

## Notice and Agenda

The Plain City Planning Commission will convene in a regular meeting Thursday, September 25, 2025 in Council Chambers at Plain City Hall - 4160 West 2200 North, which meeting shall begin at 7:00 pm. This meeting will also be accessible via ZOOM.

The agenda shall be as follows:

Welcome:

Pledge of Allegiance:

Moment of Silence/Invocation:

7:00 PM – Regular Meeting

1. Roll Call
2. Opening Meeting Statement
3. Ex Parte communications or conflicts of interest to disclose
4. Public Comments for items not on the agenda
5. Approval of Minutes for September 11, 2025
6. Technical Review Report:

7. Administrative Items:

Discussion/Motion: Existing Commercial Site Plan for Westside Pizza's sign 3639 W 2600 N (Bridger Clarke)

8. Legislative Items:

Discussion: Amenities for Residential Overlays

9. Report from City Council: Meeting for September 18

10. Commission Comments:

11. Adjournment:

City Council Meeting: October 2- Chairman Maw

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The undersigned hereby certifies that a copy of the foregoing Notice and Agenda was posted at the Plain City Hall, Plain City website [www.plaincityutah.org](http://www.plaincityutah.org) and the Utah Public Notice Website at [www.utah.gov/pmnl](http://www.utah.gov/pmnl) September 23, 2025

Join Zoom Meeting

<https://us02web.zoom.us/j/85335489771>

Meeting ID: 853 3548 9771

13092053325,88068740770# US

13126266799,88068740770# US (Chicago)

Tammy Folkman

Land Use Specialist

Plain City Commission  
Minutes of Meeting  
September 11, 2025

Plain City Planning Commission met in a regular meeting at City Hall on Thursday, September 11, 2025, also accessible via ZOOM beginning at 7:00p.m.

Present: Chairman Maw  
Commissioner Ortega  
Commissioner Neil  
Commissioner Skeen  
Commissioner Ableman

Excused Commissioner Faulkner

Staff: Tammy Folkman, Dan Schuler

Attendees: Phil Meyer, Jerry & Teddy Anderson, Brady Blakeman, Josh Yeates,  
Jared Yeates, Amy & Jed DeVries, Natalie DeVries

Zoom Attendees: Mike Phillips

Welcome: Chairman Maw

Pledge of Allegiance: Commissioner Ortega

Moment of Silence/Invocation: Commissioner Skeen

1. Roll Call: Chairman Maw directed roll call. Commissioners Skeen, Ortega, Neil, Ableman and Chairman Maw were all present. Commissioner Faulkner was excused.

2. Opening Statement: Chairman Maw

3. Ex Parte: Commissioner Ableman had a conversation with Jerry Anderson concerning the zoning change, they were wondering about the lot size and the process. Chairman Maw received an email from someone about doing four plex's in Plain City. He stated he told them our ordinance does not have anything that addresses four plex's.

4. Public Comments: none at this time

5. Approval of Meeting Minutes for August 28, 2025

**Commissioner Ortega motioned to approve meeting minutes for August 28, 2025. Commissioner Skeen seconded the motion. Commissioners Ortega, Neil, Skeen, Ableman and Chairman Maw voted aye. The motion carried.**

6. Technical Review Report: Jason Green, Carson Jones

Chairman Maw talked about the Carson Jones property. He mentioned the current zone is A-2 and the future zone was zoned for open space or low density but the biggest problem is getting utilities out there. He indicated Carson would work on this and bring it back to planning on what they want to do. The parcel size is 33.2 acres. Jason Green's property is on North Plain City Road next to the power lines. The current use is RE-18.5 and RE-20 on the future land use map it is MD1 which would be RE-18.5. He stated they would like to do an overlay but he also mentioned he and Dan are not in favor of another park. He mentioned perhaps a

Plain City Commission  
Minutes of Meeting  
September 11, 2025

trail system. Chairman Maw mentioned we might want to think of some ideas of what we want for open space in the future.

7. Legislative Items:

Discussion/Motion: Public Hearing for the rezone of property at 3056 N 3900 W from A-1 to RE-30 for Jerry and Teddy Anderson

**Commissioner Skeen motioned to open public hearing for rezone of property at 3056 N 3900 W from A-1 to RE-30. Commissioner Ortega seconded the motion. Commissioners Ortega, Neil, Ableman, Skeen and Chairman Maw voted aye. The motion carried.**

There were no public comments.

**Commissioner Neil motioned to close public hearing for rezone of property at 3056 N 3900 W from A-1 to RE-30. Commissioner Ortega seconded the motion. Commissioners Ortega, Neil, Ableman, Skeen and Chairman Maw voted aye. The motion carried.**

Discussion/Motion: Public Hearing for the rezone of property at 3056 N 3900 W from A-1 to RE-30 for Jerry and Teddy Anderson

Jerry Anderson stated they are rezoning their property so their son can build next to them.

