



SIGN CLEARANCE

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

Clearance No.	_____
Date Submitted	<u>9/18/08</u>
Fee \$	<u>25.00</u>
Zone	<u>C1</u>

TAX SCHEDULE	<u>2945-151-00-107</u>	CONTRACTOR	<u>Western Neon Sign Co</u>
BUSINESS NAME	<u>Urgent Care of Grand Junction</u>	LICENSE NO.	<u>2080581</u>
STREET ADDRESS	<u>517 North 1st.</u>	ADDRESS	<u>3183 Hall Ave.</u>
PROPERTY OWNER	<u>Jam Jahanic</u>	TELEPHONE NO.	<u>523-4045</u>
OWNER ADDRESS	<u>2305 S. Townsend Montrose</u>	CONTACT PERSON	<u>John</u>
	<u>81401</u>		

- 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 Existing Sign Non-Illuminated

(1 - 5) Area of Proposed Sign: 75' Square Feet 6'5" High x 11'6" Long

(1,2,4) Building Façade: 62' Linear Feet Building Façade Direction: North South East West

(1 - 4) Street Frontage: 160' Linear Feet Name of Street: Hwy 50

(2 - 5) Height to Top of Sign: 18'24" Feet Clearance to Grade: 18'9" Feet

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

EXISTING SIGNAGE/TYPE & SQUARE FOOTAGE:

4' x 8' pole sign readerboard 32 Sq. Ft.

_____ Sq. Ft.

_____ Sq. Ft.

Total Existing: 32 Sq. Ft.

FOR OFFICE USE ONLY

Signage Allowed on Parcel for ROW:

Building 124 Sq. Ft.

Free-Standing 240 Sq. Ft.

Total Allowed: 240 Sq. Ft.

COMMENTS: Face Change in the pole sign. No other sign changes at this time

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.

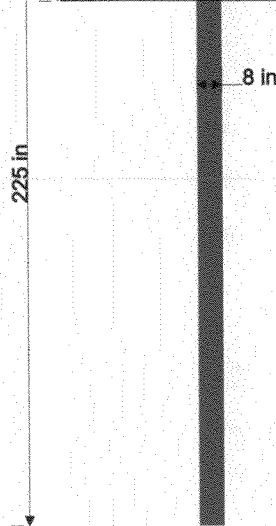
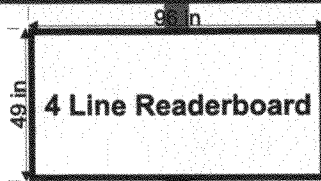
[Signature] 8-11-08 C McKee 9/18/08

Applicant's Signature Date Community Development Approval Date

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



Face change in pole sign. JA

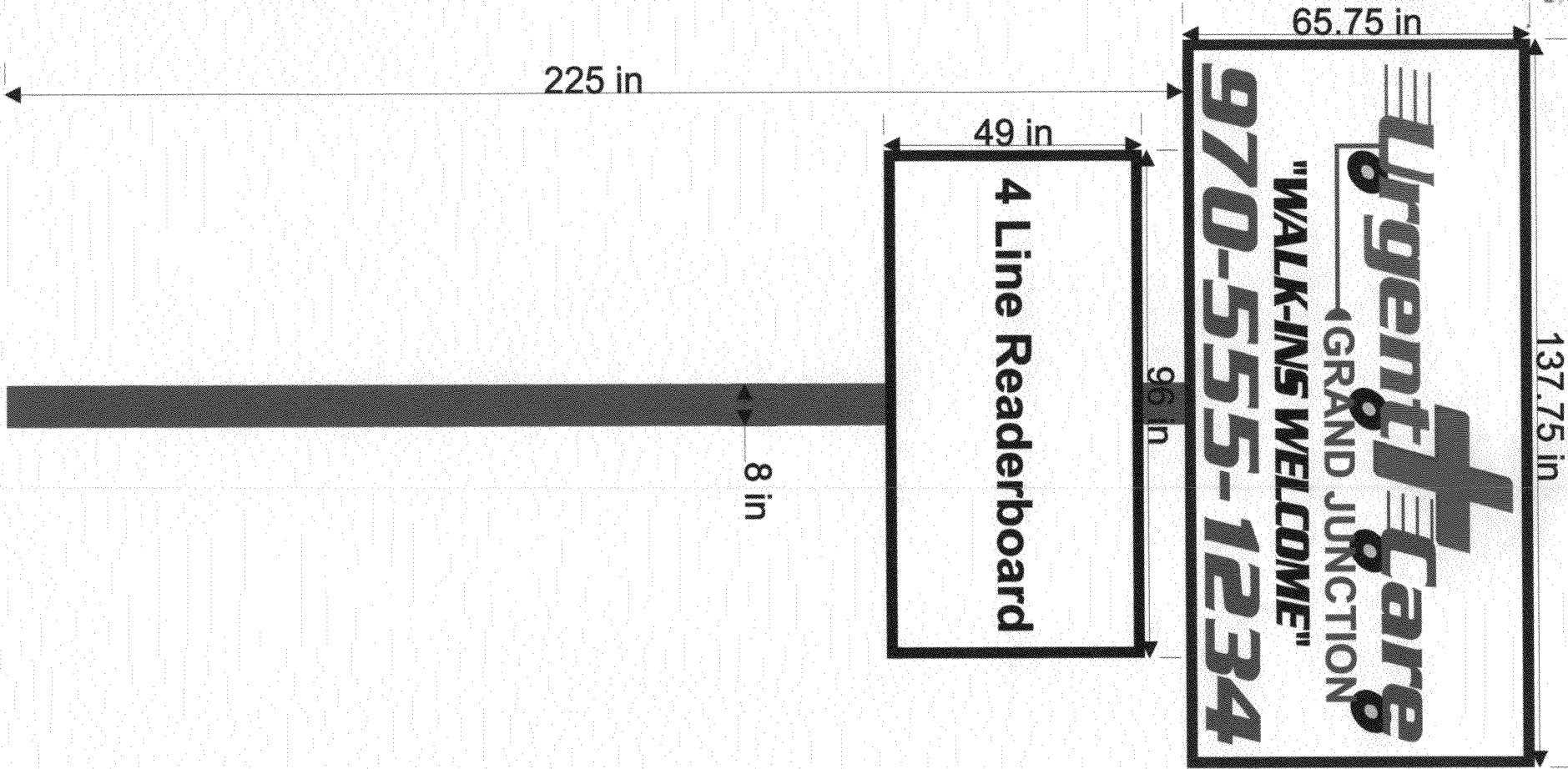


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