

1681 Rice Street Roseville MN 55113 - Master Sign Plan

Building signage:

All signage will be exterior building wall signs. Wall sign requirements are: Internally illuminated individual channel letters and or logos on a raceway.

Wall signs meeting the total square footage allowed can be installed on façades on the continuous façade band; size and location to be determined at the discretion of the landlord.

Maximum area of signage permitted per elevation:

(North) - Interior parking lot facing McCarron Hills shopping center - 140 lineal feet x sign ratio of 2.0, total of 240 square feet.

(East) - Rice Street - 78 lineal feet x sign ratio of 2.0 total of 156 square feet.

(South) - Larpenteur Ave W. 140 lineal feet x sign ratio of 2.0, total of 240 square feet.

(West) - Parking lot facing apartment building, 78 lineal feet x sign ratio of 2.0, total of 156 square feet.

A sign permit is required for the installation of all signs on the premises and must conform to sign standards in zoning code 1010.05, under Community Business district.

Noble Laundromat signage:

N: 51.97 sf.

E:

S: 58.24 sf.

W: 27.77 sf.

Domino's signage:

N: $1.93 + 8.16 = 10.09$ sf.

E: 1.97 sf.

S: 8.16 sf.

W:

Noble Tobacco signage:

N: $38.79 + 30 + 23 = 91.79$ sf.

E: $18.7 + 35 = 53.7$ sf.

S: 35 sf.

W:

All sign totals:

N: 153.85 sf.

E: 55.67 sf.

S: 101.4 sf.

W: 27.77 sf.

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Maximum area of signage permitted per elevation:

Interior parking lot facing McCarron Hills shopping center - 140 lineal feet x sign ratio of 1.5, total of 210 square feet. **We would like to amend the current Noble Laundromat sign from 105.77 sf. to: 54.46 sf. - see revised drawing.**

Rice Street - 78 lineal feet x sign ratio of 1.5, total of 117 square feet.

Larpenteur Ave W. 140 lineal feet x sign ratio of 1.5, total of 210 square feet. Parking lot facing apartment building, 78 lineal feet x sign ratio of 1.5, total of 117 square feet.

A sign permit is required for the installation of all signs on the premises and must conform to sign standards in zoning code 1010.05, under Community Business district.



Attn: **Nabeel**

Date: _____

Notes:

Designed by **Ben**
P: 612-767-6340
E: design@signminds.com
SignMinds Creative Studio
2544 Central Ave NE
Mpls. MN 55418

Illuminated channel letter signs

RICE STREET SIDE
24" x 112"
18.7 sq ft



PARKING LOT (NORTH) SIDE
38" x 112"
30 sq ft

PARKING LOT (NORTH) SIDE
31" x 106"
23 sq ft



PLEASE REVIEW CAREFULLY.

Customer comments:

	Approve	Change	
Color	<input type="checkbox"/>	<input type="checkbox"/>	
Spelling	<input type="checkbox"/>	<input type="checkbox"/>	SIGN OFF _____
Size	<input type="checkbox"/>	<input type="checkbox"/>	Date _____

Noble Laundromat
1681 Rice Street
Roseville, MN 55113

Noble
LAUNDROMAT

Noble: 15.12
Laundromat: 39.34
Total:
54.46 square feet



Height to top of sign: 25'
Length of wall: 380"

Illuminated channel letter sign

LARPENTEUR AVE (SOUTH) SIDE

24" x 210"

