



# Sign Clearance

For Signs that Require a Building Permit

Bldg Permit No. 7  
 Date Submitted 7/31/08  
 Fee \$ 2500  
 Zone I-1

Public Works & Planning Department  
 250 North 5<sup>th</sup> Street, Grand Junction CO 81501  
 Tel: (970) 244-1430 FAX (970) 256-4031

TAX SCHEDULE NO. 1145-081-00-112 CONTRACTOR Platinum Sign  
 BUSINESS NAME Knowles Enterprises LICENSE NO. 248568  
 STREET ADDRESS 281 1/2 River Road ADDRESS 2914 I-70B  
 PROPERTY OWNER Knowles Enterprises TELEPHONE NO. 248-9677  
 OWNER ADDRESS Same CONTACT PERSON Mike

- 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: 60 Square Feet  
 (1,2,4) Building Façade: \_\_\_\_\_ Linear Feet Building Façade Direction: North South East West  
 (1 - 4) Street Frontage: 570 Linear Feet Name of Street: River Road  
 (2 - 5) Height to Top of Sign: 13 Feet Clearance to Grade: 7 1/2 Feet  
 (5) Distance to Nearest Existing Off-Premise Sign: \_\_\_\_\_ Feet

### EXISTING SIGNAGE TYPE & SQUARE FOOTAGE:

Flush Wall \_\_\_\_\_ 50 Sq. Ft.  
I-1 \_\_\_\_\_ Sq. Ft.  
 \_\_\_\_\_ Sq. Ft.  
 Total Existing: 50 Sq. Ft.

### FOR OFFICE USE ONLY

Signage Allowed on Parcel for ROW:

Building \_\_\_\_\_ Sq. Ft.  
 Free-Standing \_\_\_\_\_ Sq. Ft.  
 Total Allowed: \_\_\_\_\_ Sq. Ft.

COMMENTS: needs sign on river road for trucks to find access.

**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] 7-31-08 Pat Dunlop 8/12/08  
 Applicant's Signature Date Planning Approval Date

(White: Planning) (Yellow: Neighborhood Services) (Pink: Building Permit) (Goldenrod: Applicant)

120 "

**Knowles Industrial Park**

**Knowles Enterprises**

**Moffat Diesel**

**Chapman Trucking**

**Hi-River Construction**

72 "

155 3/4 "



2916 Hwy. [REDACTED] CO 81504 (970)248-9677  
fabrication installation maintenance neon vinyl truck lettering awnings

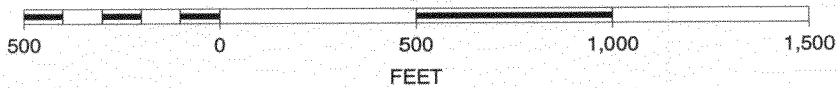
THIS ARTWORK WAS PREPARED BY AND IS THE PROPERTY OF PLATINUM SIGN CO. ANY UNAUTHORIZED USE OF SAME, IN WHOLE OR PART IS PROHIBITED. © 1992 2002



