



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

## Sign Program Application

### APPLICANT/OWNER INFORMATION

Property Owner: REF-OACP Acquisition, LLC  
Address: 567 San Nicolas, Newport Beach, CA 92660  
Telephone No.: (949) 219-7339 Fax No.: (949) 200-6560  
Email: jgordon@waypointg.com

Applicant: Jeff Gordon  
Address: SAME  
Telephone No.: \_\_\_\_\_ Fax No.: \_\_\_\_\_  
Email: \_\_\_\_\_

Applicant's Representative: \_\_\_\_\_  
Address: \_\_\_\_\_  
Telephone No.: \_\_\_\_\_ Fax No.: \_\_\_\_\_  
Email: \_\_\_\_\_

Staff use only  
**RSEP/3-003**

File No: \_\_\_\_\_  
Related Files: \_\_\_\_\_

Submittal Date: 7/11/2013  
Rec'd By: GR  
Fees Paid: \$ 1,225.00  
Receipt No.: 253950  
(PAID-IN-FULL)

Action:  
☒ Approved ☐ Denied

By: CBurke  
(Historic) By: \_\_\_\_\_  
Date: 10/29/13

### SITE INFORMATION

Site Address (include N, S, E or W): 17919 1795 41801 Holt Blvd & 201 & 211 Corona Ave  
Assessor's Parcel No.: APN 0110-091-01 & 0110-01-04  
Development Name: Ontario Bight Corporate Park  
Zone: A-1 Euclid Avenue Overlay District?: ☐ Yes ☒ No

### PROPERTY OWNER ACKNOWLEDGEMENT (Completion of this section is required only if the applicant is a renter)

I hereby certify and say that I am the ~~owner~~ authorized agent of the real property involved in this application and do hereby consent to the filing of this Sign Permit application.

Signature: [Signature] Date: 7/11/13

Name (print or type): Jeffrey J. Gordon

Address: 567 San Nicolas, Newport Beach, CA 92660

### NOTES

# ONTARIO AIRPORT CORPORATE PARK

S I G N P R O G R A M



PLANNING DEPT APPROVED
Permit No. <u>PSLRB-003</u>
By: <u>[Signature]</u>
Date: <u>10/29/13</u>

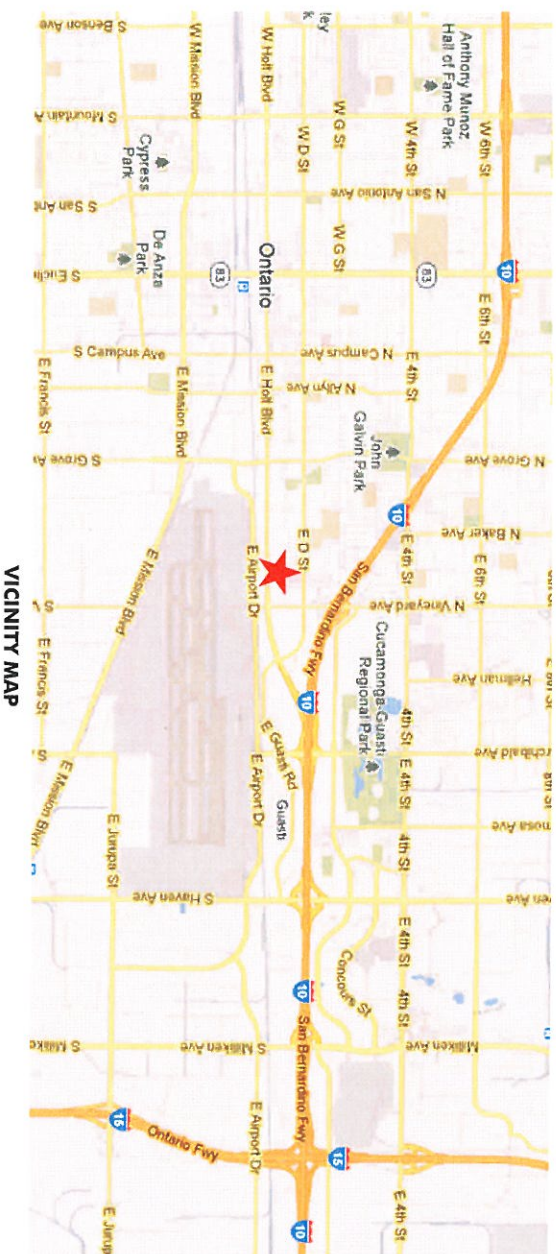
1801 E Holt Boulevard	(Building 1)
201 N Corona Avenue	(Building 2)
211 N Corona Avenue	(Building 3)
1791 E Holt Boulevard	(Building 4)
1795 E Holt Boulevard	(Building 5)

