

September 16, 1992

Gale Running  
Bloomington History Clock Tower  
220 West 98th Street  
Bloomington, MN 55420

Case 9422A-91  
Revised Final Development Plan

Dear Mr. Running:

At its regular meeting of September 14, 1992 the City Council approved the revised final development plan for a clock tower at 600 West 98th Street subject to the following condition:

- 1) exterior building materials to be compatible with adjacent buildings as approved by the Director of Planning.

The Council also requested Staff to return to the September 21, 1992 Council meeting with information regarding future maintenance of the above clock tower.

Sincerely,



Rick Geshwiler AICP  
Director of Planning

jb



# Comment Summary

**Application #:** PL202000232

**Address:** 600 W 98TH ST, BLOOMINGTON, MN 55420

**Request:** Amendment to an existing uniform sign design at the Oxboro Medical Building

---

**NOTE: NO COMMENTS AT THIS TIME**



# Complete Application Notice

Date of Notice: December 10, 2020

Date Application Received: December 09, 2020

Spectrum Sign Systems Inc  
Lisa Pelle  
8786 West 35W Service Dr. NE  
Blaine, MN 55449

**Planning Case File:** PL202000232

**Site Location:** 600 W 98TH ST, BLOOMINGTON, MN 55420

**Description:** USD Text Amendment

In accordance with the City Code, the aforementioned application has been reviewed for completeness. The application has been found to be complete.

The following staff member has been assigned the application review.

Elizabeth O'Day, Planning Technician  
(952) 563-8919  
eoday@BloomingtonMN.gov



December 17, 2020

Spectrum Sign Systems Inc  
Lisa Pelle  
8786 West 35W Service Dr. NE  
Blaine, MN 55449

RE: Case # PL2020-232  
600 West 98th Sreet

Dear Ms. Pelle:

The Uniform Sign Design amendment at 600 West 98<sup>th</sup> Street (Oxboro Medical Building) has been approved. (Case # PL2020-232) subject to the following conditions:

1. A sign permit is required for any face change, replacement or new signs.
2. An electrical permit is required for any new illuminated sign.

Should you have any questions regarding this action, please contact Elizabeth O'Day, Planning Technician, at (952) 563-8919 or [eoday@BloomingtonMN.gov](mailto:eoday@BloomingtonMN.gov).

Sincerely,

Elizabeth O'Day  
Planning Technician



# Development Application

Case no. PL2020-232  
PL202000232

### Type of application

- Standard  
  Staff approval  
  Hearing Examiner  
  Plan Revision  
  Amended  
  Reapplication  
 Rezoning  
  Conditional Use Permit  
  Variance  
  Ordinance Amendment  
 Preliminary Development Plan  
  Interim Use Permit  
  Comprehensive Plan Amendment  
  Subdivision  
 Final Development Plan  
  Final Site and Building Plan  
 Other New Uniform Sign Design

### Site location Additional addresses on back Legal description attached

Property address 600 West 98th Street		Common name Oxboro Medical Building	
Business address Same as above.			
PIN PID - 1502724230069	Lot 1	Block 1	Plat name

### Proposal Full documentation must accompany application

We are proposing a new Uniform Sign Design for this building.

### Complete all applicable sections – Select only ONE person as primary contact

#### Fee property owner

<input type="checkbox"/> <b>Primary contact</b>	Owner name per property title Fairview Health Services		E-mail sbirkel1@fairview.org	
	Mailing address 9555 James Avenue South	City Bloomington	State MN	Zip 55431
<input type="checkbox"/> <b>Additional owners on Back</b>	Business address Same as above.		City	State Zip
	Daytime phone 612-308-1990	Cell phone	FAX	
Sarah Birkel <i>Typed/printed name</i>		Sarah Birkel <i>Signature</i>		Marketing Manager <i>Title</i>

#### User/occupant

<input checked="" type="checkbox"/> <b>Primary contact</b>	Business name/name		E-mail	
	Mailing address	City	State	Zip
	Business address	City	State	Zip
	Daytime phone	Cell phone	FAX	
	_____ <i>Typed/printed name</i>		_____ <i>Signature</i>	

**NOTE: Applications only accepted with ALL required support documents. See Instructions.**

#### Deadline for agency action

60 Days: \_\_\_\_\_ 120 Days \_\_\_\_\_  
Planner \_\_\_\_\_ DRC \_\_\_\_\_

#### Shaded areas are for office use only

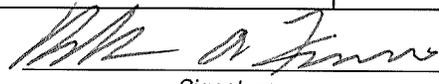
Received:	Date	By
Reviewed:	Date	By <input type="checkbox"/> PC <input type="checkbox"/> CC <input type="checkbox"/> HE
Fee paid:	Date	\$
<input type="checkbox"/> Admin. approval:	Date	By
<input type="checkbox"/> Comm. Dev't Dir. <input type="checkbox"/> Planning Div. Manager <input type="checkbox"/> Other _____		

# Development Application

Case no. PL2020-232  
PL202000232

**Complete all applicable sections — Select only ONE person as primary contact**

### Additional parties

<input checked="" type="checkbox"/> <b>Primary contact</b>	Business name/name Spectrum Sign Systems, Inc. / Rick Ferraro		E-mail rick@spectrum-signs.com		
	Mailing address 8786 West 35W Service Drive NE		City Blaine	State MN	Zip 55449
	Business address Same as above.		City	State	Zip
	Daytime phone 763-703-5825	Cell phone	FAX		
	Rick Ferraro				President
	<i>Typed/printed name</i>		<i>Signature</i>		<i>Title</i>

### Additional fee property owners and addresses

Business name/name		E-mail		
Mailing address		City	State	Zip
Business address		City	State	Zip
Daytime phone	Cell phone	FAX		
<i>Typed/printed name</i>		<i>Signature</i>		<i>Title</i>
Business name/name		E-mail		
Mailing address		City	State	Zip
Business address		City	State	Zip
Daytime phone	Cell phone	FAX		
<i>Typed/printed name</i>		<i>Signature</i>		<i>Title</i>
Business name/name		E-mail		
Mailing address		City	State	Zip
Business address		City	State	Zip
Daytime phone	Cell phone	FAX		
<i>Typed/printed name</i>		<i>Signature</i>		<i>Title</i>

**Use additional sheets or copy form for additional properties**

AVE

LYNDALE

381.00 SOUTH

N 0° 31' 32"

