inc  
BUSINESS NAME Subway LICENSE NO. 2070562  
STREET ADDRESS 2885 North Ave ADDRESS 3183 HALL AVE. GJ, CO, 81504  
PROPERTY OWNER Scott Investment LLP TELEPHONE NO. 523-4045  
OWNER ADDRESS 405 Pitkin Ave CONTACT PERSON John

- |   |  |
|---|--|
| <input checked="" type="checkbox"/> 1. FLUSH WALL | X 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 Existing       Non-Illuminated

(1 - 5) Area of Proposed Sign: 19' Square Feet  
(1,2,4) Building Façade: 43' Linear Feet      Building Façade Direction: North South East West  
(1 - 4) Street Frontage: 118' Linear Feet      Name of Street: East Wall  
(2 - 5) Height to Top of Sign: 17' Feet      Clearance to Grade: 15' Feet  
(5) Distance from all Existing Off-Premise Signs within 600 Feet: NA Feet

**EXISTING SIGNAGE/TYPE & SQUARE FOOTAGE:**

<u>A</u> Subway	<u>19'</u> Sq. Ft.
<u>B</u> Subway	<u>19'</u> Sq. Ft.
<u>D</u> Pole Sign	_____ Sq. Ft.
Total Existing:	_____ Sq. Ft.

**FOR OFFICE USE ONLY**

Signage Allowed on Parcel for ROW:

Building	<u>278</u> Sq. Ft.
Free-Standing	<u>177</u> Sq. Ft.
Total Allowed:	<u>278</u> Sq. Ft.

COMMENTS: Replace the existing Subway Sign with the new Subway Contour 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.

John      7-25-07      [Signature]      7/30/07  
Applicant's Signature      Date      Community Development Approval      Date

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



**CITY OF**  
**Grand Junction**  
COLORADO

# Sign Permit

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

Permit No. \_\_\_\_\_  
Date Submitted 7/30  
Fee \$ 5.00  
Zone C-1

TAX SCHEDULE <u>2943-181-13-003</u>	CONTRACTOR <u>Western Neon Sign Co. Inc</u>
BUSINESS NAME <u>Subway</u>	LICENSE NO. <u>2070562</u>
STREET ADDRESS <u>2885 North Ave.</u>	ADDRESS <u>3183 Hall Ave, G.J. Co. 81504</u>
PROPERTY OWNER <u>Scott Investment Co. LLP</u>	TELEPHONE NO. <u>523-4045</u>
OWNER ADDRESS <u>405 Pitkin</u>	CONTACT PERSON <u>John</u>

- 1. FLUSH WALL 2 Square Feet per Linear Foot of Building Façade
- Face change only on items 2, 3 & 4**
- 2. ROOF 2 Square Feet per Linear Foot of Building Facade
- 3. PROJECTING 0.5 Square Feet per each Linear Foot of Building Facade
- 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>(12)</u> Square Feet <u>18" x 8'</u>	<u>Faces North Ave</u>
(1-3) Building Façade: <u>45</u> Linear Feet	Building Façade Direction: North South East West
(4) Street Frontage: <u>118</u> Linear Feet	Name of Street: <u>North Ave</u>
(2-4) Height to Top of Sign: <u>16'</u> Feet	Clearance to Grade: <u>14</u> Feet

**EXISTING SIGNAGE/TYPE:**

<u>(A)(B)(C) Subway (A) 19</u>	<u>57</u>	Sq. Ft.
_____	_____	Sq. Ft.
_____	_____	Sq. Ft.
Total Existing:		_____ Sq. Ft.

**FOR OFFICE USE ONLY**

Signage Allowed on Parcel:

Building	<u>278</u>	Sq. Ft.
Free-Standing	<u>177</u>	Sq. Ft.
Total Allowed:	<u>278</u>	Sq. Ft.