**Commissioner Skeen motioned to recommend to city council approval of the rezone of property at 3056 N 3900 W from A-1 to RE-30. Commissioner Neil seconded the motion. Commissioners Ortega, Neil, Ableman, Skeen and Chairman Maw voted aye. The motion carried.**

Discussion/Motion: Public Hearing to amend Chapter 6 Commercial Zones 10-6-1 Uses

**Commissioner Ortega motioned to open the public hearing to amend Chapter 6 Commercial Zones 10-6-1 Uses. Commissioner Skeen seconded the motion. Commissioners Ortega, Neil, Ableman, Skeen and Chairman Maw voted aye. The motion carried.**

There were no public comments.

**Commissioner Ortega motioned to close the public hearing to amend Chapter 6 Commercial Zones 10-6-1 Uses. Commissioner Skeen seconded the motion. Commissioners Ortega, Neil, Ableman, Skeen and Chairman Maw voted aye. The motion carried.**

Discussion/Motion: Public Hearing to amend Chapter 6 Commercial Zones 10-6-1 Uses

Commissioner Neil mentioned removing part of the definition for *(Archery shop and range, provided conducted within completely enclosed building)* and making it *not allowed (N)* in C-1. Planning Commission also added *Shooting Range* and would like to make it *not allowed (N)* in C-1 and C-2 but *conditional (C)* in C-3.

**Commissioner Ortega motioned to amend Chapter 6 Commercial Zones 10-6-1 Uses with the additional changes to the archery shop and range. Commissioner Ableman seconded the motion. Commissioners Ortega, Neil, Ableman, Skeen and Chairman Maw voted aye. The motion carried.**

Plain City Commission  
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8. Administrative Items:

Discussion/Motion: Final on DeVries Subdivision approx. 3045 W 1975 N Jed Devries

Commissioner Neil was wondering about the change from four lots to three. Jed mentioned they decided to do it this way until they are ready to make changes to the additional lot. Commissioner Neil mentioned the sheds and that they are not compliant. Jed stated his family lives there and they are not going to move them for now. Jed did say they are on slabs and are not permanent.

**Commissioner Ableman motioned to approve final for DeVries Subdivision approx. 3045 W 1975 N. Commissioner Neil seconded the motion. Commissioners Ortega, Neil, Ableman, Skeen and Chairman Maw voted aye. The motion carried.**

9. Report from City Council: September 4 meeting canceled

10. Commission Comments:

Commissioner Ortega went to the League of Cities and Towns workshop; he passed out a handout of all the changes about city compliance with recent land use laws. Commissioner Neil mentioned Sage Creek, he talked about their pond and about how close it is to Dixie Creek. Chairman Maw mentioned someone from Sage Creek called Dan and asked for a pre-construction meeting, he indicated Dan told them they are not ready yet. Commissioner Ableman is concerned about all the work they are doing out there. Dan did say he does do the inspections and he said the sewer line had been inspected last time they came to planning commission. He did tell them if they put in utilities before the city approves them, they would need to be camera tested. Dan did mention to someone from Sage Creek that he may need to come back to planning. He gave him Chairman Maws number. He also mentioned Daniel from Pineview has not seen any plans on the secondary water plans. Commissioners agreed they would like to see the plans for the new water system before it is built. Chairman Maw mentioned we are getting a lot of requests for overlays he wanted everyone to be thinking of other things we might want besides a park with an overlay. Dan mentioned he and the Mayor had a meeting with IHC he mentioned IHC met with UDOT and UDOT wants the road to go through on 2850 and tie into 2600 as well as putting a traffic light there. IHC is wondering if there are any other options that they could do.

11. Adjournment

**Commissioner Ortega moved to adjourn the meeting at 7:52pm. Commissioner Skeen seconded the motion. Vote: Commissioners Ortega, Neil, Ableman, Skeen and Chairman Maw voted aye. Motion carried.**

City Council Meeting: September 18- Commissioner Faulkner

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September 11, 2025

2025					
MAW	NEIL	ABLEMAN	ORTEGA	SKEEN	FAULKNER
<del>JAN 2</del>	<del>JAN 16</del> Ortega	<del>FEB 6</del>	<del>FEB 20</del>	<del>MAR 6</del>	<del>MAR 20</del>
<del>APR 3</del>	<del>APR 17</del>	<del>MAY 1</del>	<del>MAY 15</del>	<del>JUN 5</del>	<del>JUN 19</del>
<del>JUL 3</del> canceled	<del>JUL 17</del> Maw	<del>AUG 7</del> Faulkner	<del>AUG 21</del> Ableman	<del>SEP 4</del> canceled	<del>SEP 18</del> Ortega
OCT 2	OCT 16	NOV 6	NOV 20	DEC 4	DEC 18

If you are unable to attend on your assigned night, please make sure someone goes in your place