35 sq ft



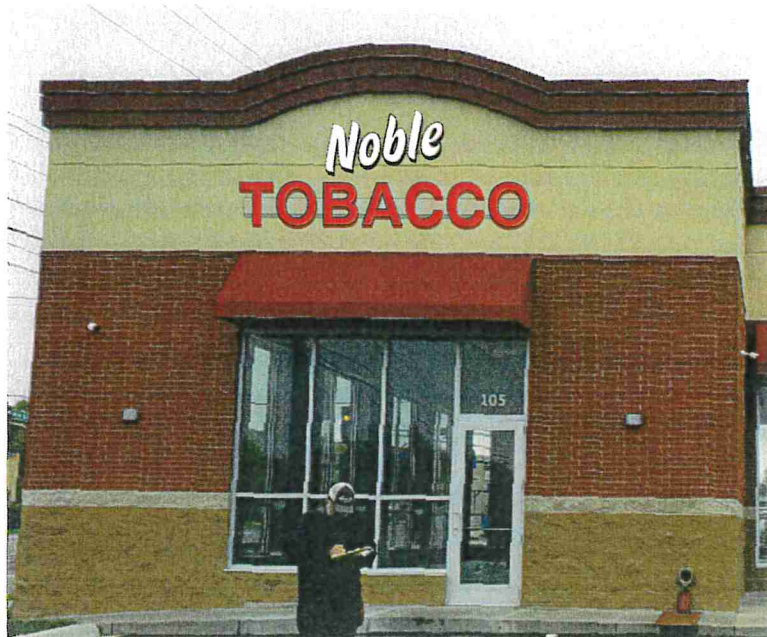
Illuminated channel letter signs

PARKING LOT (NORTH) SIDE

Noble: 28" x 64"

TOBACCO: 24" x 158"

38.79 sq ft



PARKING LOT (NORTH) SIDE

38" x 112"

30 sq ft

PARKING LOT (NORTH) SIDE

31" x 106"

23 sq ft



Illuminated channel letter signs

RICE STREET SIDE

32" x 112"

25 sq ft



RICE STREET SIDE

24" x 210"

35 sq ft





COMMUNITY DEVELOPMENT
2660 Civic Center Drive ♦ Roseville, MN 55113
Phone: (651) 792-7074

SIGN PERMIT

CITY CODE SECTION 1010.03
www.cityofroseville.com

OFFICE USE ONLY

Permit # 516N18-037

Receipt # 5/21/18

Permit Fee: \$ 135.81

License Fee: \$ —

City Planner signature & date

[Signature]

Bldg. Official signature & date

[Signature] 5-1-18

City of Roseville Contractor's License is required for all sign installations. Please allow at least 5 business days for plan review. Permit fee is based on the value of the job plus a 2% processing fee. Fee must be paid when the permit is picked up.

1. **Sign Contractor Company Name:** S.E.W. ENTERPRISES, INC.

Lic. #: CON-0365 Address: 5621 HWY 12 NE City/State/Zip: WILLMAR, MN. 56201

Last name: WAGAR First name: SCOTT

Phone number: 320-382-6268 Email address: sewsigns@gmx.com

2. **Property Owner/Manager Company Name:** DOMINO'S PIZZA

Address: EAST HWY 12 City/State/Zip: WILLMAR, MN. 56201

Last name: RANDEL First name: DAVE

3. **Proposed Sign(s):** **PLEASE NOTE: Banners, portable signs, and mobile signs are prohibited.**

Street Address: 1681 RICE ST

Brief description of work: Install DOMINO'S signs on the north and south side. Also small flag sign on east side of building

Duration: Temporary from: _____ to: _____

Permanent Conforms to Master Sign Plan: Yes N/A

4. **Building Sign(s):**

Length of building/tenant frontage: _____

Total proposed sign area: 22.15 sq ft Number of proposed signs: 5

5. **Freestanding Sign(s):** Requires review and approval of engineered structural plans by Building Official.