**Ontario, California 91764**

**Promotional  
Signs**

20361 Hermana Circle  
Lake Forest, CA 92630  
(949) 458-1000 Phone  
(949) 458-3530 Fax





# Promotional Signs

Scale:	Not to Scale
Date:	October 9, 2013



**AERIAL VIEW OF PROJECT (AT 45 DEGREE ANGLE)**

**ONTARIO AIRPORT  
CORPORATE PARK  
ONTARIO, CALIFORNIA  
SIGN PROGRAM**





## SITE PLAN

### SIGN LEGEND

- WS** TENANT WALL SIGN  
(POSSIBLE LOCATIONS)
- M** MONUMENT SIGN

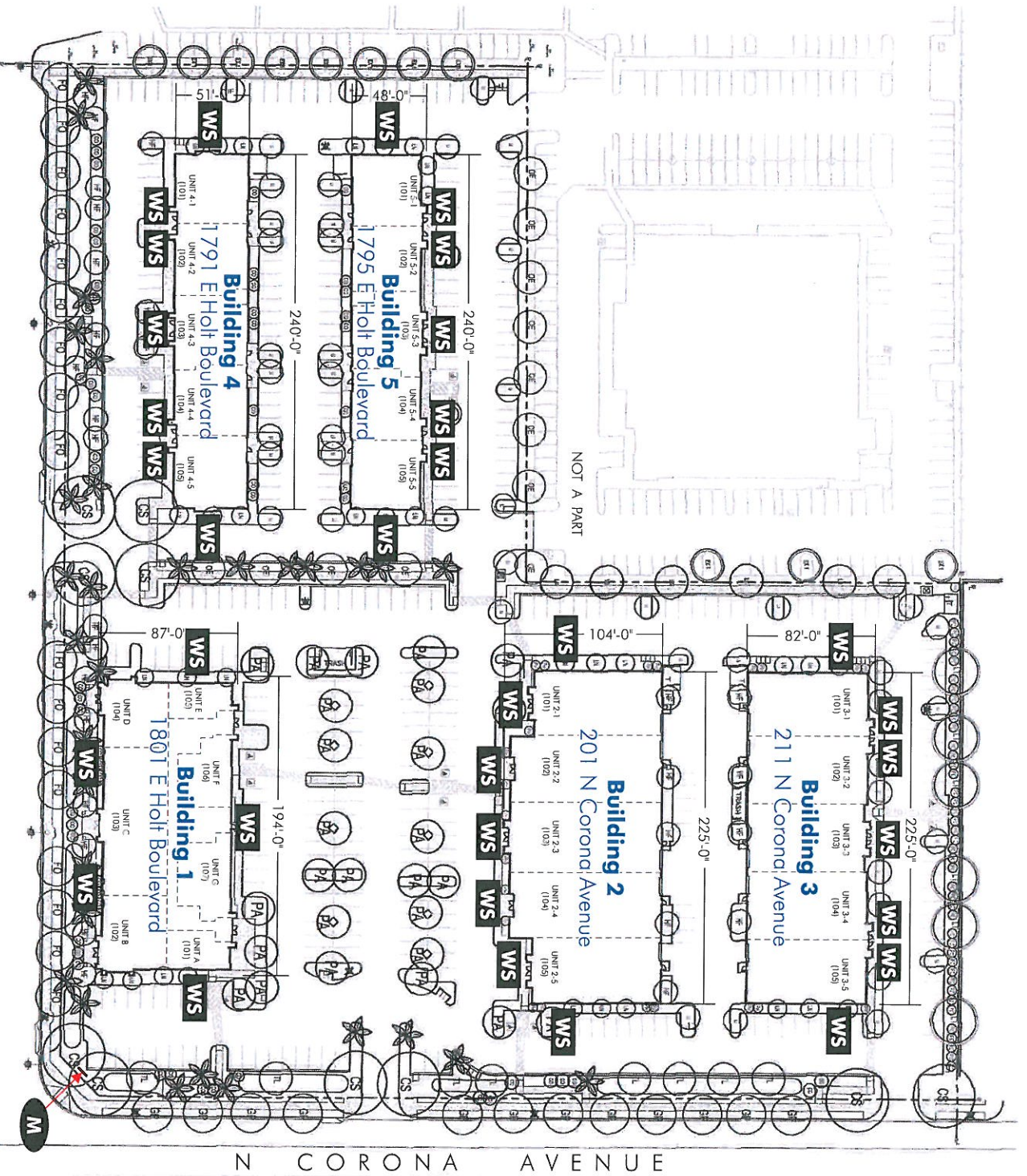
**Promotional Signs**

3301 S. Susan St.  
Santa Ana, CA 92704  
714-540-5959 Fax  
714-540-5454 Phone

Scale: 1" = 100'-0"

Date: October 9, 2013

ONTARIO AIRPORT  
CORPORATE PARK  
ONTARIO, CALIFORNIA  
**SIGN PROGRAM**

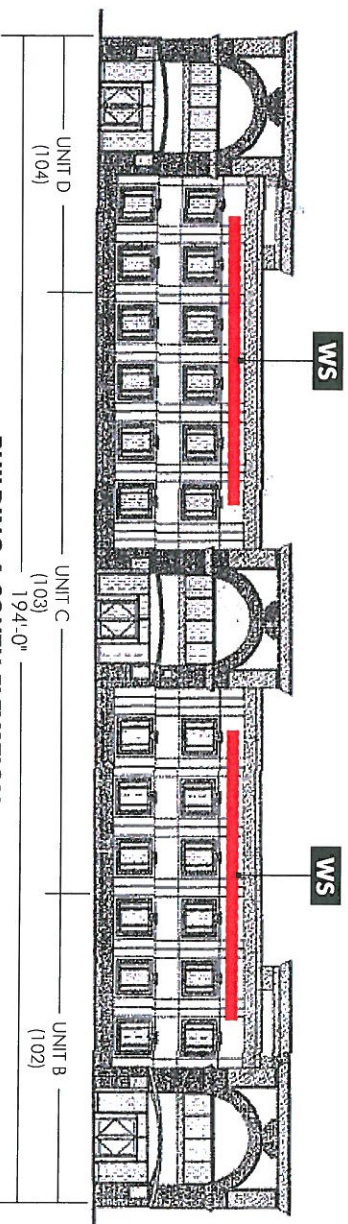


E HOLT BOULEVARD

N CORONA AVENUE

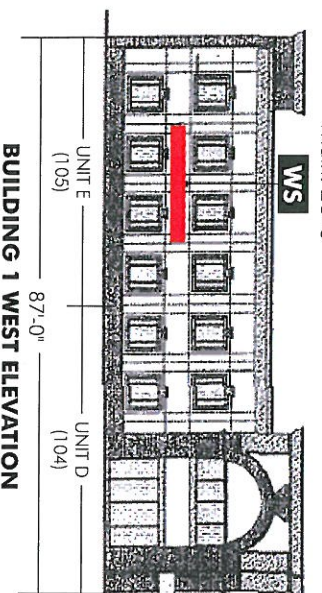


Sign Dimension Limits:  
Height: 24"  
Width: 30'-0"