\_\_\_\_\_  
Planning Commission Chair

\_\_\_\_\_  
Planning Commission Secretary

## PARKS, RECREATION, AND OPEN SPACE OBJECTIVES

1. Provide parks and recreational facilities that are well maintained, safe, clean, accessible and inviting, with a citywide network of multi-use paths and other facilities that provide a variety of activities appropriate to their settings; special focus should be on maintaining the existing approved trails while planning for trail expansion.
2. Provide a diverse network of parks, trails, and recreational facilities which afford all residents convenient access to a wide range of recreational opportunities.
3. Provide recreational activities and park designs that meet the needs of the entire community.
4. Consider how new developments can connect to existing and planned parks and trails.
5. Identify an area in the City for a major community park and/or facility with equestrian and sports fields and associated amenities.
6. Provide a well-rounded selection of recreation programs and activities that will provide uplifting, healthful, enjoyable, and personally satisfying experiences for Plain City residents of all ages.

## TRANSPORTATION OBJECTIVES

1. Provide efficient local transportation access to all areas of the City where needed and make provisions for interfacing local transportation facilities with regional transportation systems.
2. Provide for the existing and future needs of the City's transportation system by planning for the anticipated transportation demand.
3. Work towards the establishment and development of alternative transportation modes serving the City.
4. Adopt and implement good access management standards for all of the City's collector and arterial streets.

## HISTORIC PRESERVATION OBJECTIVES

1. Maintain and enhance the historical values of the community.
2. Preserve the historical values of the old section of the City by developing an historical district, map, and local ordinances.

## URBAN DESIGN AND AESTHETICS OBJECTIVES

1. Encourage and actively promote the beautification of the City's residential, commercial, and industrial areas.
2. Establish standards and programs which will improve and maintain aesthetic qualities on all local, collector, and arterial streets in the City.
3. Encourage and actively promote beautification efforts in commercial, industrial, and residential areas.



**10-20-1: PURPOSE AND INTENT:**

The Residential Overlay Zone with Public Amenities is established to provide for and encourage better planned and more desirable residential developments that provide various lot sizes and public amenities, including the preservation of open space and the development of parks, trails, and other open space.

A. It is expressly provided that the Residential Overlay Zone with Public Amenities is not intended to be utilized for all residential development within the City. The Residential Overlay Zone with Public Amenities shall only be permitted for property approved by the City Council.

B. It is established to promote development of pathways (multi-purpose routes accessible to pedestrians, bicyclists and equestrians) and as such, will solely be considered for areas comprising or adjacent to existing or proposed pathway corridors, set forth in the Plain City Parks, Trails, and Open Space Master Plan. (Ord. 2019-04, 1-17-2019, eff. 1-17-2019; amd. Ord. 2019-12, 11-21-2019; Ord. 2021-09, 6-3-2021)

**10-20-2: USE REGULATIONS:**

A. Zones Allowed: Residential uses in the Medium Density Residential (MDR) 1, 2, and 3 areas as indicated on the Future Land Use Map of the General Plan (including only properties that have already been rezoned as RE-18.5, RE-15 and R-1-11) after the review and recommendation by the Planning Commission and review and approval by the City Council.

B. Permitted Housing Types: If the Residential Overlay Zone with Public Amenities is approved: single-family, detached dwelling units may be permitted in MDR 1 and 2 (RE-18.5 and RE-15); single-family, detached dwelling units and two-family, attached (duplex) dwelling units may be permitted in MDR 3 (R-1-11); after the review and recommendation by the Planning Commission and review and approval by the City Council.

1. Lots utilized for the construction of two-family, attached (duplex) dwelling units shall not exceed ten percent (10%) of the total lots in the subdivision.

2. Two-family, attached (duplex) dwelling units shall be constructed on a minimum lot area of one-half (1/2) acre (21,780 square feet). (Ord. 2019-04, 1-17-2019, eff. 1-17-2019; amd. Ord. 2019-12, 11-21-2019; Ord. 2021-09, 6-3-2021)

**10-20-3: GENERAL REGULATIONS:**

Residential subdivisions with public amenities may be granted the exceptions described herein to site development standards within each zone when the applicant has demonstrated that the subdivision meets the following standards:

A. The subdivision provides an exceptional amenity or amenities (deemed acceptable by the Planning Commission and City Council) that are made available to the public or provides developed open space comprised of thirty three percent (33%) of the proposed development (1:2 ratio of developed open space to housing). Any developed open space shall be dedicated to the City, subject to approval by the City Council, and made available for public use and shall include a park and/or trails that have been identified in the General Plan or other parks and/or trails requested specifically by the Planning Commission or City Council in consultation with the City Parks and Recreation

Department. Formations that provide State mandated stormwater detention or retention do not qualify as developed open space unless occupying more than five (5) acres and determined by the Planning Commission to be suitable for multiple uses. In cases of approved multi-use stormwater detention or retention basins, the developer shall (at City's discretion) provide restrooms and parking spaces.

