



# SIGN CLEARANCE

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

Clearance No.	_____
Date Submitted	<u>3-14-08</u>
Fee \$	<u>25.00</u>
Zone	<u>I-0</u>

TAX SCHEDULE	<u>2701 254 16 928</u>	CONTRACTOR	<u>ASI Modulex</u>
BUSINESS NAME	<u>Colorado Bureau of Investigation</u>	LICENSE NO.	<u>2081316</u>
STREET ADDRESS	<u>2797 Justice Dr.</u>	ADDRESS	<u>11211 E Arapahoe Rd. #115 Centennial, CO</u>
PROPERTY OWNER	<u>GJCSLA</u>	TELEPHONE NO.	<u>303 755 0997</u>
OWNER ADDRESS	<u>122 N 6<sup>th</sup> St. Grand Jct.</u>	CONTACT PERSON	<u>Jay Brinkman</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: 65 Square Feet

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

(1 - 4) Street Frontage: 355 Linear Feet                      Name of Street: Justice Dr.

(2 - 5) Height to Top of Sign: 5 Feet                      Clearance to Grade: 1 Feet

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

EXISTING SIGNAGE/TYPE & SQUARE FOOTAGE:	
_____	_____ Sq. Ft.
_____	_____ Sq. Ft.
_____	_____ Sq. Ft.
Total Existing:	_____ Sq. Ft.

FOR OFFICE USE ONLY	
Signage Allowed on Parcel for ROW:	
Building	_____ Sq. Ft.
Free-Standing	<u>/</u> Sq. Ft.
Total Allowed:	<u>285</u> Sq. Ft.

COMMENTS: Approved per CUP-2006-298

**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>3/14/08</u>	<u>[Signature]</u>	<u>3-17-08</u>
Applicant's Signature	Date	Community Development Approval	Date

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



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

Clearance No. \_\_\_\_\_  
Date Submitted 3-14-08  
Fee \$ 5.00  
Zone I-0

TAX SCHEDULE 2701-254-16-928 CONTRACTOR ASI Modulex  
BUSINESS NAME Colorado Bureau of Investigation LICENSE NO. 2081316  
STREET ADDRESS 2797 Justice Dr. ADDRESS 1211 E. Arapahoe Rd #115 Centennial, CO  
PROPERTY OWNER GJCSLA TELEPHONE NO. 303 755 0997  
OWNER ADDRESS 122 N 6<sup>th</sup> St. Grand Jct. CONTACT PERSON Jay Brinkman

- 1. FLUSH WALL 2 Square Feet per Linear Foot of Building Facade
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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: 28 Square Feet  
(1,2,4) Building Façade: \_\_\_\_\_ Linear Feet      Building Façade Direction: North South East West  
(1 - 4) Street Frontage: 355 Linear Feet      Name of Street: Justice Dr.  
(2 - 5) Height to Top of Sign: 4' 8" Feet      Clearance to Grade: 1' Feet  
(5) Distance from all Existing Off-Premise Signs within 600 Feet: \_\_\_\_\_ Feet

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

_____	_____ Sq. Ft.
_____	_____ Sq. Ft.
_____	_____ Sq. Ft.
Total Existing:	_____ Sq. Ft.

**FOR OFFICE USE ONLY**

Signage Allowed on Parcel for ROW:

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Free-Standing	_____ Sq. Ft.
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Chris Shallow      3/14/08      Patricia Henderson      3-17-08  
Applicant's Signature      Date      Community Development Approval      Date

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



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 Grand Junction CO 81501  
 (970) 244-1430

Clearance No. \_\_\_\_\_  
 Date Submitted 3-14-08  
 Fee \$ 5.00  
 Zone F-0

TAX SCHEDULE 2701 254 16 928 CONTRACTOR AST Modulex  
 BUSINESS NAME CBI LICENSE NO. 2081316  
 STREET ADDRESS 2797 Justice Dr. ADDRESS 1211 E. Apache Rd. #115 Centennial, CO  
 PROPERTY OWNER GJCSLA TELEPHONE NO. 303 755 0997  
 OWNER ADDRESS 122 N 6<sup>th</sup> St. Grand Jct. CONTACT PERSON Jay Brinkman

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_____	_____ Sq. Ft.
_____	_____ Sq. Ft.
_____	_____ Sq. Ft.
Total Existing:	_____ Sq. Ft.