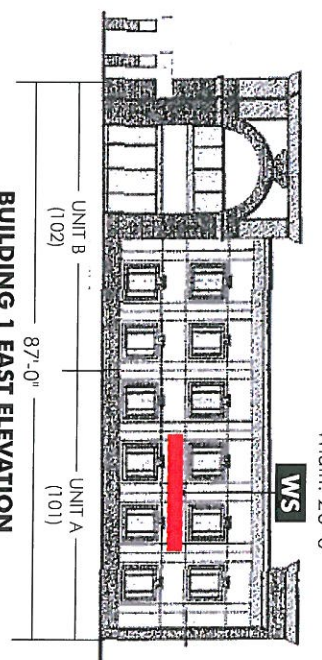


Sign Dimension Limits:  
Height: 24"  
Width: 30'-0"

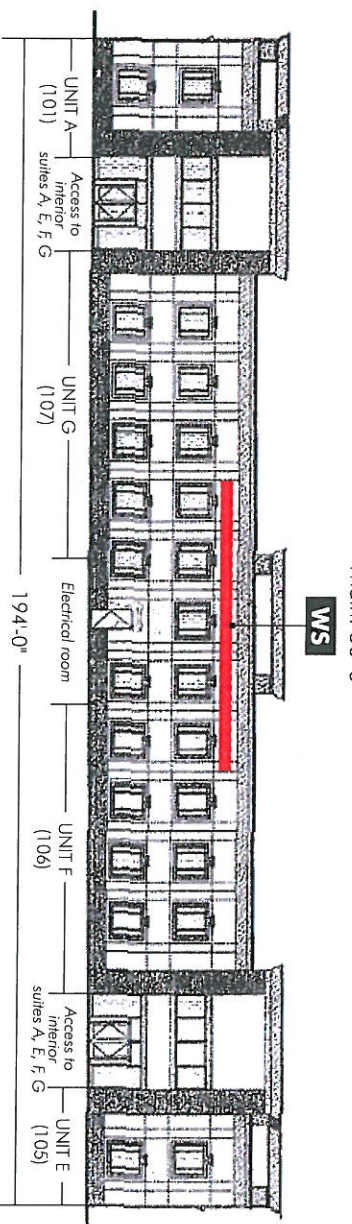
Sign Dimension Limits:  
Height: 30"  
Width: 20'-0"



Sign Dimension Limits:  
Height: 30"  
Width: 20'-0"



Sign Dimension Limits:  
Height: 24"  
Width: 30'-0"



## BUILDING 1 ELEVATIONS

1801  
E. Holt Boulevard

**Promotional  
Signs**

3301 S. Susan St.  
Santa Ana, CA 92704  
714-540-5959 Fax  
714-540-5454 Phone

Scale: 1/32" = 1'-0"

Date: October 9, 2013

Legend:

**WS** TENANT WALL SIGN

Note: Maximum sign heights and widths shown are intended to provide flexibility in sign proportions and layout. Because of the overriding 30 sq. ft. maximum sign area allowed, maximum dimensions (height and width) may not be able to be reached. Tenant's sign contractor to survey to verify adequate sign board size before manufacturing any wall sign.

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ONTARIO, CALIFORNIA  
**SIGN PROGRAM**



# BUILDING 2 ELEVATIONS

201

N. Corona Avenue



3301 S. Susan St.  
Santa Ana, CA 92704  
714-540-5959 Fax  
714-540-5454 Phone

Scale: 1/32" = 1'-0"

Date: October 9, 2013

Legend:

WS TENANT WALL SIGN

Note: Maximum sign heights and widths shown are intended to provide flexibility in sign proportions and layout. Because of the overriding 30 sq. ft. maximum sign area allowed, max. dimensions (height and width) may not be able to be reached. Tenant's sign contractor to survey to verify adequate sign band size before manufacturing any wall sign.

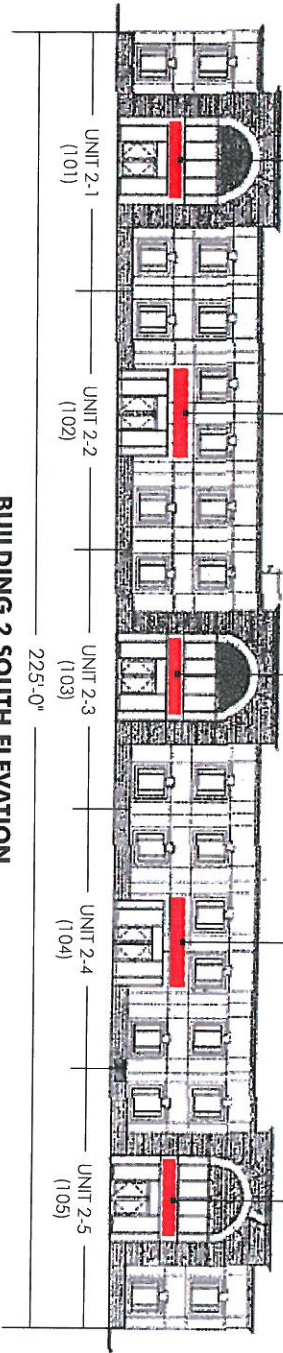
Sign Dimension Limits: Height: 24" Width: 13'-6" WS

Sign Dimension Limits: Height: 30" Width: 15'-0" WS

Sign Dimension Limits: Height: 24" Width: 13'-6" WS

Sign Dimension Limits: Height: 30" Width: 15'-0" WS

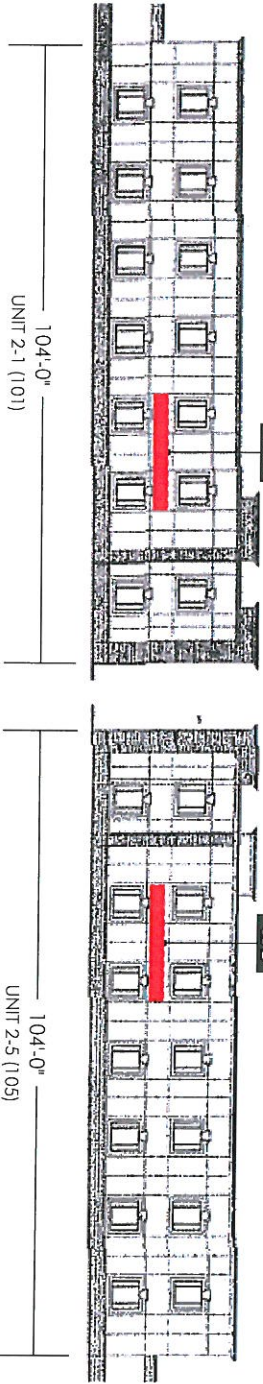
Sign Dimension Limits: Height: 24" Width: 13'-6" WS