B. In cases of approved multi-use stormwater detention or retention basins:

1. Seventy-five percent (75%) of the approved basin area shall qualify as developed open space.

2. The developer shall (at City's discretion) provide restrooms and parking.

C. The subdivision does not exceed a gross maximum density in the Medium Density Residential (MDR) areas indicated on the Future Land Use Map of the General Plan of:

1. Three (3) units per acre in MDR 1;

2. Four (4) units per acre in MDR 2; and

3. Five (5) units per acre in MDR 3.

Gross maximum density is calculated by taking the number of proposed residential lots and dividing by the total acreage of the development (including roads).

D. The subdivision meets the following overall minimum development standards:

1. Minimum Lot Area: Seven thousand (7,000) square feet.

2. Minimum Yard Setbacks:

a. Front: Twenty-five feet (25').

b. Side: Total of eighteen feet (18'), minimum eight feet (8') on one side.

c. Street Side On Corner Lot: Twenty-five feet (25').

d. Rear: Twenty feet (20').

3. Building Height:

a. Minimum: One story.

b. Maximum: Twenty-eight feet (28') - not more than two (2) stories.

4. Minimum Frontage: Sixty-five feet (65') for single-family dwelling units and one hundred forty feet (140') for duplexes.

E. Separate single-family dwellings and multi-family dwelling units in a Residential Overlay Zone shall comply with the following standard:

1. Garage Doors: Where a garage is placed on the front building facade, the width of the garage door(s) shall not exceed fifty percent (50%) of the total width of the front



# Plain City Parks, Trails & Open Space

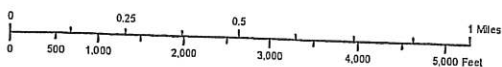
- Trailheads
- Roads
- Future Bike Route
- Existing Trail
- Future Trail
- Existing Park
- Future Park
- Municipal
- School

This map is for reference use only. The data was compiled from the best sources available, so various errors from the sources may be inherent on the map. All boundaries and features therein should be treated as such. For official boundary information, the pertinent County department or Municipality should be contacted. This map is a representation of ground features and is not a legal document of their locations. The scale represented is approximate, nonexistent or has been changed, so this is NOT a Survey or Engineering grade map and should be used by no means be used as such. This map is not intended for all uses. Plain City and Consultants are not responsible or liable for any derivative or misuses of this map.



Map by Justin Morris  
 morris.justin@gmail.com  
 Tuesday, December 18, 2007  
 Projection: NAD 1983 State Plane  
 Utah North FIPS 4301 Feet

