



# SIGN CLEARANCE

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

Clearance No.	_____
Date Submitted	<u>1/15/09</u>
Fee \$	<u>25.00</u>
Zone	<u>C1</u>

TAX SCHEDULE	<u>2945-153-00-103</u>	CONTRACTOR	<u>Western Neon</u>
BUSINESS NAME	<u>Western Convenience</u>	LICENSE NO.	<u>2090474</u>
STREET ADDRESS	<u>2525 Broadway</u>	ADDRESS	<u>3182 Hall Ave Grand Junction 81504</u>
PROPERTY OWNER	<u>same</u>	TELEPHONE NO.	<u>523-4045</u>
OWNER ADDRESS	<u>same</u>	CONTACT PERSON	<u>Jeremy</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       Non-Illuminated

(1 - 5) Area of Proposed Sign: 164 Square Feet

(1,2,4) Building Façade: 61 Linear Feet      Building Façade Direction:    North    South    East    West

(1 - 4) Street Frontage: 267.5 Linear Feet      Name of Street: Broadway Ave

(2 - 5) Height to Top of Sign: 35' Feet      Clearance to Grade: 8' Feet

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

**EXISTING SIGNAGE/TYPE & SQUARE FOOTAGE:**

B wall sign on canopy ( <sup>BROADWAY</sup> north)	<u>32</u>	Sq. Ft.
C wall sign on Building ( <sup>Monument</sup> west)	<u>4</u>	Sq. Ft.
D wall sign on canopy ( <sup>Monument</sup> west)	<u>4</u>	Sq. Ft.
E wall sign on Building ( <sup>Monument</sup> west)	<u>40</u>	Sq. Ft.
Total Existing:		<u>80</u> Sq. Ft.

(BROADWAY - 32)  
Monument - 48

**FOR OFFICE USE ONLY**

Signage Allowed on Parcel for ROW:


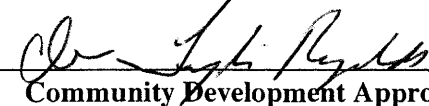
Building	<u>122</u>	Sq. Ft.
Free-Standing	<u>401.25</u>	Sq. Ft.
Total Allowed:	<u>401.25</u>	Sq. Ft.

30  
369.25

COMMENTS: Removing existing Price sign from Pole sign and installing new price sign

**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>01/15/09</u>		<u>1/19/09</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 City Map ©

