

**COMMISSION MEETING
PACKET**

DATE:

May 26, 2026

NOTICE AND AGENDA OF A MEETING OF THE KANE COUNTY COMMISSION

PUBLIC NOTICE IS HEREBY GIVEN that the Commissioners of Kane County, State of Utah, will hold a **Commission Meeting** in the Commission Chambers at the Kane County Courthouse, 76 N. Main Street, Kanab, Utah on **Tuesday, May 26, 2026** at the hour of **10:00 A.M.**

*The Commission Chair, in her discretion, may accept public comment on any listed agenda item unless more notice is required by the Open and Public Meetings Act.

View Online www.kane.utah.gov/publicmeetings or Dial: (US) +1 240-394-8436 – PIN: 821 151 844#

CALL MEETING TO ORDER

WELCOME

INVOCATION

PLEDGE OF ALLEGIANCE

PUBLIC COMMENT:

CONSENT AGENDA:

Check Edit Report: May 13, 2026-\$298,317.27 and May 20, 2026-\$711,439.08

Approval of: Commission Meeting Minutes for May 12, 2026

REGULAR SESSION:

1. 10:05 AM Public Hearing for Opening of the 2026 Budget to Make Adjustments
2. Discuss/Vote on Kane County Resolution No. R 2026-11 A Resolution Adopting a 2026 Fiscal Year County Budget Adjustment / Full Commission
3. Public Hearing Regarding Kane County Ordinance No. O 2026-14 An Ordinance Vacating Two Seven and a Half Foot Public Utility Easements in the Elk Ridge Estates, Unit 4 Phase 6 Subdivision Amended Lots 43 and 44
4. Discuss/Vote on Kane County Ordinance No. O 2026-14 An Ordinance Vacating Two Seven and a Half Foot Public Utility Easements in the Elk Ridge Estates, Unit 4 Phase 6 Subdivision Amended Lots 43 and 44 / Commissioner Brown
5. Discuss/Vote on Office of Tourism Construction Contract / Commissioner Kubeja

- 6. Discuss/Vote on Kane County Building Signage / Commissioner Kubeja**
- 7. Acceptance of Outdoor Recreation Grant/Archery Range / Commissioner Meyeres**
- 8. Review of Legislative Issues / Full Commission**
- 9. Commissioner Report on Assignments / Full Commission**

Closed Session:

- Discussing an individual's character, professional competence, or physical or mental health.
- Strategy sessions to discuss collective bargaining, pending or reasonably imminent litigation, or the purchase, exchange lease or sale of real property.
- Discussions regarding security personnel, devices or systems.
- Investigative proceedings regarding allegations of criminal misconduct.

NOTICE OF SPECIAL ACCOMMODATION DURING PUBLIC MEETINGS:

In compliance with the Americans with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during this meeting should notify Chameill Lamb at (435) 644-2458. Agenda items may be accelerated or taken out of order without notice as the Administration deems appropriate. All items to be placed on the agenda must be submitted to the Clerk's office by noon Thursday, prior to the meeting.

CONSENT AGENDA

Approval of:

Check Edit Report: May 13, 2026-\$298,317.27 and May
20, 2026-\$711,439.08

Commission Meeting Minutes for May 12, 2026

**MINUTES
OF THE KANE COUNTY
BOARD OF COMMISSIONERS' MEETING
May 12, 2026 at 10:00 AM
IN THE KANE COUNTY COMMISSION CHAMBERS,
76 NORTH MAIN, KANAB, UTAH**

Commissioner Attendance: Chair Gwen Brown, Commissioner Patty Kubeja (Online), and Commissioner Celeste Meyeres

Other County Officials in Attendance: Attorney Jeff Stott, Clerk/Auditor Chameill Lamb, Shannon McBride, and Taylor Glover

CALL MEETING TO ORDER: Commissioner Brown

WELCOME: Commissioner Brown

INVOCATION: Chameill Lamb

PLEDGE OF ALLEGIANCE: Commissioner Meyeres

PUBLIC COMMENT:

No public comment.

CONSENT AGENDA:

Check Edit Report: April 29, 2026-\$161,556.37 and May 6, 2026-\$343,504.51

Approval of: Commission Meeting Minutes for April 28, 2026

Motion to accept the Consent Agenda, which includes the Check Edit Report from April 29, 2026-\$161,556.37 and May 6, 2026-\$343,504.51 and the Commission Meeting Minutes for April 28, 2026 made by Commissioner Brown and motion carried with all commissioners present voting in favor.

REGULAR SESSION:

1. VOCA Grant Update by Devin Shakespear / Commissioner Kubeja

Devin Shakespear provided an update on the VOCA grant, noting that the first year of the two-year cycle is concluding next month, and all year one funds have been spent. The new year will begin on July 1st with \$21,000, which will cover a portion of her hourly wage and benefits, with a reapplication planned for next spring. Grant numbers show an increase in services provided compared to the previous year, with 261 clients served this year up until mid-May, compared to 209 clients last year. Domestic violence-related cases increased by about 10%, serving 91 clients this year compared to 54 last year, and there was a slight increase in child sexual abuse cases. The majority of services provided this year fall under criminal justice help, such as system information, referrals, and assistance with protective orders, totaling just under 1,300 services.

2. Alexander Larsen, (County Fire Warden), Updates Regarding HB41 and its Impacts on HB48 / Full Commission

Alexander Larsen, the County Fire Warden, provided an update on the adjustments made to HB48 through HB41, outlining the four main points and the impacts on the counties. He said that Utah will adopt the 2024 edition of the International Wildland Urban Interface Code, replacing the outdated 2006 edition, with an enforcement date not required until January 1st, 2027.

3. Discuss/Action: Danon Hulet, (FFSL Southwest Area Manager), Presentation of Warden Agreement and CWS Cooperative Agreement for Signing by Commission / Commissioner Kubeja

Danon Hulet presented the County Fire Warden Agreement and the CWS Cooperative Agreement for commission signing. The CWS agreement, which acts as a fire policy/insurance policy to where the state will cover wildfire costs and in return the county participates in mitigation, prevention, and education of up to around \$149,000. The County Fire Warden Agreement outlines the state and county contributions for the warden, assistant warden, and a seasonal firefighter. The budget is set based on the 2022 costs plus an annual Consumer Price Index (CPI) increase of about 3%.

Motion to adopt and sign all the presented documents as presented made by Commissioner Meyeres and motion carried with all commissioners present voting in favor.

Commissioner Brown-aye
Commissioner Kubeja-aye
Commissioner Meyeres-aye

4. Kane County Ordinance No. O 2026-09 An Ordinance Revising Kane County Land Use Ordinance Title 9 Roof Heights and Amending References from Utah Code Title 17,

Chapter 27A to Title 17, Chapter 79, Within Chapter 1 of the Kane County Land Use Ordinance / Commissioner Brown

Commissioner Brown stated that there were some people that were asking for some exceptions to the roof height ordinance. The revisions maintain the 35-foot height limit but allow exceptions for non-livable spaces.

Motion to approve Ordinance 2026-09 an Ordinance revising Kane County Land Use Ordinance Title 9 Roof Heights and amending references from Utah Code Title 17, Chapter 27A to Title 17, Chapter 79, within Chapter 1 of the Kane County Land Use Ordinance made by Commissioner Brown and motion carried with all commissioners present voting in favor.

Commissioner Brown-aye
Commissioner Kubeja-aye
Commissioner Meyeres-aye

5. Discuss/Action: State of Utah Contract with the Division of Outdoor Recreation for the Off-Highway Vehicle Recreation (OHVR) Grant / Commissioner Meyeres

Taylor Glover stated that they worked with the ATV Club, Commissioner Kubeja, and some of the tour companies around town in regards to heavily used county roads (Class B) that serve popular sites and receive subsequent damage. They put in for a grant through the OHV program to get a piece of equipment to be able to groom these roads more consistently. The grant awards up to \$99,029.44 and requires a 32% match, which will be covered by a combination of in-kind work and cash.

Motion to approve the State of Utah Contract with the Division of Outdoor Recreation for the Off-Highway Vehicle Recreation Grant as presented made by Commissioner Meyeres and motion carried with all commissioners present voting in favor.

Commissioner Brown-aye
Commissioner Kubeja-aye
Commissioner Meyeres-aye

6. Discuss/Action: Cedar Mountain Trails Maintenance Agreement / Full Commission

The commission reviewed the five-year Cedar Mountain Trails Management Agreement, which focuses on trail maintenance and is beneficial for both visitors and residents.

Bert detailed the plan for the first year, which involves the intersection where the trail crosses Highway 14 near Duck Creek Village. They will adjust the speed grade and make it safer. He has visited with UDOT and they are going to participate with flaggers and possibly a loader to move

some of the material. As they move forward throughout the next for years, he would like to make a route to where they can blade all these trails within five years.

Motion to approve the Cedar Mountain Trails Maintenance Agreement made by Commissioner Brown and motion carried with all commissioners present voting in favor.

Commissioner Brown-aye
Commissioner Kubeja-aye
Commissioner Meyeres-aye

7. Discuss/Action: Identify Source of Necessary Funding for Completion of Skutumpah/Johnson Canyon and Mountain View Road Projects / Commissioner Meyeres

Bert discussed the need to find additional funding for the completion of the Scutumpah, Johnson Canyon, and Mountain View Road projects. He explained that cost-cutting measures, including combining projects and providing culverts and cattle guards directly, were implemented to facilitate these projects, which include a \$1.7 million grant for Scutumpah Road.

There was discussion about whether the funds needed for culverts and cattle guards could be sourced from the Rollback Tax fund. Attorney Stott believed the funding could be used if a finding was made that the items preserve agricultural lands.

The commission decided to use TRT funds to cover the cost of the culverts and cattle guards, rather than the Rollback Tax fund, with the goal of allowing the Rollback Tax fund to grow for larger projects like conservation easements.

Motion to use money from TRT funds to fund the completion of Skutumpah/Johnson Canyon and Mountain View Road project up to \$100K made by Commissioner Brown and motion carried with all commissioners present voting in favor.

Commissioner Brown-aye
Commissioner Kubeja-aye
Commissioner Meyeres-aye

8. Financial Update-Chameill Lamb / Full Commission

Chameill presented a monthly financial update detailing revenues and expenditures for each fund.

9. Review of Legislative Issues / Full Commission

No legislative issues.

10. Commissioner Report on Assignments / Full Commission

Commissioner Brown

- Advertising for a new employee at the Kanab Center
- Planning and Zoning meeting tomorrow night

Commissioner Kubeja

- Went to Utah Association of Counties (UAC) Conference
- Had a successful Utah/Arizona ATV Jamboree
- Attended the WIR Conference in Hawaii

Commissioner Meyeres

- Been working closely with management and superintendent of the Grand Canyon to re-open the North Rim and they are set to open May 15
- Big win for area because the North Kaibab Trailhead will be open starting May 15
- Several in the county presented at the Big Ride Conference
- Continuing to work with Five County Association of Governments to try and get childcare providers/facilities
- Attended Orderville's Fire Department Open House

11. Kane County Youth Coalition CADCA Conference Report from Youth Leaders-Jenna Corry / Commissioner Kubeja

Jenna Corry and the Kane County Youth Coalition gave a report on the CADCA National Leadership Forum that they attended in Washington DC.

Motion to adjourn at 12:12 PM made by Commissioner Brown and motion carried with all commissioners present voting in favor.

WHERE UPON MEETING WAS ADJOURNED

Gwen Brown Chair

Chameill Lamb Clerk/Auditor

AGENDA ITEMS

ITEM # 1

10:05 AM Public Hearing for Opening of the 2026 Budget
to Make Adjustments

ITEM # 2

Discuss/Vote on Kane County Resolution No. R 2026-11 A
Resolution Adopting a 2026 Fiscal Year County Budget
Adjustment

KANE COUNTY

Resolution R- 2026-11

A RESOLUTION ADOPTING A 2026 FISCAL YEAR COUNTY BUDGET ADJUSTMENT

WHEREAS, The Board of Commissioners for Kane County, Utah in a regular meeting, lawful notice of which had been given, finds that a public hearing was held on May 26, 2026 according to the state statute for Adjusting the 2026 Budget through a Budget Opening; and,

WHEREAS, The Board of Commissioners for Kane County, in joint with the Kane County Auditor are responsible to accurately, and fairly portray the County Financial Records through the Budget Opening Process.

THEREFORE, The Kane County Board of Commissioners hereby adopts the following resolution:

BE IT RESOLVED, That the Kane County Board of Commissioners adjust the 2026 fiscal Year Budget through the Budget Opening Process and adjust for proper presentation of the Kane County Financial records by adjusting books as detailed in Attachment A.

This Resolution was adopted by the Kane County Board of Commissioners on May 26, 2026.

Commission Chair, Gwen Brown

ATTESTED: _____
County Clerk /Auditor, Chameill Lamb

Attachment A

Budget Opening and Adjustments May 26, 2026

Expense		Revenue		Reason
Budget Line	Amount	Budget Line	Amount	
275 4974 440	\$ 52,400.00	275 3690 000	\$ 52,400.00	Grant funding received from Utah Office of Tourism to host tourism business development workshop in Kanab.
275 4976 627	\$ 100,000.00	275 3690 000	\$ 100,000.00	Catori Canyon Development INC. PRCA Rodeo Sponsorship
275 4976 610	\$ 25,000.00	275 3610 000	\$ 25,000.00	Grant funding received in 2025 from Utah Heritage HWY 89 Alliance
275 4971 613	\$ 42,000.00	275 3690 000	\$ 31,500.00	OHVR Grant
		275 3610 000	\$ 10,500.00	OHVR Grant 25% Match
449 4150 610	\$ 50,000.00	449 3909 000	\$ 50,000.00	East Zion CRA Project Development

ITEM # 3

Public Hearing Regarding Kane County Ordinance No. O
2026-14 An Ordinance Vacating Two Seven and a Half
Foot Public Utility in the Elk Ridge Estates, Unit 4 Phase 6
Subdivision Amended Lots 43 and 44

ITEM # 4

Discuss/Vote on Kane County Ordinance No. O 2026-14 An Ordinance Vacating Two Seven and a Half Foot Public Utility Easements in the Elk Ridge Estates, Unit 4 Phase 6 Subdivision Amended Lots 43 and 44

KANE COUNTY COMMISSION AGENDA REQUEST

Date of Commission Meeting Requested:

Dept. / Business Name: Land Use

Topic/Re: Termination of Easements on a Full Boundary Adjustmtent:
Richard H Gruber

Public Hearing: No

Description: Full Boundary Adjustment

Applicant: Richard H. & Lisa K. Gruber

Approve / Deny:

Lots: 220-43 & 220-44

Zoned: R-1

New Lot Size: 9.66 acres

Vacating 2 7.5' Public Utility Easements

Attachments: Ordinance 2026-14, Plat, Staff Report

Dept. Head/Owner: Shannon McBride

Contact Information: Shannon McBride x4966

Meeting Requested by: Kresta Blomquist X4364

Internal Notes:

KANE COUNTY ORDINANCE NO. O-2026-14

**AN ORDINANCE VACATING TWO SEVEN AND A HALF FOOT PUBLIC UTILITY
EASEMENTS IN THE ELK RIDGE ESTATES, UNIT 4 PHASE 6 SUBDIVISION
AMENDED LOTS 43 AND 44**

WHEREAS, the Kane County Administrative Land Use Authority and the Kane County Board of Commissioners desire to vacate two 7.5-foot public utility easements (P.U.E.) lots 43 and 44; and

WHEREAS, the proposed vacating of two 7.5- foot PUE complies with Utah Code §17-79-201, 17-79-711, 17-79-713, and 17-73-504; and

WHEREAS, the Kane County Administrative Land Use Authority has found good cause to vacate the two 7.5-foot public utility easements; and

WHEREAS, Utah Code §17-79-713: a) good cause exists for the vacation; and b) the public interest or any person will not be materially injured by the proposed vacation. All public utility providers signed termination agreements; and

WHEREAS, after a duly noticed public meeting, the Kane County Administrative Land Use Authority recommended approval of the proposed amendment and vacation; and

WHEREAS, the Kane County Board of Commissioners finds it in the public interest to implement the proposed amendment to vacate the two 7.5-foot public utility easements good cause exists for the vacation; and b) the public interest or any person will not be materially injured by the proposed vacation; and

WHEREAS, all public utility providers signed termination agreements; and

NOW THEREFORE, the legislative body the Board of Commissioners of Kane County, State of Utah, hereby ordains as follows:

Section 1. *Vacation of Utility Easement.*

The two 7.5-foot public utility easements located in between lots 43 & 44 are hereby vacated.

Section 2. *Legal Description of properties.*

ALL OF LOTS 43 and 44 Elk Ridge Estates Unit 4 Phase 6

Section 4. Effective Date.

This Ordinance shall be deposited in the Office of the Kane County Clerk and shall take effect fifteen (15) days after the date signed below.

Section 5. Publication.

The Kane County Clerk is hereby directed to publish a short summary of this Ordinance, including the names of the Commissioners voting for and against it, along with a statement that a complete copy is available for public inspection at the Office of the County Clerk. This publication shall appear at least once in a newspaper of general circulation within Kane County or as otherwise required by Utah law.

End of Ordinance.

ADOPTED this ____ day of _____, 2026.

Commissioner Brown voted _____
Commissioner Kubeja voted _____
Commissioner Meyeres voted _____

COUNTY:

Kane County, a political subdivision of the State of Utah

By: _____

Gwen Brown

Chair, Kane County Commission

Corporate Acknowledgment

State of Utah

§

County of _____)

On this ____ day of _____, in the year 20____, personally appeared before me
Date Month Year

_____, whose identity is personally known to me (or proven on the basis
Name of document signer
of satisfactory evidence) and who by me duly sworn/affirmed, did say that he/she is the

_____ of _____ and that said
Title of office Name of Organization
document was signed by him/her in behalf of said Corporation by Authority of its Bylaws, or (Resolution

of its Board of Directors), and also acknowledged to me that said Corporation executed the same.

Witness my hand and official seal.

(Notary signature)

(Notary Seal)

Notary Printed Name _____ My Commission Expires _____

Residing in _____, County



Administrative Land Use Staff Report

DATE: Wednesday, May 13, 2026, at 4:00 p.m.

The **Kane County Administrative Land Use Authority (ALUA)** met in the **Land Use Office** located at the Kane County Courthouse, 76 N. Main Street, Kanab, Utah. During this meeting, the ALUA **approved** the full boundary adjustment application and recommended Ordinance 2026-14 vacating two (2) 7.5-foot Public Utility Easements to the Kane County Commissioners based on the findings outlined in **Utah State Code §17-79-711 & 713**. The application complies with all applicable land use regulations, land use decisions, and development standards that were in effect at the time the complete application was submitted.

Findings:

- There is **no compelling, countervailing public interest** that would prevent approval of the application or otherwise jeopardize the public interest.
- The application **meets the requirements** set forth in the **Kane County Land Use Ordinance** regarding full boundary adjustments.
- Utah Code §17-79-713:
 - a) good cause exists for the vacation; and b) the public interest or any person will not be materially injured by the proposed vacation. All public utility providers signed termination agreements.