302.25 EAST

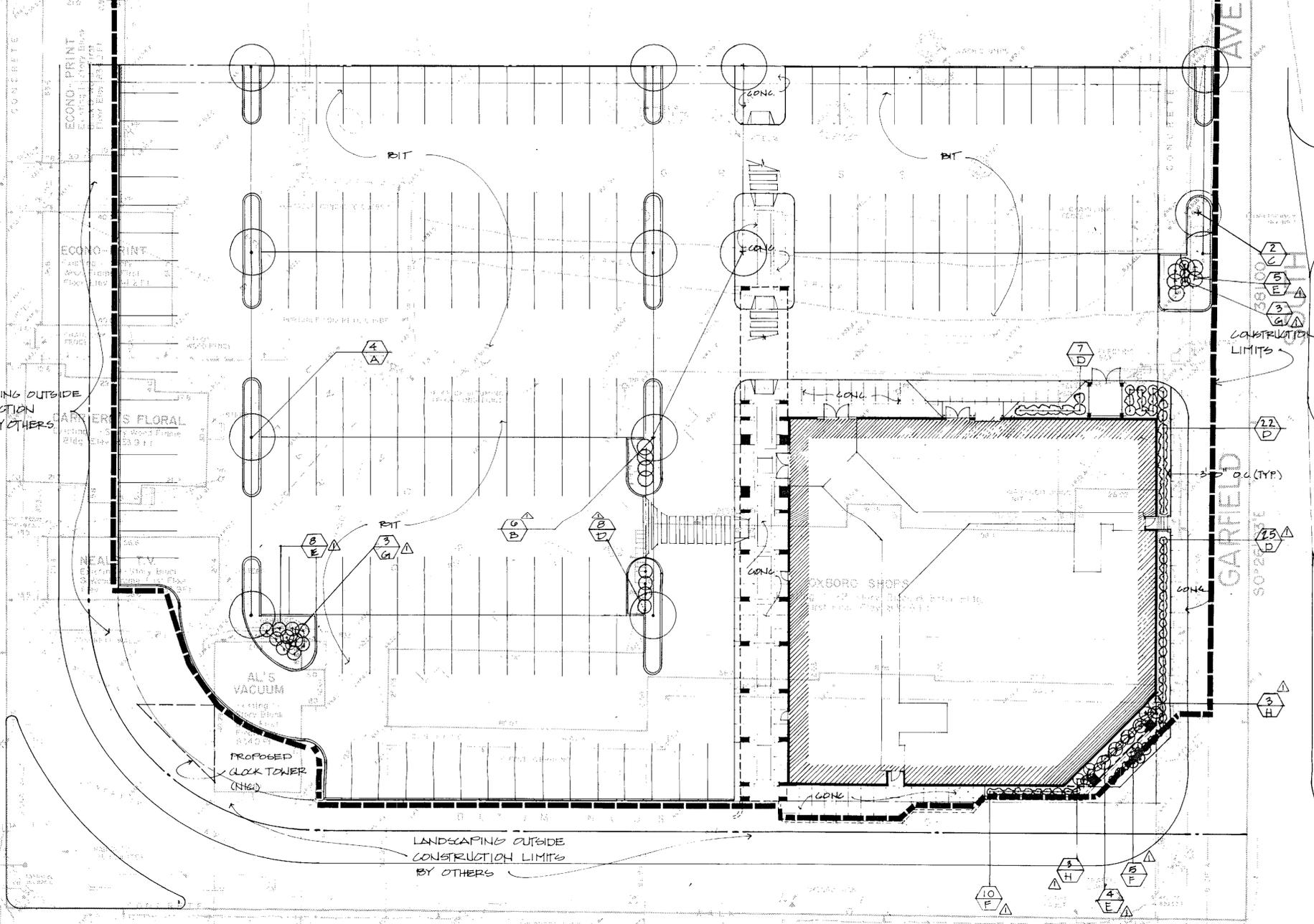
381.00 SOUTH

302.25 EAST

381.00 SOUTH

302.25 EAST

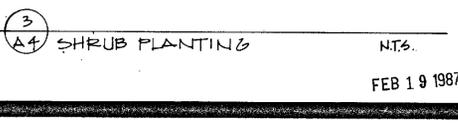
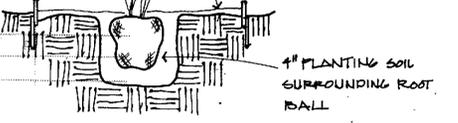
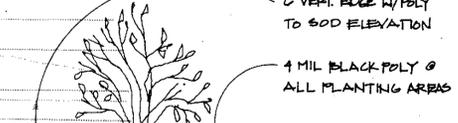
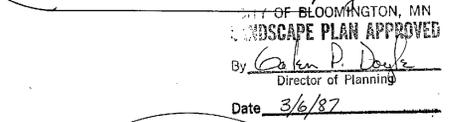
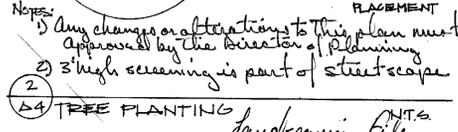
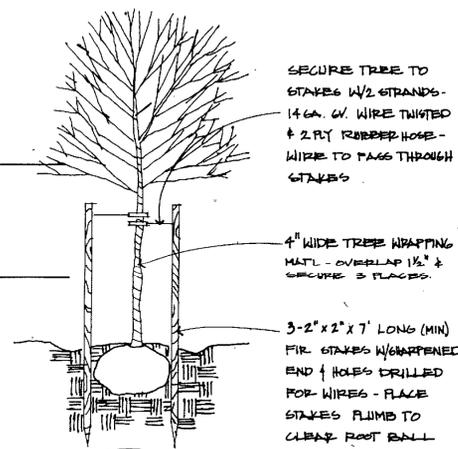
381.00 SOUTH



S 89° 56' 12" W 409.05 PLAT 409.08 MEAS.

COUNTY RD. NO. 1 (WEST 98TH STREET)

Code	Qty	Common Name/Latin Name	Size	Root
A	4	SUMMIT A SH/ PRAXINUS PENNSYLVANICA LANCEOLATA	4"	B.B.
B	6	SKYLINE LOCUST/ GLEDITSIA TRIACANTHOS	4"	B.B.
C	2	REMOND LINDEN/ TILIA X EUCHLORA	4"	B.B.
D	62	BROADMOOR JUNIPER/ JUNIFERUS SABINA	18"-24" SPED	POT
E	13	GOLD FLAME SPIREA SPIREA BUMALDA	3'-0"	POT
NOTE: ROCK MULCH TYPICAL @ ALL PLANTING AREAS				
F	15	GOLD FLAME SPIREA SPIREA BUMALDA	15"	POT
G	6	JAYA RED WEIGELA WEIGELA FLORIDA PURPUREA	16"-8"	POT
H	6	COMPACT CRANBERBY VIBURNUM TRILOBUM COMPACTA	18"	POT
I	4	TECHMT GLOBE ARBORVITAE THUJA OCCIDENTALIS	24"	POT



Notes:  
 1) Any changes or alterations to this plan must be approved by the Director of Planning  
 2) 3' high screening is part of streetscape  
 3) TREE PLANTING  
 4) SHRUB PLANTING