Overall sign height: _____

Total proposed sign area: _____ Number of proposed signs: _____

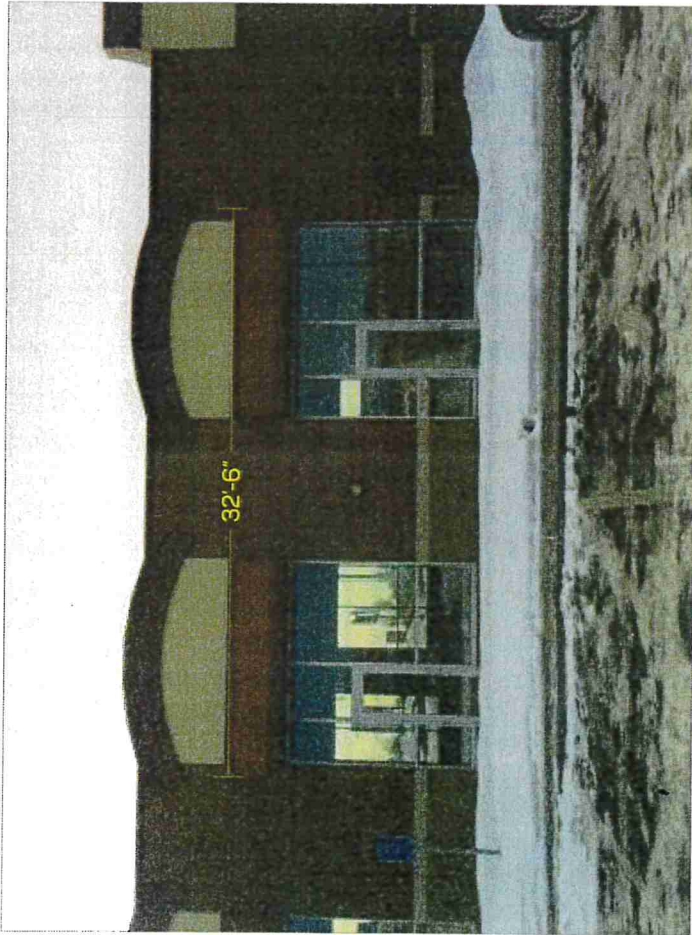
6. **Required Plans:** Complete specifications and scaled elevation drawings are required for all signs. Elevations for building signs should show the related building walls, and elevations for freestanding signs should show the entire sign structure. A scaled site plan showing the location of the proposed sign(s) and engineered structural plans are also required for freestanding signs. Refer to §1010 of the City Code for sign regulations.

7. **Valuation:** Total cost of materials and labor for all proposed signs: \$ \$4500.00

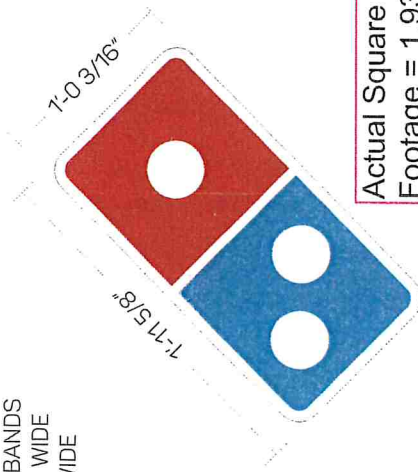
8. **Signature(s):** The undersigned hereby make(s) application to the City of Roseville to perform the work as herein described. The undersigned further state(s), under penalty of law, that the work will be performed in accordance with the MN State Building Code, this application, and any approved plans and/or specifications.

Contractor: Scott Wagar Date: 4/24/2018

Property Owner: [Signature] Date: 4/30/2018



EXISTING:
 CREAM COLOR SIGN BANDS
 2'-3 1/2" TALL x 11'-4" WIDE
 19'-8" TALL x 32'-6" WIDE

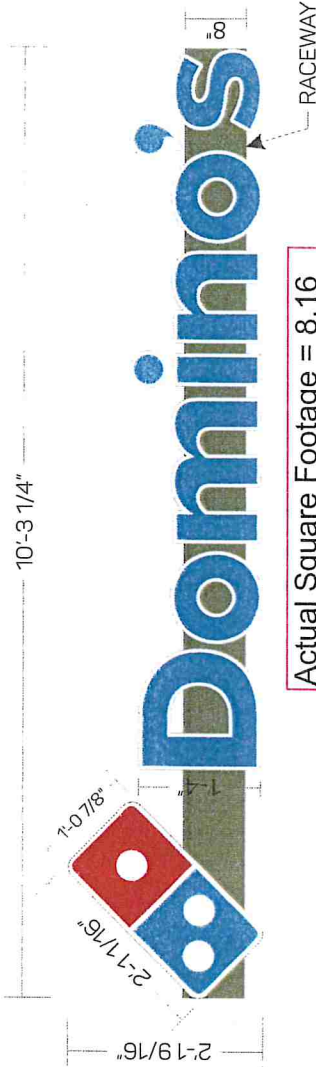


Actual Square Footage = 1.93

GRAPHIC DETAIL
 SCALE: 1" = 1'-0"



PROPOSED:
 SIGN SIZE



Actual Square Footage = 8.16

GRAPHIC DETAIL
 SCALE: 1/2" = 1'-0"

APPROVAL BOX - PLEASE INITIAL

CUSTOMER APPROVAL _____ Date: _____

NOTE: Elevation drawings are for customer approval only, drawings are not to be used as any installation guide, all dimensions must be verified before installation.