Approval:

The application for a full boundary adjustment submitted on behalf of Richard and Lisa Gruber combining lots 43 & 44 to new lot 43 through a full boundary adjustment and Ordinance O-2026-14 for vacating two (2) 7.5-foot utility easements, located in Elk Ridge Estates, Unit 4, Phase 2 Amended Subdivision between lots 43 & 44, is hereby approved. Ordinance O-2026-14 is recommended to the Kane County Commissioners for approval.

For reference, Kane County Land Use Ordinances are available at:

<https://codelibrary.amlegal.com/codes/kanecountyut/latest/overview>

Shannon McBride

Administrative Land Use Authority


Date: _____

Kane County Land Use Department

Land Use Authority

76 North Main Street

Kanab, Utah 84741

 (435) 644-4966

 smcbride@kane.utah.gov

ITEM # 5

Discuss/Vote on Office of Tourism Construction
Contract

Construction Contract

This Construction Contract is made as of the 1st day of January, 2026 between the Kane County Municipal Building Authority (“Kane County” or “County”), and Maxwell Construction Inc. (“Maxwell Construction, Inc.”). The parties agree to the following terms:

1. **DESCRIPTION OF SERVICES.** Beginning on January 1, 2026 Maxwell Construction Inc. will provide to Kane County the following services:

Maxwell Construction Inc. will provide to Kane County Construction Management/General Contractor services (“CMGC”) as set forth in Section 1 Description of Work on the “Request for Proposals for Construction Management / General Contract Services” (“RFP” attached as Exhibit A and incorporated as if set forth fully herein) and as further described in the Maxwell Construction Project Proposal (“Proposal” attached as Exhibit B and incorporated as if set forth fully herein) working in conjunction with Kane County representatives and Babcock Design to design and construct the Kane County Office of Tourism building. Maxwell Construction Inc. will provide value engineering, cost proposals, projected construction schedules, and a guaranteed maximum price (“GMP”) during the design phase of the project. At the completion of the design phase, Maxwell Construction Inc. will complete construction of the project based on the completed designs, the approved GMP and according to a construction schedule approved by Kane County.

2. **FEE.** Maxwell Construction will be compensated as set forth below:

Item No.	Description	Basis	Value
1	Pre-Construction / Design Assist Price	Lump Sum	\$5,000
2	Overhead, Profit and General Conditions	Percentage	18%
3	Change Orders, if any	Percentage	18%

*10% General Conditions

**8% Profit & Overhead

The 18% fee shown above and defined on the Proposal will be calculated based on the estimated total cost of the project (“Project Estimate”), provided by Maxwell Construction Inc. and approved by Kane County during the design phase of the project. The combination

of the Project Estimate, the Pre-Construction/ Design Assist Price, and the Overhead, Profit and General Conditions will be the GMP.

3. **SCOPE OF WORK.** Maxwell Construction Inc. will provide all services described herein and as set forth in the RFP, for the Kane County Community Outreach Center located at the Kane County Complex, 20 N. 100 E., Kanab, Utah according to plans and specifications designed by Babcock Design. Any conflict with this contract and the RFP shall be resolved in favor of the RFP.
4. **COMPLIANCE WITH LAWS.** Maxwell Construction Inc. shall provide the services in a workmanlike manner, and in compliance with all applicable federal, state and local laws and regulations.
5. **WORK SITE.** Kane County warrants that Kane County owns the property herein described and is authorized to enter into this contract.
6. **PAYMENT.** Kane County agrees to the fee outlined in the accepted proposal and contracts to pay Maxwell Construction Inc. \$5000 for pre-construction services and 18% of the GMP (guaranteed maximum price) for construction services as defined above. The GMP amount is inclusive of both the \$5,000 pre-construction lump sum and the 18% Overhead, Profit and General Conditions. The Parties shall meet and confer as full plans and bids are developed to establish the GMP. Once the GMP is established and approved by Kane County, Maxwell Construction Inc. bears the risk of the project going over the GMP and will be responsible for any and all additional costs above the GMP, subject to any changes in the GMP due to approved change orders set forth in Section 14. At the time of establishing the GMP the parties will also negotiate any additional incentives to Maxwell Construction Inc. if the final project cost is under the GMP.

Payment shall be made to Maxwell Construction Inc... Kane County agrees to pay Maxwell Construction Inc. a maximum of twice a month and a minimum of every two months according to a payment request generated and provided by Maxwell Construction Inc. Maxwell Construction will request payment for pre-construction services within 30 days of signing this contract.

At the commencement of the construction period, Maxwell Construction Inc. shall submit a payment request each month for a minimum of 12 with maximum of 18 consecutive months for general conditions. The initial request for general conditions will also include an amount

covering the builders risk insurance. The amount requested each month for general conditions will be based on the following formula: $[(GMP \times 10\%) / 12]$. Should construction be completed in a shorter period than 12 months, the undrawn general conditions amount will be requested as a lump sum in the final payment request submitted by Maxwell Construction Inc. Maxwell Construction Inc. shall otherwise only request payment for Services complete with the exception of such Services that require a deposit (e.g. mobilization, cabinets, countertops, floor coverings). Payment will be requested for these Services with an initial 50% requested to start work, and the final 50% requested when services are completed.

Maxwell Construction Inc. will request its final fee for Profit and Overhead upon completion of the final inspection of the project. This fee will be calculated by the following formula: $(GMP \times 8\%)$

Payment should be received by Maxwell Construction Inc. within 10 business days of the date payment is requested.

Should payment not be received within the allotted time, Maxwell Construction Inc. reserves the right to assess a penalty of no more than \$500 for each business week that payment is late.

7. **TERM.** Maxwell Construction Inc. shall commence the above-stated services immediately and shall complete the work according to a construction schedule approved by Kane County prior to the commencement of the construction phase of the project.
8. **PERMITS.** Application for and procurement of all necessary building permits required by local or county government for the contracted Services will be the responsibility of Maxwell Construction Inc.. The cost for all permits will be included in the GMP (guaranteed maximum price) submitted by Maxwell Construction Inc. to Kane County for approval at the end of the design phase of the project.
9. **INSURANCE.** Maxwell Construction Inc. will maintain valid insurance covering its full liability under the Workers' Compensation laws of the State of Utah and shall maintain general liability insurance for the construction site during the period of construction.
10. **PERFORMANCE AND PAYMENT GUARANTEE.** Pursuant to Utah Code § 63G-6a-1103(1), which permits alternative forms of security acceptable to the procurement unit, Maxwell Construction Inc. ("Contractor") hereby expressly guarantees the full, faithful, and complete performance of all obligations under this Construction Contract, including the timely completion of the Project and the full and prompt payment of all labor, services, equipment, and materials furnished in connection with the Work. This guaranty is provided

for the protection of Kane County and all persons supplying labor, services, equipment, or materials for the performance of the Work, in lieu of traditional performance and payment bonds.

Contractor shall be solely responsible for ensuring that all subcontractors, suppliers, and materialmen are fully paid and that no liens, claims, or encumbrances are asserted against the Project or Kane County. To the fullest extent permitted by law, Contractor shall indemnify, defend, and hold harmless Kane County, its officers, agents, and employees from and against any and all claims, demands, damages, losses, liabilities, costs, and expenses (including attorneys' fees) arising out of or related to (i) Contractor's failure to fully and faithfully perform the Work, or (ii) Contractor's failure to pay any person or entity furnishing labor, services, equipment, or materials for the Project.

Contractor acknowledges that this guaranty is intended to fully protect Kane County from any liability associated with the Project, including any claims for nonpayment or incomplete performance, and shall remain in full force and effect until final completion of the Work and full satisfaction of all payment obligations.

11. **WARRANTY.** Maxwell Construction Inc. shall complete all work in a timely manner. All work will be completed to meet or surpass generally accepted standards in Maxwell Construction Inc.'s area. Additionally, Maxwell Construction Inc. warrants the workmanship and materials of Services for one calendar year beginning on the date an occupancy permit is awarded by the governing municipality, or on the date of final inspection and a contract completion form is signed by Kane County.
12. **UTILITIES.** Kane County shall provide water and electrical service at all times during construction. Kane County shall permit Maxwell Construction Inc. to use, at no cost, any electrical power and water necessary to carry out and complete the work.
13. **INSPECTION.** Kane County shall have the right to inspect all work performed under this Contract. All defects and uncompleted items shall be reported immediately. All work required to be inspected, tested, or certified by any government department shall be done at each necessary stage of construction and before further construction can continue.
14. **CAUSE FOR TERM EXTENSION.** If circumstances arise outside of Maxwell Construction Inc.'s control, Maxwell Construction Inc. will be allowed to extend the term of this Contract without penalty. Cause for term extension shall include, but not be limited to, acts of God, fire, vandalism, storm, casualty, illness, injury, general unavailability of materials, unavailability of laborers, change orders by Kane County, supplier failures, or

other similar occurrence. The extension period will be lesser than or equal to the number of business days progress was impeded due to any such circumstance. Maxwell Construction Inc. shall use all reasonable effort to avoid or remove any impedance to the progress of the project.

15. **CHANGE ORDERS.** Any change or deviation Kane County may wish to make after the commencement of the construction period for the project must be submitted to Maxwell Construction Inc. in writing requesting a change before the phase of construction, to which the desired change pertains, has commenced.

Upon receiving written notice of a change order, Maxwell Construction Inc. will produce and submit an estimated cost of the change order to Kane County. All change order estimates will include a contractor fee of 12% of the total change order amount.

Kane County shall approve, in writing, the change order estimated cost submitted by Maxwell Construction Inc., and shall make payment to Maxwell Construction Inc. in the amount of 50% of the change order estimated cost as a deposit on the requested change order. Written approval and payment of deposit must be received by Maxwell Construction Inc. before that phase of construction to which the change order pertains will proceed.

In the event a change order has been requested by Kane County prior to commencement of the construction phase of the project, the same procedure as stated above will be followed EXCEPT no deposit will be required at the time the change order is requested. Payment for any change orders in place prior to commencement of construction on the project will be requested and paid as described above in "Payment".

Any approved change order under this section will correspondingly increase or decrease the GMP.

16. **SIGNATORIES.** This Agreement shall be signed in behalf of Kane County by Patty Kubeja, a duly authorized representative of Kane County, and on behalf of Maxwell Construction Inc. by Michael Maxwell, Owner (Contractors License: Utah 372720-5501), and shall be effective as of January 1, 2026.


<p>Kane County Commissioner:</p> <hr/> <p>By: Gwen Brown, Commission Chair</p>	<p>Contractor:</p>  <hr/> <p>By: Michael Maxwell, Owner Maxwell Construction Inc. Contractor's License: Utah 372720-5501</p>
--	--

Exhibit A

Request for Proposals for Construction Management / General Contract Services

Exhibit B
Maxwell Construction Project Proposal

ITEM # 6

Discuss/Vote on Kane County Building Signage

KANE COUNTY

Presented By



Salt Lake Region

St George Office
4679 S River Road
St George, UT 84790
435.628.0350

Version

OPY-61096
Date: 04.30.2026

Address

172 E 100 N
Kanab, UT

TYPOGRAPHY NOTE

All vertical typography dimensions specified in this package are based upon the measurement from the baseline to the cap-line of an uppercase letter 'I'. The height of descenders and ascenders, below and above the baseline and cap-line respectively, are not included in the measurements unless specifically noted.



COLOR MATCHING NOTE

Colors specified in this package are to match vendor supplied physical samples. Colors chosen based upon how they appear on a computer monitor or printed media are not guaranteed to match.

PRODUCTION NOTE

The PDF format of this package may contain graphics which have been down-sampled for proofing purposes and should not be used for production purposes. Source files for this package are available upon request for production purposes.



CHANGED
SIGN 06 LOCATION



DESIGN

4679 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com

The drawing was created to assist you in visualizing our proposal. The original data herein are the property of YESCO LLC. Permission to copy or revise this drawing can only be obtained through a written agreement with YESCO. The colors shown are only approximated on the computer screen, tablet or laser print. The colors may vary from the actual colors from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 600 of the National Electrical Code and the Utah Electrical Code. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
01	10.22.2025 ITYI
02	11.07.2025 TV
03	11.19.2025 TV
...	...
...	...
...	...

Approval

Client Sign / Date _____
A/E Sign / Date _____

Kane County
Street Address
Kanab, Utah
Acct. Exec: Ryan Can
Designer: Tyler Young

OPY-61096 R3
LOC 1.0

Court House - Kanab



1 SIGN 01 - STAINLESS STEEL CHANNEL LETTERS
SCALE: 3/4" = 1'-0"

SIMULATED NIGHT RENDER



ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



The color does not constitute production responsibilities and is for general informational purposes only.

SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) SET OF NON ILLUMINATED REVERSE PAN CHANNEL LETTERS

PERMITTING SIGN AREA: 11.17'
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY

M1 Stainless Steel
Note: Unless otherwise noted, the colors depicted on this rendering may not match actual colors on finished display. Please refer to color calibrators and their appropriate vendor specified samples for approved color specifications.



DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com

© 2025 YESCO LLC. All rights reserved. This drawing was created to assist you in visualizing our proposal. The original ideas herein are the property of YESCO LLC. Permission to copy or revise this drawing can only be obtained through a written agreement with YESCO. The colors shown are only approximated on this rendering. The final product may vary slightly in color from your computer monitor or print.

The sign is installed in accordance with the manufacturer's instructions. The sign is made of aluminum and features a powder coated finish. The sign is designed to be weather resistant and is suitable for outdoor use. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
01	10/22/2025 (TY)
02	11/07/2025 (TY)
03	11/19/2025 (TY)
04	
05	
06	
07	
08	
09	
10	

J0 #

Approval

A/E Sign / Date _____

Client Sign / Date _____

Kane County

Street Address
Kanab, Utah
Acct Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 1.0



Court House - Kanab

Administrative Center

1 SIGN 03 - FCOS
SCALE 1" = 1'-0"

P1 1/2" Thick FCO
w/ Painted Finish. *See color key.* Per Mounted Finish to Building.

SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) SET OF NON ILLUMINATED, FCO LETTERS

PERMITTING SIGN AREA -- ETX
FINAL ELECTRICAL CONNECTION--
N/A NOT INCLUDED

COLOR KEY

P1 Black, aluminum color, the colors specified on this rendering may not match actual colors in materials. Please refer to color catalogs and their appropriate vendor specified samples for approved color specifications.



DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350
WWW.YESCO.COM
© 2025 YESCO LLC. All right reserved

This drawing was created to assist you in visualizing the proposed sign. The colors shown are only approximated on any computer monitor, tablet or laser print. The final product may vary slightly in color from your computer monitor or print.

The sign is installed in accordance with the requirements of Article 606 of the National Electrical Code and/or other applicable local codes. The sign must be properly grounded and bonded to the sign.

Revisions

No.	Date / Description
01g	10.22.2025 (TY)
1	11.07.2025 TY
2	11.19.2025 TY
...	...
...	...
...	...

J0 #

Approval

A/E Sign / Date

Client Sign / Date

Kane County

Street Address
Kanab, Utah
Acct. Exec: Ryan Cam
Designer: Tyler Young

OPY-61096 R3

ART 3.0



ART SUPERIMPOSED AT APPROX. RELATIVE SCALE

This drawing does not constitute professional engineering services and is for informational purposes only.

Court House - Kanab



1 SIGN 04 - FCOS
SCALE: 1" = 1'-0"

SCOPE OF WORK
MANUFACTURE & INSTALL **ONE (1)** SET OF NON ILLUMINATED, FC0 LETTERS

PERMITTING SIGN AREA - ITT
FINAL ELECTRICAL CONNECTION - N/A NOT INCLUDED

COLOR KEY
P1 - Black

Note: Unless otherwise noted, the color depicted on this rendering may not match actual colors on finished display. Please refer to color calibrations and their appropriate vendor specified samples for approved color specifications.

DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350
www.yescoco.com

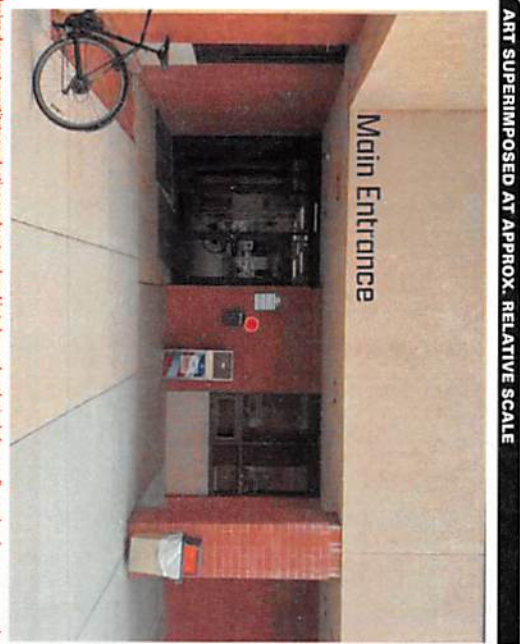
© 2025 YESCO LLC. All right reserved
This drawing was created to assist you in visualizing our proposal. The original ideas herein are the property of YESCO LLC.
Permission to copy or revise this drawing can only be obtained through a written agreement with YESCO.
The client is responsible for obtaining all necessary permits and approvals from the local authority having jurisdiction. The local product may vary slightly in color from your computer monitor or print.

Revisions

No.	Date / Description
01	10/22/2025 (TY)
02	11/07/2025 TY
03	11/19/2025 TY
...	...
...	...
...	...

JO #
Approval

A/E Sign / Date _____
Client Sign / Date _____



ART SUPERIMPOSED AT APPROX. RELATIVE SCALE

This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

Kane County
Street Address
Kanab, Utah
Acct. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3
ART 4.0



Sixth District Court Entrance

1 SIGN 05 - FCOS
SCALE: 1" = 1'-0"

8'-2 1/4"

2'-4 1/8"

1'-0"

8 3/4"

1'-0"

8 3/4"

W Thick FCO
w/ Painted Finish *(see color key)* Pin
Mounted flush to Building

SCOPE OF WORK
MANUFACTURE & INSTALL **ONE (1)** SET OF
NON ILLUMINATED, FCO LETTERS

PERMITTING SIGN AREA: ... FT²
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY

PT 1: BIRCH
Note: Unless otherwise noted, the colors depicted
on this rendering may not match actual colors on
finished display. Please refer to color-cabins and
other appropriate vendor specified samples for
approved color specifications.

DESIGN

YESCO

4679 South River Road
St. George, UT 84790
435.628.0350
WWW.YESCO.COM

REVISIONS

No.	Date / Description
01	10.22.2025 [TY]
02	11.07.2025 TY
03	11.19.2025 TY
04	
05	
06	
07	
08	
09	
10	

The sign is installed in accordance with the
requirements of Article 800 of the National
Electrical Code and / or other applicable local
codes. This includes proper grounding and
bonding of the sign.