NTS  
 LANDSCAPING FILE  
 CITY OF BLOOMINGTON, MN  
 LANDSCAPE PLAN APPROVED  
 By: *Colin P. Doyle*  
 Director of Planning  
 Date: 3/6/87

1" VERT. EDGE W/ POLY TO 600 ELEVATION

4 MIL BLACK POLY @ ALL PLANTING AREAS

4" PLANTING SOIL SURROUNDING ROOT BALL

4" VERT. EDGE W/ POLY TO 600 ELEVATION

4" PLANTING SOIL SURROUNDING ROOT BALL



Carlson Mporud Architecture Ltd  
 1000 Sheppard Parkway  
 Minneapolis, Minnesota 55426  
 612/548-9337

Revisions	No.	Date	By
1	1	2/16/87	NTS

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Landscape Plan

Oxboro Medical Building Project  
 A Fairview Development Project  
 98th Street & Lyndale Avenue South  
 Bloomington, MN

Date: 29 Sept. 86  
 Comm: 85129  
 Drawn: [Signature]

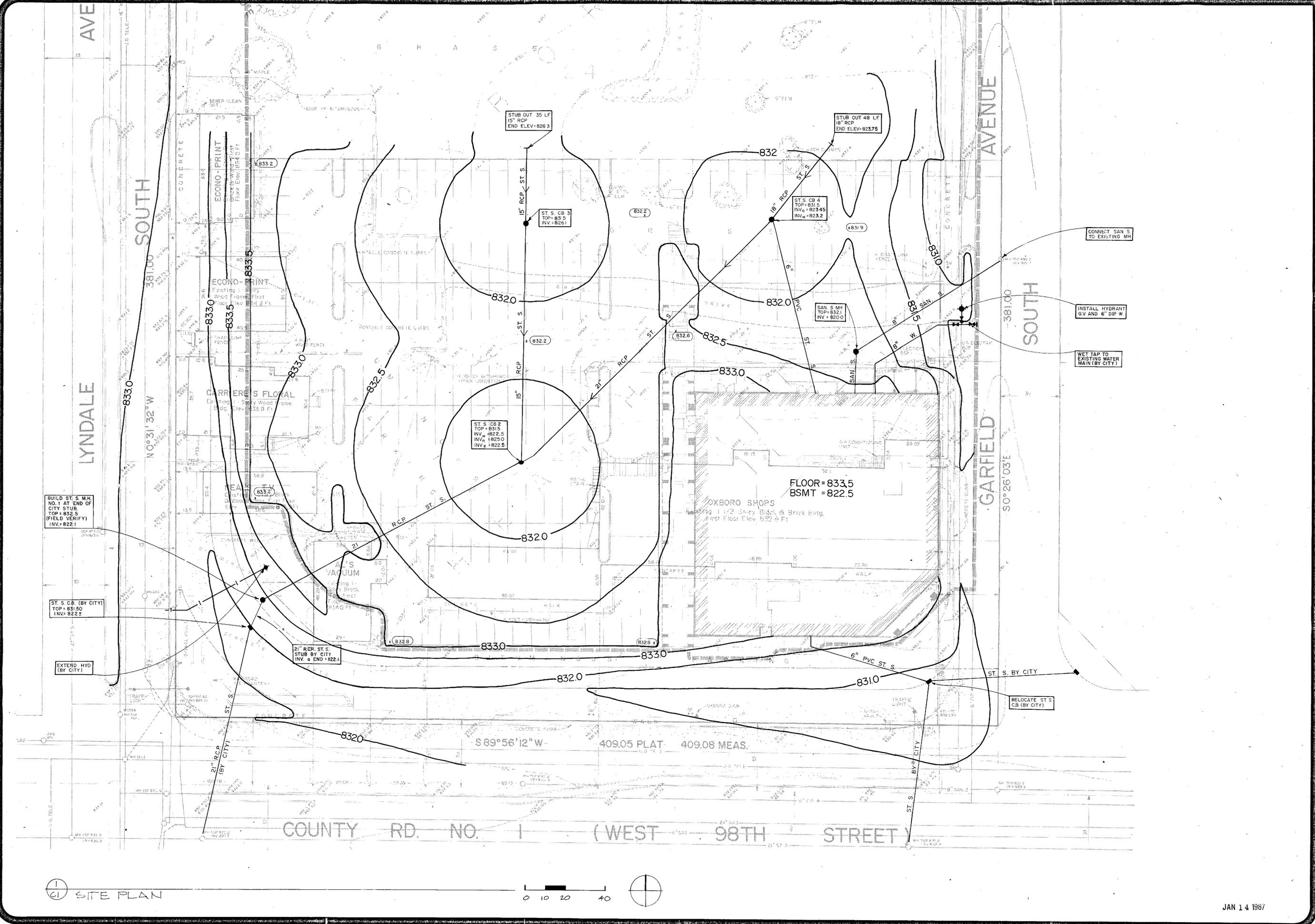
A4

FEB 19 1987

1 A4 Landscape Plan

1" = 20'-0" 0 10 20 40





BUILD ST. S. M.H. NO. 1 AT END OF CITY STUB. TOP = 833.5 (FIELD VERIFY) INV. = 822.1

ST. S. C.B. (BY CITY) TOP = 831.50 INV. = 822.2

EXTEND HYD (BY CITY)

21" RCP ST. S. STUB BY CITY INV. @ END = 822.1

ST. S. C.B. 2 TOP = 831.5 INV. = 822.5

STUB OUT 35 LF 15" RCP END ELEV = 826.3

ST. S. C.B. 3 TOP = 831.5 INV. = 826.1

STUB OUT 48 LF 15" RCP END ELEV = 823.75

ST. S. C.B. 4 TOP = 831.5 INV. = 823.45 INV. = 823.2

SAN. S. MH TOP = 832.1 INV. = 820.0

CONNECT SAN. S. TO EXISTING MH

INSTALL HYDRANT 6" V. AND 6" DIP W.

WET TAP TO EXISTING WATER MAIN (BY CITY)

RELOCATE ST. S. C.B. (BY CITY)

1 SITE PLAN



JAN 14 1987

**COMZ**  
 Carlson Mjorud Architecture Ltd  
 1000 Sheard Parkway  
 Minneapolis, Minnesota 55426  
 612/546-3337

I hereby certify that the plan, specification or report was prepared by me or under my direct supervision and that I am a duly licensed Professional Engineer in the State of Minnesota.