Approximately  
 10 Acres

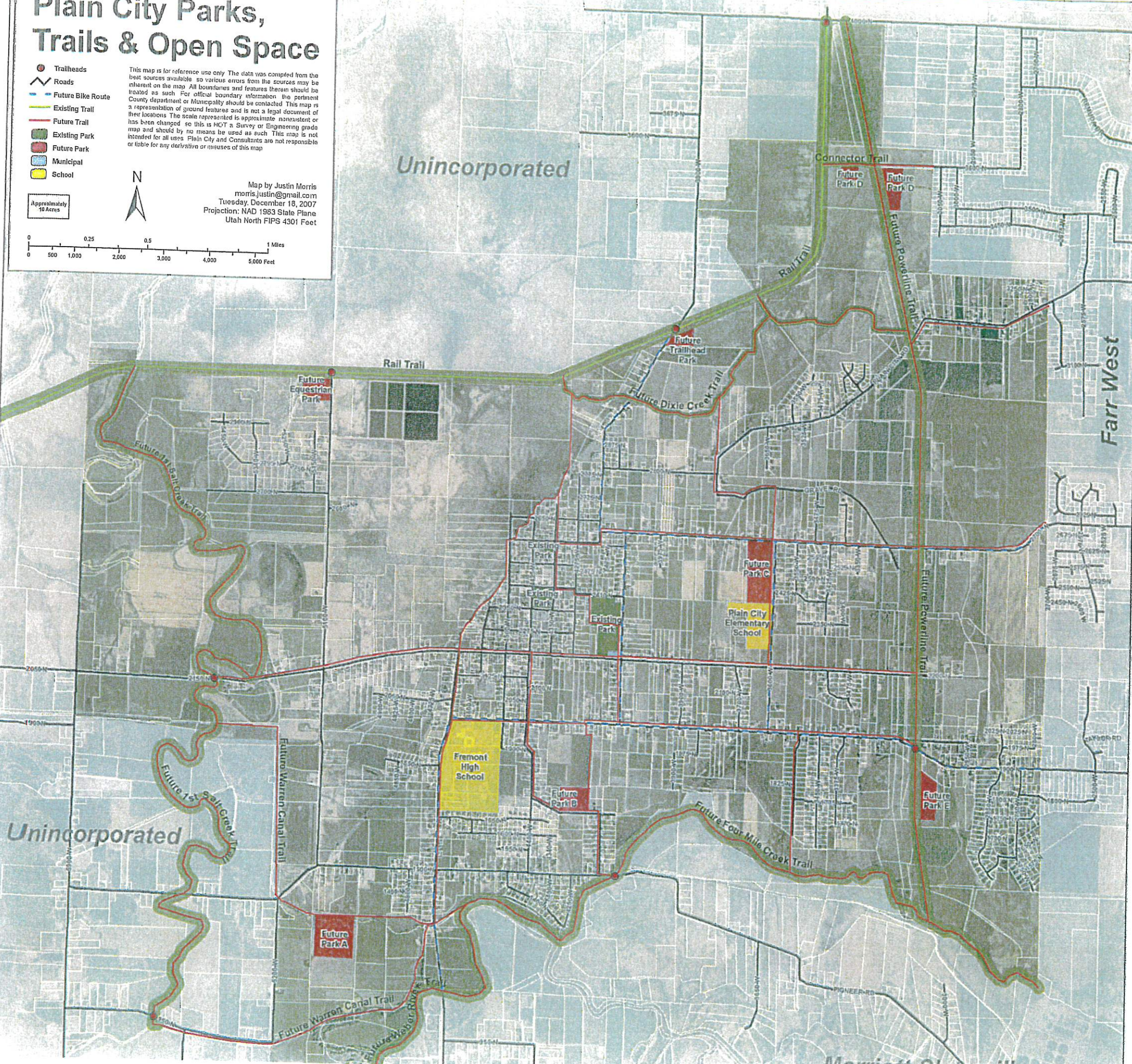


Unincorporated

Farr West

Unincorporated

Marriott-Slaterville





**SITE PLAN APPLICATION FOR PLAIN CITY**  
(Existing Commercial Building – same use, minimal remodeling)

What is being proposed New exterior sign Zone \_\_\_\_\_ Date Submitted 7/14/25

Address of Location 3639 W 2600 N Ste D

Contact Name Bridger Clarke Email: bridger.clarke@westsidepizza.com Ph 801 452 3082 Fax # \_\_\_\_\_

Company Name WestSide Pizza Address \_\_\_\_\_ Ph \_\_\_\_\_ Fax# \_\_\_\_\_

**Mark the following if applicable:**

Secondary Water Available? \_\_\_\_\_

Culinary Water Available? \_\_\_\_\_

Sewer Available? \_\_\_\_\_

Septic System Appears Feasible? \_\_\_\_\_

Is Property in a Flood Hazard Area? \_\_\_\_\_ Flood Zone \_\_\_\_\_

Please describe any agreements, rights-of-way, easements etc. that could affect this site:

Describe history of parcel being submitted for a site plan, approximate dates of division and uses of property:

\*Please attach a detailed site plan of the property showing parking, landscaping, the footprint of the building and the proposed floor plan for your business. Please be sure to include restrooms, windows, and outside doors.

The completed application and supporting documents need to be submitted at least 7 days prior to the Planning Commission Meetings on the 2<sup>nd</sup> and 4<sup>th</sup> Thursdays of the month.

The above information is true and accurate to the best of my knowledge.

7/14/25  
Date

Bridger Clarke  
Signature

Office Use Only

Site Plan Fee: 100.00

Date Paid: 9-17-25


No. of copies: \_\_\_\_\_

# AFFIDAVIT

## PROPERTY OWNER

STATE OF UTAH )  
 ) ss  
COUNTY OF WEBER )


I (we), PCM-KTA, LLC, being duly sworn, depose and say that I (we) am (are) the owner(s) of the property identified in the attached application and that the statements herein contained and the information provided in the attached plans and other exhibits are in all respects true and correct to the best of my (our) knowledge. I also acknowledge that I have received written instructions regarding the process for which I am applying and the Plain City Planning staff have indicated they are available to assist me in making this application.

  
(Property Owner)

(Property Owner)

Subscribed and sworn to me this 29 day of August, 20 25.



  
(Notary)  
Residing in Weber County, Utah

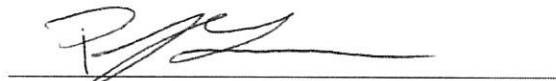
My commission expires: 11/02/25

## AGENT AUTHORIZATION


I (we), PCM-KTA, LLC, the owner(s) of the real property described in the attached application, do authorize as my (our) agent(s) Brett Hendershot/MCC to represent me (us) regarding the attached application and to appear on my (our) behalf before any administrative or legislative body in the City considering this application and to act in all respects as our agent in matters pertaining to the attached application.

DocuSigned by:  
Brett Hendershot  
810545138104E7  
(Agent)

(Property Owner)

  
(Property Owner)

Dated this 29 day of August, 20 25, personally appeared before me Philip Fawson, the signer(s) of the above agent authorization who duly acknowledged to me that they executed the same.

  
(Notary)

Residing in Weber County, Utah

My commission expires: 11/02/25



----- Forwarded message -----

From: **Brett Hendershot** <[brett@mtncityco.com](mailto:brett@mtncityco.com)>

Date: Tue, Feb 18, 2025 at 16:10

Subject: Re: FW: Westside Pizza Sign

To: Jaden Clarke <[jadenclarke62@gmail.com](mailto:jadenclarke62@gmail.com)>

Thank you, Jaden, It looks good to me. I have forwarded onto the landlords and asked them if they have any questions or concerns which I will pass onto you if any. In the meantime, please go ahead and proceed.