UL

ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

J0 #

Approval

A/E Sign / Date _____

Client Sign / Date _____

Kane County

Street Address
Kanab, Utah

Acct. Exec: Ryan Can
Designer: Tyler Young

OPY-61096 R3

ART 5.0

Court House - Kanab



CHANGED
• LOCATION CHANGED

SCOPE OF WORK
MANUFACTURE & INSTALL **ONE (1)** SET OF
NON ILLUMINATED, FCO LETTERS

PERMITTING SIGN AREA: ... FT²

FINAL ELECTRICAL CONNECTION:

N/A NOT INCLUDED

COLOR KEY

P1: Black

Note: Unless otherwise noted, the colors depicted on this rendering may not match actual colors on finished display. Please refer to color-catalogs and other appropriate vendor specified samples for approved color specifications.



DESIGN

4679 South River Road
St. George, UT 84790
435.628.0350

WWW.YESCO.COM

© 2025 YESCO LLC. All rights reserved. This drawing was created to assist you in visualizing our proposal. The original ideas herein are the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO. There are no obligations on any computer monitor output of this print. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 800 of the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.



Revisions

No.	Date / Description
01	10.22.2025 [TY]
02	11.07.2025 TY
03	11.19.2025 TY
04	04.30.26 TY
...	...
...	...
...	...

J0 #

Approval

A/E Sign / Date

Client Sign / Date

Kane County

Street Address
Kanab, Utah
Attn: Exec: Ryan Can
Designer: Tyler Young

OPY-61096 R4

ART 6.0



1 SIGN 06 - FCOs
SCALE: 1" = 1'-0"

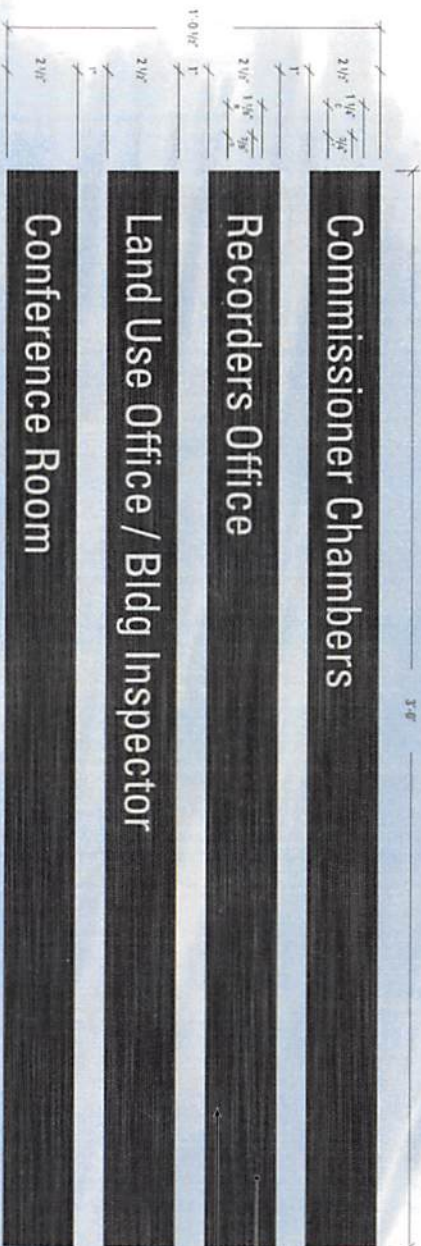
ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

Court House - Kanab

TYPICAL



1 SIGN 07-SIGN 08 - DIRECTORY
SCALE 3" = 1'-0"

KEYSTROKING

Commissioner Chambers
Recorders Office
Land Use Office / Bldg Inspector
Conference Room

SIGN 07

Attorney's Office - Upstairs
Clerks Office
Treasurer's Office
Justice Court
Government Affairs Office - Upstairs

SIGN 08

This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

SCOPE OF WORK
MANUFACTURE & INSTALL TWO (2) EXTERIOR DIRECTORY PLAQUES

PERMITTING SIGN AREA: -- FT²
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY

M2 Black Stainless Steel
Note: Black stainless steel, the colors depicted in this drawing are for informational purposes only. Final colors may vary slightly in color. Please refer to color calibration and their appropriate vendor specified samples for approved color specifications.



DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com

The drawing was created to assist you in visualizing our proposal. The original files herein are the property of YESCO LLC. Permission to copy or revise this drawing can only be obtained through a written agreement with YESCO.
The colors shown are only approximated on this drawing and are not to be used as a color key. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the International Building Code and all other International Electrical Codes and all other applicable codes. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
01	10.22.2025 (TY)
02	11.07.2025 (TY)
03	11.19.2025 (TY)
...	...
...	...
...	...

J0 #

Approval

A/E, Sign / Date

Client Sign / Date

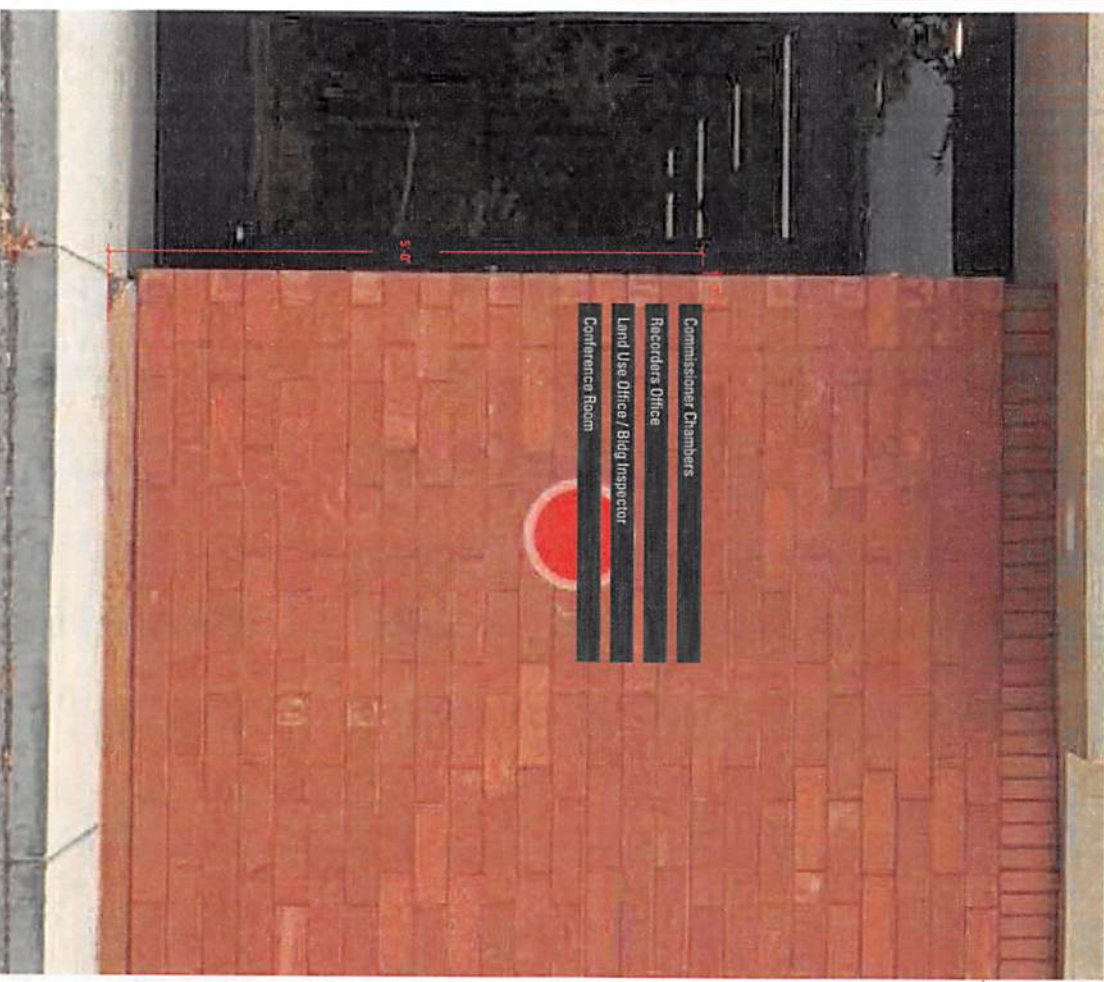
Kane County
Street Address
Kanab, Utah
Actt. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 7.0

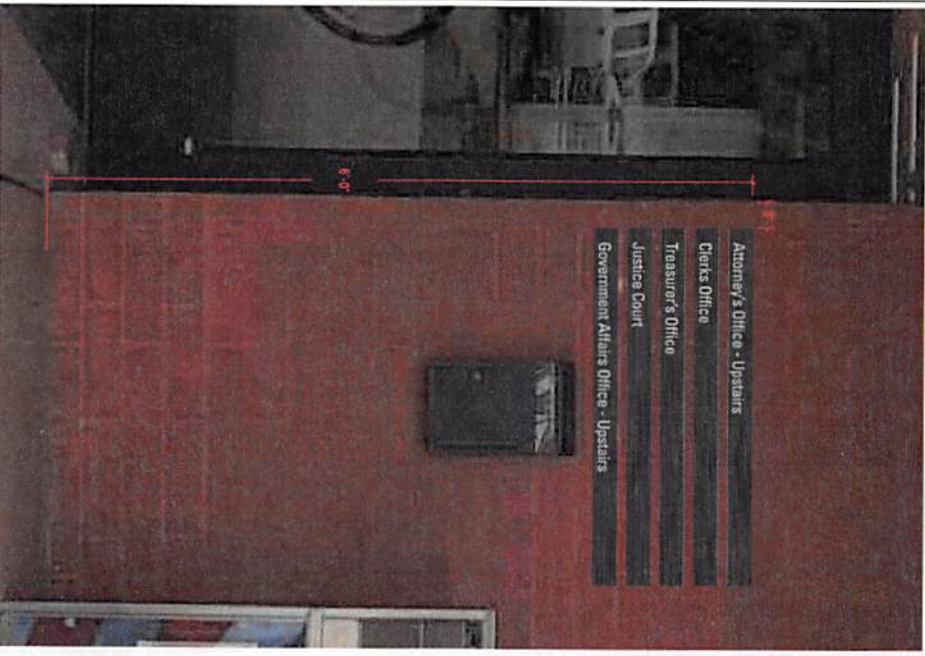


ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



SIGN 07

ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



SIGN 08

This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.



DESIGN

4679 South River Road
 St. George, UT 84790
 435.628.0350
 www.yesco.com
 © 2025 YESCO LLC. All right reserved

This drawing was created to assist you in the design process. It is not intended to be used as a final product. The colors shown are only approximate and may vary slightly in color from your computer monitor or print.

The sign is installed in accordance with the requirements of Article 600 of the National Electrical Code and/or other applicable local codes. The sign shall be properly grounded and bonded to the sign.

Revisions

No.	Date / Description
01g	10.22.2025 [TY]
1	11.07.2025 TY
2	11.19.2025 TY
...	...
...	...
...	...

J0 #

Approval

A/E Sign / Date
 Client Sign / Date

Kane County

Street Address
 Kanab, Utah
 Acct. Exec: Ryan Cain
 Designer: Tyler Young

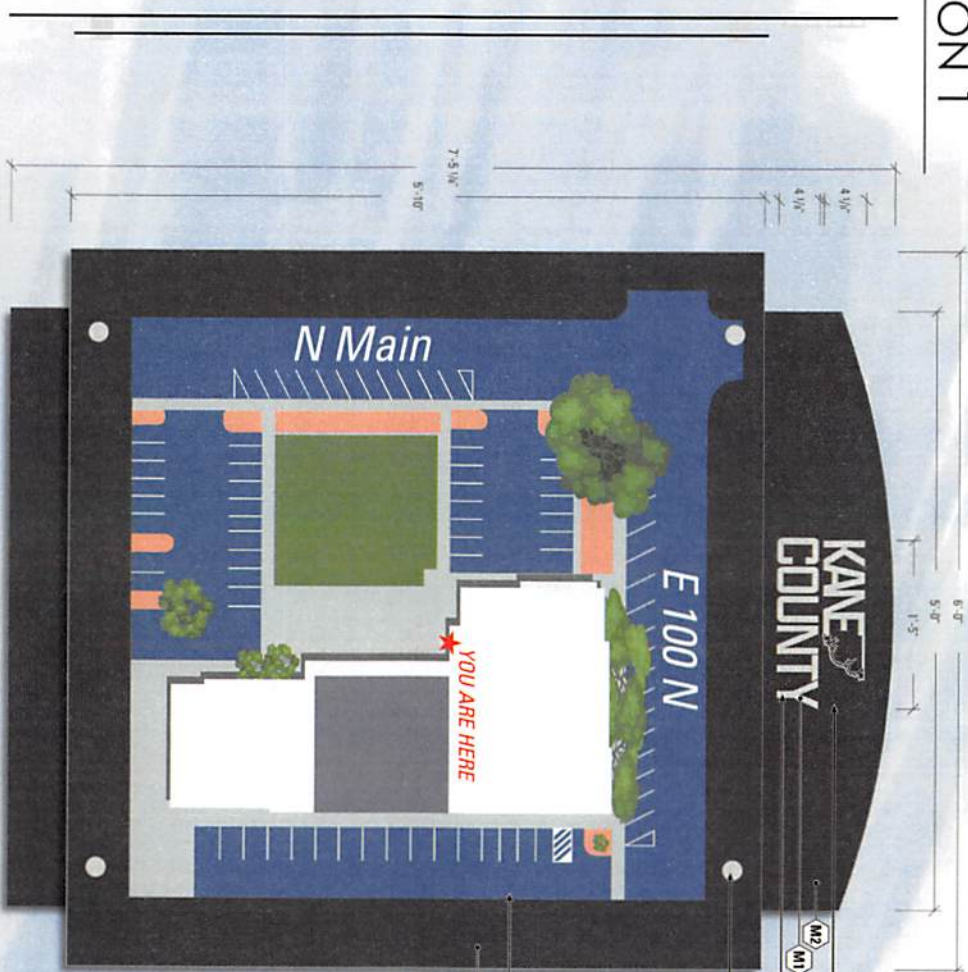
OPY-61096 R3

ART 7.1



Court House - Kanab

OPTION 1



↑ SIGN 09 - PRINTED MAP
SCALE 1" = 1'-0"



ART SUPERIMPOSED AT APPROX. RELATIVE SCALE

This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

SCOPE OF WORK

MANUFACTURE & INSTALL ONE (1) DIGITALLY PRINTED IZONE WAYFINDING MAP
DETAILS TBD
PERMITTING SIGN AREA: --FT
FINAL ELECTRICAL CONNECTION: N/A NOT INCLUDED
COLOR KEY

- M1 : Stainless Steel
- M2 : Black Stainless Steel
- DT : Digitally Printed

Note: Unless otherwise noted, the colors depicted on this rendering may not match actual colors on their appropriate vendor specified samples for approved color specifications.

DESIGN

YESCO
4679 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com
© 2025 YESCO LLC. All right reserved

This drawing was created to assist you in visualizing our proposal. The original design is a digital file. Please refer to color callouts and their appropriate vendor specified samples for approved color specifications.
The colors shown are only approximated on any computer monitor, tablet or laser print. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 500 of the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
01g	10.22.2025 (TY)
1	11.07.2025 TY
2	11.19.2025 TY

J0 #
...
...
...
...
...

Approval

A/E Sign / Date

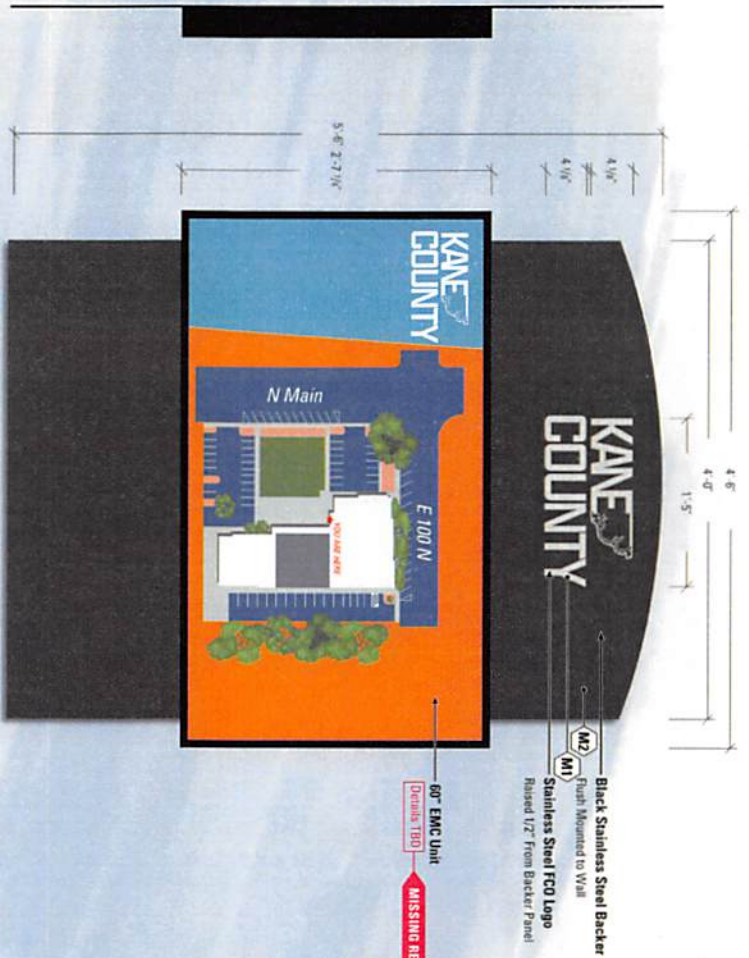
Client Sign / Date

Kane County
Street Address
Kanab, Utah
Acct. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3
ART 8.0

Court House - Kanab

OPTION 2



1 SIGN 09 - EMC
SCALE: 1" = 1'-0"

SCOPE OF WORK
PROVIDE & INSTALL ONE (1) EMC UNIT
DETAILS TBD!

PERMITTING SIGN AREA: ... FT²
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY
M1 Stainless Steel
M2 Black Stainless Steel
DT Digitaly Printed

Note: Unless otherwise noted, the colors depicted on this rendering may not match actual colors on their appropriate vendor. Request samples for approved color specifications.



DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com

This drawing was created to assist you in visualizing our proposal. The original ideas herein are the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.
The colors shown are only approximated on this drawing. The actual colors may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the International Building Code and all applicable local codes. This includes proper grounding and bonding of the sign.



Revisions

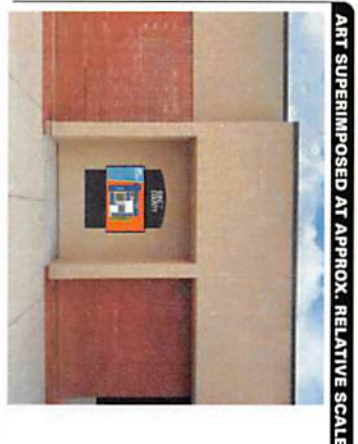
No.	Date / Description
001	10.22.2025 (TY)
1	11.07.2025 TV
2	11.19.2025 TV
...	...
...	...
...	...

JO #

...
...
...
...
...

