



# SIGN CLEARANCE

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

Clearance No. \_\_\_\_\_  
Date Submitted 4/15/08  
Fee \$ 25  
Zone C-1

TAX SCHEDULE 2945-233-10-975  
BUSINESS NAME Grassroots cycles  
STREET ADDRESS 1650 Hwy 50  
PROPERTY OWNER John Crouch  
OWNER ADDRESS same

CONTRACTOR Premier Signs  
LICENSE NO. 2088905  
ADDRESS 395 Indian Rd  
TELEPHONE NO. 257-7656  
CONTACT PERSON Martin

- 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

(1 - 5) Area of Proposed Sign: 45 Square Feet  
(1,2,4) Building Façade: 60 Linear Feet      Building Façade Direction:    North    South    East    West  
(1 - 4) Street Frontage: 109 Linear Feet      Name of Street: \_\_\_\_\_  
(2 - 5) Height to Top of Sign: \_\_\_\_\_ Feet      Clearance to Grade: \_\_\_\_\_ Feet  
(5) Distance from all Existing Off-Premise Signs within 600 Feet: \_\_\_\_\_ Feet

### EXISTING SIGNAGE/TYPE & SQUARE FOOTAGE:

<u>wall sign</u>	<u>32</u>	Sq. Ft.
_____	_____	Sq. Ft.
_____	_____	Sq. Ft.
Total Existing:	_____	Sq. Ft.

### FOR OFFICE USE ONLY

Signage Allowed on Parcel for ROW:

Building	<u>120</u>	Sq. Ft.
Free-Standing	<u>163</u>	Sq. Ft.
Total Allowed:	<u>163</u>	Sq. Ft.

COMMENTS: We are installing A SIGN CABINET TO AN Existing Pole.

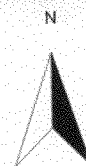
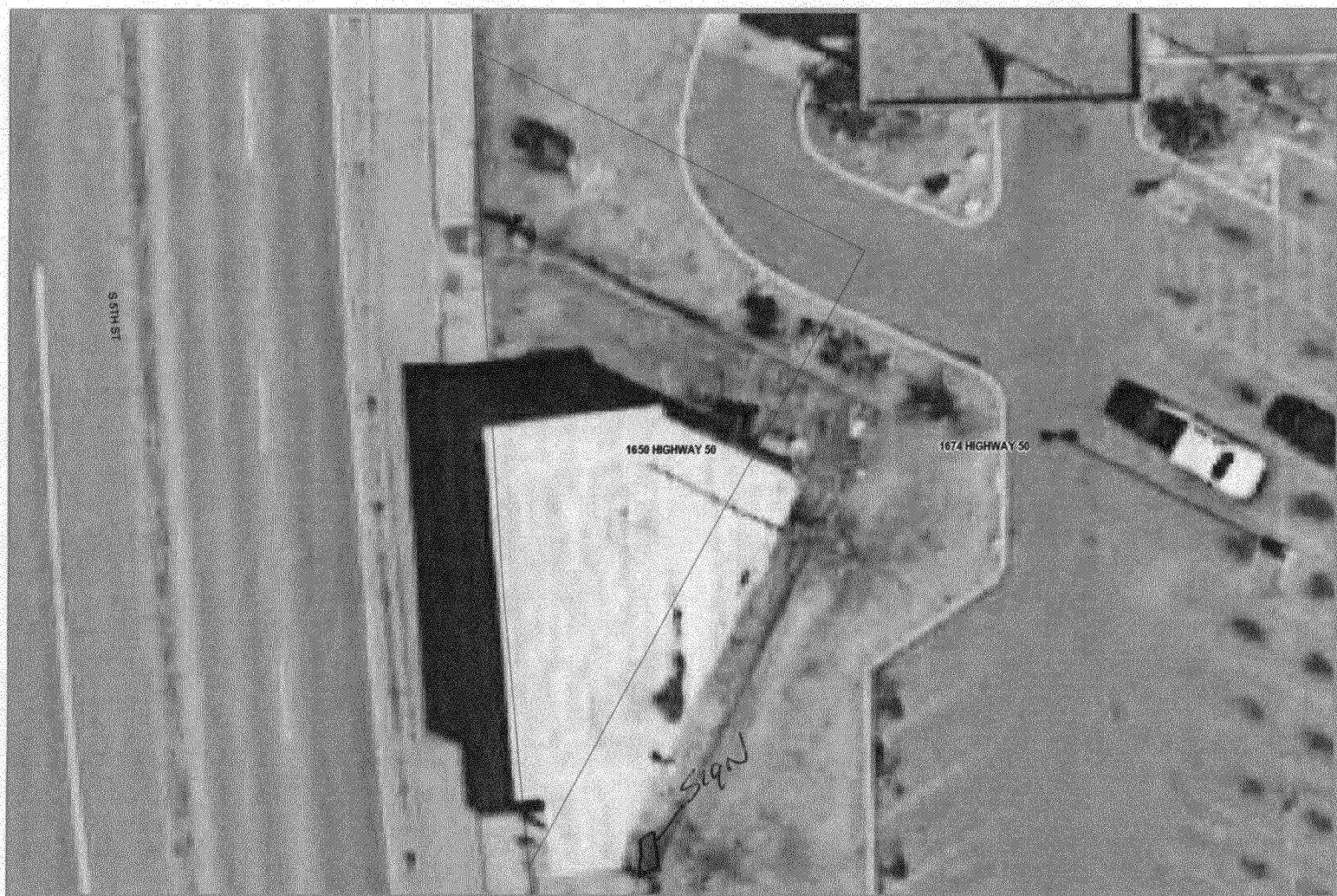
**NOTE:** No sign may exceed 300 square feet. A separate sign clearance is required for each sign. Attach a sketch, to scale, of proposed and existing signage including types, dimensions and lettering. Attach a plot plan, to scale, showing: abutting streets, alleys, easements, driveways, encroachments, 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.

<u>[Signature]</u>	<u>4-15-08</u>	<u>[Signature]</u>	<u>4/15/08</u>
Applicant's Signature	Date	Community Development Approval	Date

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

# City of Grand Junction GIS Zoning Map ©



9'

5'

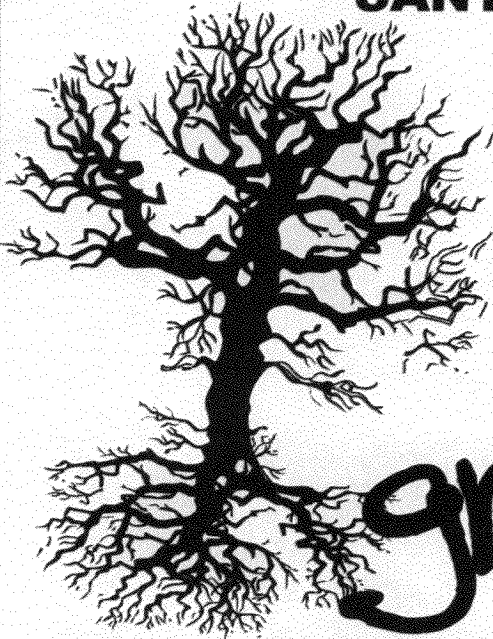
**SANTA CRUZ**

**BRODIE**

**TRANSITION**

**970-243-BIKE**

*grassroots-cycles.com*



**grassroots**  
**CYCLES**