COMMENTS: Install the new "Subway" image into the pole sign.  
Same square footage

**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 correct.

<u>[Signature]</u>	<u>7-25-07</u>	<u>[Signature]</u>	<u>7/30/07</u>
Applicant's Signature	Date	Community Development Approval	Date



## DUALITE OUTDOOR SIGNAGE

### STANDARD FEATURES -- 24" CONTOUR SIGN

- Single face SUBWAY® logo sign designed for use on light-colored background
- Computer-routed pigmented plexiglas face
- SUB - white letters, WAY - yellow letters
- Green contour shape background
- Illumination: (2) F 96T12/CW/HO fluorescent lamps

(A) (B) (C)  
19.32±

### Dimensions:

Illuminated letters: 24" High

Overall: 9' 8" x 30" x 6 1/2" deep

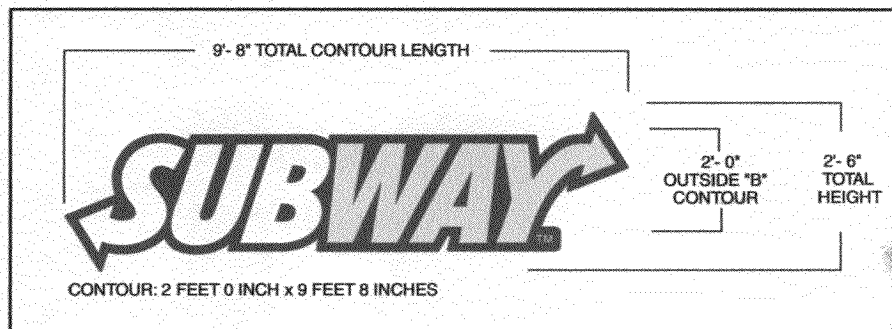
Shipping weight: 194 lbs.

Packed in one box

### Electrical:

2.70 amps.

UL and CSA approved

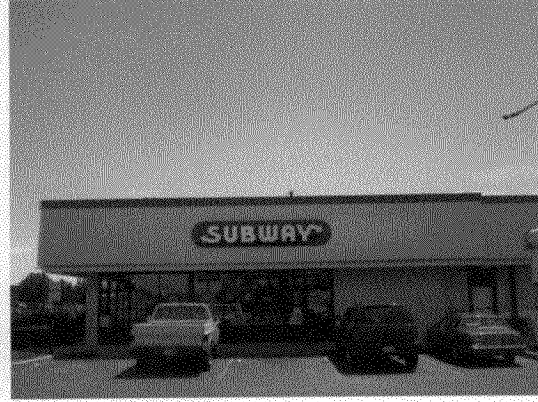
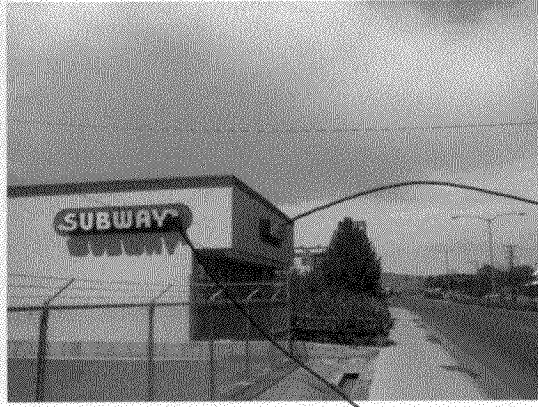


\*Warranty: one year: parts and sixty-days: labor

**\*Signs must be inspected before installation**

**DUALITE must be notified within 15 days of delivery of any damage.**

**Notify DUALITE and te carrier immediately. Do not install the sign.**



D

B

C

A

15 in

91 in

Ⓟ



© 2007 W.N.S.C.

Customer:	
Company:	
Address:	
City:	State/ZIP:
Phone:	
Fax:	

**WESTERN NEON SIGN COMPANY INC.**  
 Reasonable Rates  
**SIGN** *We Do It All!*  
 Professional Services  
**Design - Fabrication - Installation**  
 Office: (970) 523-4045 Fax: (970) 523-4046  
 1-800-886-3661  
 3183 Hall Ave, Grand Junction, CO 81504

Job No.:	Date: 7/27/2007
Order Date:	Designed by: Jeremy Bergen
ALL RIGHTS RESERVED No part of this design and layout may be reproduced or utilized in any form or by any means without permission in writing from Western Neon Sign Co. Inc.	
Please sign that this layout is approved, then fax / mail back. Production will start once approval has been received.	
Name:	Date:



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Customer:	
Company:	
Address:	
City:	State/ZIP:
Phone:	
Fax:	

**WESTERN NEON SIGN COMPANY INC.**  
 Reasonable Rates  
**SIGN** *We DO it All!*  
 Professional Services  
**Design - Fabrication - Installation**  
 Office: (970) 523-4045 Fax: (970) 523-4046  
 1-800-886-3661  
 3183 Hall Ave, Grand Junction, CO 81504

Job No.:	Date: 7/27/2007
Order Date:	Designed by: Jeremy Bergen
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Please sign that this layout is approved, then fax / mail back. Production will start once approval has been received.	
Name:	Date:



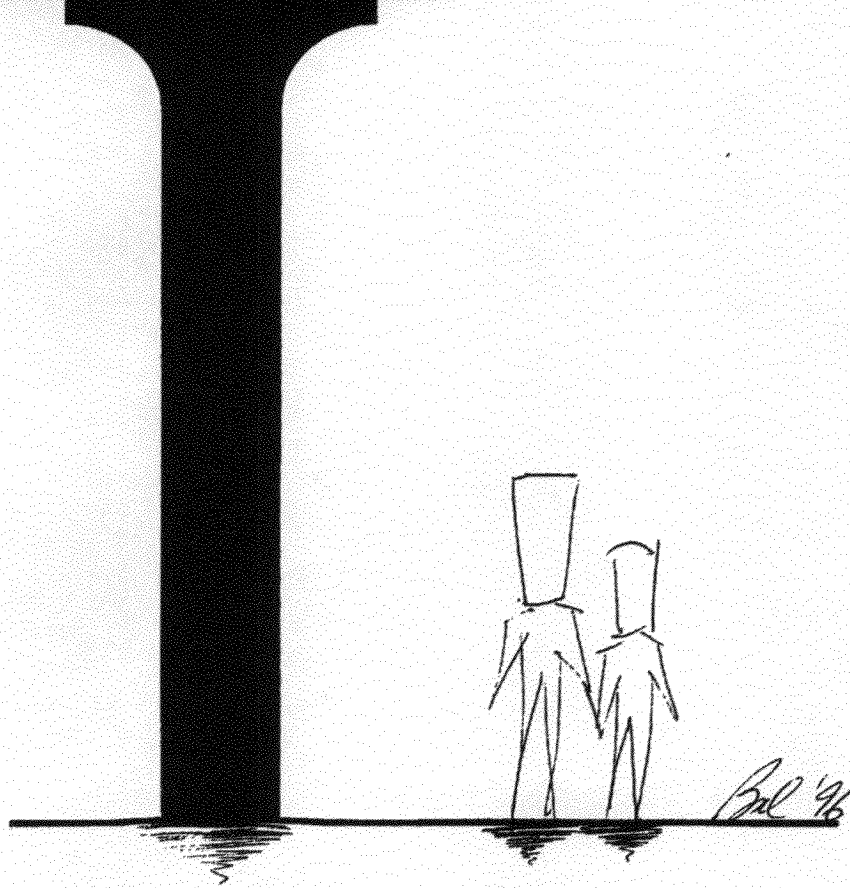
North Avenue  
**PLAZA**  
TENANT SPACE  
TENANT SPACE  
TENANT SPACE

32¢

80¢  
TOTAL

48¢

POSS. 4 TENANTS  
w/ same sf



NORTH

SIDE C  
20φ

EXISTING SIDE  
17φ

SIDE B  
20φ

10'-8"

SUBWAY

BOOKSHOP

CAKES CLIPS

45'-0"

56'-0"