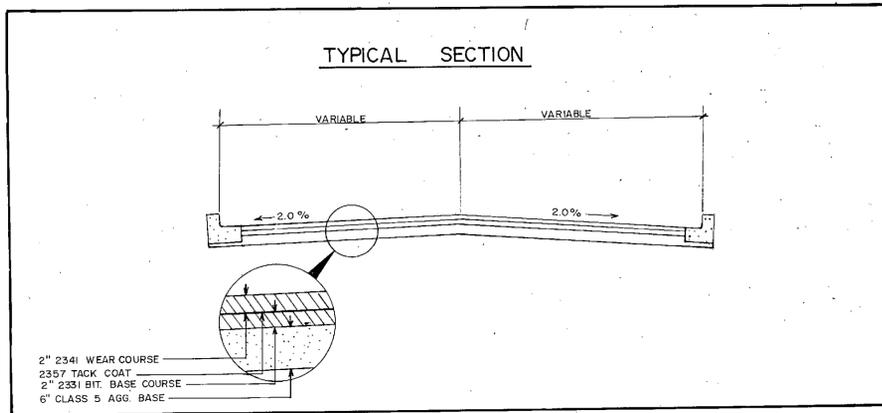
Revision	By	Date
1	11/19/86 R.M.S.	
2	12/27/86 P.W.	

Contours/Site Utilities

Oxboro Medical Building  
 A Fairview Development Project  
 98th Street & Lyndale Avenue South  
 Bloomington, MN

**C1**  
 Date: 29 Sept 86  
 Drawn: 85129  
 Design:





EXISTING NORTHWESTERN BELL BUILDING

EXISTING S & L BUILDING

NEW 98TH STREET CURB LINE (BY CITY)

STREET

98 TH

GARFIELD

AVENUE

OXBORO CLINIC

LIMITS OF PAVEMENT REMOVAL

TEMPORARY CURB FOR TRANSITION TO EXISTING CURB

ISLAND, SEE SITE PLAN

SHADING DENOTES BITUMINOUS STREET SURFACING

NORTH LINE OF OUTLOT A

NORTH LIMIT OF PHASE I

NOTE: CENTERLINE GRADES ON GARFIELD TO MATCH EXISTING GRADES. FIELD DETERMINE CURB GRADES.



JAN 14 1987



Carlson Mjorud Architecture Ltd  
1000 Shepard Parkway  
Minneapolis, Minnesota 55426  
612/546-3337

**Sunde Engineering, Inc.**  
Professional Engineer  
9001 E. Bloomington Freeway (35W)  
Bloomington, Minnesota 55420  
(612) 813-3344

I hereby certify that the plan, specification, and report were prepared by me or under my direct supervision and that I am a duly Licensed Professional Engineer in the State of Minnesota.  
*[Signature]*  
Registration # 277

Revisions	No.	Date	By

Garfield Avenue South

Oxboro Medical Building  
A Fairview Development Project  
98th Street & Lyndale Avenue South  
Bloomington, MN

**C2**  
Date: 29 Sept 86  
Comm: 85129  
Drawn





RECEIPT OF PAYMENT

**Receipt Number:** 2020094090  
**Receipt Date:** 12/10/2020  
**Date Paid:** 12/10/2020  
**Full Amount:** \$50.00

<b>Payment Details:</b>	<b>Payment Method</b>	<b>Amount Tendered</b>	<b>Check/Credit Number</b>
	Credit Card	\$50.00	

**Amount Tendered:** \$50.00  
**Change / Overage:** \$0.00

**FEE DETAILS:**

<b>Fee Description</b>	<b>Reference Number</b>	<b>Amount Owing</b>	<b>Amount Paid</b>
Uniform Sign Design REVISED	PL202000232	\$50.00	\$50.00

Zoning Review Only  
December 17, 2020  
Liz O'Day

# MH - 041

## M Health Fairview Oxboro Clinic Uniform Sign Design

### Contact

M Health Fairview  
Attn: Krae Lausch  
9555 James Ave South  
Bloomington MN 55431