**FOR OFFICE USE ONLY**

Signage Allowed on Parcel for ROW:

Building	_____ Sq. Ft.
Free-Standing	_____ Sq. Ft.
Total Allowed:	<u>285</u> Sq. Ft.

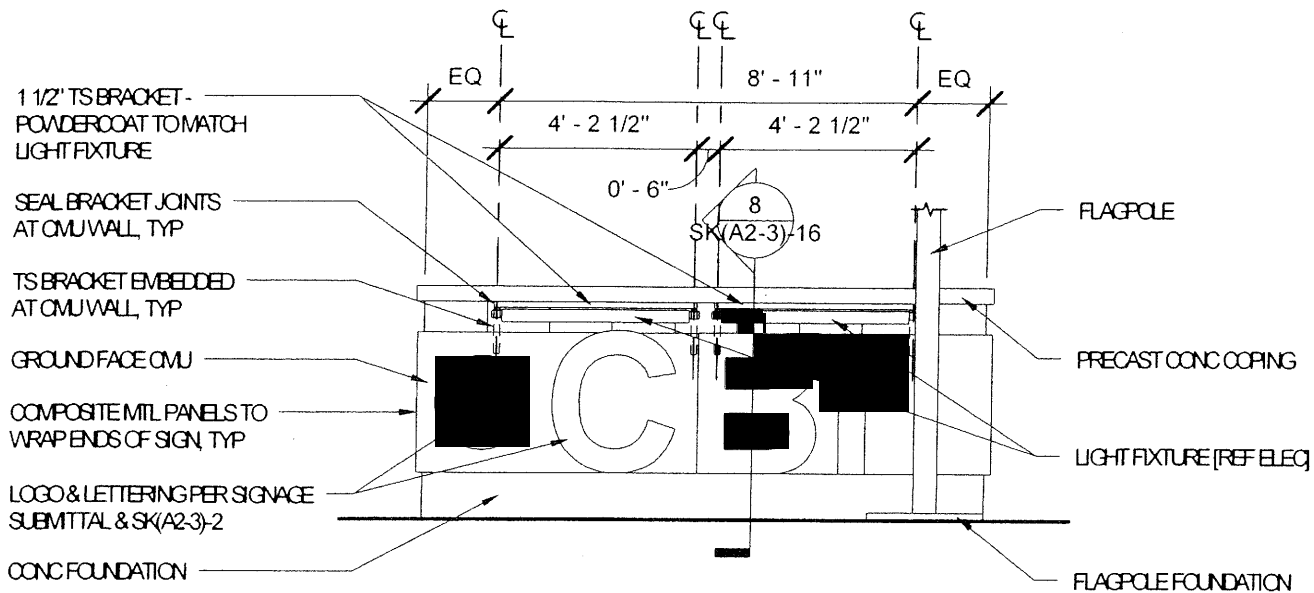
COMMENTS: approved per CUP-2006-298

**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.

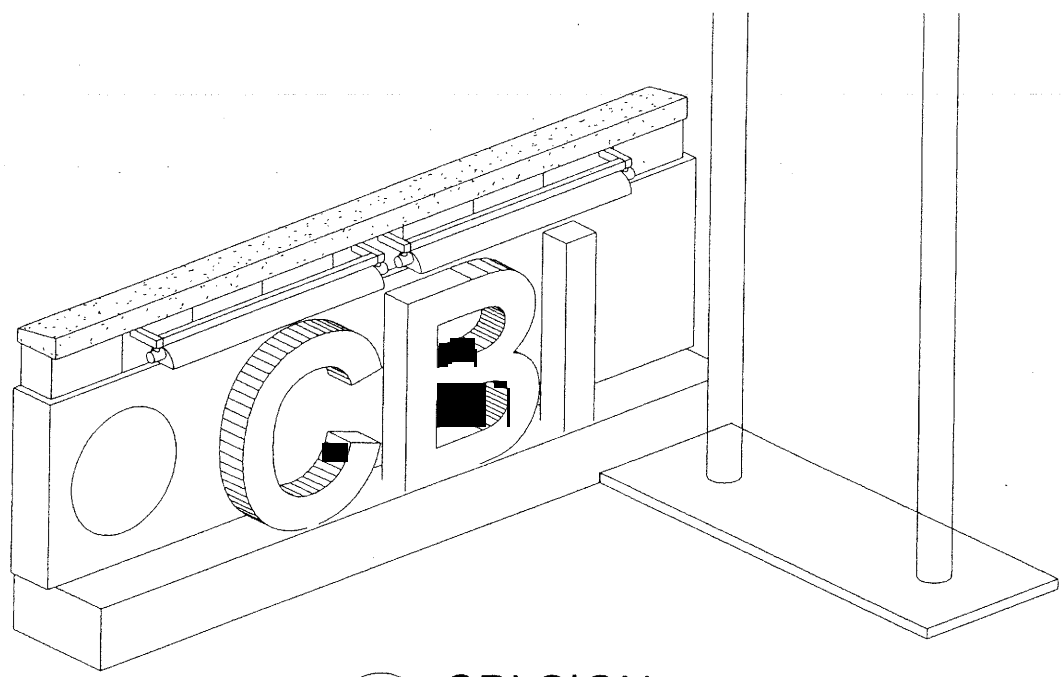
I hereby attest that the information on this form and the attached sketches are true and accurate.

Chris Shlar      3/14/08      RBE Bayless Henderson      3-17-08  
 Applicant's Signature      Date      Community Development Approval      Date

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



3A CBI SIGN ELEVATION  
 A2-3 1/4" = 1'-0"

