



SIGN CLEARANCE

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

Clearance No.	_____
Date Submitted	<u>1-12-07</u>
Fee \$	<u>25.00</u>
Zone	<u>RMF-8</u>

TAX SCHEDULE	<u>2943 - 071 - 90 - 005</u>	CONTRACTOR	<u>ELDERADO Sign</u>
BUSINESS NAME	<u>Blue Star Jwd.</u>	LICENSE NO.	<u>2050295</u>
STREET ADDRESS	<u>2890 Patterson</u>	ADDRESS	<u>3423 Front St.</u>
PROPERTY OWNER	<u>Blue Star Jwd</u>	TELEPHONE NO.	<u>234-0511</u>
OWNER ADDRESS	<u>2890 Patterson</u>	CONTACT PERSON	<u>ARLO</u>

- | | | |
|-------------------------------------|------------------|--|
| <input 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 checked="" 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: 30 Square Feet

(1,2,4) Building Façade: _____ Linear Feet Building Façade Direction: North South East West

(1 - 4) Street Frontage: 330.09 Linear Feet Name of Street: 31 Patterson

(2 - 5) Height to Top of Sign: 6 Feet Clearance to Grade: _____ Feet

(5) Distance from all Existing Off-Premise Signs within 600 Feet: _____ Feet

EXISTING SIGNAGE/TYPE & SQUARE FOOTAGE:	
<u>NONE</u>	_____ Sq. Ft.
_____	_____ Sq. Ft.
_____	_____ Sq. Ft.
Total Existing:	<u>0</u> Sq. Ft.

FOR OFFICE USE ONLY	
Signage Allowed on Parcel for ROW:	
Building	_____ Sq. Ft.
Free-Standing	<u>32'</u> Sq. Ft.
Total Allowed:	<u>32</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.

[Signature] 1/12/07 [Signature] 1-15-07

Applicant's Signature Date Community Development Approval Date

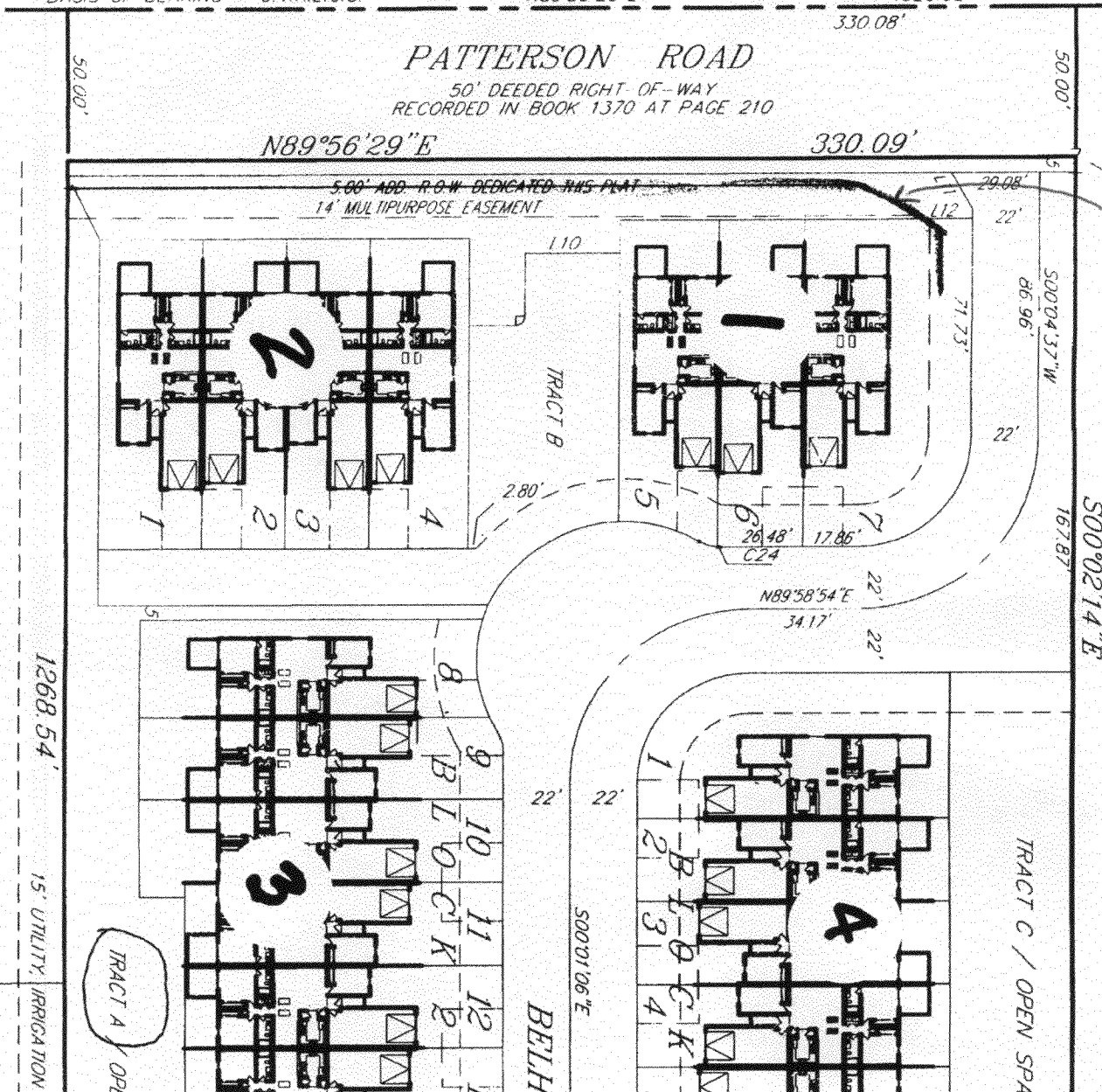
(White: Community Development) (Canary: Applicant) (Pink: Building Dept) (Goldenrod: Code Enforcement)

ACCEPTED *[Signature]* 8/1/00
 ANY CHANGES TO TRACKS MUST BE APPROVED BY THE PLANNING DEPT. IT IS THE CONTRACTOR'S RESPONSIBILITY TO PROPERLY LOCATE AND IDENTIFY EASEMENTS AND PROPERTY LINES.