Approval

Art Sign / Date
Client Sign / Date



ART SUPERIMPOSED AT APPROX. RELATIVE SCALE

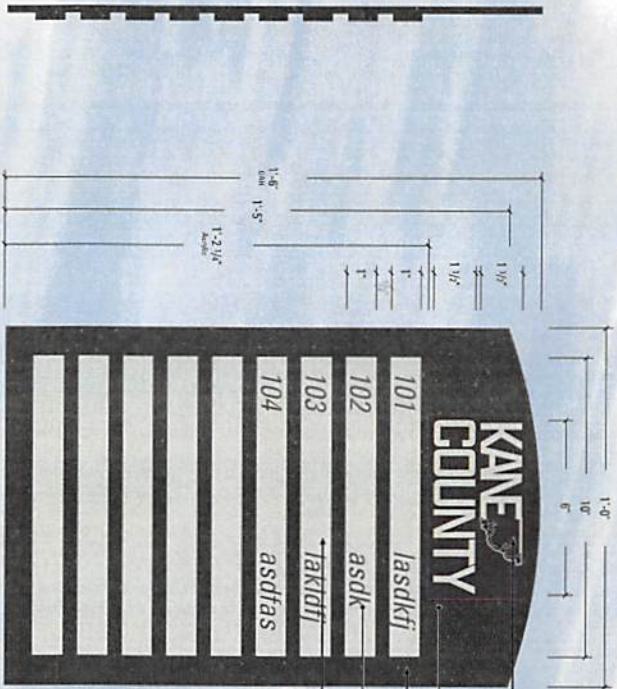
This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

Kane County
Street Address
Kanab, Utah
Act: Eric Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 8.1

Court House - Kanab



1 SIGN TYPE - INTERIOR DIRECTORY PLAQUE
SCALE: 3" = 1'-0"

SCOPE OF WORK
MANUFACTURE & INSTALL INTERIOR DIRECTORY PLAQUES

PERMITTING SIGN AREA: -- FT²
FINAL ELECTRICAL CONNECTION: N/A NOT INCLUDED

COLOR KEY

M2 Black Stainless Steel
Note: Unless otherwise noted, the color depicted in this drawing is the color of the finished display. Plaque refer to color callouts and their appropriate vendor provided samples for approved color specifications.

DESIGN

4679 South River Road
St. George, UT 84790
435.628.0350
www.yescod.com

© 2025 YESCO LLC. All rights reserved
The drawing was created to assist you in visualizing our proposal. The original ideas herein are the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.

The colors shown are only approximated on any computer monitor, tablet or other print. The actual colors may vary from the color shown on your computer monitor or print.

This sign is installed in accordance with the requirements of Article 806 of the National Electrical Code (NEC) and all applicable local codes. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
01	10.22.2025 [TY]
1	11.07.2025 TY
2	11.19.2025 TY
...	...
...	...
...	...

JO #

Approval

A/E Sign / Date

Client Sign / Date

Kane County

Street Address
Kanab, Utah
Acct Exec: Ryan Cam
Designer: Tyler Young

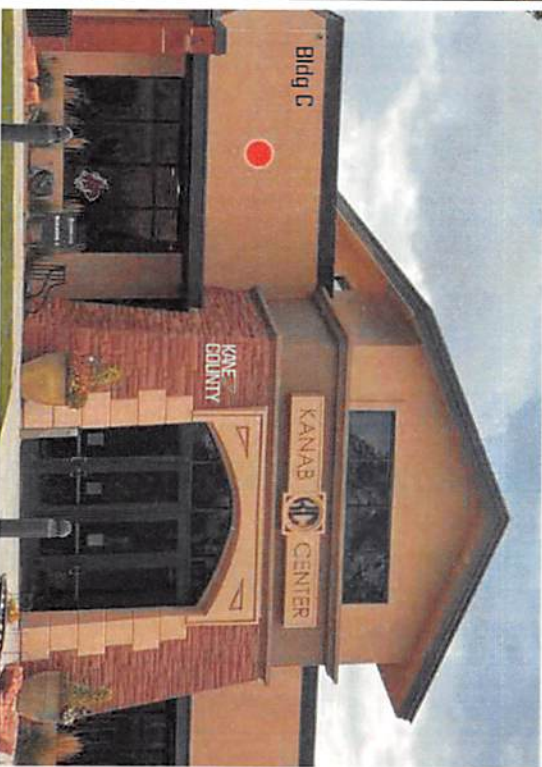
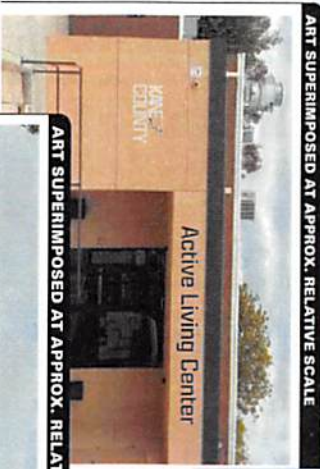
OPY-61096 R3
ART 9.0

This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

Community Center - Kanab



1 TYPICAL - FCO LETTERS
SCALE 1" = 1'-0"



OPTION 1

SCOPE OF WORK
MANUFACTURE & INSTALL **FOUR (4)** SETS OF NON ILLUMINATED FCO LETTERS

PERMITTING SIGN AREA: ... FT²
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY

M1 - Stainless Steel

VI - 1st Surface Vinyl
Note: Unless otherwise noted, the colors depicted on this rendering may not match actual colors on finished display. Please refer to color catalogs and their appropriate vendor specified samples for approved color specifications.

KEYSTROKING



DESIGN

4679 South River Road
St. George, UT 84790
435 628 0350

www.yesco.com

© 2025 YESCO LLC. All right reserved
This drawing was created to assist you in visualizing our proposal. The original ideas herein are the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.
The colors shown are only approximated on the computer monitor, print or paper. Color reproduction may vary from the actual color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 606 of the National Electrical Code, and the applicable local codes. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
0ng	10/22/2025 (TY)
△	11/07/2025 (TY)
△	11/19/2025 (TY)
...	...
...	...
...	...

Approval

A/E Sign / Date

Client Sign / Date

Kane County

Street Address
Kanab, Utah
Acct. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 10.0

This drawing does not constitute a contract. It is for informational purposes only. For more information, please contact the designer.

Community Center - Kanab

Community Outreach Center

2'-0" 1'-8 1/4" 1'-1 3/4"

24'-5 1/4"

1 SIGN 11 - FCO LETTERS
SCALE: 3/8" = 1'-0"

1/2" Thick FCO
Weathered Aluminum or Stainless Finish
Face color keys. Fin Mounted Flush to Building.

SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) SET OF NON ILLUMINATED FCO LETTERS

PERMITTING SIGN AREA: -- FT²
FINAL ELECTRICAL CONNECTION: N/A NOT INCLUDED

COLOR KEY

M1 Stainless Steel
Note: Unless otherwise noted, the colors depicted are the manufacturer's standard colors and their appropriate vendor specified samples for approved color specifications.



DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com
© 2025 YESCO LLC. All right reserved
This drawing was created to assist you in the design and construction of the project. It is not to be used for any other purpose without the prior written consent of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.
The colors shown are only approximated on any computer monitor, tablet or laser print. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 600 of the National Electrical Code and / or other applicable local codes and the jurisdiction of YESCO LLC. The final product may vary slightly in color from your computer monitor or print.

Revisions

No.	Date / Description
01g	10.22.2025 (1/1)
1	11.07.2025 1Y
2	11.19.2025 1Y
...	...
...	...
...	...

J0 #
Approval

A/E Sign / Date

Client Sign / Date

Kane County
Street Address
Kanab, Utah
Acct. Exec: Ryan Can
Designer: Tyler Young

OPY-61096 R3
ART 11.0



SIMULATED NIGHT RENDER



ART SUPERIMPOSED AT APPROX. RELATIVE SCALE

This drawing is not a contract. It is for informational purposes only and is not to be used for construction. It is not to be used for any other purpose without the prior written consent of YESCO LLC.

Community Center - Kanab



CHANGED
• NEW SIGN

SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) SET OF
NON ILLUMINATED, FCO LETTERS

PERMITTING SIGN AREA: ... FT²
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY

M1 | Stainless Steel
On this rendering may not match actual colors and
finishes exactly. Please refer to color callouts and
their appropriate vendor specified samples for
approved color specifications.



DESIGN

4679 South River Road
St. George, UT 84790
435 628 0350

www.yesco.com

© 2015 YESCO LLC. All right reserved
This drawing was created to assist you in
visualizing our proposal. The original ideas
herein are the property of YESCO LLC.
Permission to copy or revise this drawing can
only be obtained through a written agreement
with YESCO.

The colors shown are only approximated on
any computer monitor, tablet or laser print.
The actual color may vary slightly in color
from your computer monitor or print.

This sign is installed in accordance with the
requirements of Article 606 of the National
Fire Protection Association (NFPA) 101
codes. This includes proper grounding and
bonding of the sign.

Revisions



No.	Date / Description
01g	10.22.2015 (TY)
1	11.07.2015 TY
2	11.19.2015 TY
3	04.30.2016 TY
...	...
...	...
...	...

JO #

Approval

A/E Sign / Date

Client Sign / Date

Kane County

Street Address
Kanab, Utah
Acct Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R4

ART 11.1



ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This rendering is not a contract. It is for informational purposes only. It is not intended for printing and is not a final drawing.

Community Center - Kanab

Active Living Centers

1 SIGN 12- FCO LETTERS
SCALE: 1/2" = 1'-0"

1/4" Thick FCO
w/ Painted Finish (see color key) Pin
Mounted Flush to Building

SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) SET OF
NON ILLUMINATED FCO LETTERS

PERMITTING SIGN AREA: --11'
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY

P1 Black
Note: Unless otherwise noted, the colors depicted in this drawing are colors and finishes to be used. Please refer to color chart and their appropriate vendor specified samples for approved color specifications.



DESIGN

4679 South River Road
St. George, UT 84790
435.628.0350

www.yesco.com

© 2025 YESCO LLC. All right reserved
This drawing was created to assist you in
obtaining the appropriate local codes
and the proper material. YESCO LLC
Permits to copy or reuse this drawing can
only be obtained through a written agreement
with YESCO.
The colors shown are only approximated on
any computer monitor, tablet or laser print.
The final product may vary slightly in color
from your computer monitor or print.

This sign is installed in accordance with the
requirements of Article 600 of the National
Electrical Code and/or other applicable local
codes. This includes proper grounding and
bonding of the sign.

Revisions



No.	Date / Description
01g	10/22/2024 (TY)
1	11/07/2025 TY
2	11/19/2025 TY

J0 #

Approval

A/E Sgnr / Date

Client Sgnr / Date

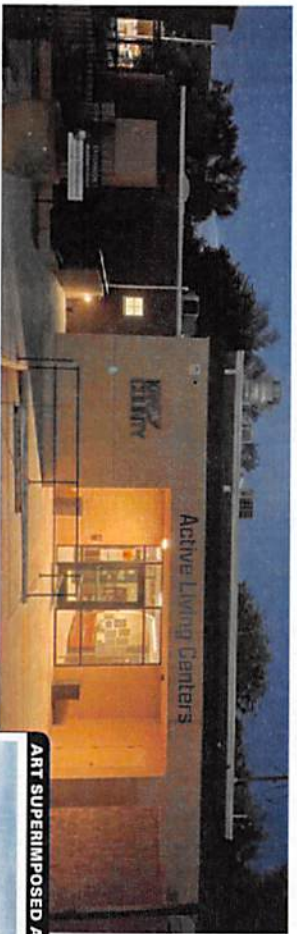
Kane County

Street Address
Kanab, Utah
Acct. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 12.0

SIMULATED NIGHT RENDER



EXISTING CONDITION



ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for planning and review purposes only.

Community Center - Kanab

TYPICAL



1 TYPICAL - FCO LETTERS
SCALE: 1/12" = 1'-0"

SCOPE OF WORK

MANUFACTURE & INSTALL FOUR (4) SETS OF NON ILLUMINATED, FCO LETTERS

PERMITTING SIGN AREA: -- FT²
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY

P1 Black
Note: Unless otherwise noted, all colors specified shall be in accordance with the manufacturer's color chart. Please refer to color charts and their appropriate, vendor specified samples for approved color specifications.

KEYSTROKING

- Bldg A SIGN 13
- Bldg C SIGN 14
- Bldg C SIGN 14.1
- Bldg D SIGN 15



DESIGN

4879 South River Road
St. George, UT 84790
435.628.0350
WWW.YESCO.COM
© 2025 YESCO LLC. All right reserved

This drawing was created to assist you in manufacturing and the printing of this sign. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.
The colors shown are only approximated on any computer monitor, inkjet or laser print. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 600 of the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
01g	10/22/2025 (TY)
1	11/07/2025 TY
2	11/19/2025 TY
...	...
...	...
...	...

JO

Approval

A/E Sign / Date

Client Sign / Date

Kane County

Street Address
Kanab, Utah
Acct. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 13.0

This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.



DESIGN

4679 South River Road
 St. George, UT 84790
 435.628.0350
 www.yesco.com

The drawing was created to assist you in visualizing the proposed sign. The colors shown are only approximated on any computer monitor, tablet or laser print. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 600 of the National Fire Alarm and Signaling Code (NFPA 72). The sign shall be installed in accordance with the requirements of the National Fire Alarm and Signaling Code (NFPA 72).



Revisions

No.	Date / Description
01	10.22.2023 ITV1
02	11.07.2023 TY
03	11.19.2023 TY
...	...
...	...
...	...

Approval

A/E Sign / Date

Client Sign / Date

Kane County

Street Address
 Kanab, Utah
 Acti Exec: Ryan Can
 Designer: Tyler Young

OPY-61096 R3

ART 13.1

Community Center - Kanab



1 SIGN 16 - FCO LETTERS
SCALE: 1 1/2" = 1'-0"

SCOPE OF WORK
MANUFACTURE & INSTALL **TWO (2)** SETS OF NON-ILLUMINATED, FCO LETTERS

PERMITTING SIGN AREA: --112
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY
P1 - Black
Note: Unless otherwise noted, the colors depicted on this rendering may not match actual colors on the finished product. Colors are for informational purposes only. Final color key is for approved color specifications.

DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350
WWW.YESCO.COM

© 2025 YESCO LLC. All right reserved
This drawing was created to assist you in visualizing our proposal. The original design is the property of YESCO LLC. Permission to reproduce or use the design can only be obtained through a written agreement with YESCO.
The colors shown are only approximated on any computer monitor, tablet or laser print. The final product may vary slightly in color from your computer monitor or print.

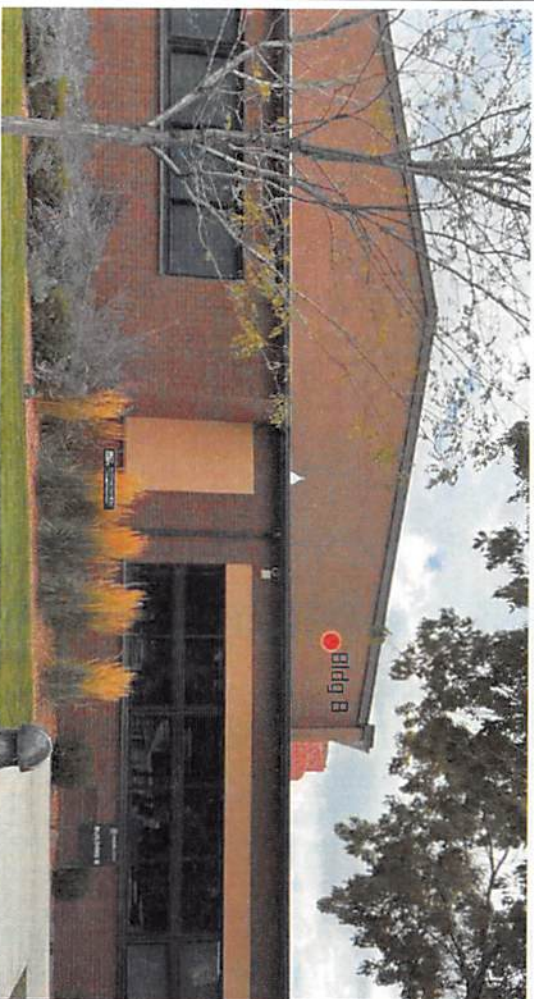
This sign is installed in accordance with the requirements of Article 600 of the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
01g	10.22.2025 [1Y]
1	11.07.2025 TY
2	11.19.2025 TY
...	...
...	...
...	...



ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

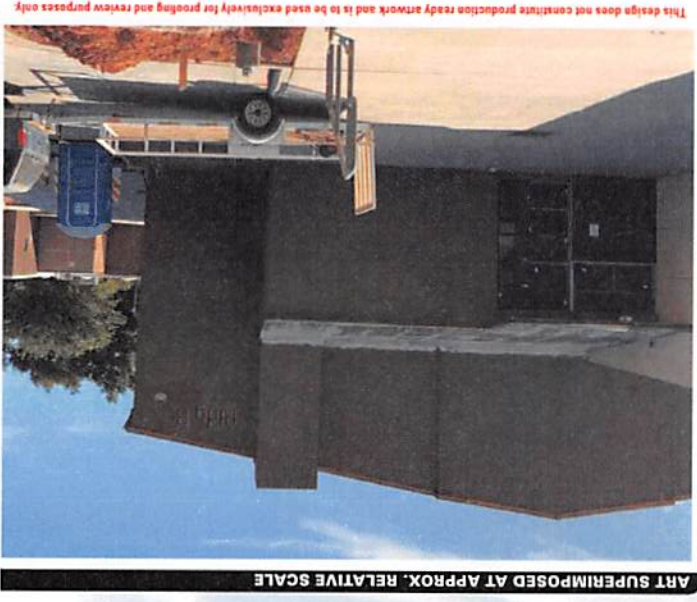
J0 #
Approval

A/E Sign / Date
Client Sign / Date

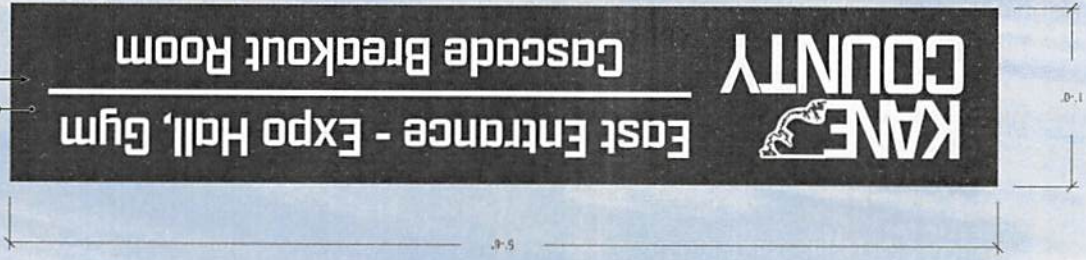
Kane County
Street Address
Kanab, Utah
Acct. Exec: Ryan Cam
Designer: Tyler Young

OPY-61096 R3
ART 13.2

Community Center - Kanab



ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



SCALE: 1/2" = 1'-0"
SIGN 17 - PANEL SIGN

SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) PANEL SIGN

PERMITTING SIGN AREA: -- FT²
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY
P1 | Black
Note: Unless otherwise noted, the colors depicted on this rendering may not match actual colors on finished display. Please refer to color-samples and their appropriate vendor specified samples for approved color specifications.