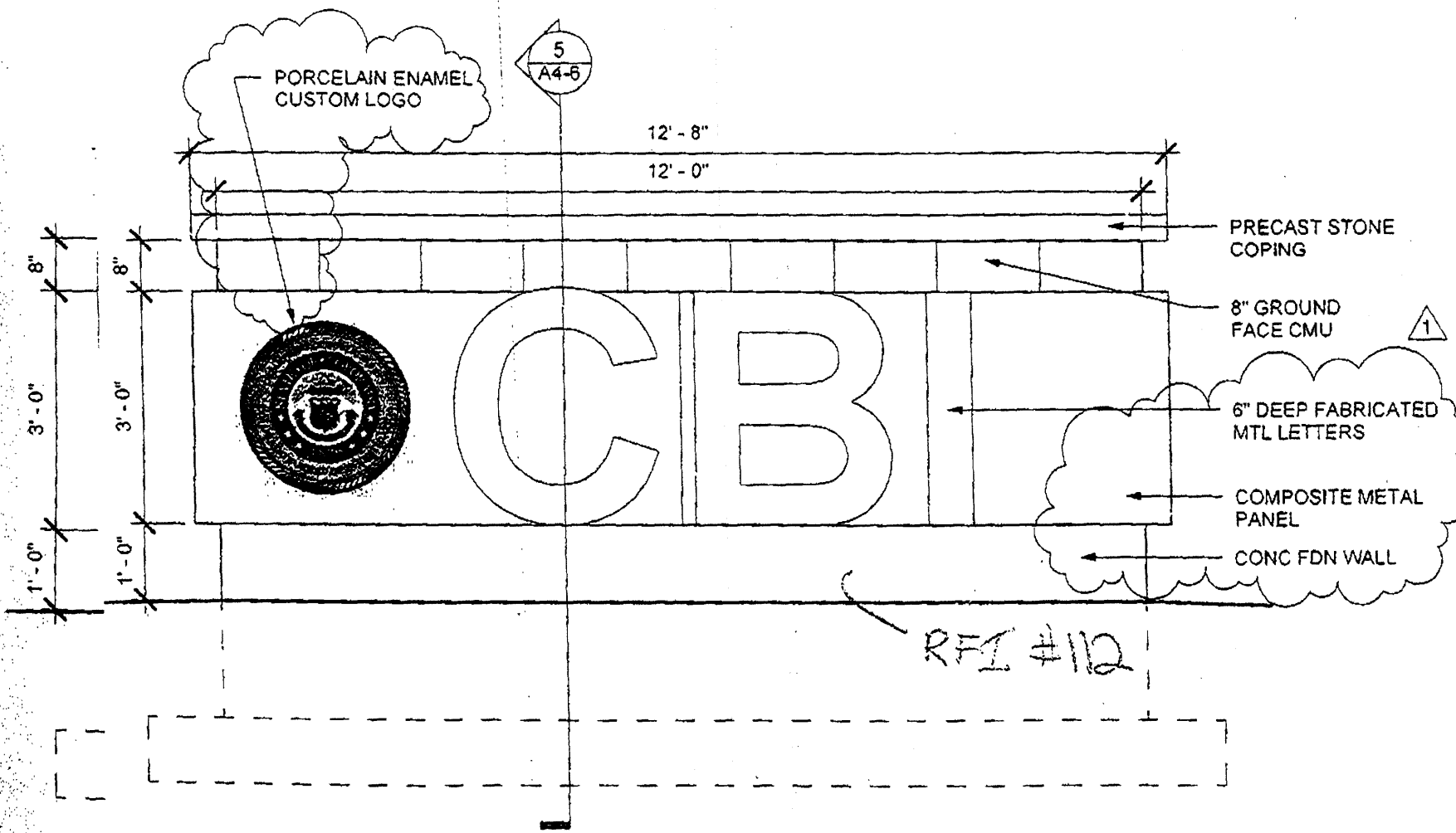


3B CBI SIGN  
 A2-3

• Architecture  
 • Engineering  
 • Project Management  
 • Interiors  
**BLYTHE GROUP co.**  
 The Art & Science of Construction  
 618 Road Avenue  
 Grand Junction, CO 81501  
 office: 970.742.1058  
 www.theblythegroup.com