### Phone

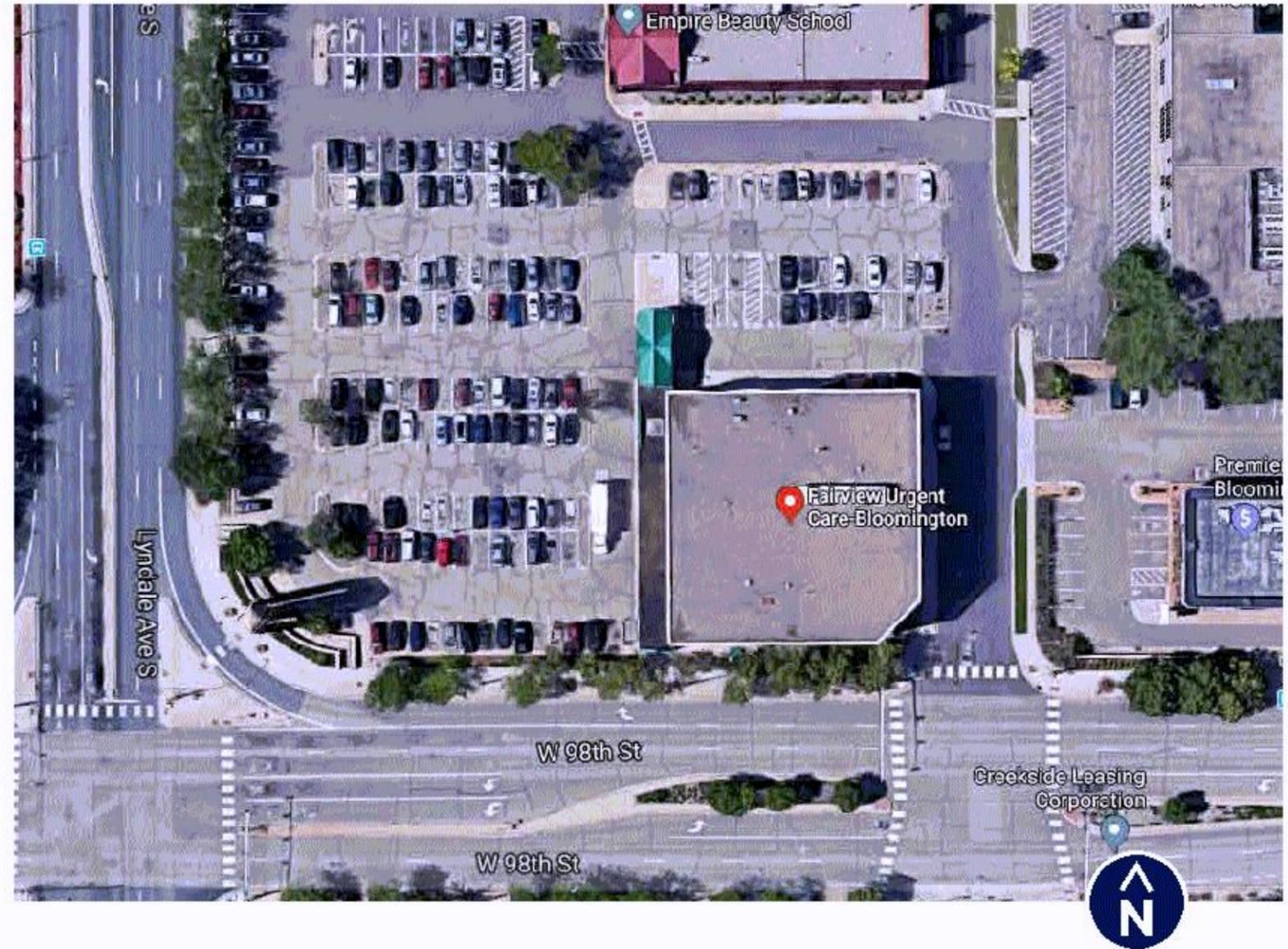
612-672-7420

### Jobsite

600 West 98th Street  
Bloomington, MN 55420

### Date

3/9/20 - PW  
4/1/20 - PW  
4/28/20 - PW  
12/8/20 - PW

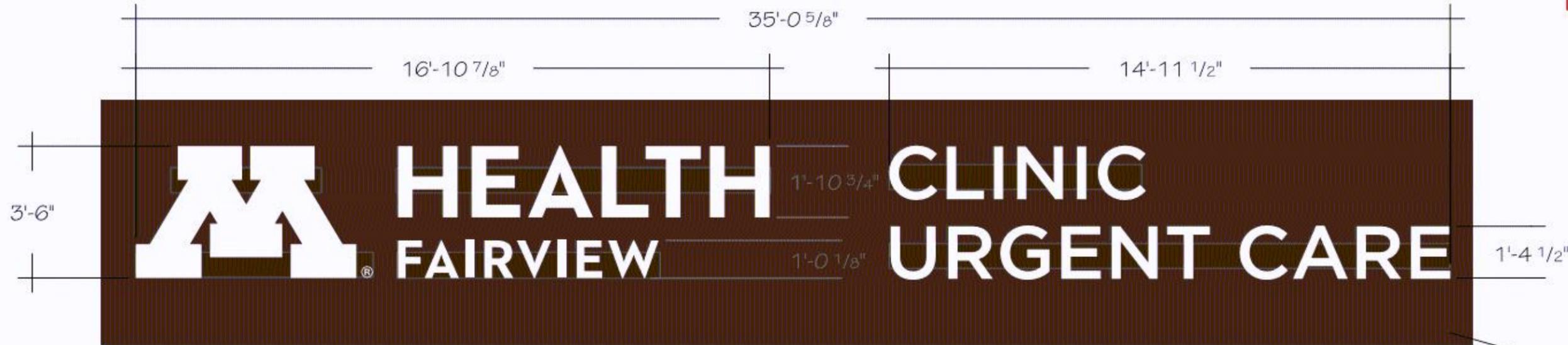


8786 W. 35W Service Drive  
Blaine, MN 55449

763-432-7447 | [www.spectrum-signs.com](http://www.spectrum-signs.com)

**1** MH - 41 - Oxboro Clinic - West Elevation

Zoning Review Only  
December 17, 2020  
Liz O'Day



122.7 Square Feet



Night View



Existing West Elevation (4) Cabinets to be Removed



Proposed West Elevation

Furnish and Install (1) 3'-6" x 35'-5/8" LED Face Illuminated Raceway Mount Letter Set

- A. 3" Deep Face Illuminated Channel Letters
  - 1" White Trim Cap
  - 3" Deep Aluminum Returns - White
  - 3/16" #7328 White Acrylic Face
  - White LED Illumination
- B. Power Supplies Mounted in Aluminum Raceway for Service
- C. 8" x 8" Aluminum Raceways Painted to Match Wall Background - Color TBV
- D. Raceway Attached to Wall with Titen Wall Anchors
- E. Wall Background

2 MH - 41 - Oxboro Clinic - West Elevation

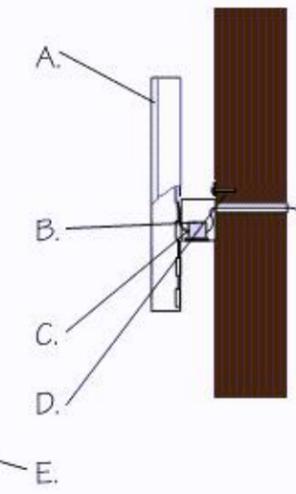
Zoning Review Only  
December 17, 2020  
Liz O'Day



56.8 Square Feet



Night View



Existing West Elevation



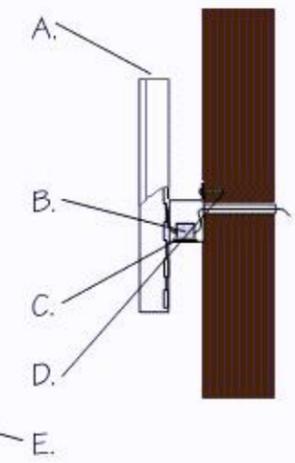
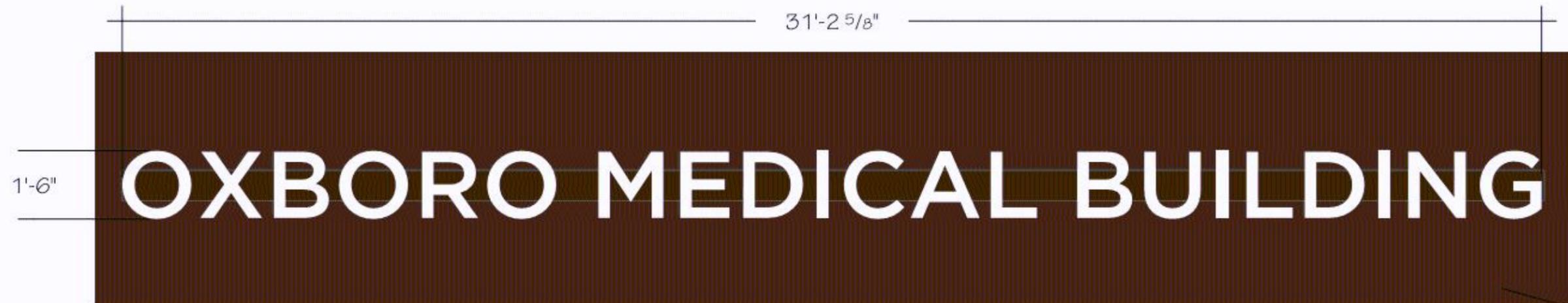
Proposed West Elevation

Furnish and Install (1) 3'-0" x 18'-11" LED Face Illuminated Raceway Mount Letter Set