Aluminum Panel
w/ Painted Finish & Vinyl Copy *(see color key)* Pin Mounted Flush to Building.

DESIGN YESCO

4679 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com
© 2025 YESCO LLC. All right reserved.

This drawing was created to assist you in making our proposal. The original design was created by YESCO LLC. Permission to copy or revise this drawing can only be obtained through a written agreement with YESCO.

The colors shown are only approximated on any computer monitor, tablet or laser print. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 600 of the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.



Revisions

No.	Date / Description
01	10/22/2025 [TY]
02	11/07/2025 TY
03	11/19/2025 TY

Approval

A/E Sign / Date _____

Client Sign / Date _____

Kane County
Street Address
Kanab, Utah
Acct. Exec: Ryan Cam
Designer: Tyler Young

ART 14.0
OPY-61096 R3

Community Center - Kanab



Replace Snap-Face Graphics
 3/4" Thick, Two-Piece Sign-Camp
 Snap-Face Cabinet w/Digitally Printed
 Insert and Clear Non-Glare Acrylic Lens.



CHANGED
 SCOPE CLARITY CHANGE

SCOPE OF WORK
 PROVIDE TWO (2) NEW SETS OF GRAPHICS &
 SNAP FRAMES (4 TOTAL FACES)

PERMITTING SIGN AREA: ... FT²
FINAL ELECTRICAL CONNECTION:
 N/A NOT INCLUDED

COLOR KEY

01 Digitally Printed
 Note: Unless otherwise noted, the colors specified
 on this rendering may not match actual colors on
 finished display. Please refer to color-calls and
 their appropriate vendor specified samples for
 approved color specifications.

1 SIGN 18 - D2 TRAILHEAD DIRECTORY SNAP-FACE SIGNS
 SCALE: 3/4" = 1'-0"

This design does not constitute production ready artwork and is to be used exclusively for printing and review purposes only.



DESIGN
 4679 South River Road
 St. George, UT 84790
 435.628.0350

www.yesco.com

© 2025 YESCO LLC. All rights reserved.
 This drawing was created to assist you in
 visualizing our proposal. The original ideas
 herein are the property of YESCO LLC.
 Permission to copy or revise this drawing can
 only be obtained through a written agreement
 with YESCO.
 All colors shown are only approximate and
 are not intended to be reproduced in print.
 The final product may vary slightly in color
 from your computer monitor or print.

This sign is installed in accordance with the
 specifications of the International Building Code
 and the Utah Electrical Code and/or other applicable local
 codes. This includes proper grounding and
 bonding of the sign.



Revisions

No.	Date / Description
01	10.22.2025 (TY)
1	11.07.2025 TY
2	11.19.2025 TY
3	04.30.2026 TY
...	...
...	...
...	...

JO #

Approval

A/E Sign / Date

Client Sign / Date

Kane County

Street Address
 Kanab, Utah
 Acct Exec: Ryan Cain
 Designer: Tyler Young

OPY-61096 R4

ART 15.0

Community Center - Kanab

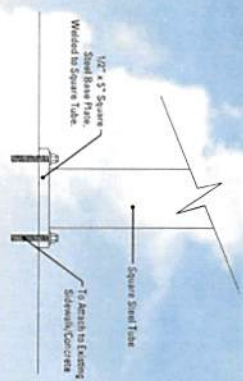


MAY VARY
8'-0" UNLESS
OTHERWISE NOTED
ON KEYSTRUCKING

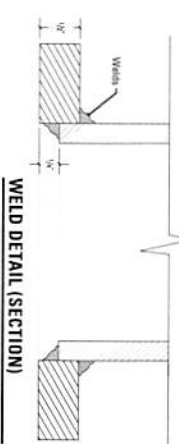
SCOPE OF WORK
MANUFACTURE & INSTALL **THAT** SETS OF PANELS TO REPLACE EXISTING PANEL SIGNS.

PERMITTING SIGN AREA: .117'
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY
M1: Stainless Steel
Note: During the color proof, the colors depicted on this rendering may not match actual colors on finished displays. Please refer to color-calls and their appropriate vendor specified samples for approved color specifications.



MOUNTING DETAIL
SCALE: 2" = 1'-0"



WELD DETAIL (SECTION)
SCALE: 2" = 1'-0"

1 SIGN TYPE W5 - WAYFINDING DIRECTIONAL SIGN
SCALE: 1" = 1'-0"

This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.



DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com

The drawing was created to assist you in visualizing our proposal. The original ideas herein are the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.
The colors shown are only approximated on this drawing and are not guaranteed. The final product may vary slightly (color) from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 600 of the International Building Code. This includes proper grounding and bonding of the sign.



Revisions

No.	Date / Description
01g	10.22.2025 (1)Y
01h	11.07.2025 TV
01i	11.19.2025 TV
...	...
...	...
...	...

J0 #

Approval

A/E Sign / Date

Client Sign / Date

Kane County

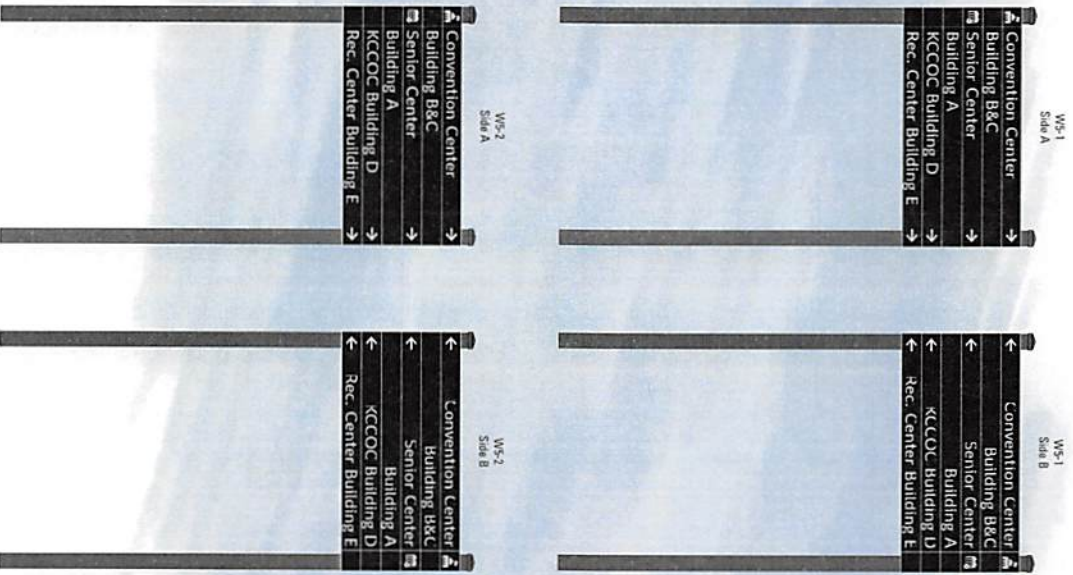
Street Address
Kanab, Utah
Act: Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 16.0

Community Center - Kanab

KEYSTROKING



This design does not constitute production ready artwork and is to be used exclusively for printing and review purposes only.



DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com

© 2025 YESCO LLC. All right reserved
This drawing was created to assist you in visualizing our proposal. The original ideas were developed by YESCO, LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.
The colors shown are only approximated on any computer monitor, tablet or laser print. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 800 of the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.



Revisions

No.	Date / Description
01g	10.22.2025 (TY)
1	11.07.2025 TY
2	11.19.2025 TY
...	...
...	...
...	...

J0 #

Approval

A/E Sgnr / Date

Client Sgnr / Date

Kane County

Street Address
Kanab, Utah
Acct. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 16.1

This drawing was created to assist you in visualizing our proposal. The original ideas herein are the property of YESCO LLC. Permission to copy or revise this drawing can only be obtained through a written agreement with YESCO.

The colors shown are only approximated on any computer monitor, tablet or laser print. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 606 of the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.



Revisions

No. Date / Description

10.22.2025 [TY]

11.07.2025 TY

11.19.2025 TY

JO #

Approval

A/E Sign / Date

Client Sign / Date

Kane County

Street Address

Kanab, Utah

Design: Tyler Young

OPY-61096 R3

ART 17.0

SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) SET OF PANELS TO REPLACE EXISTING PANEL SIGNS.

PERMITTING SIGN AREA: --FT
FINAL ELECTRICAL CONNECTION.

N/A NOT INCLUDED

COLOR KEY

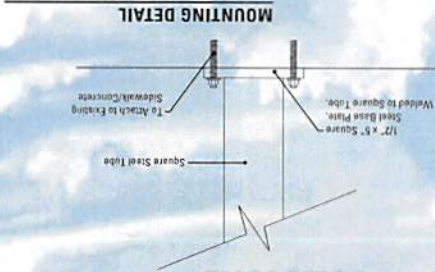
M1 | Stainless Steel

Note: Unless otherwise noted, the colors depicted on this rendering may not match actual colors on finished display. Please refer to color calouts and approved color specifications.

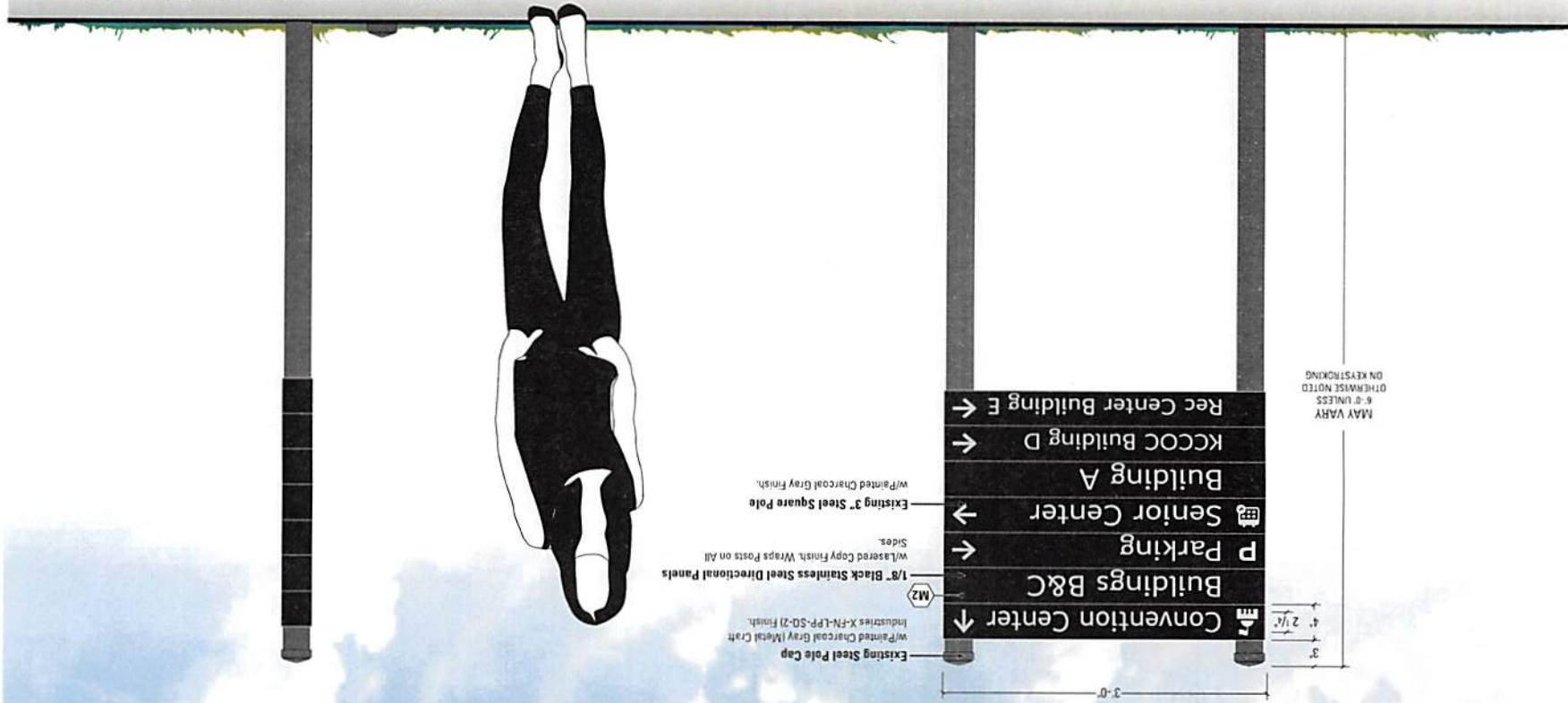
SCALE: 2" = 1'-0"



SCALE: 2" = 1'-0"



SCALE: 1" = 1'-0"

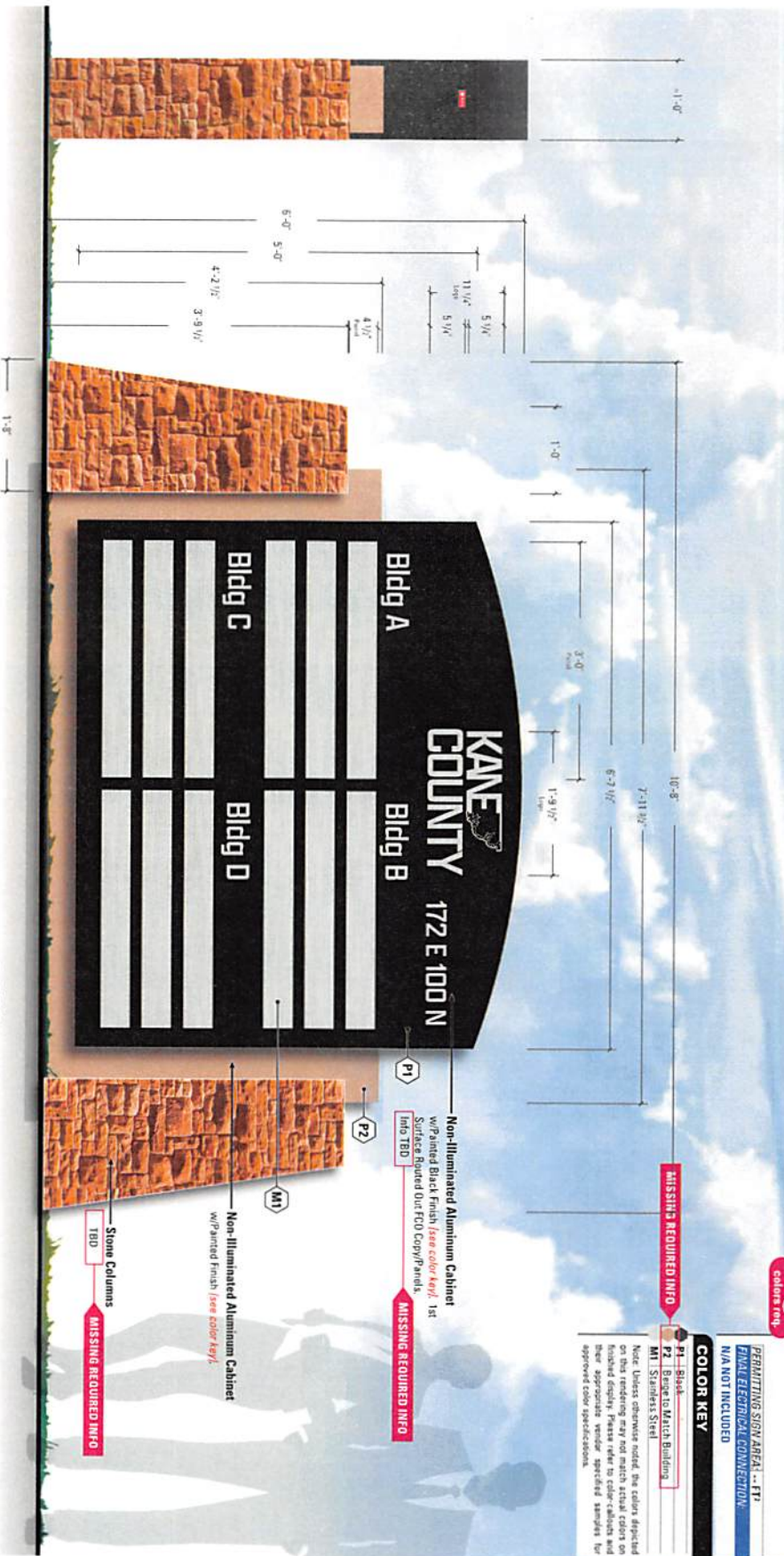


This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

Community Center - Kanab

MAY VARY
6'-0" UNLESS
OTHERWISE NOTED
ON KEYSTICKING

Community Center - Kanab



1 SIGN 19 - MONUMENT SIGN
SCALE: 3/4" = 1'-0"



SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) NON ILLUMINATED MONUMENT SIGN

PERMITTING SIGN AREA: -- FT
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY

MISSING REQUIRED INFO

P1 Blank
P2 Ebeneza Arch Building
M1 Spinness Street

Note: Unless otherwise noted, the colors depicted on this rendering may not match actual colors on finished sign. Please refer to color catalogs and approved color specifications. For approved color specifications.

MISSING REQUIRED INFO
Non-Illuminated Aluminum Cabinet
w/Painted Black Finish (see color key). 1st
Info: TBD

MISSING REQUIRED INFO

MISSING REQUIRED INFO
Non-Illuminated Aluminum Cabinet
w/Painted Finish (see color key).

MISSING REQUIRED INFO
Stone Columns
TBD



DESIGN

4679 South River Road
St. George, UT 84790
435.628.0350

www.yesco.com

© 2025 YESCO LLC. All right reserved
This drawing was created to assist you in the design process. It is not a contract. The final product may vary slightly in color from your computer monitor or print.
The colors shown are only approximated on any computer monitor, tablet or laser print.
The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 800 of the National Electrical Code and/or other applicable local bonding of the sign.

Revisions

No.	Date / Description
01g	10.22.2025 (TY)
1	11.07.2025 TY
2	11.19.2025 TY
...	...
...	...
...	...