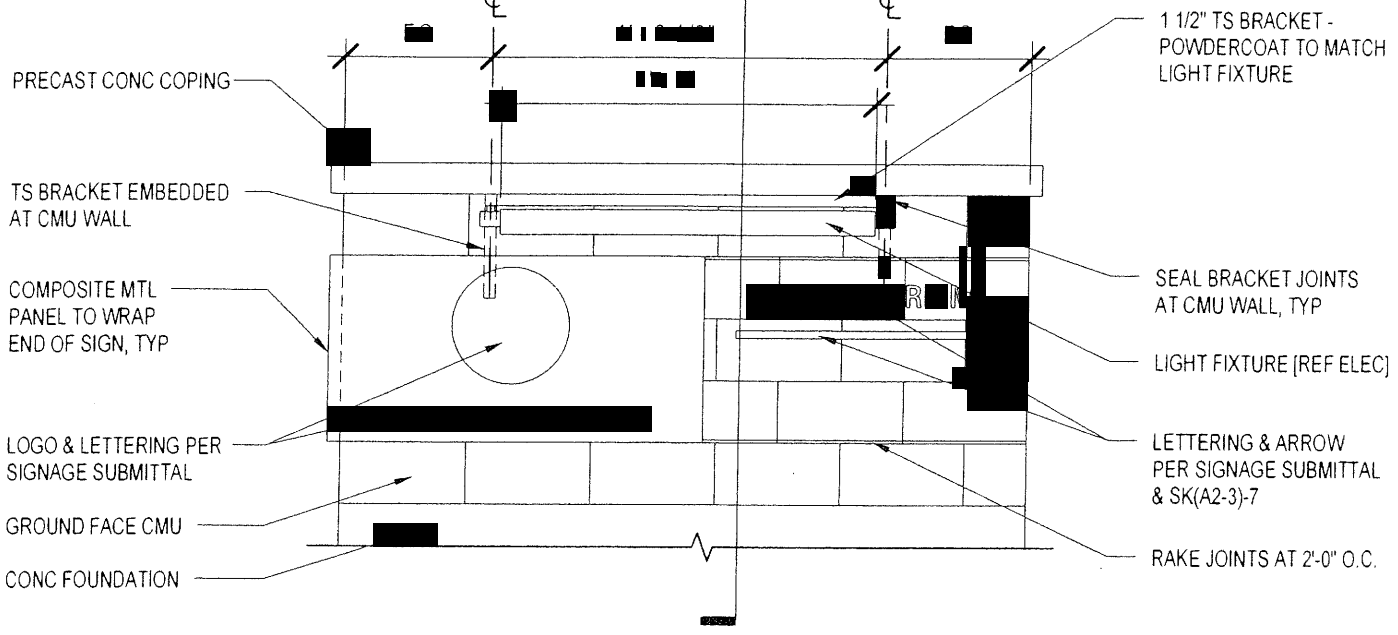
COLORADO BUREAU OF  
 INVESTIGATION WESTERN SLOPE  
 REGIONAL FACILITY

ASI 36 EXTERIOR MONUMENT SIGN COORDINATION		<b>SK(A2-3)-15</b>
Project number	0610	
Date	10/30/07	
Drawn by	JAS	
Scale	1/4" = 1'-0"	