## Parcels



Address Label

## Air Photos



2008 Photos

## Highways



Highways

Street Labels



Street Labels



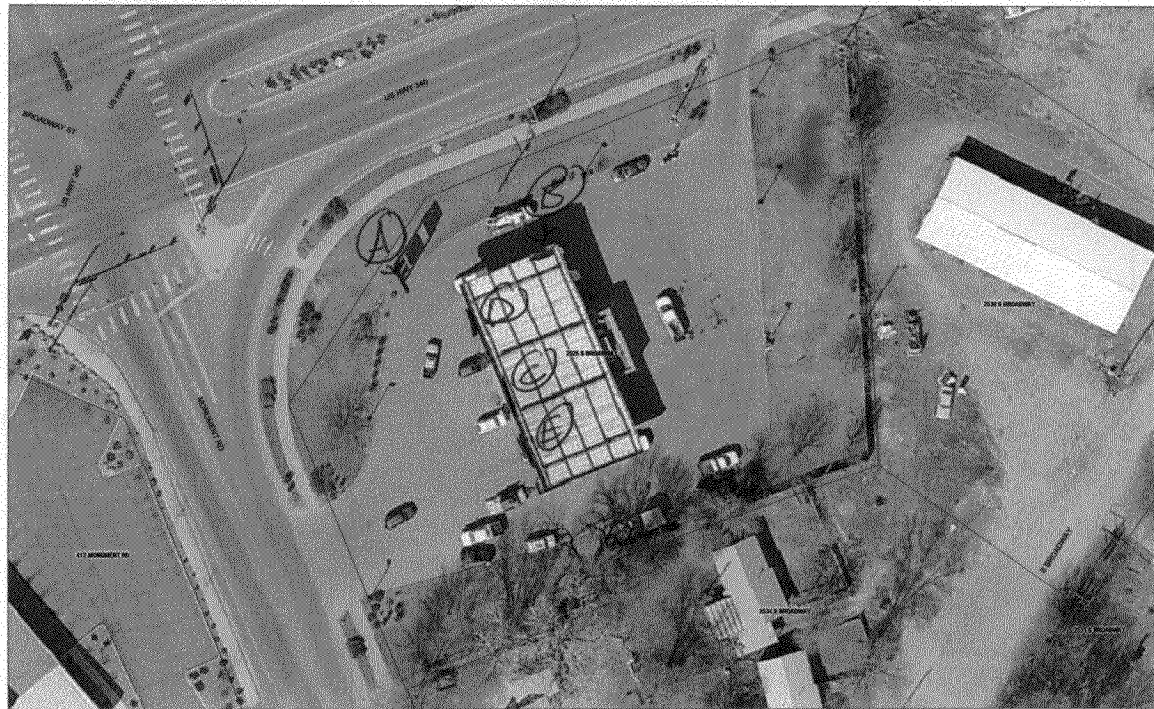
City Limits

Grand Junction

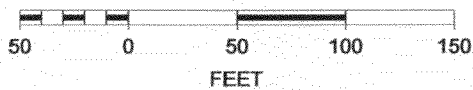
Fruita

Palisade

Mesa County

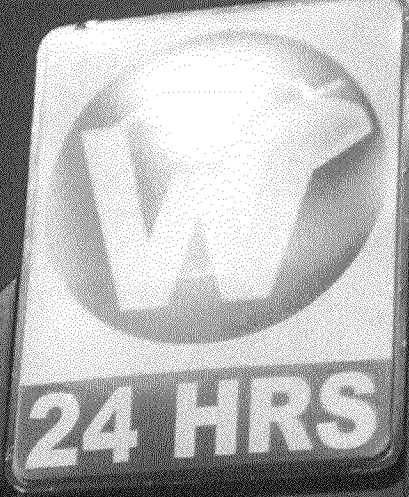


SCALE 1 : 1,054



N





**395<sup>9</sup>**  
UNLEADED  
**415<sup>9</sup>**  
PREMIUM  
**462<sup>9</sup>**  
DIESEL

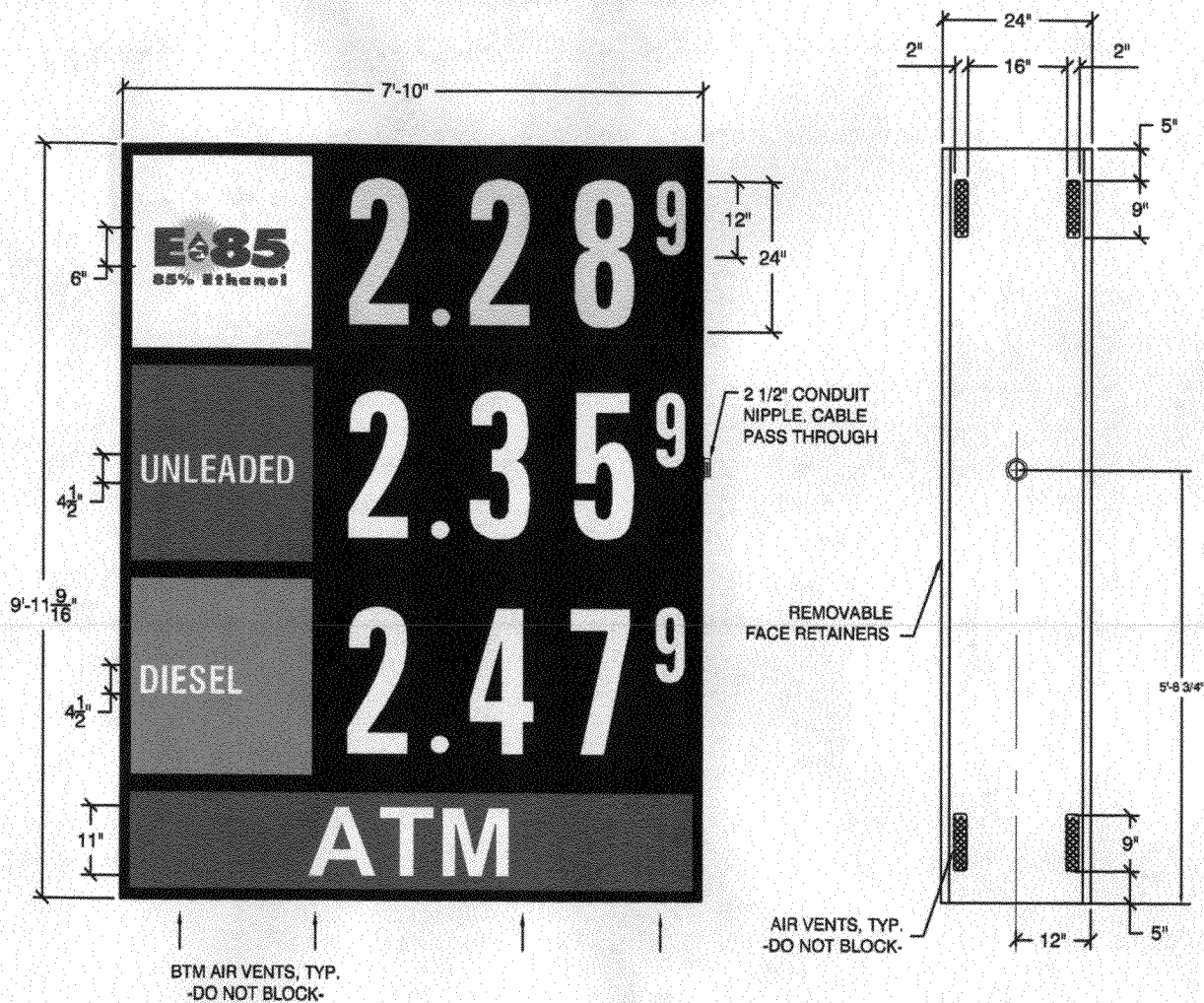
*Existing*

WE HAVE  
**ICE**  
COLD  
**ICE**

**ATM**



**"SIGN SPECIFICATION & CUT-SHEET"**



**CUSTOMER:** WESTERN CONVENIENCE  
**ADDRESS:** GRAND JUNCTION, CO  
**STORE #:** 124  
**SALES ORDER #:** 12484  
**DATE:** 8/4/2008  
**SALESPERSON:** M. MORRIS  
**DRAWN BY:** JMG  
**SIGN AREA:** 78.05 sq ft

2903 DELTA DRIVE  
 COLORADO SPRINGS,  
 CO 80910-1012  
 392-392-9046  
 800-759-9046

**SKYLINE PRODUCTS**  
**MODEL 24" TRIPLE PRODUCT DOUBLE FACE, 24" DEEP FUEL PRICE DISPLAY**  
 TITLE: MODEL NO: P-2432S-BYBWBWX-SSG-C001

All installation details are suggested only. All signs must be installed in accordance with NATIONAL, STATE ELECTRICAL AND BUILDING CODES. Unless specifically contracted for Skyline Products, Inc. shall have no responsibility for wind loads, installations, or electrical circuits. These are the sole responsibility of the buyer/user.