BUILDING 2 SOUTH ELEVATION

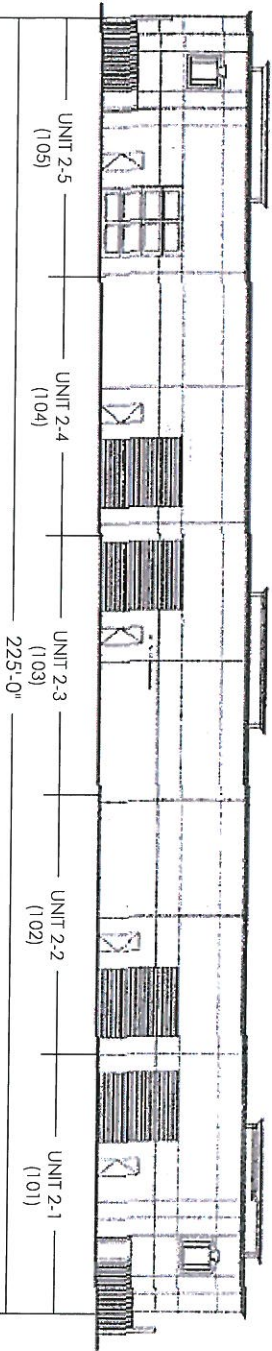
Sign Dimension Limits: Height: 30" Width: 20'-0" WS

Sign Dimension Limits: Height: 30" Width: 20'-0" WS



BUILDING 2 WEST ELEVATION

BUILDING 2 EAST ELEVATION



BUILDING 2 NORTH ELEVATION

Note: If suites are combined,  
tenant signs may be combined into a single sign.

Sign Dimension Limits (Each):

Height: 24"  
Width: 4'-6"

WS WS

Sign Dimension Limits:

Height: 24"  
Width: 10'-6"

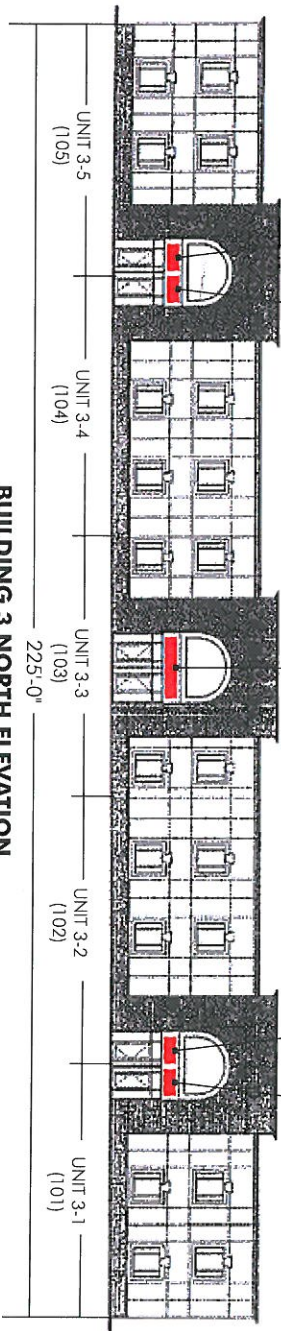
WS

Note: If suites are combined,  
tenant signs may be combined into a single sign.

Sign Dimension Limits (Each):

Height: 24"  
Width: 4'-6"

WS WS

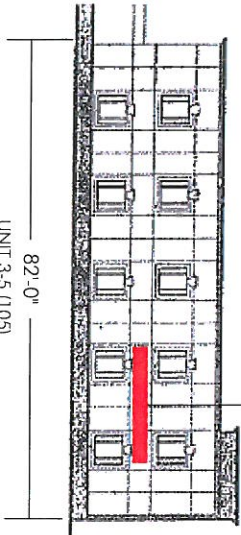


BUILDING 3 NORTH ELEVATION

Sign Dimension Limits:

Height: 30"  
Width: 20'-0"

WS

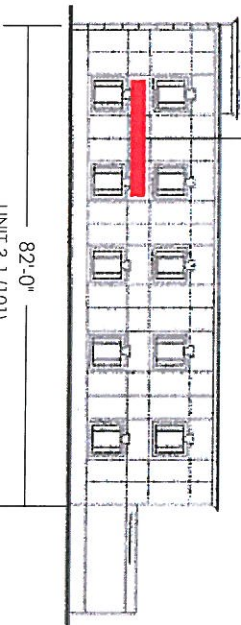


BUILDING 3 EAST ELEVATION

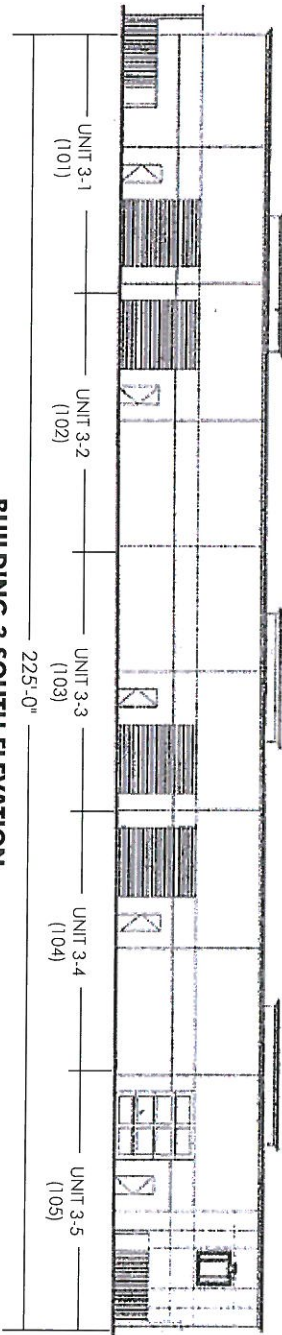
Sign Dimension Limits:

Height: 30"  
Width: 20'-0"

WS



BUILDING 3 WEST ELEVATION



BUILDING 3 SOUTH ELEVATION

## BUILDING 3 ELEVATIONS

211

N. Corona Avenue

**Promotional  
Signs**

3301 S. Susan St.

Santa Ana, CA 92704

714-540-5959 Fax

714-540-5454 Phone

Scale: 1/32" = 1'-0"

Date: October 9, 2013

Legend:

WS TENANT WALL SIGN

Note: Maximum sign heights and widths shown are intended to provide flexibility in sign proportions and layout. Because of the overriding 30 sq. ft. maximum sign area allowed, max. dimensions (height and width) may not be able to be reached. Tenant's sign contractor to survey to verify adequate sign band size before manufacturing any wall sign.

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CORPORATE PARK  
ONTARIO, CALIFORNIA  
**SIGN PROGRAM**



Note: If suites are combined,  
tenant signs may be combined into a single sign.

Sign Dimension Limits (Each):

Height: 36"  
Width: 6'-0"

WS WS

Sign Dimension Limits:

Height: 36"  
Width: 10'-6"

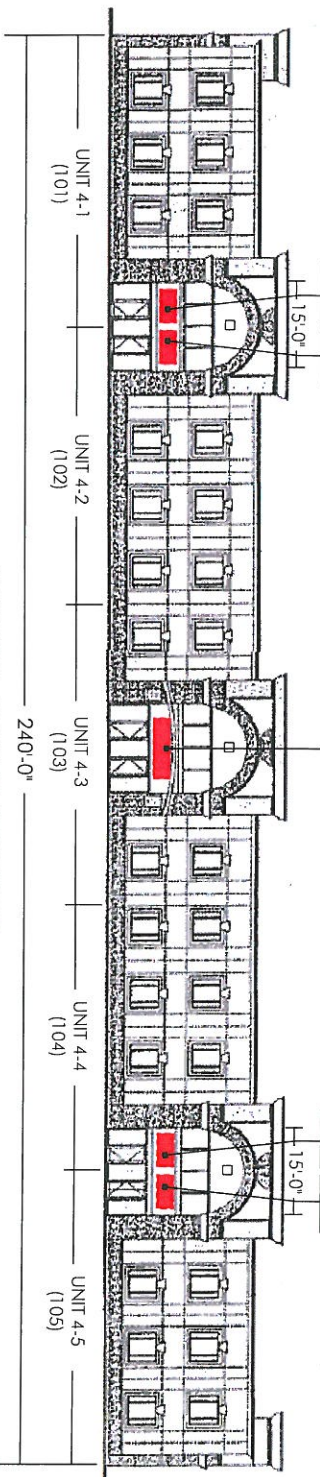
WS

Note: If suites are combined,  
tenant signs may be combined into a single sign.

Sign Dimension Limits (Each):

Height: 36"  
Width: 6'-0"

WS WS

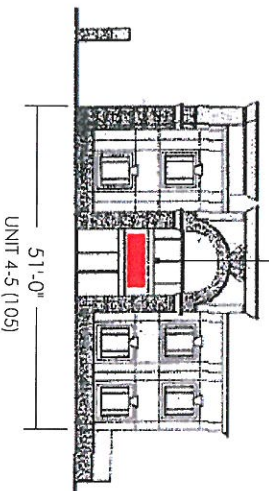


### BUILDING 4 SOUTH ELEVATION

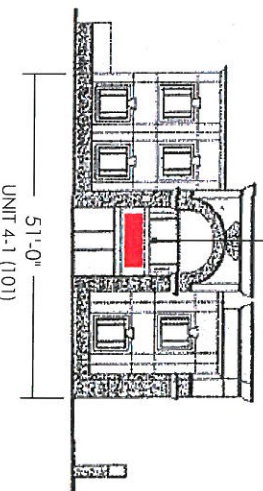
Sign Dimension Limits:

Height: 36"  
Width: 9'-0"

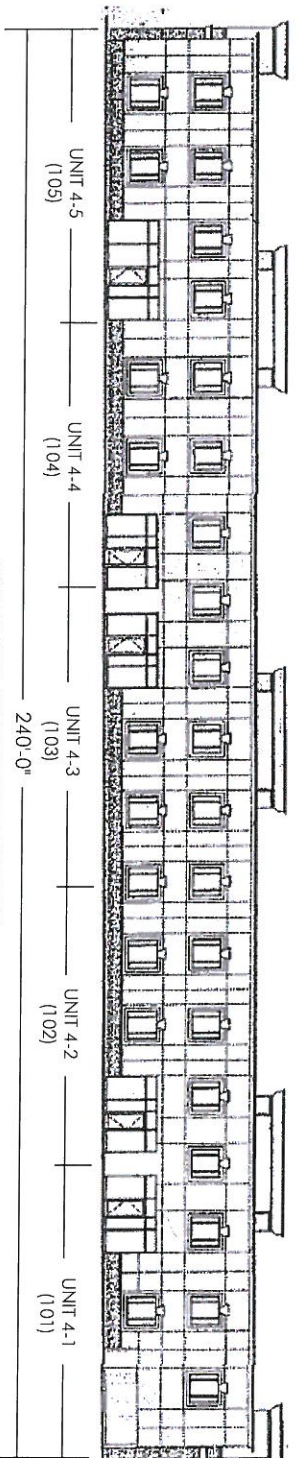
WS



### BUILDING 4 EAST ELEVATION



### BUILDING 4 WEST ELEVATION



### BUILDING 4 NORTH ELEVATION

## BUILDING 4 ELEVATIONS

1791

E. Holt Boulevard

**Promotional  
Signs**

3301 S. Susan St.

Santa Ana, CA 92704

714-540-5959 Fax

714-540-5454 Phone

Scale: 1/32" = 1'-0"

Date: October 9, 2013

Legend:

WS TENANT WALL SIGN

Note: Maximum sign heights and widths shown are intended to provide flexibility in sign proportions and layout. Because of the overriding 30 sq. ft. maximum sign area allowed, max. dimensions (height and width) may not be able to be reached. Tenant's sign contractor to survey to verify adequate sign band size before manufacturing any wall sign.