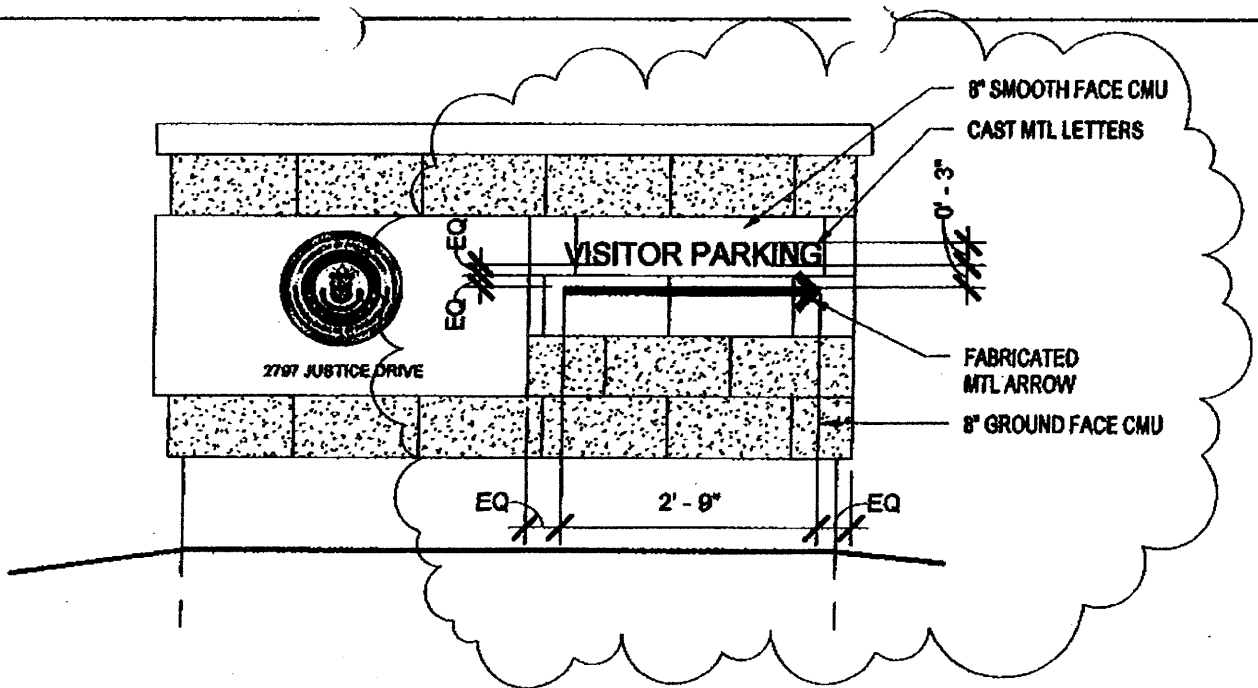


3. ENTRANCE SIGN ELEVATION  
A2-3 1/2" = 1'-0"

6  
SK(A2-3)/13

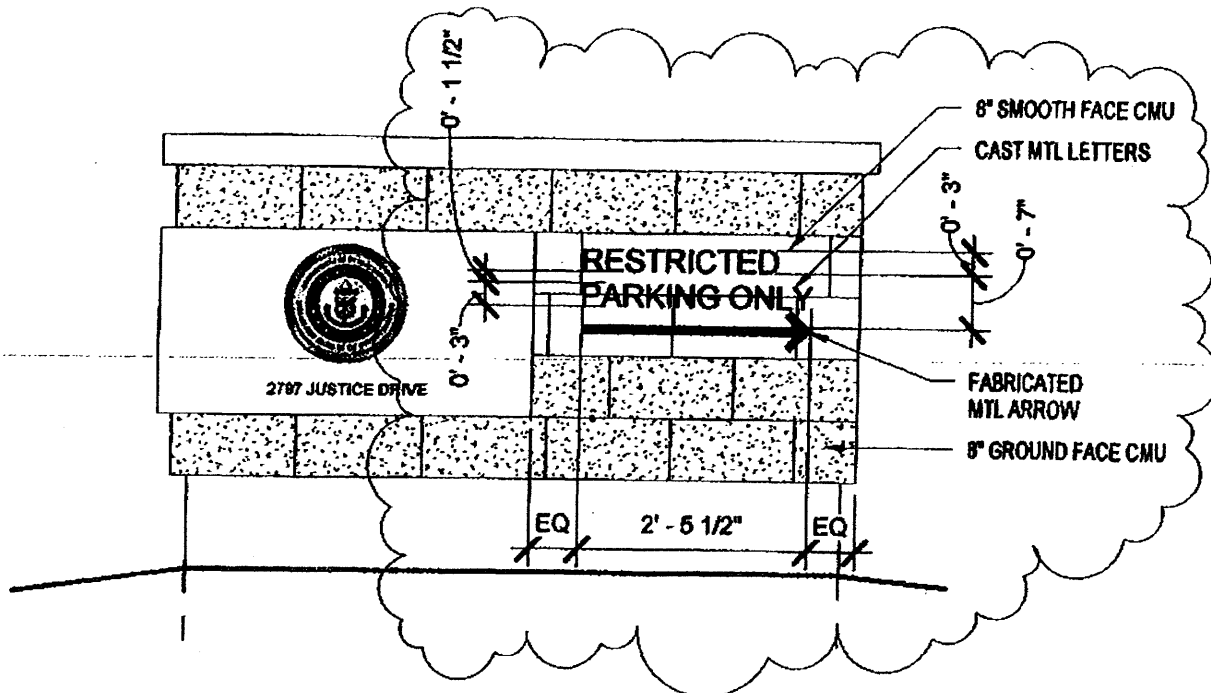


**4C** **PARKING SIGN ELEVATION**  
**A2-3** 1/2" = 1'-0"

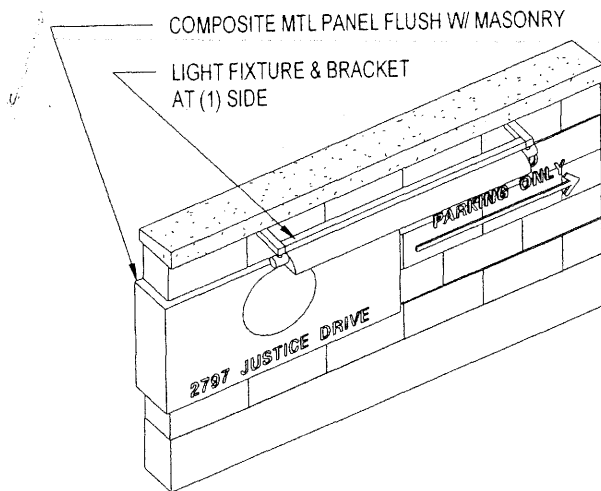


**4A** **PARKING SIGN ELEVATION**  
**A2-3** 1/2" = 1'-0"

NOTE: SKETCHES ARE INDICATIVE OF POSITION OF CAST MTL LETTERS & MTL ARROW, AND SMOOTH VS. GROUND FACE CMU. REFERENCE 4/A2-3 FOR SIGN CONSTRUCTION.



