

**Diversified Signs, Inc.**

Diversified Signs, Inc.  
5602 E. La Palma Ave.  
Anaheim Ca. 92807

Phone 714-701-1330

Fax 714-701-1339

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## Sign Program

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1435-1459 Cucamonga Ave.

Ontario CA 91761

Landlord:

Fowler Properties

2313 Philadelphia St Ste. G

Ontario CA 91761

<b>PLANNING DEPT APPROVED</b>	
Permit No.	PSG-P06-005
By:	X-203-A
Date:	5/26/06

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City of Ontario  
 Planning Department  
 303 East "B" Street  
 Ontario, CA 91764  
 Phone: (909) 395-2036  
 Fax: (909) 395-2420

# Sign Program Application

## APPLICANT/OWNER INFORMATION (print or type)

Property Owner: Fowler Properties  
 Address: 2313 Philadelphia St #G  
 Telephone No.: Ontario, CA 91761 Fax No.: \_\_\_\_\_  
 Applicant: Diversified Signs Inc.  
 Address: 5602 E LA PALMA AVE ANAHEIM 92807  
 Telephone No.: 714 701 1330 Fax No.: 714 701 1339  
 Applicant's Representative: (Becky Johnson)  
 Address: \_\_\_\_\_  
 Telephone No.: \_\_\_\_\_ Fax No.: \_\_\_\_\_

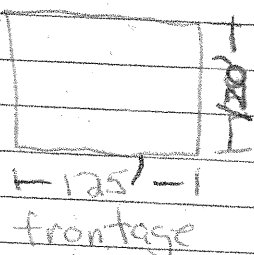
(For staff use only)  
 File No.: RSP06-005  
 Related Files: \_\_\_\_\_  
 Submittal Date: 4-25-2006  
 Rec'd By: J Chen  
 Fees Paid: \$ 1,225.00  
 Receipt No.: R2006 2256  
 Action:  Approved  Denied  
 By: \_\_\_\_\_  
 Date: \_\_\_\_\_

## SITE INFORMATION

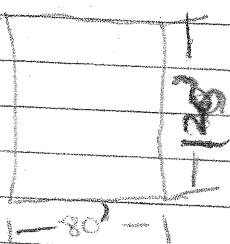
Site Address (include N, S, E or W): 1435-1459 <sup>S</sup> Cucamonga Ave  
 Assessor's Parcel No.: 105015117  
 Development Name: Fowler Business Park  
 Zone: M-2 (INDUS. PARK) Euclid Avenue Overlay District?:  Yes  No

## NOTES

Buildings:  $\left\{ \begin{array}{l} 3 + 6 + 1050 \\ \text{DIMENSIONS} \\ \left\{ \begin{array}{l} 1 + 4 \end{array} \right. \end{array} \right.$



2 + 5



## Sign Program

For

1435-1459 Cucamonga Ave.  
Ontario Ca. 91761

### **A) Purpose and Intent**

The following criteria has been established for the purpose of assuring a consistent sign design program for the mutual benefit of all occupants. Flexibility is encouraged, but at the same time, over all visual harmony is maintained. Conformity of this sign program will be enforced by the Property Manager and the City of Ontario. Any sign nonconforming or unapproved will be brought into conformity at the expense of the current tenant occupying the building.

### **B) General Criteria**

- 1) Prior to the installation and manufacturing of any sign, the tenant shall obtain a sign permit from the City of Ontario.
- 2) Each tenant shall pay for all costs for its signs including manufacture, installation, maintenance and City permits.
- 3) Each tenant shall be responsible for and repair any damage to any surface caused by the signage or its installation.
- 4) Upon vacancy, tenant shall remove sign and restore fascia to original conditions at the tenant's sole cost and expense within fifteen (15) days of expiration of term or earlier termination of tenant's lease.

### **C) Prohibited Signs**

The following signs are prohibited:

- 1) A frame (portable) signs, unless approved as part of temporary display pursuant to Sec. 9-1.3130
- 2) Balloon, inflated signs, kites and any other type of aerial sign unless approved as part of a temporary display pursuant to Sec. 9-1.3130
- 3) Bench signs, except as authorized and approved by the City of Ontario.
- 4) Billboards

- 5) Flashing, blinking, rotating or otherwise animated signs, except barber poles, and time/temperature signs.
- 6) Roof signs.
- 7) Signs affixed to a vehicle, excluding permanent signs on commercial vehicles.
- 8) Signs erected upon or over public property, other than signs installed by local, state or federal agencies.
- 9) Signs that emit or generate sound, smoke or similar material.
- 10) Signs shall not be placed on a rock, tree or other natural feature.
- 11) No exposed conduits, neon tube conductors, or transformers allowed.
- 12) No off premise signs are allowed