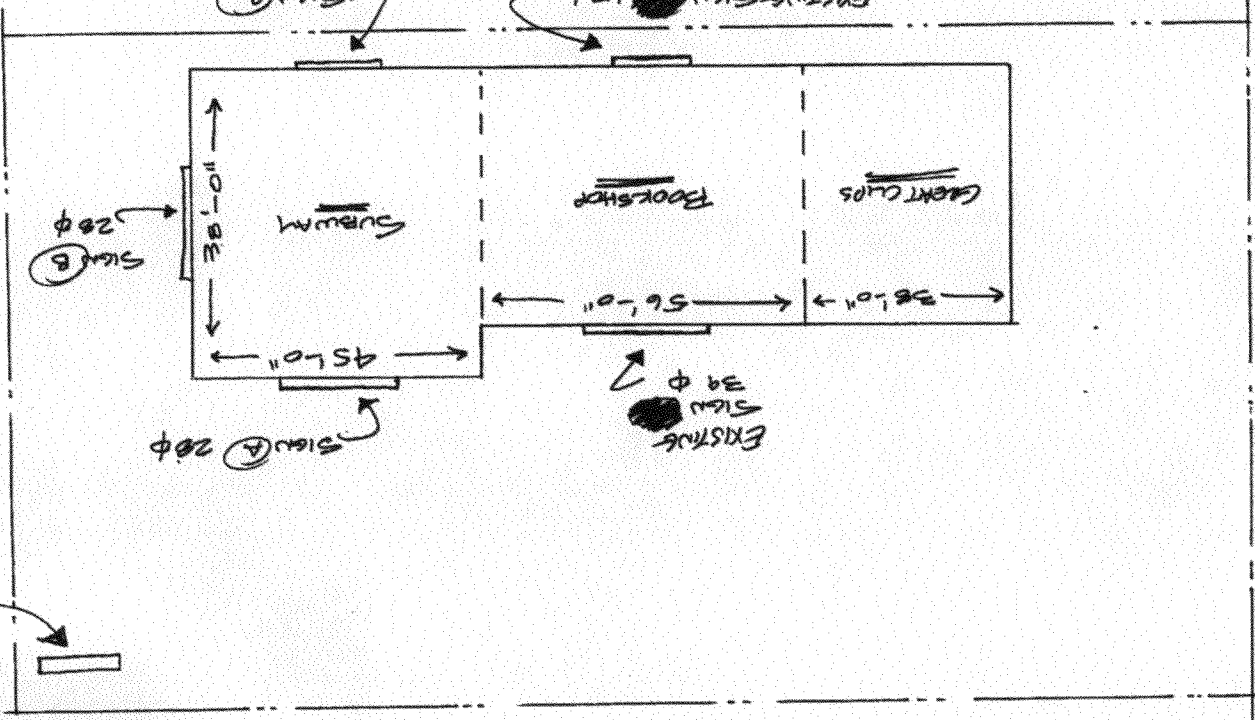
36'-0"