- A. 3" Deep Face Illuminated Channel Letters
  - 1" White Trim Cap
  - 3" Deep Aluminum Returns - White
  - 3/16" #7328 White Acrylic Face
  - White LED Illumination
- B. Power Supplies Mounted in Aluminum Raceway for Service
- C. 8" x 8" Aluminum Raceways Painted to Match Wall Background - Color TBV
- D. Raceway Attached to Wall with Titen Wall Anchors
- E. Wall Background

**3** MH - 41 - Oxboro Clinic - West Elevation

Zoning Review Only  
December 17, 2020  
Liz O'Day



46.9 Square Feet



Night View



Existing West Elevation



Proposed West Elevation

Furnish and Install (1) 1'-6" x 31'-2 5/8" LED Face Illuminated Raceway Mount Letter Set

- A. 3" Deep Face Illuminated Channel Letters
  - 1" White Trim Cap
  - 3" Deep Aluminum Returns - White
  - 3/16" #7328 White Acrylic Face
  - White LED Illumination
- B. Power Supplies Mounted in Aluminum Raceway for Service
- C. 8" x 8" Aluminum Raceways Painted to Match Wall Background - Color TBV
- D. Raceway Attached to Wall with Titen Wall Anchors
- E. Wall Background



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8786 W. 35W Service Drive  
Blaine, MN 55449

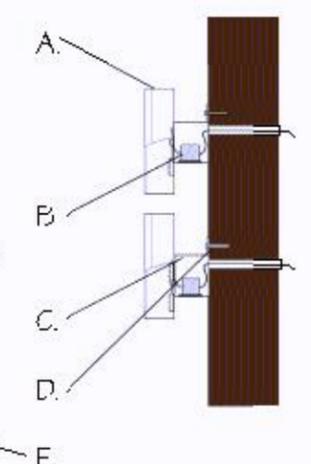
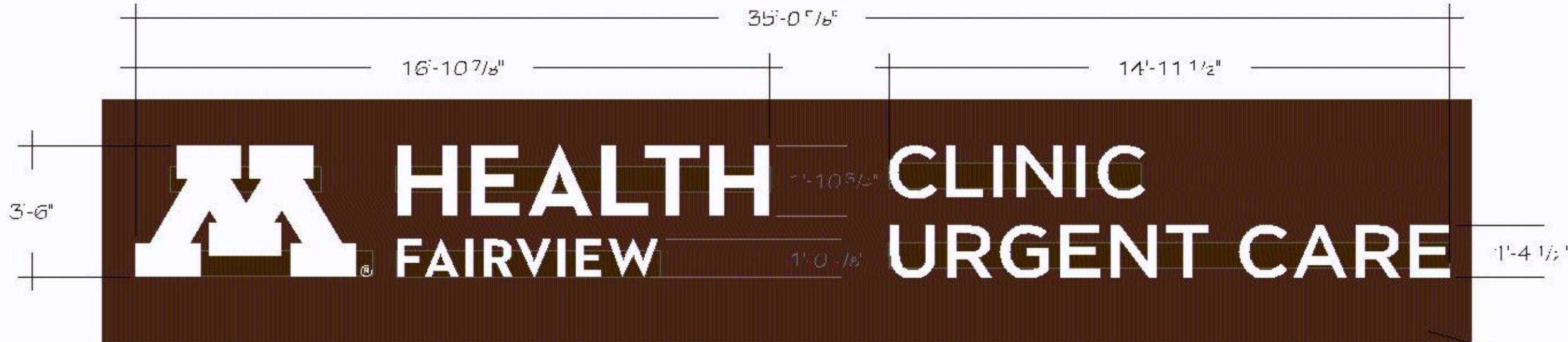
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Customer Approval

Date

4 MH - 41 - Oxboro Clinic - South Elevation

Zoning Review Only  
December 17, 2020  
Liz O'Day



122.7 Square Feet



Night View



Existing South Elevation



Proposed South Elevation

Furnish and install (1) 3'-6" x 35'-5/8" LED Face Illuminated Faceway Mount Letter Set

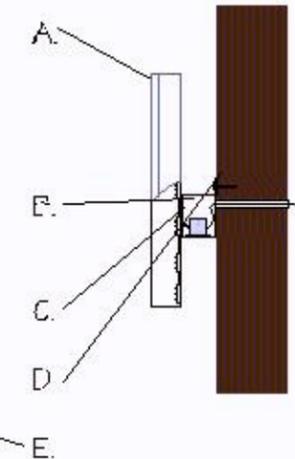
- A. 3" Deep Face Illuminated Channel Letters
  - 1" White Trim Cap
  - 3" Deep Aluminum Returns - White
  - 3/16" #1328 White Acrylic Face
  - White LED Illumination
- B. Power Supplies Mounted in Aluminum Raceway for Service
- C. 8" x 8" Aluminum Raceways Painted to Match Wall Background - Color TBV
- D. Raceway Attached to Wall with Titen Wall Anchors
- E. Wall Background

5 MH - 41 - Oxboro Clinic - South Elevation

Zoning Review Only  
December 17, 2020  
Liz O'Day



56.8 Square Feet



Night View



Existing South Elevation



Proposed South Elevation

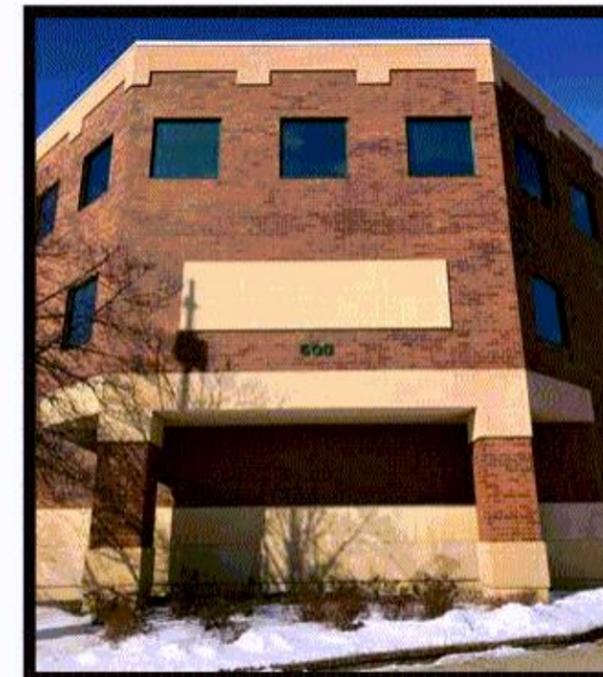
Furnish and Install (1) 3'-0" x 18'-11" LED Face Illuminated Raceway Mount Letter Set.