PROPOSAL DRAWING SPECIFICATIONS	SIGN SPECIFICATIONS	COMMODITY DETAILS
<b>DRAWING NUMBER:</b> WEST0011-080108-01 REV. B <b>REVISION DATE:</b> 9/9/2008  <b>PLEASE SIGN OR INITIAL IF DRAWING IS APPROVED</b> APPROVED: _____ DATE: _____	<b>NUMERAL DETAILS:</b> BACKGROUND: BLACK COPY: YELLOW / WHITE  <b>MOUNTING DETAILS:</b> BETWEEN POLE(s): YES # OF POLES: 2 POLE(s) THROUGH: NO MAX POLE SIZE: 14" ACTUAL POLE SIZE: 8" *PLEASE SPECIFY ANY ADDITIONAL MOUNTING REQUIREMENTS*	<b>CABINET DETAILS:</b> HEIGHT: 9'-11 9/16" WIDTH: 7'-10" DEPTH: 24" COLOR: BLACK *SIGN TOLERANCES: +1/8 -1/2"  <b>LIGHTING:</b> T-12-800 H.O. FLUOR LAMPS
		<b>LETTERING:</b> UPPERCASE: <input checked="" type="checkbox"/> UPPER & LOWER: <input type="checkbox"/> BOTH SIDES APPEAR AS SHOWN: YES <input type="checkbox"/> NO <input checked="" type="checkbox"/> *IF NO, PLEASE SPECIFY* FONT: HELVETICA COND.  <b>TOP:</b> BKGRD COLOR: WHITE COPY COLOR: BLUE/YELLOW  <b>MIDDLE:</b> BKGRD COLOR: RED-33 COPY COLOR: WHITE  <b>BOTTOM:</b> BKGRD COLOR: GREEN-26 COPY COLOR: WHITE