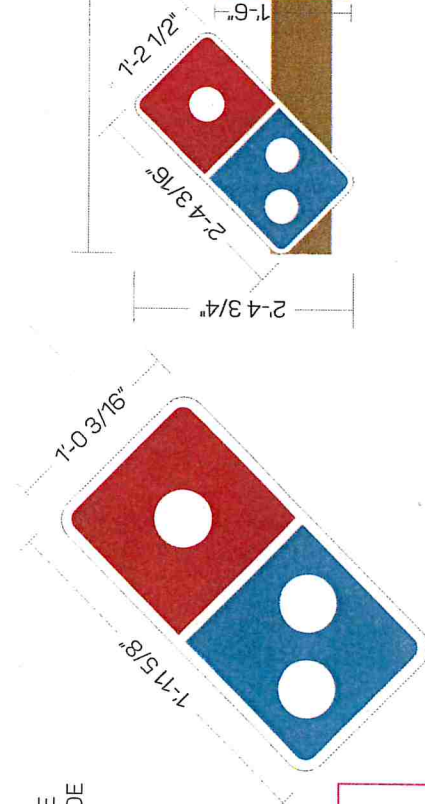
Customer: DOMINO'S	Date: 03/14/18	Prepared By: IDV	DISTRIBUTED BY SIGN UP COMPANY 700 21st Street Southwest PO Box 210 Watertown, SD 57201-0210 1.800.843.9888 · www.personasigns.com
Location: ROSEVILLE, MN	File Name: 165456 - R2 - ROSEVILLE, MN	Eng: _____	persōna SIGNS LIGHTING IMAGE



EXISTING:
 ABOVE THE AWNINGS
 2'-6" TALL x 14'-8" WIDE
 19'-8" TALL x 32'-6" WIDE



PROPOSED:
 SIGN SIZE



Actual Square Footage = 1.93

GRAPHIC DETAIL
 SCALE: 1" = 1'-0"

Actual Square Footage = 8.16

GRAPHIC DETAIL
 SCALE: 1/2" = 1'-0"

APPROVAL BOX - PLEASE INITIAL	Date
CUSTOMER APPROVAL	

NOTE: Elevation drawings are for customer approval only, drawings are not to be used as any installation guide, all dimensions must be verified before installation.

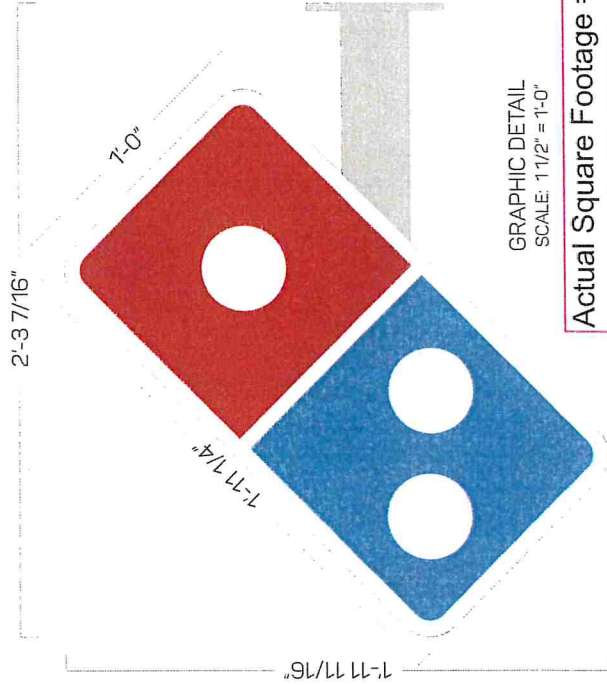
Customer:	DOMINO'S	Date:	03/14/18	Prepared By:	IDV	<small>Note: Color output may not be exact when viewing or printing this drawing. All colors used are PMS or the closest CMYK equivalent. If these colors are incorrect, please provide the correct PMS match and a revision to this drawing will be made.</small>	DISTRIBUTED BY SIGN UP COMPANY 700 21st Street Southwest PO Box 2110 Watertown, SD 57201-0210 1.800.843.9888 · www.personasigns.com
Location:	ROSEVILLE, MN	File Name:	165456 - R2 - ROSEVILLE, MN	Eng:	-	persona SIGNS LIGHTING IMAGE	