**4B** **PARKING SIGN ELEVATION**  
**A2-3** 1/2" = 1'-0"



**4E** **RESTRICTED PARKING**  
**A2-3**

LOT 1  
ZONING I-0  
INDUSTRIAL

14' MULTI-PURPOSE EASEMENT  
(BOOK 4220 PAGES 900-901)

AIR TECH  
COURT

AL DRIVE

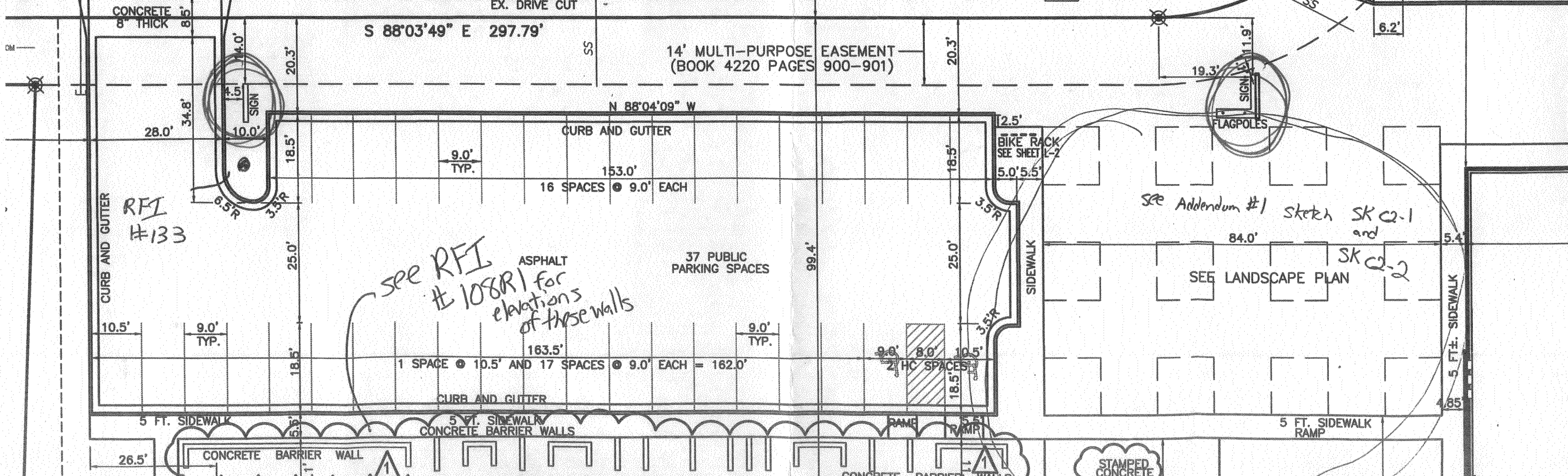
14' MULTI-PURPOSE EASEMENT  
(BOOK 4220 PAGES 900-901)

MOVE 32 LF CURB AND GUTTER  
INSTRUCT DRIVE CUT AND CONCRETE  
IRON TO THE DIMENSIONS PROVIDED.  
SEE NOTE 5.

REMOVE EXISTING CURB CUT AND  
REPLACE WITH 6" VERTICAL CURB  
MATCH EXISTING SECTION AND GRADES

RADIUS 83.00'  
ARC LENGTH 881.21'  
DELTA 87°47'44"  
CHORD LENGTH 73.50'  
CHORD BEARING N46°28'53"E

EX. SAN MH-A2  
RIM = 4797.22±  
INV IN=4790.4±(N)  
INV OUT=4790.2±(W)



see RFI #10881 for elevations of these walls

RFI #133

see Addendum #1 sketch SK Q-1 and SK Q-2

SEE LANDSCAPE PLAN

STAMPED CONCRETE