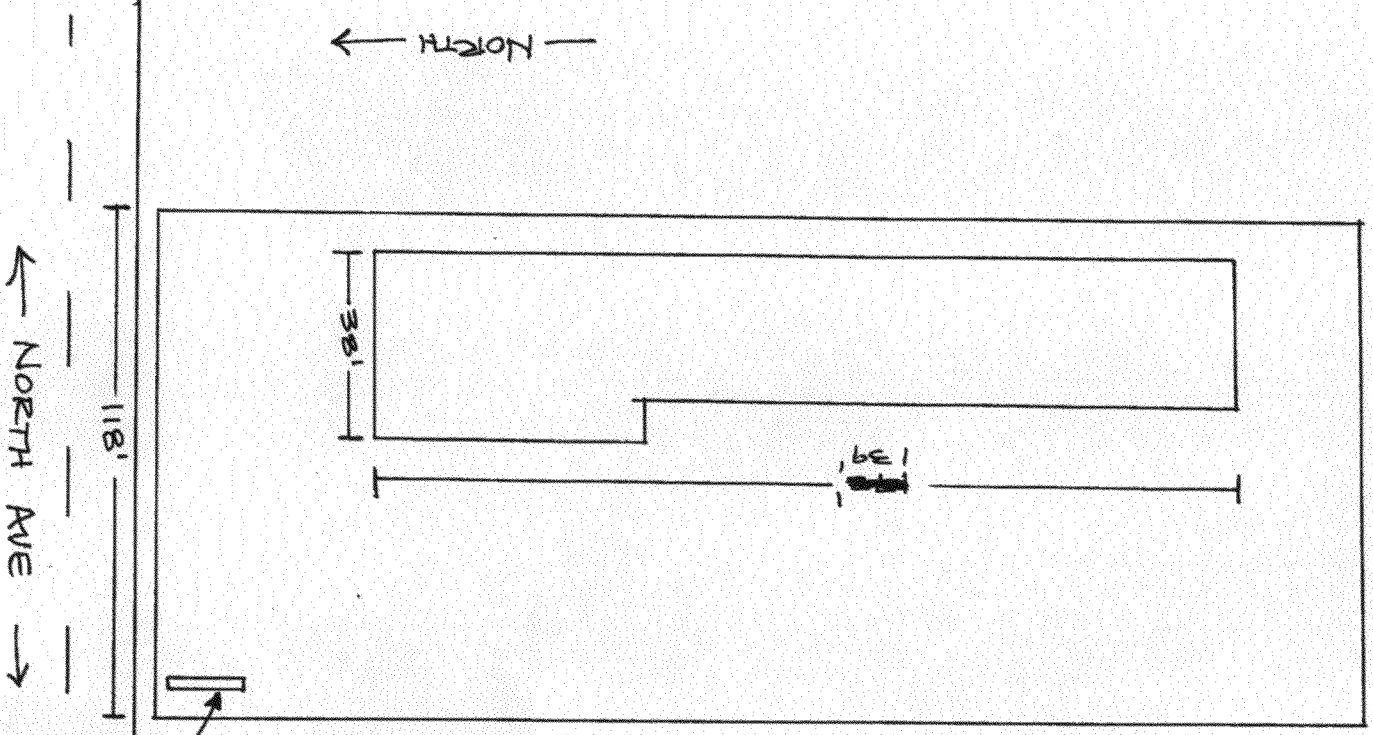
SIDE A  
20φ

EXISTING  
SIDE  
34φ

NORTH AVE.

EXISTING  
RESTROOMS  
80φ





ACCEPTED  
 LHA 9/19/96  
 ANY CHANGE OF SETBACKS MUST BE  
 APPROVED BY THE CITY PLANNING  
 DEPT. IT IS THE APPLICANT'S  
 RESPONSIBILITY TO PROPERLY  
 LOCATE AND IDENTIFY EASEMENTS  
 AND PROPERTY LINES.

Address

WM-MMT



# SIGN CLEARANCE



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

Clearance No. 58434  
 Date Submitted 9-17-96  
 FEE \$ 25<sup>00</sup>  
 Tax Schedule 2943-181-13-003  
 Zone C-1

BUSINESS NAME NORTH AVE. PLAZA CONTRACTOR Bud's SIGNS  
 STREET ADDRESS 2885 NORTH AVE. LICENSE NO. 296012  
 PROPERTY OWNER SCOTTY INVESTMENTS, LLP ADDRESS 1055 UTE AVE.  
 OWNER ADDRESS 405 PITKIN AVE. TELEPHONE NO. 245-7700

- 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

- (5) Area of Proposed Sign 80 Square Feet
- (1,2,4) Building Facade 139 Linear Feet
- (1-4) Street Frontage 118 Linear Feet
- (2,4,5) Height to Top of Sign 25 Feet Clearance to Grade 15 Feet
- (5) Distance from all Existing Off-Premise Signs within 600 Feet \_\_\_\_\_ Feet

Existing Signage/Type:	Sq. Ft.
<b>Total Existing:</b>	

● FOR OFFICE USE ONLY ●	
Signage Allowed on Parcel:	
Building	<u>278</u> Sq. Ft.
Free-Standing	<u>177</u> Sq. Ft.
<b>Total Allowed:</b>	<u>278</u> Sq. Ft.

COMMENTS: 198 # remaining allowance

NOTE: No sign may exceed 300 square feet. A separate sign clearance is required for each sign. Attach a sketch of proposed and existing signage including types, dimensions, lettering, abutting streets, alleys, easements, property lines, and locations. **A SEPARATE PERMIT FROM THE BUILDING DEPARTMENT IS REQUIRED.**

[Signature] 9-17-96 [Signature]  
 Applicant's Signature Date Commu [Redacted]

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