- A. 3" Deep Face Illuminated Channel Letters
  - 1" White Trim Cap
  - 3" Deep Aluminum Returns - White
  - 3/16" #7328 White Acrylic Face
  - White LED Illuminator
- B. Power Supplies Mounted in Aluminum Raceway for Service
- C. 8" x 8" Aluminum Raceway Fair faced to Match Wall Background - Color TBV
- D. Raceway Attached to Wall with Titen Wall Anchors
- E. Wall Background

**6** MH - 41 - Oxboro Clinic - East Elevation



Zoning Review Only  
December 17, 2020  
Liz O'Day



Existing East Elevation

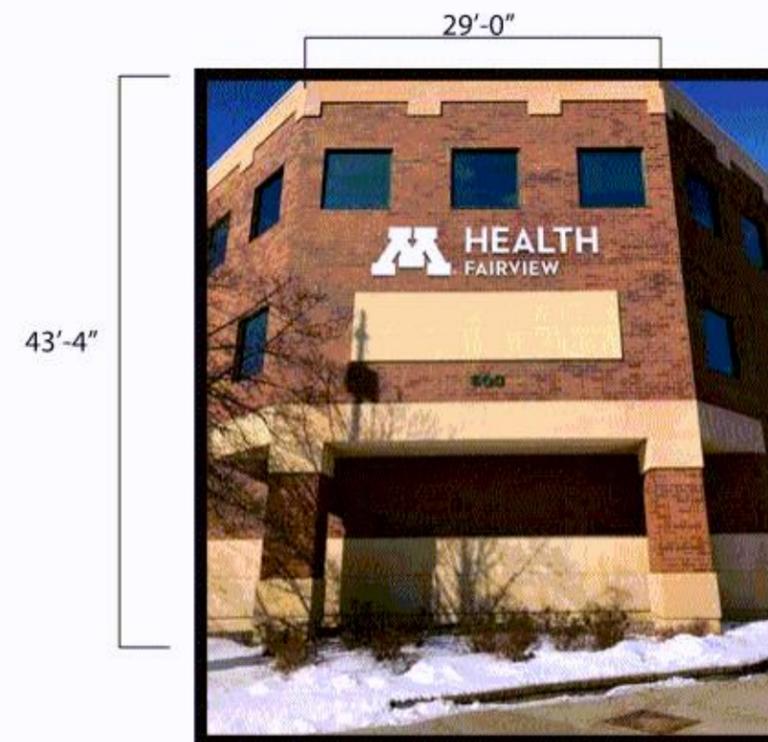
59.2 Square Feet



Night View

Furnish and Install (1) 3'-6" x 16'-10 7/8" LED Face Illuminated Raceway Mount Letter Set

- A. 3" Deep Face Illuminated Channel Letters
  - 1" White Trim Cap
  - 3" Deep Aluminum Returns - White
  - 3/16" #7328 White Acrylic Face
  - White LED Illumination
- B. Power Supplies Mounted in Aluminum Raceway for Service
- C. 8" x 8" Aluminum Raceways Painted to Match Wall Background - Color TBV
- D. Raceway Attached to Wall with Titen Wall Anchors
- E. Wall Background



Proposed East Elevation

MH - 041 Oxboro Clinic - Site Map

Zoning Review Only  
 December 17, 2020  
 Liz O'Day



1. West LED Letter Set - Clinic Urgent Care
2. West LED Letter Set - Pharmacy
3. West LED Letter Set - Oxboro Medical Building
4. South LED Letter Set - Clinic Urgent Care
5. South LED Letter Set - Pharmacy
6. East Elevation LED Letter Set

# MH - 41 - Oxboro Medical Building - West Elevation

Zoning Review Only  
December 17, 2020  
Liz O'Day



43'-4"

West Elevation - Primary Elevation

# MH - 41 - Oxboro Medical Building - South Elevation

Zoning Review Only  
December 17, 2020  
Liz O'Day



South Elevation - Primary Elevation

# MH - 41 - Oxboro Medical Building - East Elevation

Zoning Review Only  
December 17, 2020  
Liz O'Day

29'-0"



43'-4"