J0 #

Approval

A/E Sgnr / Date

Client Sgnr / Date

Kane County

Street Address
Kanab, Utah
Acct. Exec: Ryan Cam
Designer: Tyler Young

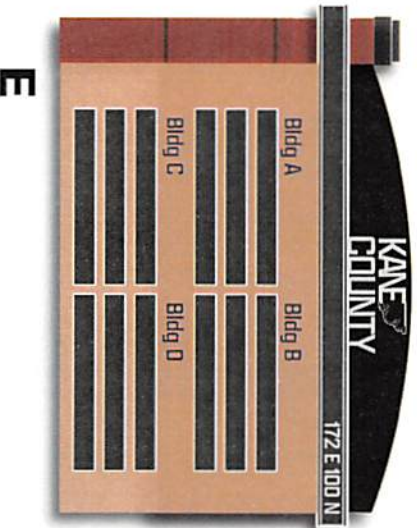
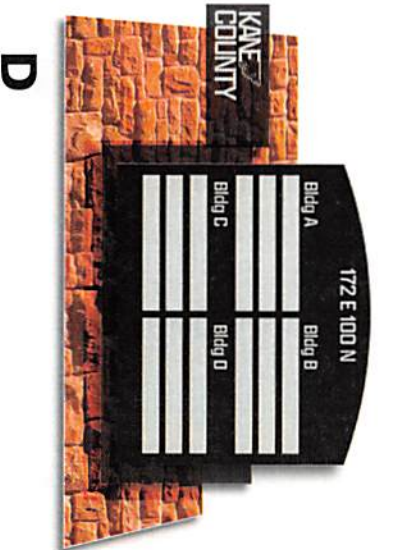
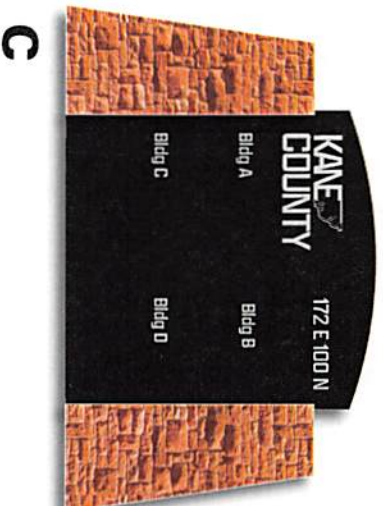
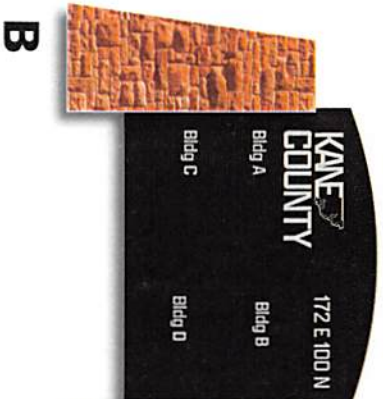
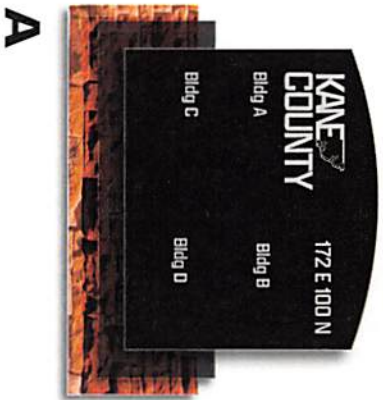
OPY-61096 R3

ART 18.0

This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

Community Center - Kanab

OPTIONAL LAYOUTS



DESIGN

4679 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com

This drawing was created to assist you in visualizing our proposal. The original ideas herein are the property of YESCO LLC. Permission to copy or revise this drawing can only be obtained through a written agreement with YESCO. The colors shown are only approximated on the computer monitor. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the International Building Code and/or other applicable local codes. This includes proper grounding and bonding of the sign.



Revisions

No.	Date / Description
09	10.22.2025 (TY)
1	11.07.2025 TY
2	11.19.2025 TY
...	...
...	...
...	...

JO #

Approval

A/E Sign / Date

Client Sign / Date

Kane County

Street Address
Kanab, Utah
Act/Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 18.1

This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

Community Center - Kanab



CHANGED
SCALE ADJUSTMENT

SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) SET OF
NON ILLUMINATED, FCO LETTERS

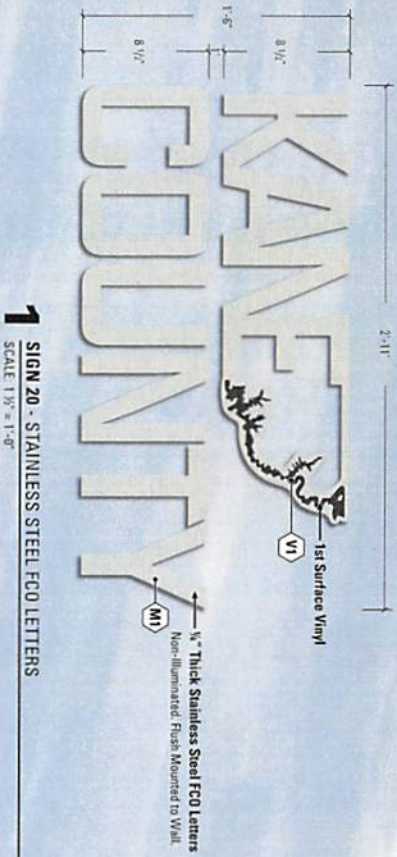
**PERMITTING SIGN AREA: -- FT.
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED**

COLOR KEY

M1 | Stainless Steel

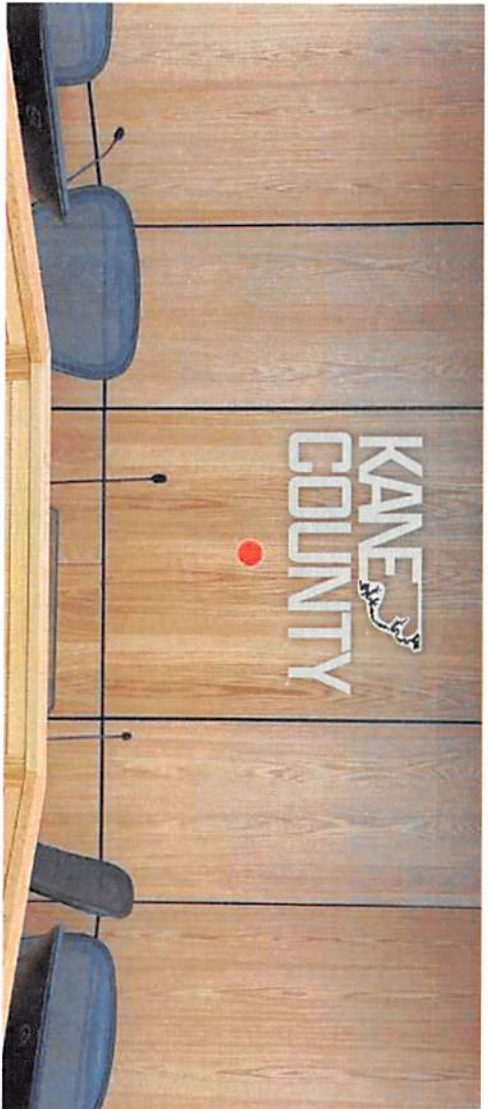
V1 | Black
This sign has one surface finish. The colors depicted on this rendering are not to scale. The colors shown herein are the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.
The colors shown are only approximated on any computer monitor, tablet or laser print. The final product may vary slightly in color from your computer monitor or print.

DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com
© 2025 YESCO LLC. All right reserved



↑ SIGN 20 - STAINLESS STEEL FCO LETTERS
SCALE 1 1/2" = 1'-0"

ART SUPERIMPOSED AT APPROX RELATIVE SCALE



ART SUPERIMPOSED AT APPROX RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

Revisions

No.	Date / Description
01g	10.22.2025 (TY)
1	11.07.2025 TY
2	11.19.2025 TY
3	04.30.2026 TY
...	...
...	...
...	...

J0 #

Approval

A/E Sign / Date

Client Sign / Date

Kane County
Street Address
Kanab, Utah
Acct Exec: Ryan Can
Designer: Tyler Young

OPY-61096 R4
ART 19.0

DESIGN

4679 South River Road
 St. George, UT 84790
 435.628.0350
 www.yesco.com

© 2025 YESCO LLC. All right reserved
 This drawing was created to assist you in visualizing our proposal. The original ideas herein are the property of YESCO LLC. Permission to copy or revise this drawing can only be obtained through a written agreement with YESCO.
 The colors shown are only approximated on any computer monitor, inkjet or laser print. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 600 of the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
Org.	10.22.2025 (TY)
1	11.07.2025 TY
2	11.19.2025 TY
4	04.30.2026 TY
---	---
---	---
---	---
---	---
---	---
---	---

JO #

Approval

A/E Sign / Date
 Client Sign / Date

Kane County

Street Address
 Kanab, Utah
 Acct. Exec: Ryan Cain
 Designer: Tyler Young

OPY-61096 R4

LOC 3.0

CHANGED
 * SIGN 21.1 ADDED



Aaron Burr

Brandywine

E Brandywine

Big Water Food Pantry -
 Food Distribution Center

United States
 Postal Service

Kane County Care
 & Share Food Bank

SIGN 21.1

SIGN 21

SIGN 10.3



Care & Share - Big Water



1 SIGN 21 - FCOS
SCALE: 1" = 1'-0"

SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) SET OF NON ILLUMINATED, FCO LETTERS

PERMITTING SIGN AREA: -- FT
FINAL ELECTRICAL CONNECTION
N/A NOT INCLUDED

COLOR KEY
P1 - Black
Note: Black on-site may vary. The color depicted on this drawing may not match actual colors on finished display. Please refer to color-cards and their appropriate vendor specified samples for approved color specifications.

DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com

The drawing was created to assist you in visualizing our proposal. The original design version is the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.

The colors shown are only approximated on any computer monitor. Colors of final print will vary slightly from the colors shown on your computer monitor or print.

The sign is installed in accordance with the requirements of Article 600 of the National Electrical Code. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
001	10.22.2025 ITM
002	11.07.2025 TY
003	11.19.2025 TY
...	...
...	...
...	...

ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

J0 #

Approval

A/E Sign / Date _____

Client Sign / Date _____

Kane County

Street Address
Kanab, Utah

Acct. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 20.0

Care & Share - Big Water

KANE COUNTY OR

KANE COUNTY

1 SEE ART 10.0 & 10.1 - FOO LETTERS
SCALE 1" = 1'-0"

ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

SCOPE OF WORK
SEE ART 9.0 & 9.01



DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350
WWW.YESCO.COM

The drawing was created to assist you in visualizing the proposed design. All elements herein are the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.
The colors shown are only approximated on any computer monitor, tablet or laser print. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 800 of the National Electrical Code and / or other applicable local codes. The sign must be properly grounded and bonded to the sign.

Revisions

No.	Date / Description
001	10.22.2023 (TY)
002	11.07.2023 (TY)
003	11.19.2023 (TY)
004	02.04.2026 (TY)

J0 #

Approval

A/E Sign / Date

Client Sign / Date

Kane County

Street Address
Kanab, Utah
Acct. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 21.0

Care & Share - Big Water



CHANGED
NEW SIGN

SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) SET OF NON ILLUMINATED, FCO LETTERS

PERMITTING SIGN AREA: ... FT²
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY

P1 | Black - indicates color, the color depicted on this rendering may not match actual color finished design. Please refer to color cabinets and their appropriate vendor specified samples for approved color specifications.



DESIGN

4679 South River Road
St. George, UT 84790
435.628.0350

www.yesco.com

The drawing was created to assist you in visualizing the proposed design. The colors herein are the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.
The colors shown are only approximated on any computer monitor, tablet or laser print. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 906 of the National Electrical Code and/or other applicable local codes. The color and/or other applicable local codes are the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.

Revisions

No.	Date / Description
001	10.22.2023 (TY)
002	11.07.2023 TY
003	11.19.2023 TY
004	02.04.2025 TY
005	04.30.2026 TY

J0 #

Approval

A/E Sign / Date

Client Sign / Date

Kane County

Street Address
Kanab, Utah
Acct. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R4

ART 21.0

1 SIGN 21.1 - FCOs
SCALE: 1" = 1'-0"

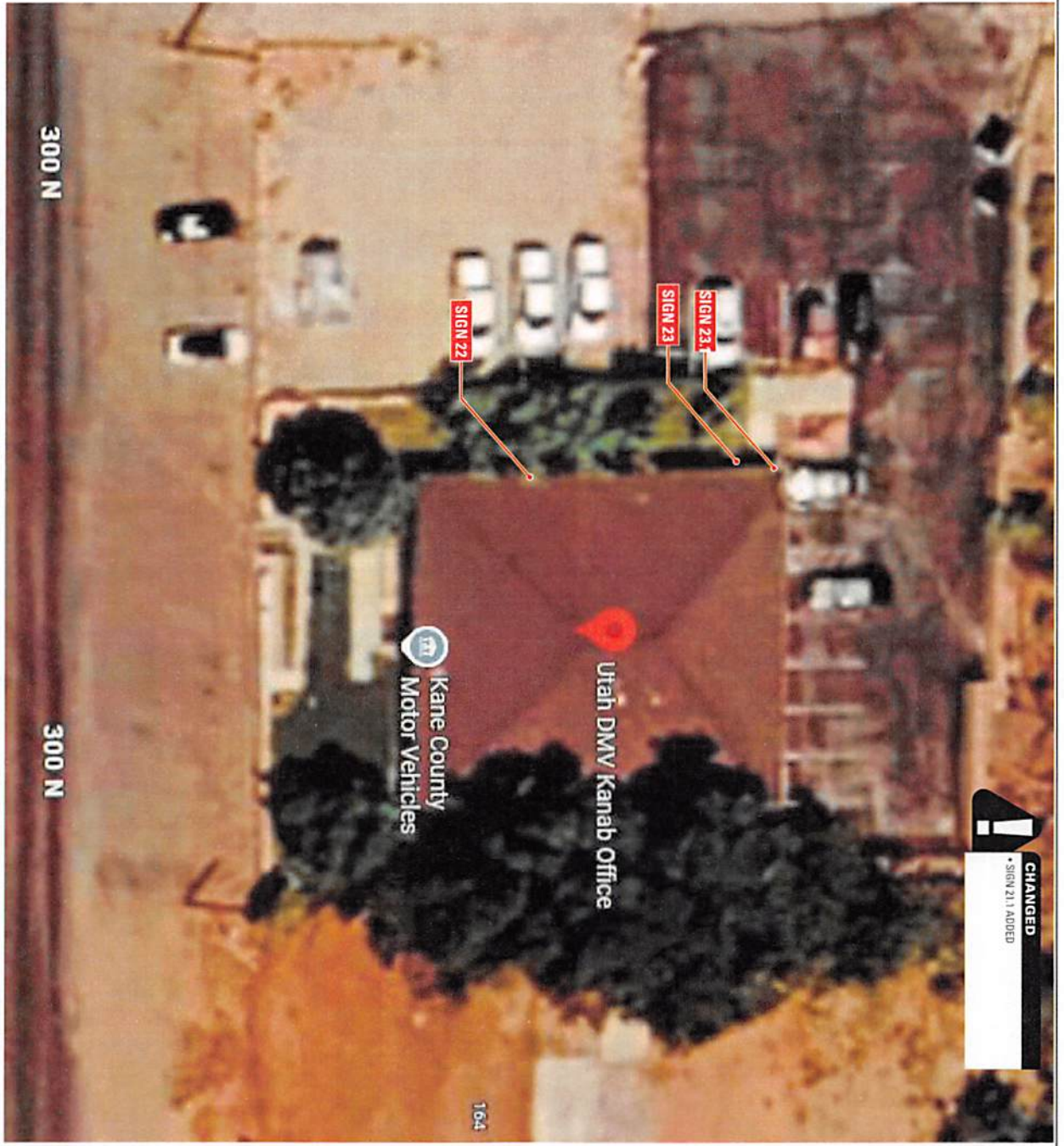


ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

CHANGED
 • SIGN 21, 1 ADDED



300 N

300 N



DESIGN
 4679 South River Road
 St. George, UT 84790
 435.628.0350
 www.yesco.com

This drawing was created in accordance with the requirements of Article 900 of the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.
 The sign is included in accordance with the requirements of Article 900 of the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.
 The final product may vary slightly in color from your computer monitor or print.



Revisions

No.	Date / Description
01	10.22.2025 (TY)
Δ	11.07.2025 TY
Δ	11.19.2025 TY
Δ	04.30.2026 TY
...	...
...	...
...	...

J0 #

Approval

A/E Sign / Date
 Client Sign / Date

Kane County
 Street Address
 Kanab, Utah
 Archt. Exec: Ryan Cain
 Designer: Tyler Young

OPY-61096 R4

LOC 4.0

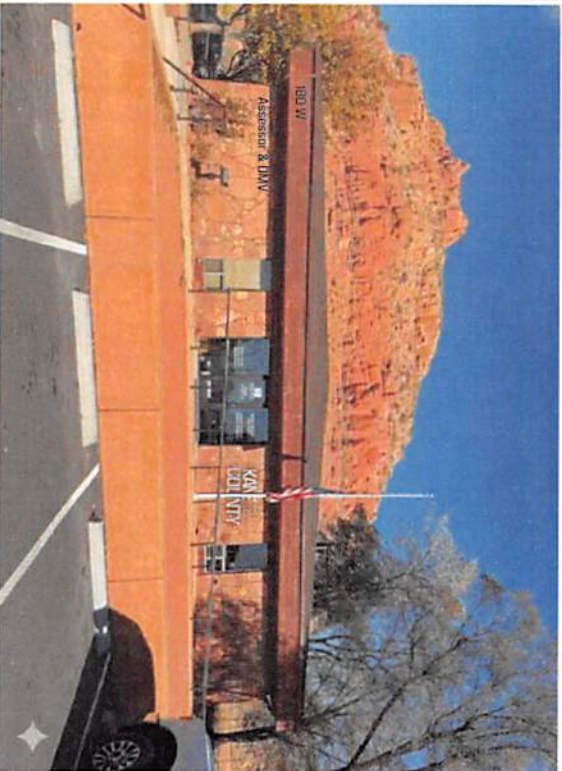
DMV - Kanab

OPTION 1



1 SIGN 22 - FCO LETTERS
SCALE: 1" = 1'-0"

ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) SET OF NON ILLUMINATED FCO LETTERS

PERMITTING SIGN AREA: -- FT²
FINAL ELECTRICAL CONNECTION: N/A NOT INCLUDED

COLOR KEY

M1 Stainless Steel
Note: Black, aluminum, and other colors on this rendering may not match actual colors on their appropriate vendor. Request samples for approved color specifications.



DESIGN

4879 South River Road
St. George, UT 84790
435.628.0350

www.yesco.com

© 2025 YESCO LLC. All rights reserved. This drawing was created to assist you in visualizing our proposal. The original ideas herein are the property of YESCO LLC. Permission to copy or revise this drawing can only be obtained through a written agreement with YESCO. The colors shown are only approximated on any computer monitor, tablet or laser print. They do not represent the actual color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 606 of the National Electrical Code and all other applicable local codes. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
01	10.22.2025 (TY)
1	11.07.2025 TY
2	11.19.2025 TY
...	...
...	...
...	...