Brett

Get [Outlook for iOS](#)

---

**From:** Jaden Clarke <[jadenclarke62@gmail.com](mailto:jadenclarke62@gmail.com)>

**Sent:** Wednesday, February 19, 2025 4:38:47 AM

**To:** Brett Hendershot <[brett@mtncityco.com](mailto:brett@mtncityco.com)>

**Subject:** Fwd: FW: Westside Pizza Sign

Hi Brett, we have changed our branding and want to update our signs. Is this something that Dave would approve?

Thanks.

-Jaden Clarke

801-725-2552

PROOF PRESENTED BY:



PREPARED FOR:



OFFICE:

746 N. Harrisville Rd.

Ogden, UT 84401

801-823-3100

www.DavisSignsUtah.com

License - Bonded - Insured



OUT TEAM:

SALES:

Jay Bingham

801-698-6702

jay@davisignsUtah.com

DESIGN:

design@davis-signs.com



LOCATION:

3639 W 2600 N. Suite D

Plain City, UT 8440



CONTACT:

Bridger Clarke

801) 452-3082

bridgerclarke@westsidepizza.com



NOTES:

Customer is responsible for providing a dedicated electrical circuit within 6 feet of each sign location and any desired electrical timing devices. The colors represented in these drawings are subject to the viewing device, their subsequent resolutions, and the health of the viewers vision.



FILE PATH:

P:\Westside PizzaWP\_Plain City\LAYOUTS\PROOFS

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DRAWING NUMBER

250133-03P



CLIENT

Westside Pizza

LOCATION

3639 W 2600 N, Suite D  
Plain City, UT 84404

REVISIONS

01	02.17.25	07
02	03.17.25	08
03	05.19.25	09
04		10
05		11
06		12

APPROVALS

SIGN HERE

CUSTOMER APPROVAL

SIGN HERE

LANDLORD APPROVAL

RECITALS





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 746 N. Harrisville Rd., Ogden, UT 84404

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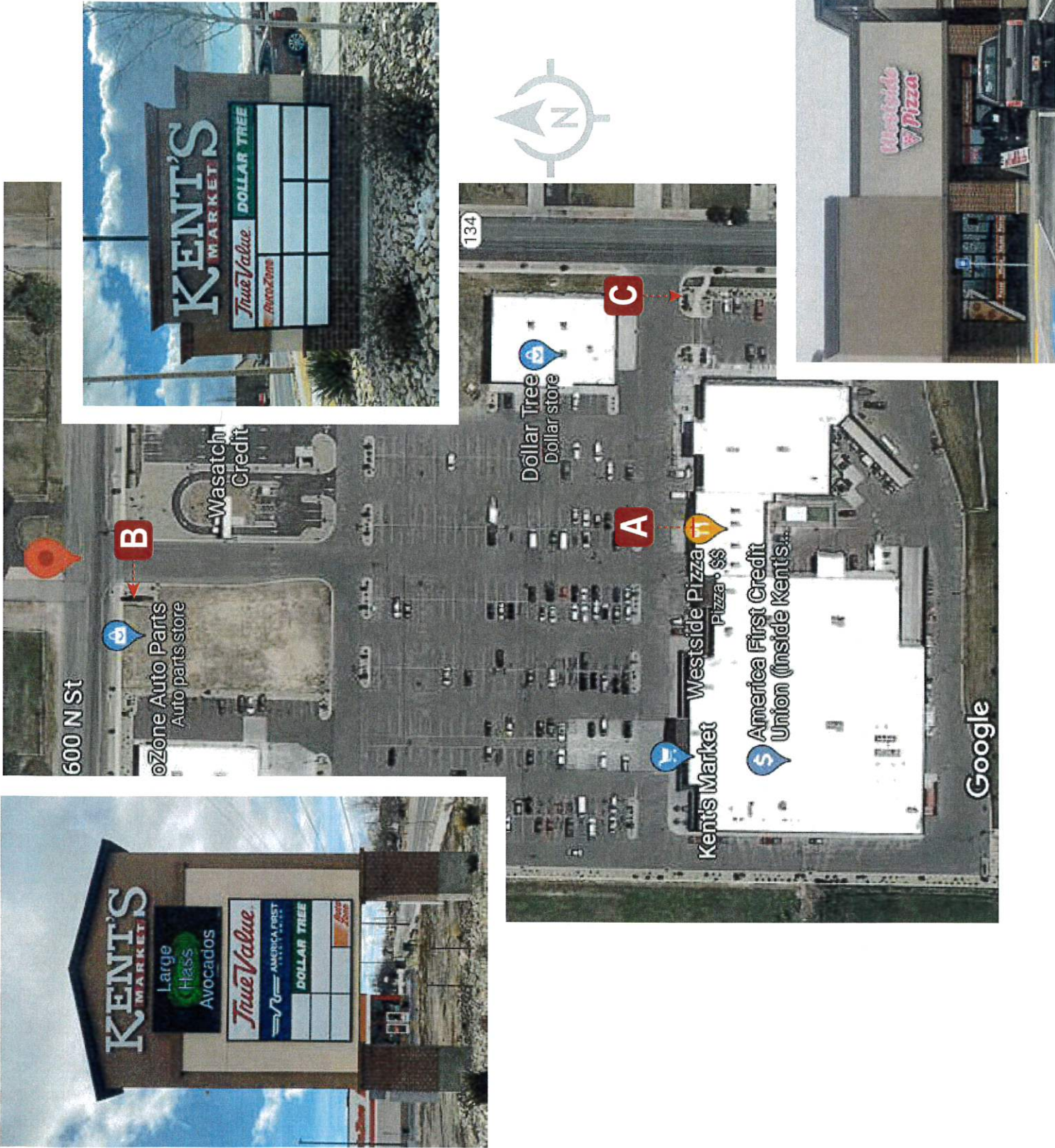
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DAVIS SIGNS UTAH