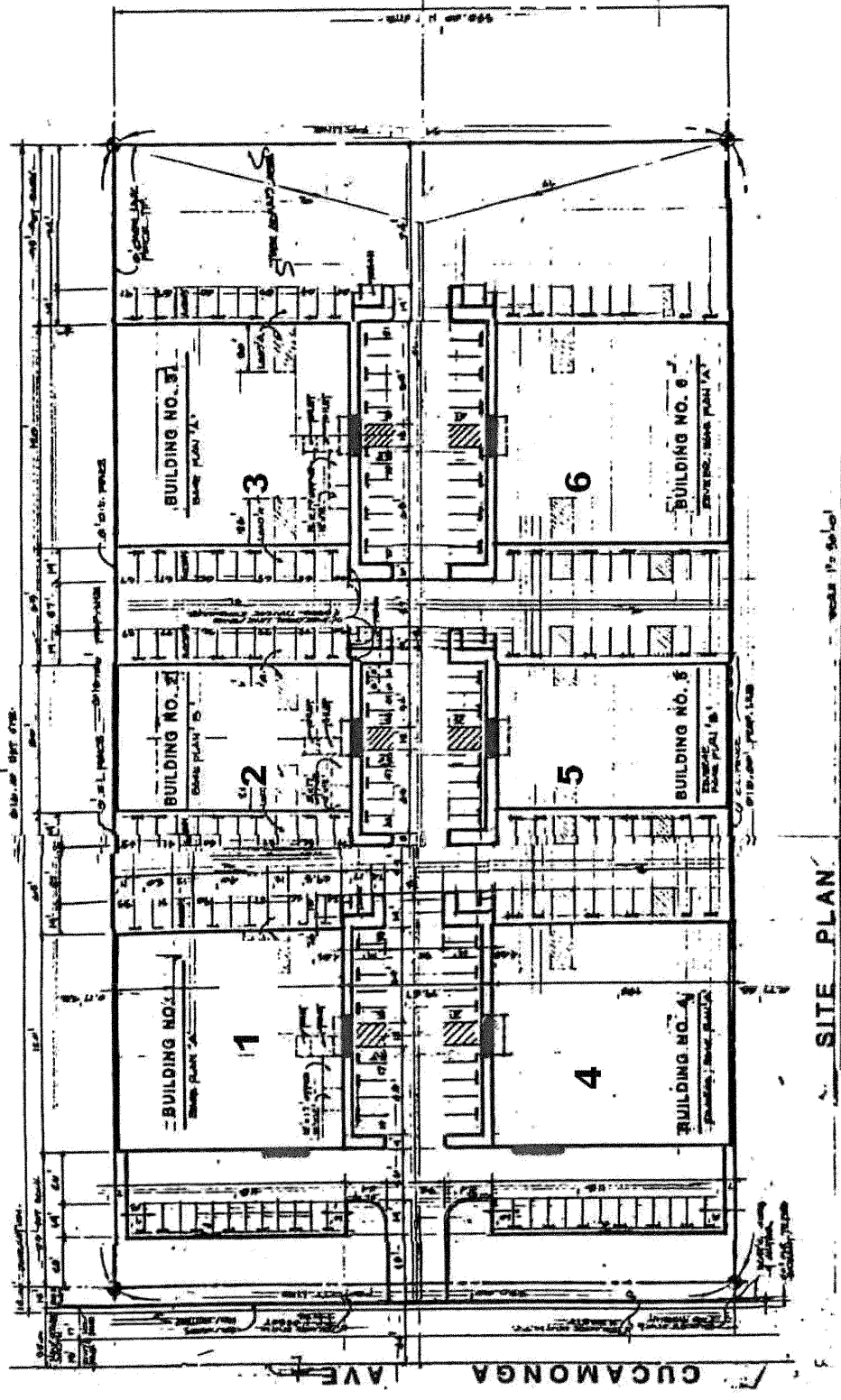
**D) Tenant Identification Sign**

1) Sign Area

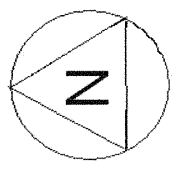
- a) All Tenants shall be allowed one sq ft of sign area for each foot of width of the front building elevation. Signs shall be located over front doors facing the common ally, per Exhibit A.  
Signs shall not exceed 60 sq. ft.
- b) Tenants with a second elevation facing Cucamonga Blvd. will be allowed an additional sign not to exceed one sq ft of sign area for each foot of lineal street front elevation. Signs to be located over doors as per exhibit "B". Signs shall not exceed 60 Sq. Ft.

**E) Sign Construction**

- 1) Signs shall be dimensional letters constructed of aluminum, acrylic or high density foam (min. 10 lb. density). The letters shall have a minimum thickness of 1/4" and a maximum thickness of 5".
  - a) Letters shall have a minimum letter height of 4" and a maximum height of 40".
  - b) Letter styles will be reviewed on an individual basis by Landlord



- 1) Building 2 & 5 Dimensions  
are: 80' x 125'
- 2) Buildings 1 & 4 Dimensions  
are: 120' x 125'
- 3) Buildings 3 & 6 Dimensions  
are: 120' x 125'



— Sign Area

Use steel plate connections over similar scale drawings.