J0 #

Approval

A/E Sign / Date

Client Sign / Date

Kane County

Street Address
Kanab, Utah
Acct. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 22.0



DMV - Kanab

OPTION 2



1 SIGN 22 - FCO LETTERS
SCALE: 1" = 1'-0"

- PI 1/2" Thick FCO Backer w/ Painted Finish (see color key) Pa Mounted Flush to Building.
- MI 1/2" Thick FCO w/ Stainless Finish (see color key) Flush to Backer

SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) SET OF NON ILLUMINATED, FCO LETTERS

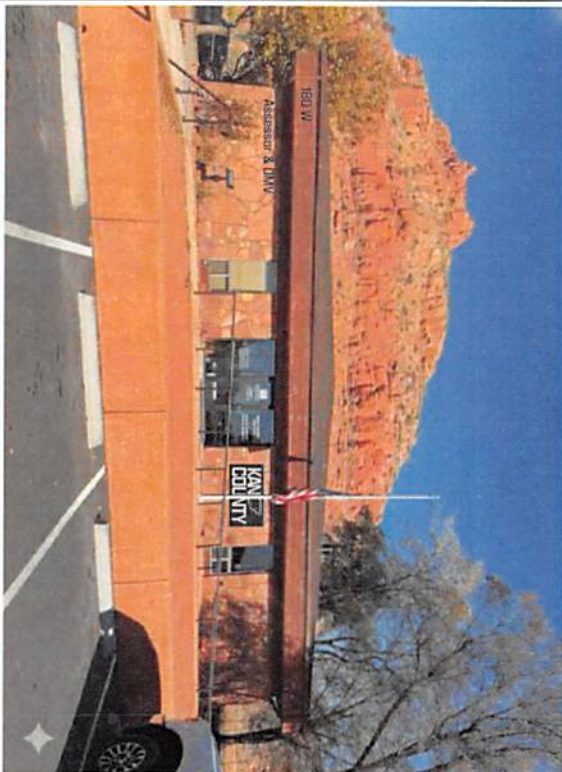
PERMITTING SIGN AREA: .117
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY

MI 1/2" Stainless Steel
PI 1/2" Backer

The sign is to be fabricated on-site. The color depicted on this rendering may not match actual finished product. Please refer to color swatches and their appropriate vendor specified samples for approved color specifications.

ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for prebidding and review purposes only.



DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com

© 2025 YESCO LLC. All rights reserved. The drawing was created to assist you in visualizing our proposal. The original drawings are the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO. The colors shown are only approximated on any computer monitor, tablet or laser print. They do not represent the actual color of the sign from your computer monitor or print.

This sign is included in accordance with the requirements of Article 600 of the National Electrical Code. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
001	10.22.2025 ITM
002	11.07.2025 TY
003	11.19.2025 TY
...	...
...	...
...	...

J0 #
Approval

A/E Sign / Date

Client Sign / Date

Kane County
Street Address
Kanab, Utah
Acct. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3
ART 22.1

DMV - Kanab



CHANGED
NEW SIGN

SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) SET OF
NON ILLUMINATED, FCO LETTERS

PERMITTING SIGN AREA: -114
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY

P1 Black
Note: Unless otherwise noted, the colors depicted
on this drawing may not match actual colors on
material. Final color selection is subject to the
final product. Final color selection is subject to
their approver, vendor specified samples for
approved color specifications.



DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com

© 2025 YESCO LLC. All right reserved
This drawing was created to assist you in
visualizing our proposal. The original ideas
and specifications are the property of YESCO
LLC. Permission to copy or reuse this drawing can
only be obtained through a written agreement
with YESCO.
The colors shown are only approximate on
any computer monitor, tablet or laser print.
The final product may vary slightly in color
from your computer monitor or print.

This sign is installed in accordance with the
requirements of Article 600 of the National
Electrical Code and / or other applicable local
codes. This includes proper grounding and
bonding of the sign.



Revisions

No.	Date / Description
01	10.22.2025 (TY)
02	11.07.2025 TY
03	11.19.2025 TY
04	02.04.2026 TY
05	04.30.2026 TY
...	...
...	...
...	...

J0 #

Approval

A/E Sign / Date

Client Sign / Date

Kane County

Street Address
Kanab, Utah
Acct. Exec: Ryan Cain
Designer: Tyler Young

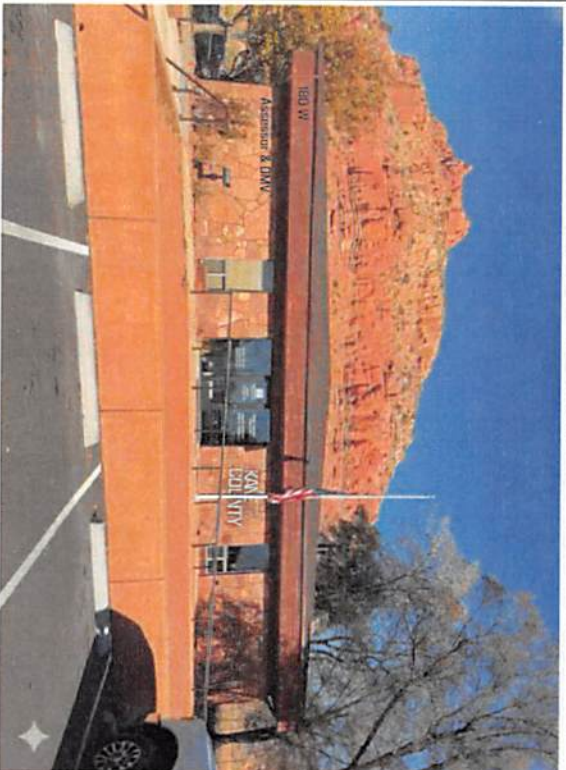
OPY-61096 R4

ART 23.1



1 SIGN 23.1 - FCOs
SCALE: 1" = 1'-0"

ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.



CHANGED

- SIGN 27.1 ADDED
- SIGN 27.2 ADDED
- SIGN 27.3 ADDED
- SIGN 27.42 ADDED
- SIGN 26 MOVED
- SIGN 27 MOVED



DESIGN

4679 South River Road
 St. George, UT 84790
 435.628.0350
 www.yesco.com

© 2025 YESCO LLC. All right reserved
 This drawing was created to assist you in visualizing our proposal. The original ideas herein are the property of YESCO LLC. Permission to copy or revise this drawing can only be obtained through a written agreement with YESCO.
 The colors shown are only approximated on any computer monitor, inkjet or laser print. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 600 of the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.



Revisions

No.	Date / Description
Org.	10.22.2025 (TY)
1	11.07.2025 TY
2	11.19.2025 TY
4	04.30.2026 TY
---	---
---	---
---	---
---	---
---	---
---	---

JO #

Approval

A/E Sign / Date
 Client Sign / Date

Kane County

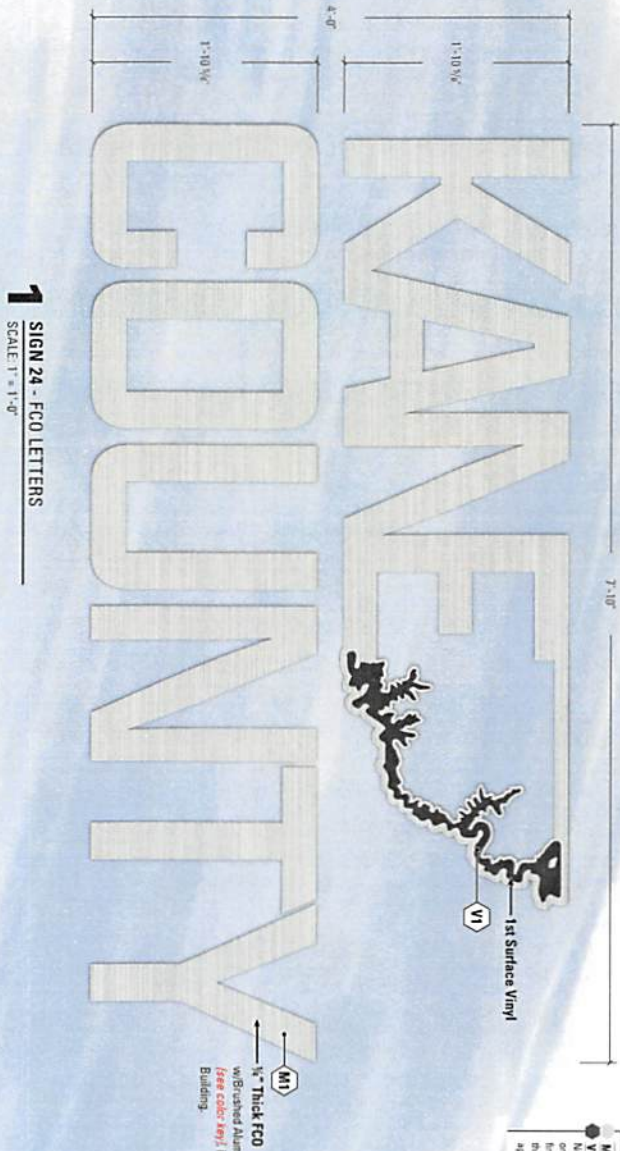
Street Address
 Kanab, Utah
 Acct. Exec: Ryan Cain
 Designer: Tyler Young

OPY-61096 R4

LOC 5.0

NEC - The Valley - Orderville

OPTION 1



SCOPE OF WORK

MANUFACTURE & INSTALL ONE (1) SET OF NON ILLUMINATED FCO LETTERS

PERMITTING SIGN AREA - FT
FINAL ELECTRICAL CONNECTION -
N/A NOT INCLUDED

COLOR KEY

M1 Stainless Steel

Y1 Black

Note: Unless otherwise noted, the colors depicted on this rendering may not match actual colors on finished display. Please refer to color callouts and their appropriate vendor specified samples for approved color specifications.



4679 South River Road
St. George, UT 84790
435.628.0350
WWW.YESCO.COM

© 2023 YESCO LLC. All right reserved
This drawing was created to assist you in visualizing our proposal. The original ideas herein are the property of YESCO LLC. Permission to copy or reuse this drawing can be granted through a written agreement with YESCO.
The colors shown are only approximated on any computer monitor, tablet or laser print. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 600 of the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.



Revisions

No.	Date / Description
01	10.22.2023 (TY)
1	11.07.2023 TY
2	11.19.2023 TY
...	...
...	...
...	...

JO #

Approval

Client Sign / Date

Street Address
Kane County, Utah

Acct Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 24.0

ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

NEC - The Valley - Orderville

OPTION 2



- ① "Thick FCO Backer w/painted Finish (see color key) Pin Mounted Flush to Building.
- ② "Thin FCO Backer w/Stainless Finish (see color key) Flush to Backer

SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) SET OF NON ILLUMINATED FCO LETTERS

PERMITTING SIGN AREA 1 - ITT
FINAL ELECTRICAL CONNECTION -
N/A NOT INCLUDED

COLOR KEY

M1 Stainless Steel

P1 Black

Note: Unless otherwise noted, the colors depicted on this rendering may not match actual colors on finished display. Please refer to color catalogs and their appropriate vendor specified samples for approved color specifications.



4679 South River Road
St. George, UT 84790
435.628.0350

www.yescoco.com

© 2025 YESCO LLC. All right reserved
This drawing was created to assist you in visualizing our proposal. The original data herein are the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO. Colors are only approximated on this color monitor, either of laser print. The final product may vary slightly in color from your computer monitor or print.

The sign is installed in accordance with the requirements of Article 600 of the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
001	10.22.2025 [TY]
1	11.07.2025 TY
2	11.19.2025 TY
...	...
...	...
...	...

JO #

Approval

A/E Sign / Date

Client Sign / Date

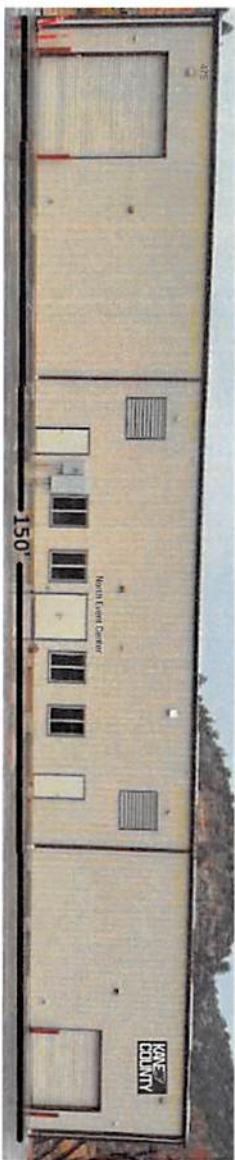
Kane County

Street Address
Kanab, Utah
Acct. Exec: Ryan Can
Designer: Tyler Young

OPY-61096 R3

ART 24.1

ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

North Event Center

1 SIGN 25 - FCOS
SCALE: 1" = 1'-0"



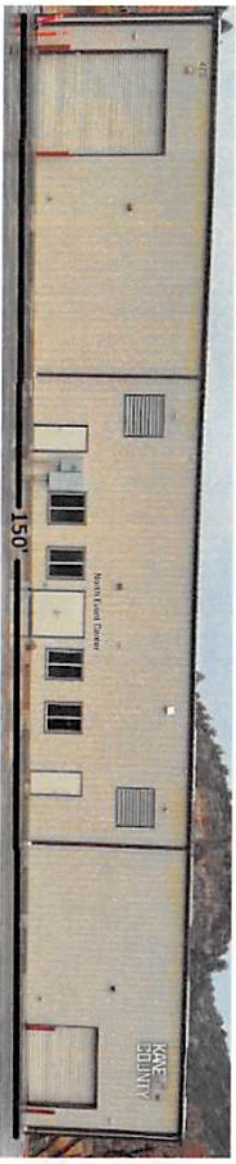
SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) SET OF NON ILLUMINATED, FC0 LETTERS

PERMITTING SIGN AREA: --FT²
FINAL ELECTRICAL CONNECTION: N/A NOT INCLUDED

COLOR KEY

P1 Black
Note: Unless otherwise noted, the colors depicted in this drawing are for informational purposes only. Final colors are subject to change. Please refer to color charts and their appropriate vendor specified samples for approved color specifications.

P1 1/2" Thick FC0
w/ Painted Finish *See color key* Pin Mounted Flush to Building.



ART SUPERIMPOSED AT APPROX. RELATIVE SCALE

This design does not constitute production ready artwork and is to be used exclusively for printing and review purposes only.



DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com

This drawing was created to assist you in the design and construction of the sign. The colors shown are only approximate on any computer monitor, tablet or laser print. The final product may vary slightly in color from your computer monitor or print.

The sign is installed in accordance with the requirements of Article 600 of the National Electrical Code and/or other applicable local codes. The sign shall be properly grounded and bonded to the sign.

Revisions

No.	Date / Description
01g	10.22.2025 ITYI
1	11.10.2025 TY
2	11.19.2025 TY
3	02.04.2026 TY
...	...
...	...
...	...

J0 #

Approval

A/E Sgnr / Date

Client Sgnr / Date

Kane County

Street Address
Kanab, Utah

Acct. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 25.0

NEC - The Valley - Orderville

OPTION 1



1 SIGN 26 - FCO LETTERS
SCALE: 1" = 1'-0"

ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for pricing and review purposes only.

SCOPE OF WORK
MANUFACTURE & INSTALL ONE(1) SET OF
NON ILLUMINATED, FCO LETTERS

PERMITTING SIGN AREA: -- IT'
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY

M1 Stainless Steel
Note: Blank reference noted, the color depicted on this rendering may not match actual colors on finished display. Please refer to color calibration and other appropriate vendor specified standards for approved color specifications.

M1 1/4" Thick FCO
with Brushed Aluminum or Stainless Finish
See color key. Pan Mounted Flush to Building.



4879 South River Road
St. George, UT 84790
435.628.0350

www.yesco.com

The drawing was created to assist you in visualizing our proposal. The original files herein are the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.
The colors shown are only approximated on any computer monitor, tablet or laser print. They are not intended to be a color match from your computer monitor or print.

The sign is installed in accordance with the requirements of Article 600 of the National Electrical Code. The sign is installed in accordance with the requirements of Article 600 of the National Electrical Code. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
01	10.22.2025 ITV
02	11.07.2025 TY
03	11.19.2025 TY
...	...
...	...
...	...

Approval

A/E Sign / Date _____
Client Sign / Date _____

Kane County
Street Address
Kanab, Utah
Acct. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 26.0

NEC - The Valley - Orderville

OPTION 2



1 SIGN 26 - FCO LETTERS
SCALE: 1" = 1'-0"

SCOPE OF WORK
MANUFACTURE & INSTALL **ONE (1)** SET OF NON ILLUMINATED, FCO LETTERS

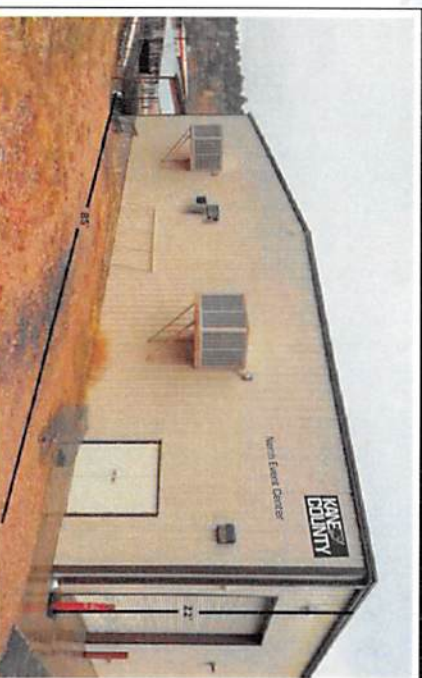
PERMITTING SIGN AREA: --FT²
FINAL ELECTRICAL CONNECTION: N/A NOT INCLUDED

COLOR KEY

M1 Stainless Steel
P1 Pin
Note: Unless otherwise noted, the colors depicted on this rendering may not match actual colors on finished signage. Please refer to color charts and their appropriate vendor specified samples for approved color specifications.

- P1** Stainless Steel
- M1** Pin
- M1** Thick FCO w/ Painted Finish *(see color key)* Flush to Backer
- M1** Thick FCO w/ Stainless Finish *(see color key)* Flush to Backer
- M1** Thick FCO w/ Stainless Finish *(see color key)* Flush to Backer

ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for pricing and review purposes only.



DESIGN
4679 South River Road
St. George, UT 84790
435.678.0350
www.yesco.com

© 2025 YESCO LLC. All right reserved
The drawing was created to assist you in visualizing our proposal. The original data herein are the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.
The colors shown are only approximated on this rendering. The actual colors may vary from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 600 of the National Electrical Code. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
001	10.22.2025 [NY]
002	11.07.2025 TV
003	11.19.2025 TV
...	...
...	...

JO #

Approval

A/E Sign / Date

Client Sign / Date

Kane County

Street Address
Kanab, Utah
Acct. Exec: Ryan Can
Designer: Tyler Young

OPY-61096 R3

ART 26.1

North Event Center

1 SIGN 27 - FCOS
SCALE: 1" = 1'-0"

1'-0 1/2" - 1'-0"
8 3/4"

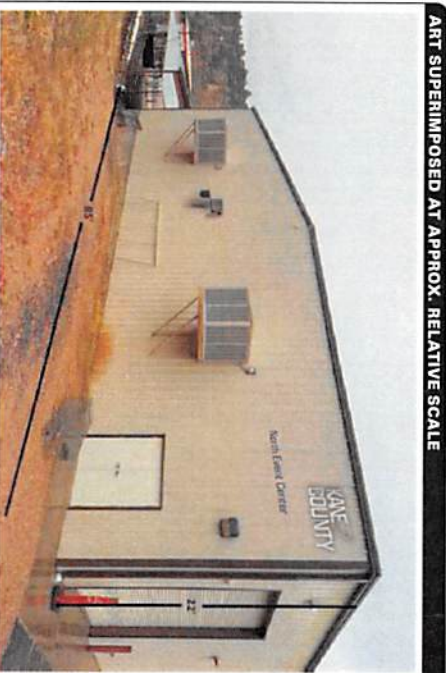
10'-4 1/2"

SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) SET OF
NON ILLUMINATED, FC0 LETTERS

PERMITTING SIGN AREA - 11'
FINAL ELECTRICAL CONNECTION
N/A NOT INCLUDED

COLOR KEY
P1 | Black
The colors shown are only approximated on this rendering and may not match the finished display. Please refer to color calibrations and their appropriate vendor specified samples for approved color specifications.