# City of Grand Junction GIS Zoning Map ©



SCALE 1 : 5,849



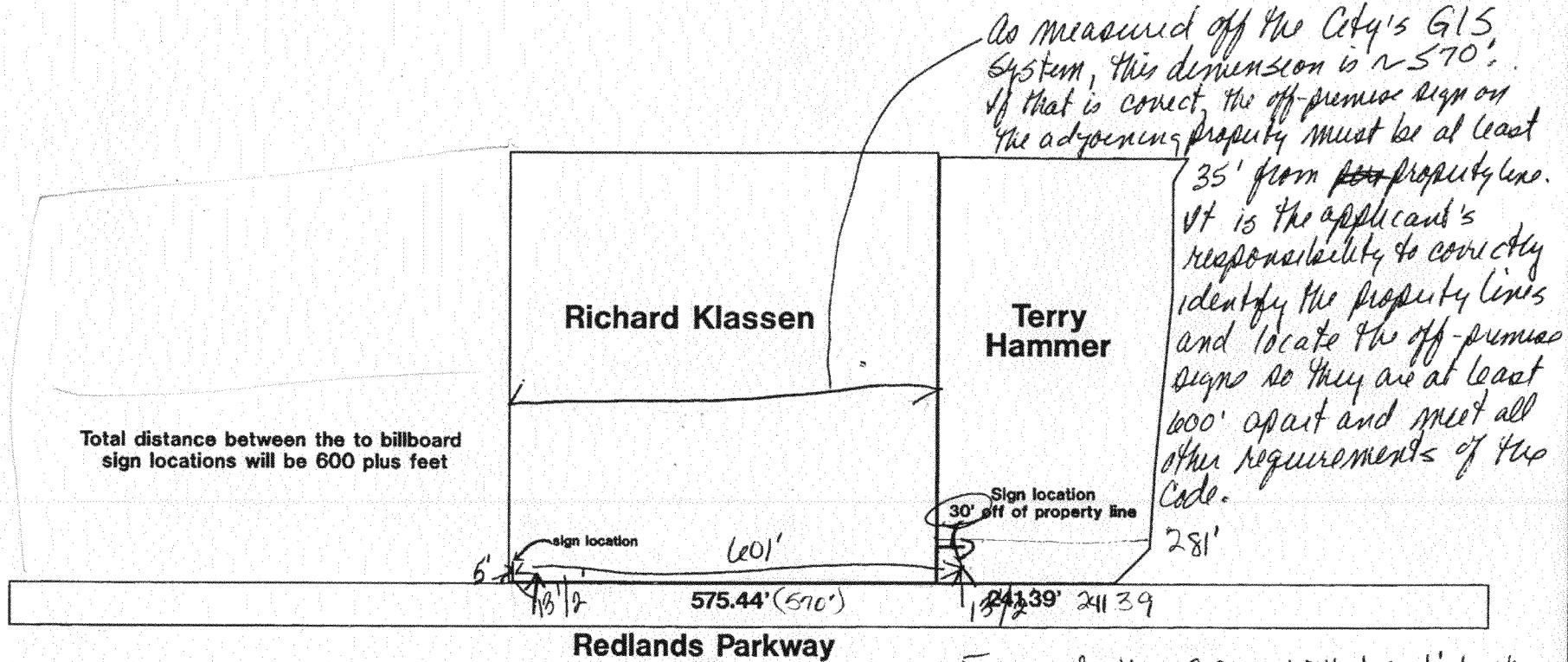


2945-081-00-112

10/11/1961

~~SECRET~~

11



Signed and acknowledged this 9th day of December

*Gary Young*  
 Outdoor Promotions, Inc.  
 Gary Young

*Mark L. Gamble*  
 CWOA, Inc.  
 Mark L. Gamble





# SIGN CLEARANCE

①

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

Clearance No. \_\_\_\_\_  
Date Submitted 9-24-03  
FEE \$ 25.00  
Tax Schedule 2945-081-00-112  
Zone I-1

BUSINESS NAME Moffet Pencil Service  
STREET ADDRESS 2381 1/2 River Rd  
PROPERTY OWNER Richard Klassen  
OWNER ADDRESS 2969 Book Cliff Ave, GJ

CONTRACTOR Outdoor Promotions, inc  
LICENSE NO. 2031318  
ADDRESS 5724 S. College, Ft. C. 80525  
TELEPHONE NO. 970-242-3300

- 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 300 Square Feet
- (1,2,4) Building Facade \_\_\_\_\_ Linear Feet
- (1 - 4) Street Frontage \_\_\_\_\_ Linear Feet
- (2,4,5) Height to Top of Sign 30 Feet Clearance to Grade 18 Feet
- (5) Distance from all Existing Off-Premise Signs within 600 Feet \_\_\_\_\_ Feet None in Area

Existing Signage/Type:	
	Sq. Ft.
	Sq. Ft.
	Sq. Ft.
Total Existing:	Sq. Ft.

● FOR OFFICE USE ONLY ●		
Signage Allowed on Parcel:		
Building		Sq. Ft.
Free-Standing	<u>300</u>	Sq. Ft.
Total Allowed:	<u>300</u>	Sq. Ft.