BASIS OF BEARING = G.V.A.L.C.S.

N89°56'29"E

1320.32'



Slip location

1268.54'

15' UTILITY, IRRIGATION

TRACT A / OPE

BELH

TRACT C / OPEN SPA

500°02'14"E

500°04'37"W

500°01'06"E

N89°58'54"E

34.17'

26.48'

17.86'

C24

L10

2.80'

L12

29.08'

22'

71.73'

22'

22'

22'

22'

22'

22'

22'

50.00'

50.00'

50.00'

PATTERSON ROAD

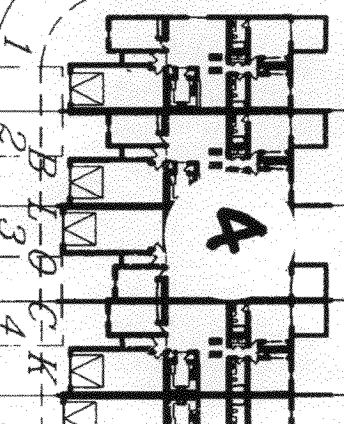
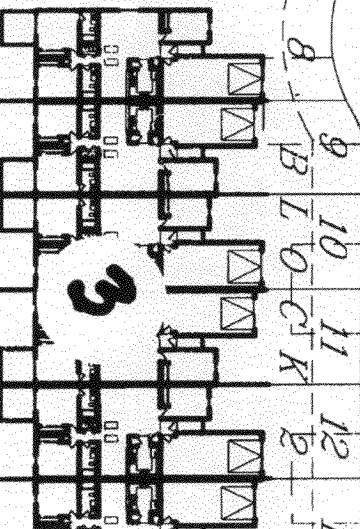
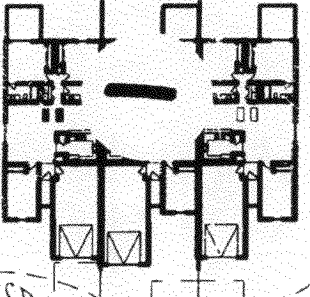
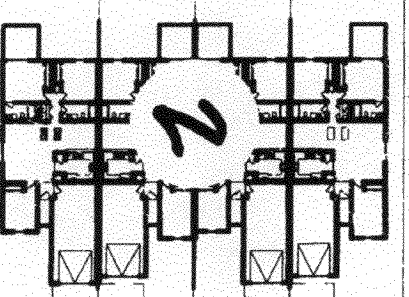
50' DEEDED RIGHT-OF-WAY
 RECORDED IN BOOK 1370 AT PAGE 210

N89°56'29"E

330.09'

330.08'

5.00' ADD. R.O.W. DEDICATED THIS PLAT
 14' MULTIPURPOSE EASEMENT



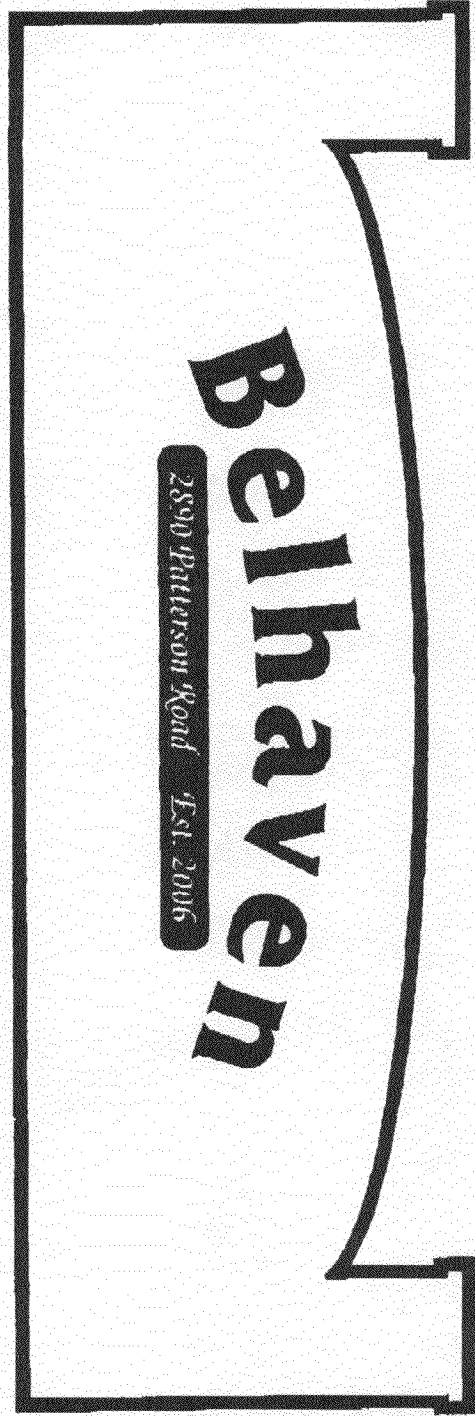
2890 Patterson

Patterson

Stair location

30A

Jo Nishi



3X10 Saw ADENT

30 ✓