1/2" Thick FC0
Weathered Finish /see color key/ Fin
Maintained Flush to Building



This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.



DESIGN
4879 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com
© 2025 YESCO LLC. All right reserved

The drawing was created to assist you in visualizing the proposed sign. The colors shown here are the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.

The colors shown are only approximated on any computer monitor, tablet or laser print. The final product may vary slightly in color from your computer monitor or print.

The sign is installed in accordance with the requirements of Article 600 of the National Electrical Code and/or other applicable local codes. The sign must be properly grounded and bonded to the sign.

Revisions

No.	Date / Description
001	10/22/2025 (TY)
1	11/07/2025 TY
2	11/19/2025 TY
3	02/04/2026 TY

J0 #

Approval

A/E Sign /Date

Client Sign /Date

Kane County

Street Address
Kanab, Utah
Acct Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 27.0

NEC - The Valley - Orderville



CHANGED
NEW SIGN

SCOPE OF WORK
MANUFACTURE & INSTALL TWO (2) SETS OF NON ILLUMINATED, FCO LETTERS

PERMITTING SIGN AREA: .117'
FINAL ELECTRICAL CONNECTION: N/A NOT INCLUDED

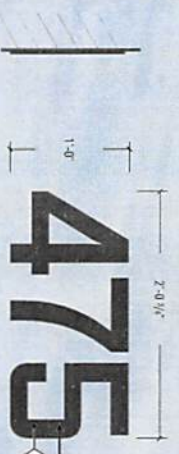
COLOR KEY

PI Black
Note: Unless otherwise noted, the colors depicted on this rendering may not match actual colors on finished display. Please refer to color callouts and their appropriate vendor specified samples for approved color specifications.

KEYSTROKING

475
SIGN 27.1

475
SIGN 27.2



1 SIGN 27.1 & SIGN 27.2 - FCOs
SCALE 1" = 1'-0"



DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350

WWW.YESCO.COM

© 2025 YESCO LLC. All right reserved
This drawing was created to assist you in visualizing our proposal. The original ideas herein are the property of YESCO LLC.
Permission to copy or revise this drawing can only be obtained through a written agreement with YESCO. All shown are only approximate on any computer monitor, tablet or laser print. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 600 of the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
01	10.22.2025 (TY)
1	11.07.2025 TY
2	11.19.2025 TY
3	02.04.2026 TY
4	04.30.2026 TY
...	...
...	...
...	...

JO #

Approval

A/E Sign / Date

Client Sign / Date

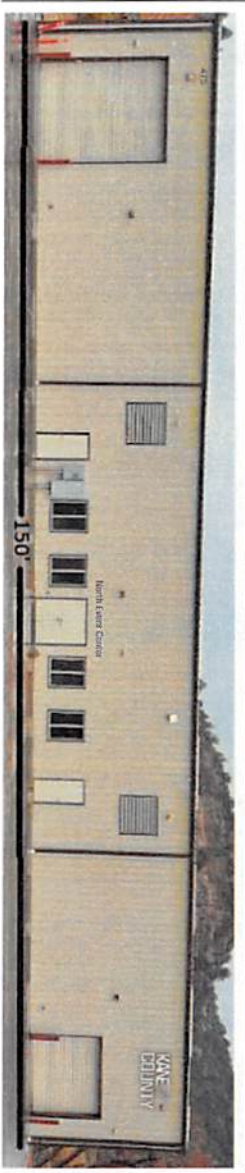
Kane County

Street Address
Kanab, Utah
Atcl. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R4

ART 27.1

ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for preading and review purposes only.

NEC - The Valley - Orderville



CHANGED
NEW SIGN

SCOPE OF WORK
MANUFACTURE & INSTALL TWO (2) DIRECTIONAL ENTRANCE SIGNS

PERMITTING SIGN AREA: ...ETC
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY

M1 Stainless Steel
The colors shown are only approximated on any computer monitor, tablet or laser print. The final product may vary slightly in color from your computer monitor or print.

DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com

The drawing was created to assist you in visualizing our proposal. The colors shown are the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.

This sign is installed in accordance with the requirements of Article 800 of the National Electrical Code and/or other applicable local codes and regulations. Proper grounding and bonding of the sign.

Revisions



No.	Date / Description
Orig	10.22.2025 (TY)
1	11.07.2025 TY
2	11.19.2025 TY
3	04.30.2026 TY
...	...
...	...
...	...

J0 #

Approval

A/E Sign / Date

Client Sign / Date

Kane County
Street Address
Karnad, Utah
Acct. Exec: Ryan Can
Designer: Tyler Young

OPY-61096 R4

ART 27.2



1 SIGN TYPE - WAVYFINDING DIRECTIONAL SIGN
SCALE: 1" = 1'-0"

This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.



CHANGED
SIGN 32 ADDED



DESIGN

4679 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com

© 2025 YESCO LLC. All rights reserved.
This drawing was created to assist you in visualizing the proposed design. It is not a contract. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.
The colors shown are only approximated on any computer monitor, tablet or laser print. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 600 of the National Electrical Code and/or other applicable local codes. Please ensure proper grounding and bonding of the sign.

Revisions

No.	Date / Description
01g	10.22.2025 (TY)
1	11.07.2025 (TY)
2	11.19.2025 (TY)
3	04.30.2026 (TY)
...	...
...	...
...	...

Approval

Client Sign / Date
A/E Sign / Date

Kane County

Street Address
Kanab, Utah
Acct. Exec: Ryan Cain
Designer: Tyler Young

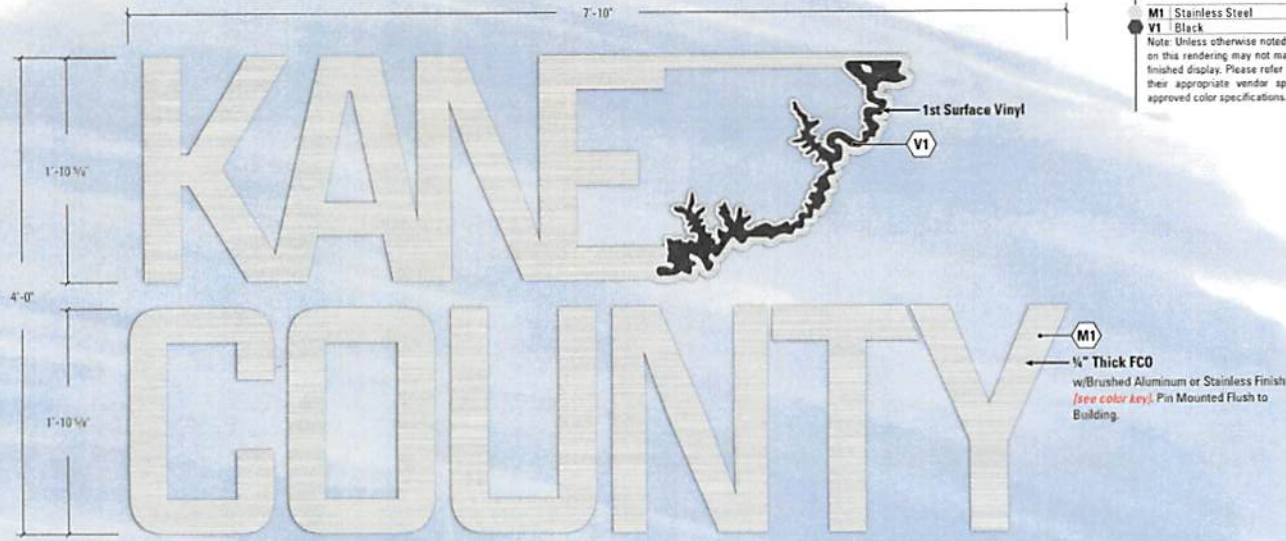
OPY-61096 R4

LOC 6.0



415 E - Orderville

OPTION 1



1 SIGN 28 - FCO LETTERS
SCALE: 1" = 1'-0"

SCOPE OF WORK
MANUFACTURE & INSTALL **ONE (1)** SET OF
NON ILLUMINATED, FCO LETTERS

PERMITTING SIGN AREA -- FT:
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY
M1 | Stainless Steel
V1 | Black
Note: Unless otherwise noted, the colors depicted on this rendering may not match actual colors on finished display. Please refer to color-callouts and their appropriate vendor specified samples for approved color specifications.



DESIGN

4679 South River Road
St. George, UT 84790
435.628.0350
www.yesco.com

© 2025 YESCO LLC. All right reserved
This drawing was created to assist you in visualizing our proposal. The original ideas herein are the property of YESCO LLC. Permission to copy or revise this drawing can only be obtained through a written agreement with YESCO.
The colors shown are only approximated on any computer monitor, inkjet or laser print. The final product may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the requirements of Article 600 of the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.



Revisions

No.	Date / Description
Org.	10.22.2025 [TY]
1	11.07.2025 TY
2	11.19.2025 TY
---	---
---	---
---	---
---	---
---	---
---	---
---	---

JO #

Approval

A/E Sign / Date

Client Sign / Date

Kane County

Street Address
Kanab, Utah
Acct. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 28.0

ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



415 E - Orderville

OPTION 2



1 SIGN 28 - FCO LETTERS
SCALE: 1" = 1'-0"

ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

SCOPE OF WORK
MANUFACTURE & INSTALL **ONE (1)** SET OF NON ILLUMINATED, FCO LETTERS

PERMITTING SIGN AREA: --FT²
FINAL ELECTRICAL CONNECTION: N/A NOT INCLUDED

COLOR KEY

M1 Stainless Steel
P1 Sign Backer
Note: Backer substance noted, the color depicted on this rendering may not match actual colors on finished display. Please refer to color calibrations and their appropriate vendor specified samples for approved color specifications.



DESIGN
4879 South River Road
St. George, UT 84790
435.678.0350

www.yesco.com

© 2025 YESCO LLC. All rights reserved.
This drawing was created to assist you in visualizing our proposal. The original data herein are the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.
The colors shown are only approximated on this drawing. The final product may vary slightly from your computer monitor of print.

The sign is installed in accordance with the requirements of Article 606 of the International Building Code. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
01g	10.22.2025 [1Y]
01h	11.07.2025 [Y]
01i	11.19.2025 [Y]
...	...
...	...
...	...

J0 #

Approval

A/E Sign / Date

Client Sign / Date

Kane County

Street Address
Kanab, Utah
Acct. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 28.1

415 E - Orderville

Active Living Centers

1 SIGN 29 - FCOS
SCALE 1" = 1'-0"

SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) SET OF NON ILLUMINATED, FCOS LETTERS

PERMITTING SIGN AREA: -- FT²
FINAL ELECTRICAL CONNECTION: N/A NOT INCLUDED

COLOR KEY
P1: Black
Note: Unless otherwise noted, the colors depicted on this rendering may not match actual colors on finished display. Please refer to color-calls and their appropriate vendor specified samples for approved color specifications.

P1: 1/2" Thick FCOS
w/Polished Finish face color: **1872**, Pin Mounted Flush to Building

This sign is installed in accordance with the requirements of Article 900 of the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
01	10.22.2025 (TY)
02	11.07.2025 TY
03	11.19.2025 TY
04	02.04.2026 TY
...	...
...	...
...	...

J0 #

Approval

A/E Sign / Date

Client Sign / Date



This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350
WWW.YESCO.COM

© 2025 YESCO LLC. All rights reserved.
This drawing was created to assist you in visualizing our proposal. The original ideas herein are the property of YESCO LLC.
Permission to copy or reuse this drawing can only be obtained through a written agreement.
The colors shown are only approximate and any computer monitor, inkjet or laser print. The final product may vary slightly in color from your computer monitor or print.

Street Address
Kanaib, Utah
Arch. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 29.0



415 E - Orderville



1 SIGN 30 - FCOS
SCALE: 1" = 1'-0"

SCOPE OF WORK
MANUFACTURE & INSTALL ONE (1) SET OF
NON ILLUMINATED, FC0 LETTERS

PERMITTING SIGN AREA: .117'
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY

P1 - Black
Note: Unless otherwise noted, the colors depicted on this rendering may not match actual colors on finished display. Please refer to color-cabnets and their appropriate vendor specified samples for approved color specifications.



DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350

WWW.YESCO.COM

This drawing was created to assist you in visualizing our proposal. The original design herein are the property of YESCO LLC. Permission to copy or reuse this drawing can only be obtained through a written agreement with YESCO.
The colors shown are only approximated on this computer monitor and may vary slightly from your computer monitor or print.

This sign is installed in accordance with the requirements of the Utah State Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.

Revisions

No.	Date / Description
01	10/22/2025 (TY)
02	11/07/2025 (TY)
03	11/19/2025 (TY)
...	...
...	...
...	...

J0 #

Approval

A/E Sign / Date

Client Sign / Date

Kane County

Street Address
Kanab, Utah
Act. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R3

ART 30.0



ART SUPERIMPOSED AT APPROX. RELATIVE SCALE

This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

415 E - Orderville



CHANGED
• NEW SIGN

SCOPE OF WORK
MANUFACTURE & INSTALL **ONE (1)** SET OF
NON ILLUMINATED FCO LETTERS

PERMITTING SIGN AREA: - ITT
FINAL ELECTRICAL CONNECTION:
N/A NOT INCLUDED

COLOR KEY

P1 - Black
Note: Unless otherwise noted, the colors depicted on this rendering may not match actual colors on finished display. Please refer to color charts and their appropriate vendor specified samples for approved color specifications.



DESIGN
4679 South River Road
St. George, UT 84790
435.628.0350

WWW.YESCO.COM

© 2025 YESCO LLC. All right reserved
This drawing was created to assist you in visualizing our proposal. The original data herein are the property of YESCO LLC. Permission to copy or revise this drawing can only be obtained through a written agreement with YESCO.
The colors shown are only approximated on this drawing and may vary slightly in color from your computer monitor or print.

This sign is installed in accordance with the International Building Code and the National Electrical Code and / or other applicable local codes. This includes proper grounding and bonding of the sign.



Revisions

No.	Date / Description
01	10/22/2024 [TY]
02	11/07/2025 TY
03	11/19/2025 TY
04	04/30/2025 TY
...	...
...	...
...	...

J0 #

Approval

Art Sign / Date

Kane County

Street Address
Kanab, Utah
Act. Exec: Ryan Cain
Designer: Tyler Young

OPY-61096 R4

ART 32.0



ART SUPERIMPOSED AT APPROX. RELATIVE SCALE



This design does not constitute production ready artwork and is to be used exclusively for proofing and review purposes only.

KANE COUNTY SIGNAGE

Kane County Administrative Center			
	SIGN (ART)	PAGE	PRICE
Kane County Logo	1	1.0	\$10,479.00
North Entrance	2	2.0	\$1,348.00
Administrative Center	3	3.0	\$2,446.00
Main Entrance	4	4.0	\$1,278.00
Sixth District Court Entrance	5	5.0	\$2,701.00
Address 76 N	6	6.0	\$863.00
Directory Signs- Outside	7	7.0	\$745.00
Directory Signs- Outside	8	7.1	\$915.00
Campus and other county buildings Directory	9	8.0	\$6,171.00
Campus and other information digital display	9 op2	8.1	NA
Interior directory at hallway intersections	int	9.0	\$1,475.00
Commissioner dais Logo	20	19.0	\$3,455.00
			Total
		Option 1	\$31,876.00
		Option 2	\$33,705.00
Kanab Center Campus			
Kane County Logo	10.0, 10.1, 10.2, 10.3	10.0	\$4,016.00
Kane County Logo option 2	10.0, 10.1, 10.2, 10.3 op2	10.1	\$7,620.00
Community Outreach Center	11	11.0	\$1,998.00
Active Living Centers	12	12.0	\$2,129.00
Building Letters on Campus except B	13, 14, 14.1, 15	13.0	\$2,305.00
Building B Letters	16	13.2	\$615.00
Building B East side room labels	17	14.0	\$763.00
Snap frame for existing signs	18	15.0	\$967.00
Directory Signs	W5-1, W5-2,	16.1	\$1,812.00
Directory signs in back parking lot	W5-1	17.0	\$840.00
Entrance sign to back parking lot	19	18.0	\$27,647.00
Optional Renderings of entrance sign	18.1		
Care and Share OC			
			Total
		Option 1	\$43,092.00
		Option 2	\$46,696.00
Active Living Centers & Care and Share			
Big Water Care & Share	21	20.0	\$1,230.00
Big Water Care & Share Logo	10	21.0	\$1,301.00
Big Water Care & Share Logo option 2	10.1	21.0	\$2,202.00
Long Valley Building Logo	28	28.0	\$3,479.00
Long Valley Building Logo option 2	28 op 2	28.1	\$5,885.00
Long Valley Active Living Centers	29	29.0	\$1,966.00
Long Valley Care & Share	30	30.0	\$1,230.00
Long Valley Employee Entrance	31	31.0	\$1,966.00
			Total
		Option 1	\$3,932.00

rough estimate around \$8,000

If needed I can separate this one out to accomadate the different users

My preference is option 1 due to price and looks

These are frames that make it easy to change out the billboards in the signs

These are intended to help direct traffic to the rear parking lot. The sign by the Dumpster will go away if 18.0 is selected

This sign will provide a Kane County logo, address and directories for all buildings on the campus. 18.1 Provides optional renderings

This was added after I had pricing

The vendor and I discussed that this one might be unnecessary but it is up to the users of the building

		Option 2	\$3,196.00
Assessors/DMV			
Kane County Logo	22	22.0	\$2,018.00
Kane County Logo-option 2	22 op 2	22.1	\$3,740.00
Assessor & DMV	23	23.0	\$1,413.00
		Total	
		Option 1	\$3,431.00
		Option 2	\$5,153.00
NEC			
Kane County Logo North	24	24.0	\$3,479.00
Kane County Logo North option 2	24 op2	24.1	\$5,885.00
North Event Center/North	25	25.0	\$1,740.00
Kane County Logo/East	26	26.0	\$3,479.00
Kane County Logo/East option 2	26 op 2	26.1	\$5,885.00
North Event Center/East	27	27.0	\$1,740.00
NEC, Fairgrounds Entrance signs			
NEC Address			
		Total	
		Option 1	\$10,438.00
		Option 2	\$15,250.00

This was added after I had pricing
This was added after I had pricing

Overall Total
Options 1 \$92,769.00
Options 2 \$104,000.00

ITEM # 7

Acceptance of Outdoor Recreation Grant/Archery Range

ITEM # 8

Review of Legislative Issues

ITEM # 9

Commissioner Report on Assignments