EXISTING:
 ABOVE THE AWNINGS
 2'-6" TALL x 14'-8" WIDE
 19'-8" TALL x 32'-6" WIDE



PROPOSED:
 SIGN SIZE



GRAPHIC DETAIL
 SCALE: 1/2" = 1'-0"

Actual Square Footage = 1.97

APPROVAL BOX - PLEASE INITIAL	
CUSTOMER APPROVAL	Date

NOTE: Elevation drawings are for customer approval only, drawings are not to be used as any installation guide, all dimensions must be verified before installation.

Customer:	DOMINO'S	Date:	03/08/18	Prepared By:	IDV/AT	<small>Note: Color output may vary even when printing this drawing. All colors used are PMS or the closest CMYK equivalent. If these colors are important, please provide the correct PMS match and a revision to this drawing will be made.</small> Eng: -
Location:	ROSEVILLE, MN	File Name:	165456 - R2 - ROSEVILLE, MN			

persona
 SIGNS | LIGHTING | IMAGE
 DISTRIBUTED BY SIGN UP COMPANY
 700 21st Street, SouthWest
 PO Box 210
 Watertown, SD 57201-0210
 1.800.843.9888 · www.personasigns.com

1681 Rice Street Roseville Mn 55113 - Master Sign Plan

Building signage:

All signage will be exterior building wall signs. Wall sign requirements are: Internally illuminated individual channel letters and or logos on a raceway.

Wall signs meeting the total square footage allowed can be installed on facades on the continuous façade band; size and location to be determined at the discretion of the landlord.

Maximum area of signage permitted per elevation:

Interior parking lot facing McCarron Hills shopping center - 140 lineal feet x sign ratio of 1.5, total of 210 square feet.

Rice Street - 78 lineal feet x sign ratio of 1.5, total of 117 square feet.

Larpenteur Ave W. 140 lineal feet x sign ratio of 1.5, total of 210 square feet.

Parking lot facing apartment building, 78 lineal feet x sign ratio of 1.5, total of 117 square feet.

A sign permit is required for the installation of all signs on the premises and must conform to sign standards in zoning code 1010.05, under Community Business district.



COMMUNITY DEVELOPMENT
 2660 Civic Center Drive ❖ Roseville, MN 55113
 Phone: (651) 792-7005 ❖ Fax: (651) 792-7070

SIGN PERMIT

CITY CODE SECTION 1010.03
 www.ci.roseville.mn.us

OFFICE USE ONLY
 Permit # 514217-035
 Receipt # _____
 Permit Fee: \$ 270.86
 License Fee: \$ _____
 City Planner signature & date _____
 Bldg. Official signature & date _____

City of Roseville Contractor's License is required for all sign installations. Please allow at least 5 business days for plan review. Permit fee is based on the value of the job and is paid when the permit is picked up.

1. Sign Contractor Company Name: SignMinds, Inc.

Lic. #: 2017 00150 Address: 1400 Quincy Street NE City/State/Zip: Minneapolis, MN 55413

Last name: Sims First name: J'von

Phone number: 612.310.8575 Email address: jsims@signminds.com

2. Property Owner/Manager Company Name: Nabeel Abu Feddah

Address: 1681 Rice Street City/State/Zip: Roseville

Last name: Abu Feddeh First name: Nabeel

3. Proposed Sign(s): Banners are prohibited.

Street Address: 1681 Rice Street Roseville St. Paul, MN 55113

Brief description of work: LED illuminated channel letter signs.

The business owner is also the property owner.

Duration: Temporary from: _____ to: _____

Permanent Conforms to Master Sign Plan: Yes N/A

4. Building Sign(s):

Length of building/tenant frontage: 380' x 29', 457' x 20', 260' x 20'

Total proposed sign area 105.77sf, 58.24sf, 27.77sf Number of proposed signs: 3

5. Freestanding Sign(s): Requires review and approval of engineered structural plans by Building Official.

Overall sign height: _____

Total proposed sign area: _____ Number of proposed signs: _____

6. Required Plans: Complete specifications and scaled elevation drawings are required for all signs. Elevations for building signs should show the related building walls, and elevations for freestanding signs should show the entire sign structure. A scaled site plan showing the location of the proposed sign(s) and engineered structural plans are also required for freestanding signs. Refer to §1010 of the City Code for sign regulations.