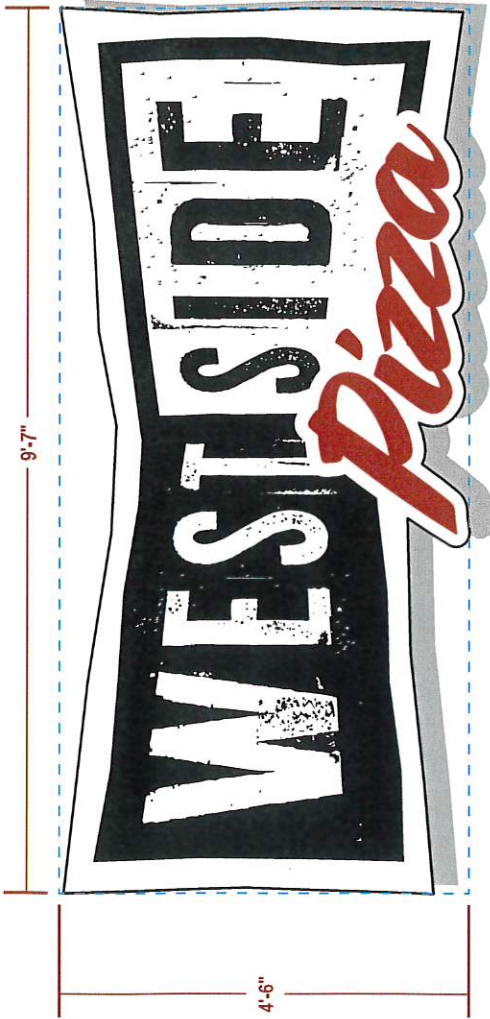
DRAWING NUMBER

250133-03P

02 OF 05







# PROPOSED SIGNAGE

FRONTAGE: 21'-7"  
SIGN HEIGHT: XX'- X"  
SQUARE FOOTAGE: 43.12 sf

# A | ILLUMINATED PAN CHANNEL DISPLAY | Scale: 1/2" = 1'-0"

NOTE:  
Fabricate and install ONE (1) Set of Illuminated PC logo/letters as illustrated.

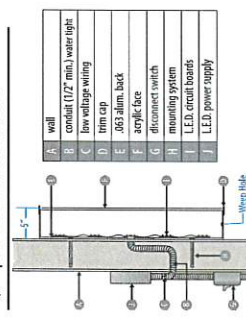
FACE: 1/8" White Acrylic  
TRIM CAP: 1" Black  
RETURN: 5" Deep - .050 Aluminum  
BACKS: ACM/Aluminum

ILLUMINATION: White LEDs  
INSTALL: Flush To Wall

# ☺ | FACE

- ☐ 3/16" SG White Acrylic
- ☒ VINYL COLORS
- ☐ Printed Digital Graphics
- ☐ TRIM CAP COLORS | PERIM: 32"
- ☐ Black
- ☐ RETURN COLORS | PERIM: 32"
- ☐ Black
- ☐ BACK
- ☐ 3mm ACM
- ☐ ILLUMINATION
- ☐ Hanley White LEDs

# 🔧 | CROSS SECTION DETAILS



SIGN HERE

CUSTOMER APPROVAL

SIGN HERE

LANDLORD APPROVAL

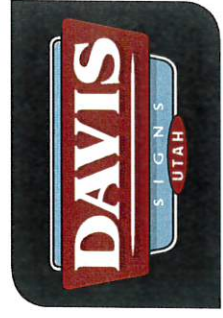
# RECI TALS



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746 N. Harrisville Rd., Ogden, UT 84404