ONTARIO AIRPORT  
CORPORATE PARK  
ONTARIO, CALIFORNIA  
**SIGN PROGRAM**



Note: If suites are combined,  
tenant signs may be combined into a single sign.  
Sign Dimension Limits (Each):

Height: 36"  
Width: 7'-0"

WS WS

Sign Dimension Limits:

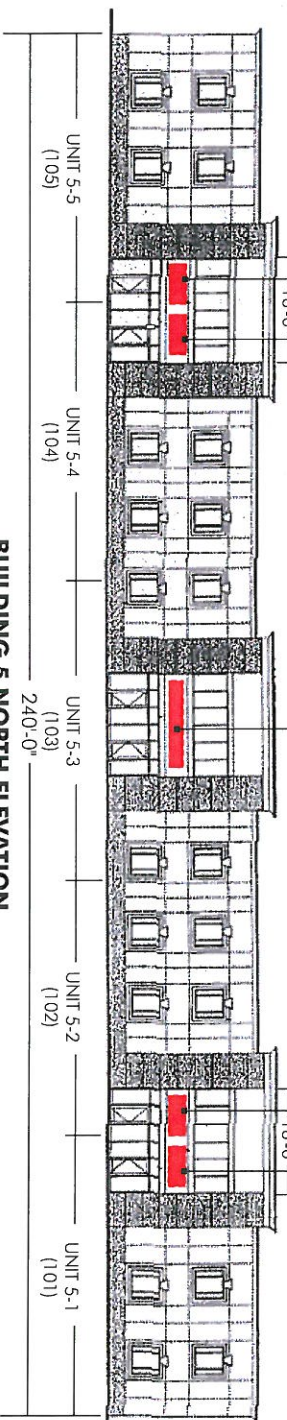
Height: 36"  
Width: 15'-0"

WS

Note: If suites are combined,  
tenant signs may be combined into a single sign.  
Sign Dimension Limits (Each):

Height: 36"  
Width: 7'-0"

WS WS

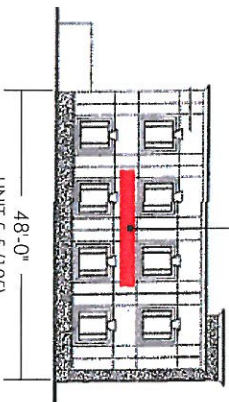


BUILDING 5 NORTH ELEVATION

Sign Dimension Limits:

Height: 30"  
Width: 20'-0"

WS

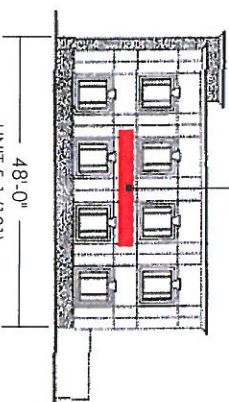


BUILDING 5 EAST ELEVATION

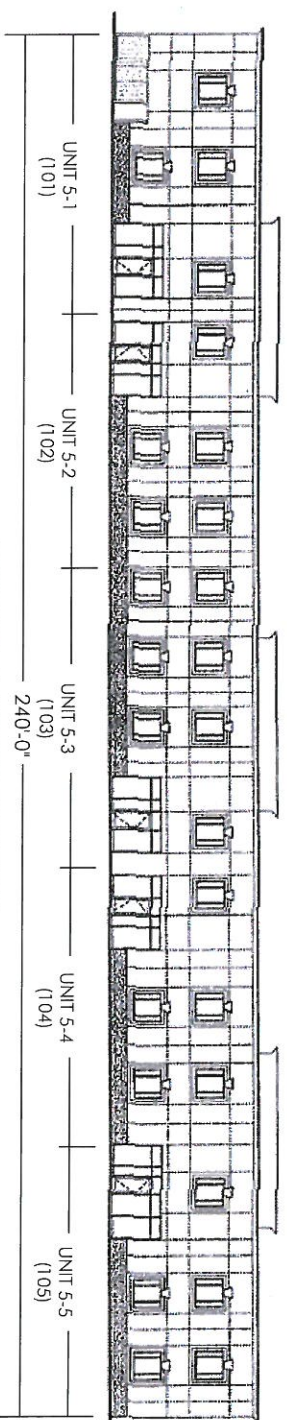
Sign Dimension Limits:

Height: 30"  
Width: 20'-0"

WS



BUILDING 5 WEST ELEVATION



BUILDING 5 SOUTH ELEVATION

## BUILDING 5 ELEVATIONS

1795

E. Holt Boulevard

**Promotional  
Signs**

3301 S. Susan St.  
Santa Ana, CA 92704  
714-540-5959 Fax  
714-540-5454 Phone

Scale: 1/32"=1'-0"

Date: October 9, 2013

Legend:

WS TENANT WALL SIGN

Note: Maximum sign heights and widths shown are intended to provide flexibility in sign proportions and layout. Because of the overriding 30 sq. ft. maximum sign area allowed, maximum dimensions (height and width) may not be able to be reached. Tenant's sign contractor to survey to verify adequate sign board size before manufacturing any wall sign.