7. Valuation: Total cost of materials and labor for all proposed signs: \$ 12,425.00

8. Signature(s): The undersigned hereby make(s) application to the City of Roseville to perform the work as herein described. The undersigned further state(s), under penalty of law, that the work will be performed in accordance with the MN State Building Code, this application, and any approved plans and/or specifications.

Contractor: J'von Sims

Date: 9.29.17

Property Owner: _____

Date: _____

**Noble Laundromat
1681 Rice Street
Roseville, MN 55113**

236.6"
Noble
LAUNDROMAT
64.375"



**Height to top of sign: 25'
Length of wall: 380"**

Noble Laundromat
1681 Rice Street
Roseville, MN 55113

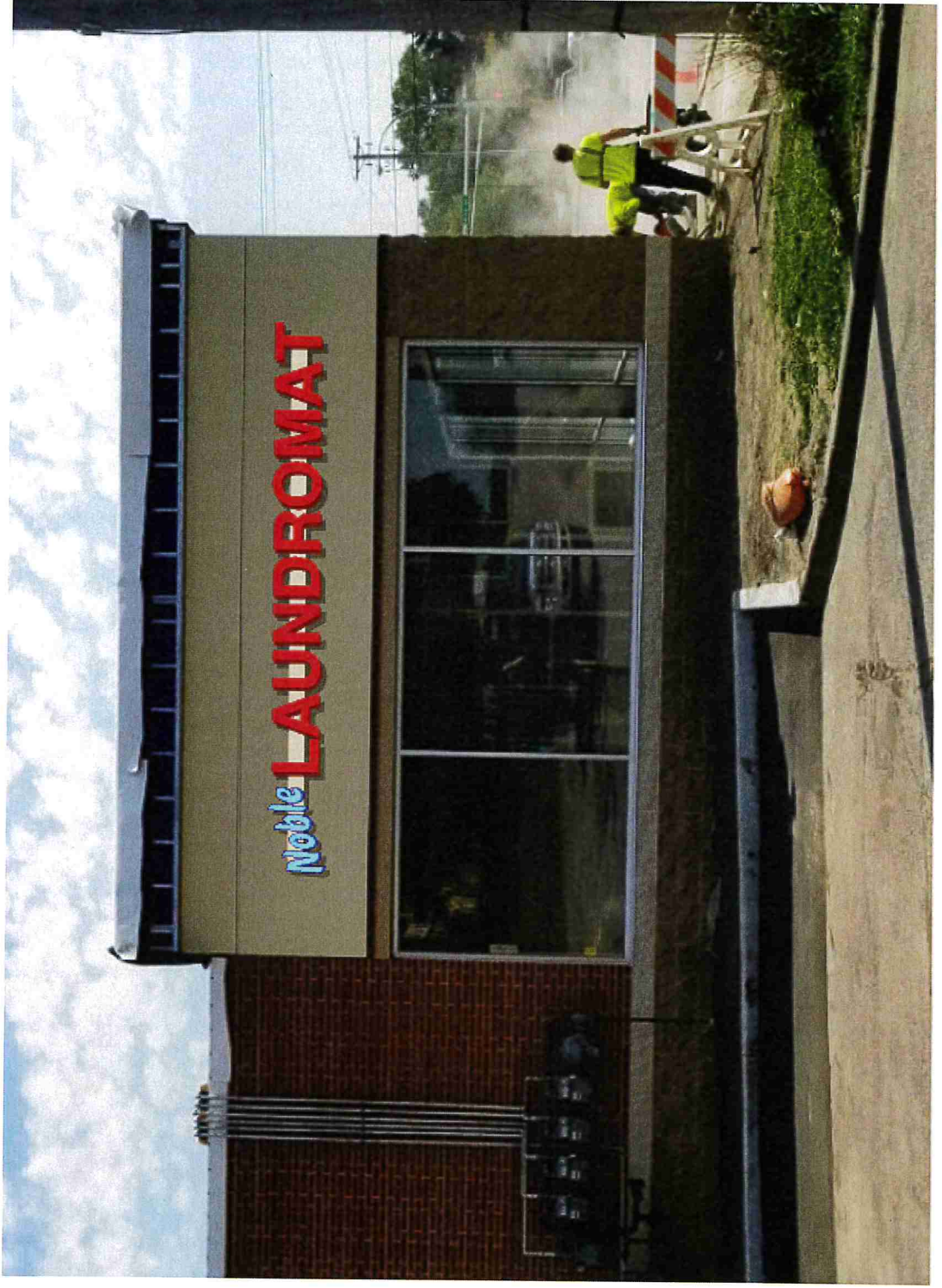
28.985"  Noble LAUNDROMAT  289.375"