A INDUSTRIAL PARK FOR:  
**DALE E. OWLER**  
 ARCHITECTS  
 3178 E. LA PALMA AVE., ANAHEIM, CA. 92808  
 CUCAMONGA AVE. ONTARIO, CA.

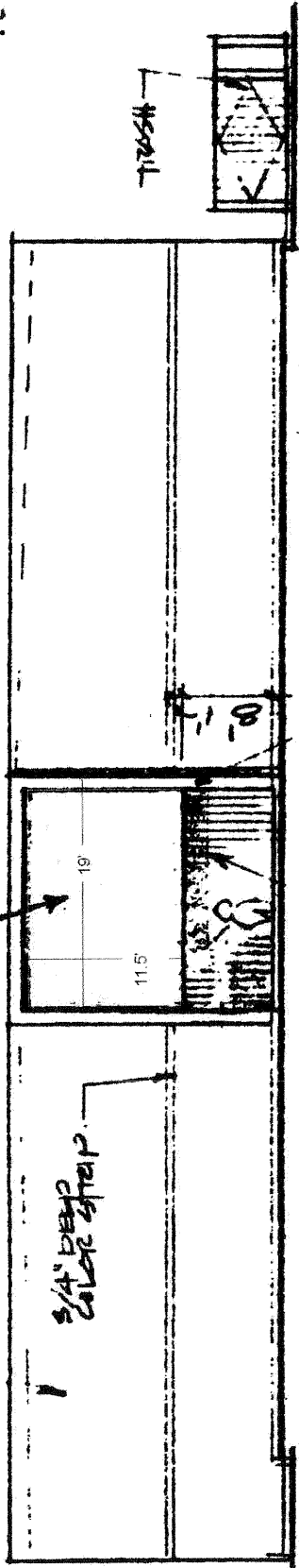
c) Logos will be reviewed on individual basis by Landlord

d) Colors available shall be White, Black, 2283 Red and 2114 Blue.

**F) Multi Tenant Monument Sign**

- 1) All buildings shall be allowed one 8" x 72" panel in existing freestanding monument sign. Panels to be 7328 white acrylic panel with vinyl graphics. Layout subject to Landlord approval.

SIGN LOCATION



FRONT

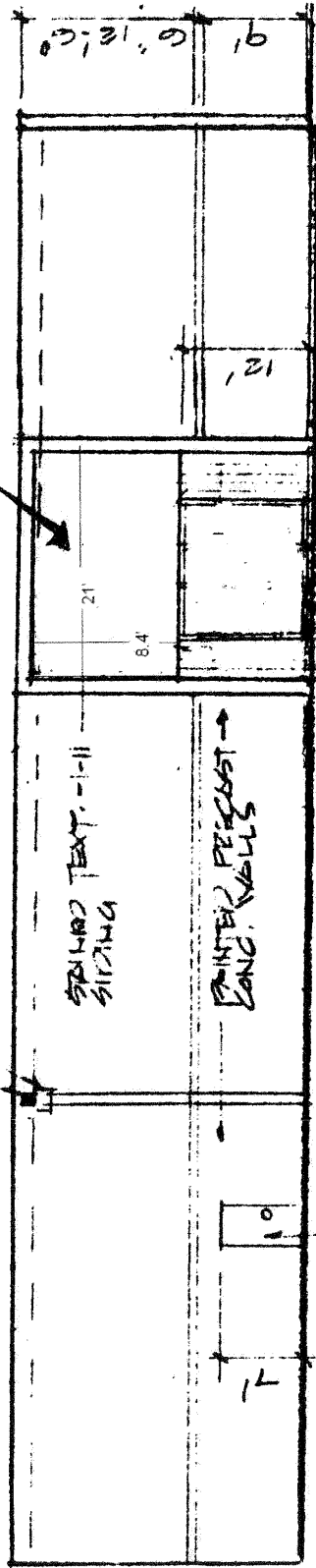
DRIVEWAY

PRIMARY SIGN LOCATIONS BLDGS. 1-6

Building Sign Letter Sizes  
 Minimum Height 4"  
 Maximum Height 40"  
 Maximum Sq. Ft. 60  
 Minimum Thickness 1/4"  
 Maximum Thickness 5"

EXHIBIT "A"

SIGN LOCATION



BUILDING FRONT ELEVATION  
FACING CUCAMONGA AVE.

SECONDARY SIGN LOCATION (WEST ELEVATION BLDG 1+4 ONLY)

EXHIBIT "B"



Example of Typical Sign  
Sterling Auto Body  
Building 4