ONTARIO AIRPORT  
CORPORATE PARK  
ONTARIO, CALIFORNIA  
SIGN PROGRAM

## SIGN TYPE **WS** - TENANT WALL SIGN

- Quantity:** 1 sign per inline tenants, 2 signs for endcap tenants. Possible locations are shown on elevations and site plan.
- Area:** Not to exceed 30 square feet per sign.
- Content:** Tenant name as it appears on Tenant's D.B.A., and optional logo.
- Height:** Maximum letter height is 24 inches. Maximum logo height is equal to the maximum overall height, which vary from 24 to 36 inches and are indicated for each sign location on the elevation pages of this document. Notwithstanding the maximum heights shown, however, in no case shall a sign extend closer than 2 inches to the edge of the sign band. Single- or double-line signage is allowed, however minimum capital letter height is 9 inches for single-tenant sign band, and 6 inches for a sign band that displays two tenants' names. A minimum of 1.5 inch space is required between two lines of copy.
- Length:** Maximum sign lengths are shown per sign on elevation pages.
- Construction:** Individual letters and (optional) logo form to be routed out of 1 1/2" thick polystyrene foam (Gatorfoam).
- Installation:** Flush to concrete sign band, centered horizontally over entrance and vertically within concrete panel or as indicated per architectural conditions. Attachment to be via double-sided tape and construction adhesive. No holes to be drilled in wall for installation.
- Illumination:** Signs do not illuminate.
- Colors:** Faces and sides of Gatorfoam to be painted black, white, red, or blue using automotive enamel over primer. Any detail on face of logo to be accomplished using applied high-performance vinyl (colors must match and not conflict with building colors and be approved by Owner).



## SIGN

## SPECIFICATIONS

### Tenant Wall Sign

Project Sign Code: **WS**

**Promotional Signs**

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Santa Ana, CA 92704  
714-540-5959 Fax  
714-540-5454 Phone

Scale:

Date: October 9, 2013

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CORPORATE PARK  
ONTARIO, CALIFORNIA  
**SIGN PROGRAM**

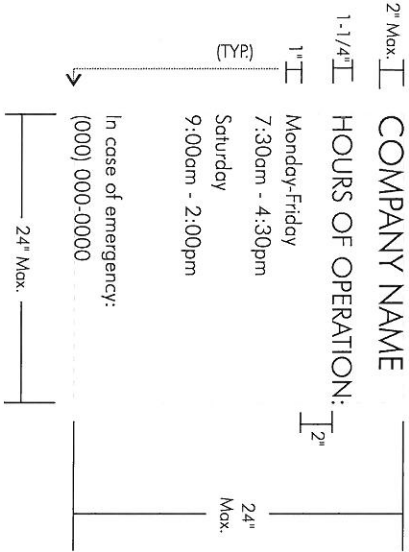


**SIGN TYPE** **SID** - SUITE IDENTIFICATION, OPERATING HOURS AND EMERGENCY INFO SIGNAGE

Quantity:	1 suite number and one set of operating hours per public entrance.
Material:	High-performance vinyl, applied to exterior of storefront window glass.
Color:	White.
Required Fonts:	Suite number: Insignia LT A. Operating hours: Futura Medium. Company name: Tenant's choice, with association approval.
Character Heights:	Suite number: 6 inches. Operating Hours / Emergency Information sign: "HOURS OF OPERATION" to be 1-1/4 inch. All other copy to be 1 inch. All lines of copy in Operating Hours / Emergency Information sign to be right-justified. Company name: 2 inch maximum.



**SUITE NUMBER EXAMPLE**



**OPERATING HOURS/  
EMERGENCY INFO  
EXAMPLE**

**SIGN  
SPECIFICATIONS**

**Suite I.D., Hours, and  
Emergency Information**

Project Sign Code: **SID**



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Santa Ana, CA 92704  
714-540-5959 Fax  
714-540-5454 Phone

Scale: 1/4" = 1'-0"  
Date: October 9, 2013

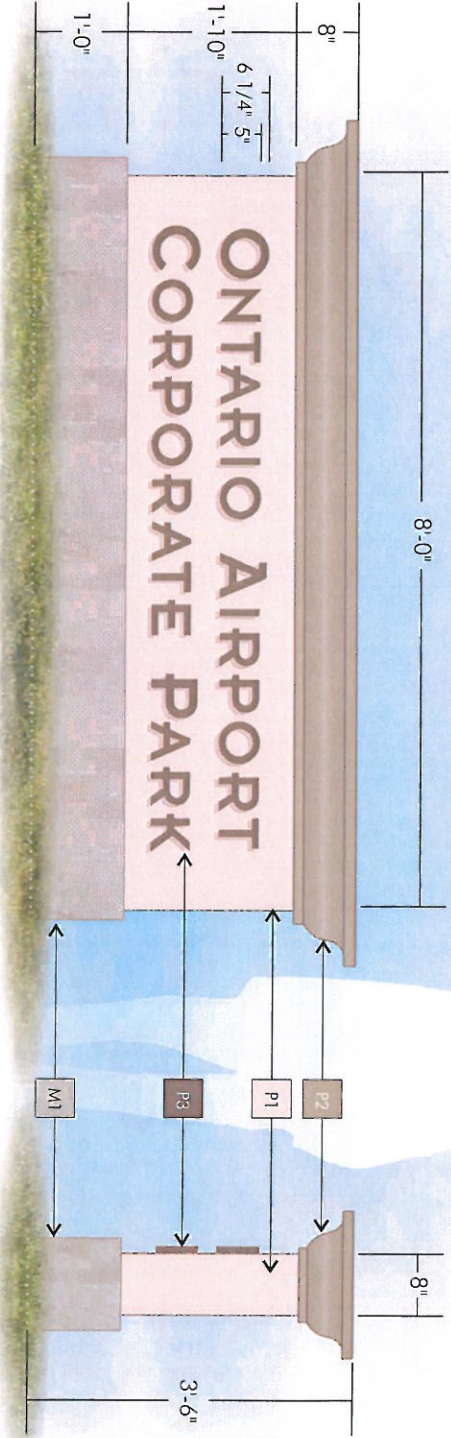
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ONTARIO, CALIFORNIA  
**SIGN PROGRAM**

SIGN TYPE **M** - MONUMENT SIGN (SINGLE-FACED)

- Quantity: 1
- Area: 28.0 square feet.
- Content: Identification of project.
- Height: 3 feet and 6 inches.
- Width: 8 feet.
- Construction: Poured-in-place concrete with dimensional letters. Base to have veneer overlay to match travertine used in project.
- Placement: Sign must be set back a minimum of 10 feet from property line and not within the public right-of-way.
- Illumination: External, via ground-mounted spotlights.
- Colors: To tie in with building colors.