Height to top of sign: 15'
Length of wall: 457"

**Noble Laundromat
1681 Rice Street
Roseville, MN 55113**

20" Noble LAUNDROMAT 200"



**Height to top of sign: 13.5'
Length of wall: 260"**


COMMUNITY DEVELOPMENT DEPARTMENT

March 28, 2019

Attn: Nabeel Abu Feddeh
1681 Rice Street
Roseville, MN 55113

Re: Master Sign Plan for 1681 Rice Street

On September 12, 2017, the Roseville Master Sign Plan Committee held the administrative hearing to review and consider the Master Sign Plan (MSP) at 1935 County Road B2. No adjacent property owners or citizens were present to address the committee and the City Planner did not receive any calls, email, or letters concerning the proposal.

The MSP Committee has reviewed the proposal and approves the following as the MSP for 1935 County Road B2:

WALL SIGN REQUIREMENTS

- The multi-tenant building will be permitted up to 280 square feet of wall signage (140 lineal feet of building x sign ratio of 2.0).
- Existing tenant (Domino's) has 22 square feet of wall signage and the Laundromat has revised wall signage of 54 square feet, both of which need to be subtracted from the total allowable signage – which leaves 204 square feet for other tenants.
- Signs shall be allowed on all four sides of the building, with no limit on the number of signs.
- Wall signs shall be internally illuminated individual channel letters and/or logos on a raceway.
- Raceway color must match the building exterior color, which shall be provided by the landlord.
- Sign material shall be limited to metal and acrylic with UV inhibitors. All materials shall be made of high-quality durable materials and finishes, and be of the highest quality fabrication.
- No sign, or any portion thereof, shall project above the parapet or top wall portion upon which it is mounted.
- Advertising, flashing, pulsating, rotating light (or lights), rooftop, banners, mobile signs, and portable signs shall be prohibited, as well as other prohibited signs covered under Section 1010 of the Roseville City Code.
- Wall signs meeting the total square footage allowed can be installed on all facades of the building; size and location to be determined at the discretion of the landlord.

FREESTANDING SIGN REQUIREMENTS

- The property will not be permitted a freestanding sign.

OTHER REQUIREMENTS

- Leasing information shall be limited to 24 square feet in size and placed on the front (north) or rear (south) building wall of the vacant tenant space.
- All applications for wall signs shall be accompanied by a graphic that provides the City with existing and proposed wall sign totals.
- A sign permit is required for the installation of all signs on the premises.

Should you have any questions or comments, regarding temporary signs, please feel free to call or email me at 651-792-7074 or thomas.paschke@ci.roseville.mn.us.

