

REVISED 1/16/08



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

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

TAX SCHEDULE 2945-151-00-107 CONTRACTOR Western Neon Sign Co
BUSINESS NAME Urgent Care of Grand Junction LICENSE NO. 2080581
STREET ADDRESS 317 North 1st. ADDRESS 3183 Hall Ave.
PROPERTY OWNER Jam Jahanic TELEPHONE NO. 523-4045
OWNER ADDRESS 2305 S. Townsend Montrose CONTACT PERSON John
81401

- 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 130 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.

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.
195
195
32
163

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)