FINISH SCHEDULE

P1	DUNN EDWARDS PAINT DE6113 "ALPACA WOOL"
P2	DUNN EDWARDS PAINT DE6123 "TRAIL DUST"
P3	DUNN EDWARDS PAINT DE 1055U1 "COCONUT SKIN"
M1	TRAVERTINE VENEER



SIGN SPECIFICATIONS

Monument Sign

Project Sign Code: **M**



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Scale: 1/32" = 1'-0"

Date: October 9, 2013

ONTARIO AIRPORT  
CORPORATE PARK  
ONTARIO, CALIFORNIA  
SIGN PROGRAM



A. PURPOSE AND INTENT

The purpose of this sign program is to ensure that the signage at Ontario Airport Corporate Park reflects the integrity and overall aesthetic values of the Owner and the City of Ontario. Conformity with this program will be strictly enforced, and any non-conforming signs will be removed by the Owner at the expense of the tenant.

B. GENERAL OWNER / TENANT REQUIREMENTS

1. Prior to manufacture of any sign in the center, the Tenant shall submit to association for written approval, two copies detailed drawings. These drawings shall include the building elevation to which the signs are to be attached, sign dimensions, graphics, location, colors, and method of attachment. This approval must be obtained in this order prior to submittal to the City of Ontario for sign permits.
2. All signs shall be reviewed for conformance with this criteria and overall design quality. Approval or disapproval of sign submittals based on aesthetics of design shall remain the sole right of the association.
3. Prior to the install and manufacture of any sign, the Tenant shall obtain a sign permit from the City of Ontario.
4. The tenant shall pay for all signs, related materials, and installation fees (including final inspection costs).
5. Tenant fascia signs will be limited to tenant's name, logo, and/or logotype. The use of brand name logos will not be allowed on the sign unless it is specifically included in the tenant D.B.A.
6. It is the responsibility of the tenant's sign company to verify all existing wall conditions and to field verify that the sign band is adequately sized for the proposed sign prior to a sign's fabrication.
7. In the event a tenant vacates his premise, it is his responsibility to patch all holes and paint surface(s) to match existing color of fascia.
8. Owner reserves the right to periodically hire an independent sign inspector, at Tenant's sole expense, to inspect the installation of all Tenant's signs. Tenants will be required to have any discrepancies and/or code violations corrected at Tenant's expense. Any code violations, requests for sign removals, or discrepancies not corrected within fifteen (15) days of notice, may be corrected by the Owner at Tenant's expense.

C. GENERAL SPECIFICATIONS

1. Sign sizes shall be limited to maximum widths shown on Tenant's elevation, and also shall not exceed the general sizes outlined. The association has the final discretion when reviewing the proposed signage and reserves the right to not allow signage, even if it meets this criteria herein.
2. Signs shall be fabricated per the specifications shown.
3. All signs and their installation shall comply with all local building codes.
4. Sign company to be fully licensed with the City and State and shall have full workman's compensation and general liability insurance.
5. All penetrations of exterior fascia are to be sealed watertight (color and finish to match existing building exterior).
6. Exposed hardware shall be finished in a manner consistent with quality fabrication practices.
7. Signs shall be placed in locations as shown on elevations with association approval.
8. Any tenant sign left thirty (30) days after vacating premises shall become the property of the Owner unless previous arrangements have been agreed upon by Owner and Tenant.

WRITTEN  
CRITERIA



3301 S. Susan St.  
Santa Ana, CA 92704  
714-540-5959 Fax  
714-540-5454 Phone

Scale:	N/A
Date:	October 9, 2013

ONTARIO AIRPORT  
CORPORATE PARK  
ONTARIO, CALIFORNIA  
SIGN PROGRAM

D. PROHIBITED SIGNS AND SIGN RESTRICTIONS

Prohibited Signs:

1. Signs Constituting a Traffic Hazard. No person shall install or maintain, or cause to be installed or maintained, any sign which simulates or imitates in size, color, lettering or design any traffic sign or signal, or which makes use of the words "STOP", "LOOK", "DANGER" or any other words, phrases, symbols or characters in such a manner as to interfere with, mislead, or confuse traffic.
2. Signs in Proximity to Utility Lines. Signs which have less horizontal or vertical clearance from authorized communication or energized electrical power lines than are prescribed by the Laws of the State of California are prohibited.
3. Signs within the public right-of-way except those required by law for traffic control, information and hazard identification.
4. Any sign erected or attached to any tree, utility pole, or traffic control pole or box within any public right-of-way with the exception for City or County identification signs.
5. Any sign or sign structure which is structurally unsafe or constitutes a hazard to the health, safety, or welfare of persons by reason of design, inadequate maintenance, or dilapidation.
6. Any advertising device involving animals and human beings.
7. Letters painted directly on building will not be permitted.
8. Illuminated signs will not be allowed.
9. There shall be no flashing, moving, or audible signs.
10. There shall be no rooftop signs.

11. Signs must be architecturally compatible with the entire center and receive approval of association and any other governing agency.

12. Vehicle Signs. Signs on or affixed to trucks, automobiles, trailers, or other vehicles which advertise, identify, or provide direction to a use or activity not related to its lawful activity are prohibited.

13. Light Bulb Strings. External displays, other than temporary decorative holiday lighting which consists of unshielded light bulbs are prohibited. An exception hereto may be granted by the association when the display is an integral part of the design character of the activity to which it relates.

14. Advertising devices/displays such as balloons, flags and pennants are prohibited.

15. Captive balloons such as blimps, hot air balloons, or similar devices are prohibited.

16. Signs prohibited by the City of Ontario Development Code.

**WRITTEN  
CRITERIA**



3301 S. Susan St.  
Santa Ana, CA 92704  
714-540-5959 Fax  
714-540-5454 Phone

Scale: N/A

Date: October 9, 2013

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CORPORATE PARK**  
ONTARIO, CALIFORNIA  
**SIGN PROGRAM**