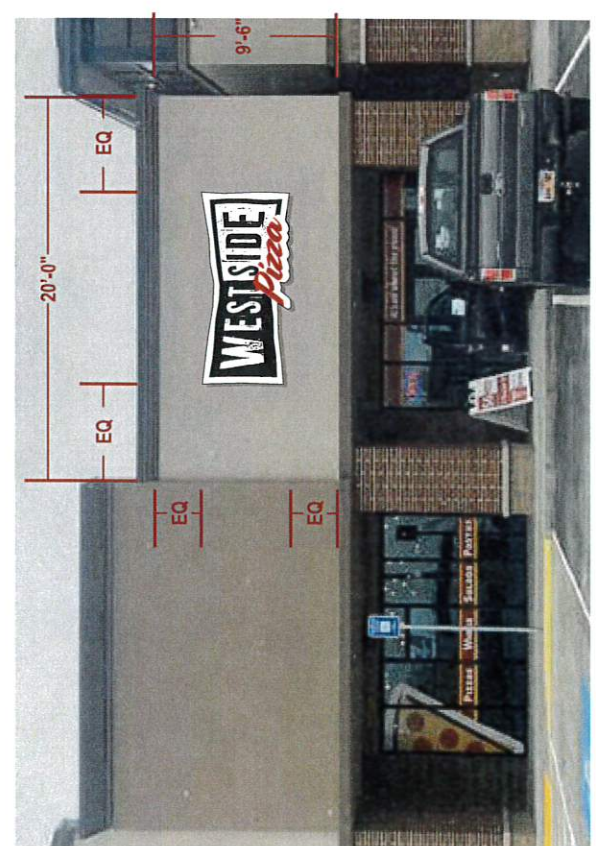
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DRAWING NUMBER

250133-03P 03 OF 05

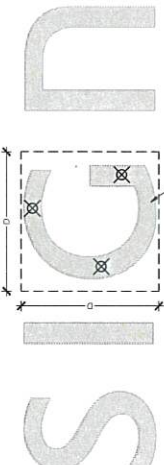


EXPOSURE 'C'

PRINT THIS PAGE FOR CITY SUBMITTAL IF APPLICABLE  
CHANNEL & REVERSE PAN LETTERS



WHERE SHOWN, TYPICAL ANCHOR LOC.  
ANCHORS PER SCHEDULE 4 DETAILS SHALL BE  
EXCEPT AS NOTED, INSTALLER MAY INCLUDE MORE.



SEE CHANNEL PAN LETTER DETAILS  
4 ANCHOR QUANTITIES  
MIN. OPEN AREA PER LETTER = 25%

1 TYPICAL SIGN ELEVATION

MAX. SIZE (D x D)	MAX. WEIGHT (LB)	MAX. AREA (SF)	WIND SPEED (V <sub>50</sub> )									
			100	105	110	115	120	130	140	150	160	170
18" x 18"	20	1.69	2	2	2	2	2	2	2	2	2	2
36" x 36"	50	3.75	3	3	3	3	3	3	3	3	3	3
48" x 48"	90	12	3	3	4	4	4	5	5	5	5	5
60" x 60"	150	16.75	5	5	6	6	7	8	8	8	8	8
72" x 72"	200	27	6	6	8	8	9	10	11	11	11	11

INSTRUCTIONS

- OBSERVE ALL NOTATIONS, RULES, & LIMITS OF DESIGN ON THIS SHEET.
- CHECK LIMITS OF DESIGN THIS SHEET. OBSERVE OTHER RULES & NOTES.
  - DETERMINE THE MAXIMUM SIZE OF THE PROPOSED LETTER AND IDENTIFY THE APPROPRIATE ROW IN THE TABLE.  
CIRCLE THE ENTIRE APPLICABLE ROW.
  - VERIFY THAT THE WEIGHT OF THE PROPOSED LETTER IS LESS THAN THE WEIGHT LISTED IN THE TABLE.
  - VERIFY THE MAXIMUM AREA OF THE PROPOSED LETTER IS LESS THAN THE AREA LISTED IN THE TABLE.  
NOTE: THE MAXIMUM LISTED AREA IS LESS THAN THE GROSS AREA. USING THE MAXIMUM DIMENSIONS, FOR SOLID SIGNS WITH LARGER AREAS THAN LISTED, REFER TO WALL SIGNS ON SHEET S.10.
  - VERIFY THE NUMBER OF ANCHORS REQUIRED FOR THE APPROPRIATE WIND SPEED AS INDICATED BY THE LOCAL JURISDICTION.  
CIRCLE THE SELECTED ANCHOR COUNT.
  - CIRCLE APPROPRIATE DETAILS FOR ANCHORS ON THE FOLLOWING SHEETS. CIRCLE OUT ANY DETAILS THAT ARE NOT APPLICABLE.

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Rev: 1/2024  
Date: 4/15/2024  
Total Pages: 24  
Sheet: 24



SHEET TITLE  
CHANNEL & REVERSE  
PAN LETTERS

SHEET:  
S.8

ORIGINAL SHEET SIZE: 11 x 17