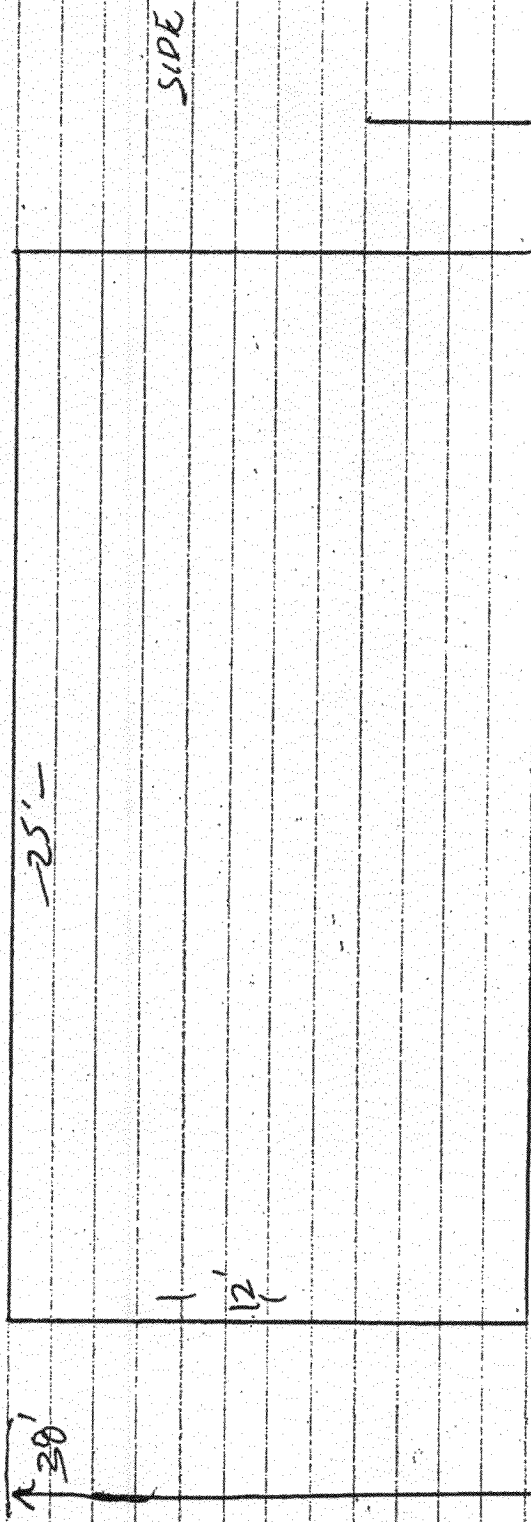
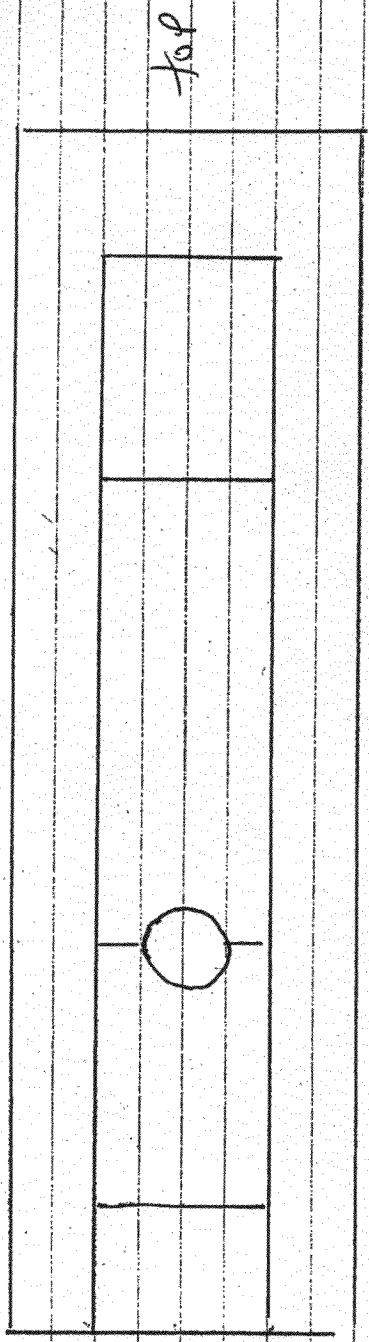
COMMENTS: Need to get building permit.  
No V-shaped signs.

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.**

Benny Jones 9/24/03 Mishu Aragon 1/8/04  
Applicant's Signature Date Community Development Approval Date

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

OFF-PREMISE 12x25  
S1500



CATWALK  
w/ WALKWAY

single blade sign -  
NO "V"ing of eye  
two faces