East Elevation - Secondary Elevation



8786 W. 35W Service Drive  
Blaine, MN 55449

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Customer Approval

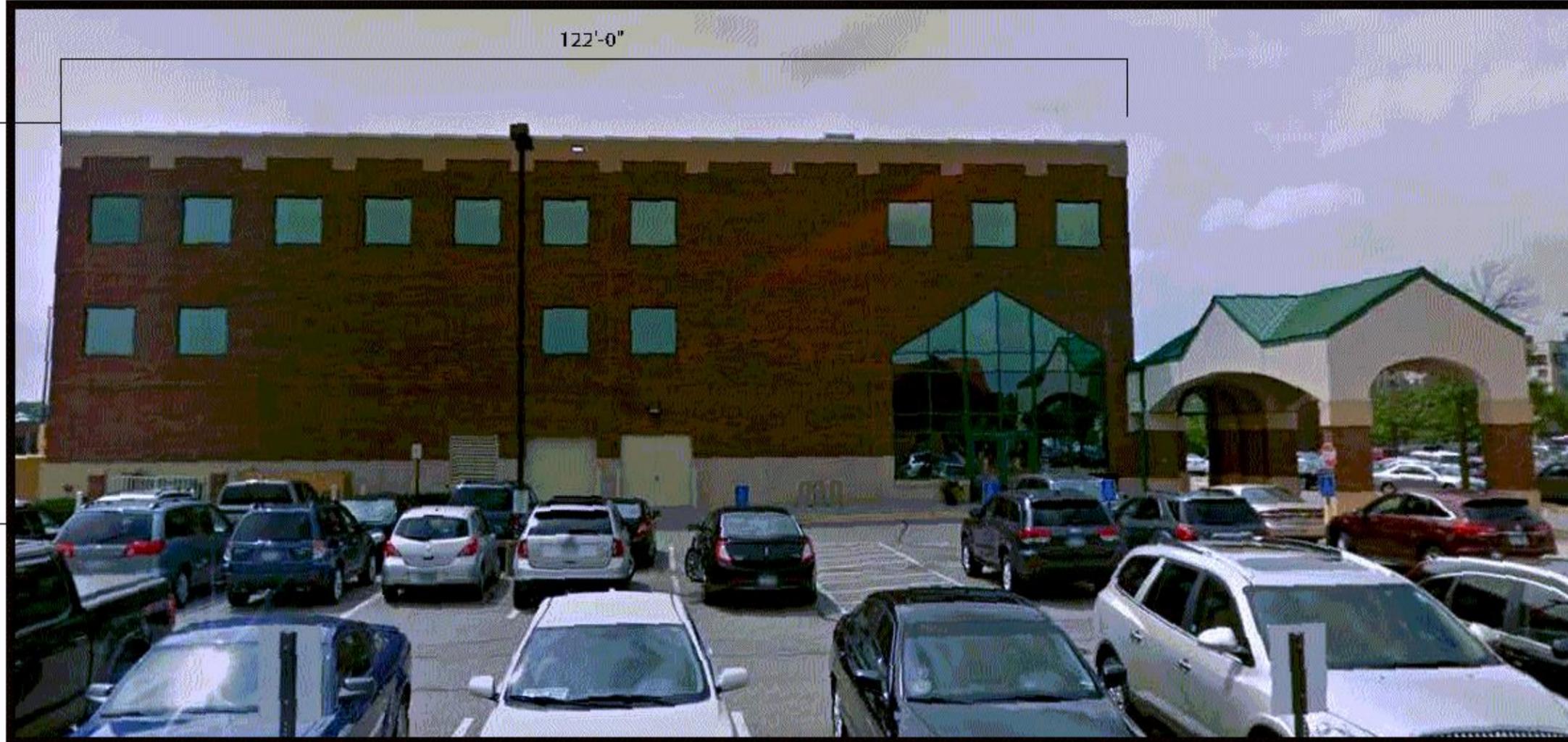
Date

# MH - 41 - Oxboro Medical Building - North Elevation

Zoning Review Only  
December 17, 2020  
Liz O'Day

43'-4"

122'-0"



North Elevation - Secondary Elevation



763-432-7447 | www.spectrum-signs.com

8786 W. 35W Service Drive  
Blaine, MN 55449

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Customer Approval

Date



8786 W. 35W Service Drive NE  
Blaine, MN 55449  
Phone: (763) 432-7447 / Fax: (763) 208-9159

December 9, 2020

City of Bloomington  
Planning Department  
Attn: Liz O'Day  
1800 West Old Shakopee Road  
Bloomington, MN 55431

RE: Uniform Sign Design - Oxboro Medical Building

Property: Oxboro Medical Building  
600 West 98<sup>th</sup> Street  
Bloomington, MN 55420

Owner: Fairview Health Services  
9555 James Avenue South  
Bloomington, MN 55431

Dear Liz:

Please find enclosed a proposed USD for the Oxboro Medical Building. The property consists of (1) 3-story office building. Signage is regulated under SEC.19-115 Class VIII B-4.

Page (2) gives a description of new proposed signs that will replace existing wall signs. Pages (3) and (4) provide general information pertaining to new proposed wall signs.

Thank you for your review and consideration of the USD. Please contact Lisa Pelle or myself with questions regarding the USD. Property specific questions can be addressed with Sarah Birkel of Fairview Health Services, 612-308-1990 or [sbirkel1@fairview.org](mailto:sbirkel1@fairview.org).

Sincerely,

A handwritten signature in black ink, appearing to read 'Rick A. Ferraro'.

Rick A. Ferraro  
President

**UNIFORM SIGN DESIGN**  
**OXBORO MEDICAL BUILDING – 600 WEST 98<sup>TH</sup> STREET**

**Future Wall Signs – SEC. 19.115.02(B) – Class VIII Sign District B-4**

Sign type – Channel Letter style

Reference drawings for sign locations.

**Primary Elevation 1 - West**

Elevation Dimensions – 25'-0" X 122' = 3,050\*

Maximum Allowable Elevation Sign Area (10%) – 305 sq. ft.

Sign 1 – Tenant Sign      Proposed – 122.7 sq. ft.

Sign 2 – Tenant Sign      Proposed – 56.8 sq. ft.

Sign 3 – Tenant Sign      Proposed – 46.9 sq. ft.

**Primary Elevation 2 - South**

Elevation Dimensions – 25'-0" X 100' = 2,500\*

Maximum Allowable Elevation Sign Area (10%) – 250 sq. ft.

Sign 4 – Tenant Sign      Proposed – 122.7 sq. ft.

Sign 5 – Tenant Sign      Proposed – 56.8 sq. ft.

**Secondary Elevation 1 - East**

Elevation Dimensions – 25'-0" X 129' = 3,225\*

Maximum Allowable Elevation Sign Area (7%) – 226 sq. ft.

Sign 6 – Tenant Sign      Proposed – 59.2 sq. ft.

**Secondary Elevation 2 - North**

Elevation Dimensions – 25'-0" X 122' = 3,050\*

Maximum Allowable Elevation Sign Area (7%) – 213.5 sq. ft.

Sign 7 - Tenant Sign      No sign proposed at this time.

\* *Actual building height is 43'-4", but the maximum wall height allowed when determining elevation is 25 feet.*

### **GENERAL – FUTURE WALL SIGNS**

1. Tenant at Landlords option may display an exterior sign. All such signs shall be subject to the requirements and limitations as outlined hereafter. The furnishing and installation of a sign and the cost incurred shall be the responsibility of the Tenant.
2. Tenant's sign shall consist of identification only; copy is restricted to the Tenant's proper name. Corporate logos, emblems and shields are permitted provided they are confined within the designated sign area. Character, design, layout and placement of all signs shall be subject to the written approval of the landlord.
3. Signs shall be placed in an area designated by the landlord to identify their business.
4. No sign shall be placed in final position without the written approval of the landlord in addition to a City of Bloomington sign permit.
5. Tenant will be fully responsible for its sign contractor. Tenant will be responsible for the repair or any damage to the building or common area caused by the sign contractor.
6. Upon expiration or early termination of the Lease Term, Tenant shall remove the Sign and repair all damage to the building caused thereby at his/her own expense. Repair work to be completed in workman like manner and must be done to landlord's satisfaction.

### **WALL SIGN SPECIFICATIONS**

Tenant signs shall consist of LED face illuminated channel letter signs mounted to building as described below. All signs shall be fabricated and installed in compliance with specifications outlined as follows and with all applicable city and electrical codes.

### **CONSTRUCTION SPECIFICATIONS**

Tenant signs shall consist of individual channel letters with acrylic faces and 1" edge trim. Letter returns will be fabricated aluminum with painted finish, internally illuminated with LEDs contained fully within each letter.

Tenant sign shall be placed in area designated by landlord.

1. No sign or any portion thereof, may project above the parapet or top of wall upon which it is mounted.
2. All penetrations of the building required for sign installation shall be properly sealed in a watertight condition.

### **PROHIBITED SIGNS**

The following types of signs or sign components shall be prohibited.

1. Cabinet style signs.
2. Paper or cardboard signs, stickers utilized as signs.
3. Signs of temporary character or purpose. Auxiliary signage used for grand openings or special events is subject to landlord and municipal approval.
4. Moving, flashing or flickering lights.
5. Signs, pictures, or paintings within the demised premises, as described in this section, if visible from outside without the prior written permission of the landlord.

**SIGN APPROVAL PROCEDURE**

Tenant shall submit to Landlord drawings and specifications. The drawings shall clearly show location of sign, color, construction and attachment detail. Landlord will provide written approval or disapproval within **(7)** seven working days of receiving drawings and specifications. Landlord approval is subject to the approval of the City of Bloomington.