Respectfully,

CITY of ROSEVILLE

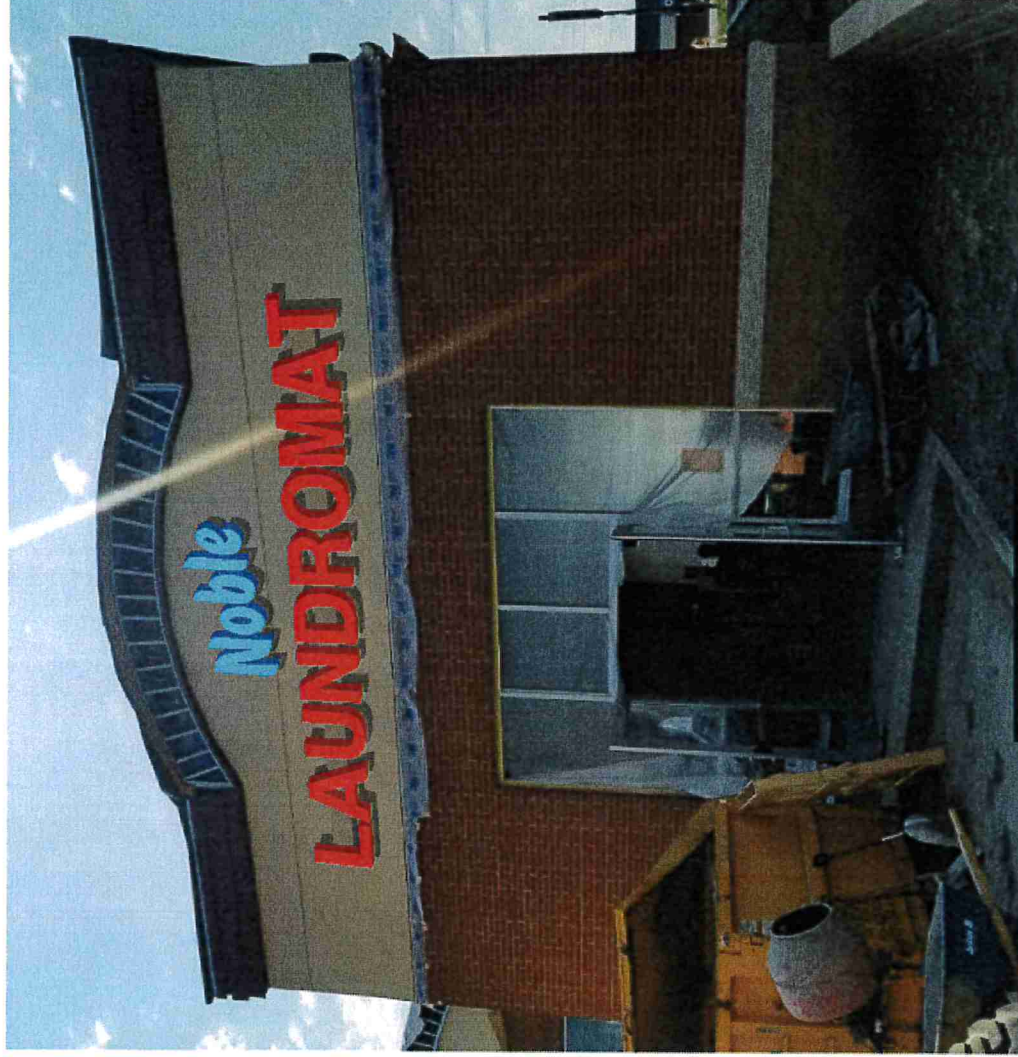


*Thomas Paschke
City Planner*

**Noble Laundromat
1681 Rice Street
Roseville, MN 55113**

**Noble: 15.12
Laundromat: 39.34
Total:
54.46 square feet**

***Noble*
LAUNDROMAT**



**Height to top of sign: 25'
Length of wall: 380"**

Illuminated channel letter sign

LARPENTEUR AVE (SOUTH) SIDE

24" x 210"

35 sq ft



Illuminated channel letter signs

RICE STREET SIDE
32" x 112"
25 sq ft



RICE STREET SIDE
24" x 210"
35 sq ft





Attn: Nabeel

Date: _____

Notes: _____

Illuminated channel letter signs

PARKING LOT (NORTH) SIDE
38" x 112"
30 sq ft

PARKING LOT (NORTH) SIDE
31" x 106"
23 sq ft

RICE STREET SIDE
24" x 112"
18.7 sq ft



PLEASE REVIEW CAREFULLY.

Designed by Ben

P: 612-767-6340

E: design@signminds.com

SignMinds Creative Studio

2544 Central Ave NE

Mpls. MN 55418

Customer comments:

Approve Change

Color

Spelling

Size

SIGN OFF _____

Date _____

Illuminated channel letter signs

PARKING LOT (NORTH) SIDE

Noble: 28" x 64"

TOBACCO: 24" x 158"

38.79 sq ft



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