



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** (print or type)

Property Owner: BB&M DEVELOPMENT GROUP, LLC  
 Address: 13745 SEMINOLE DR, CHINO, CA  
 Telephone No.: 909-548-4187 Fax No.: 909-548-4271

Applicant: TDI SIGNS 00813  
 Address: 1419 SEABRIGHT AVE, LONG BEACH  
 Telephone No.: (562) 436-5188 Fax No.: (562) 436-5199

Applicant's Representative: EPIN SUTHERLAND  
 Address: 1419 SEABRIGHT AVE, LONG BEACH  
 Telephone No.: 562-436-5188 Fax No.: 562-436-5199

(For staff use only)

File No.: PSGP 07-004

Related Files: PDEV 06-045

Submittal Date: 6/19/07

Rec'd By: AGL

Fees Paid: \$ \$1,225-

Receipt No.: P2007 03 061

Action:  Approved  Denied

By: [Signature]

Date: 9/18/07

**SITE INFORMATION**

Site Address (include N, S, E or W): 2121 & 2151 HAVEN AVE., ONTARIO CA 91761  
 Assessor's Parcel No.: 0211-301-04 & 03  
 Development Name: HAVEN BUSINESS CENTER  
 Zone: SP 4127 Euclid Avenue Overlay District?:  Yes  No

**NOTES**

SIGN PROGRAM FOR HAVEN BUSINESS CENTER

• 2121 & 2151 HAVEN AVENUE •

Receipt Validation  
Office Use Only

PSGP07-004  
USER: ALIZARRAGA  
PSGP07-004  
R200703061

City of Ontario  
303 East "B" Street  
Ontario, CA 91764

**FEE STATEMENT**

PERMIT/CASE #: PSGP07-004  
TYPE: Sign Program  
SITE ADDRESS:  
GENERAL LOCATION:  
PARCEL: 21130104  
RECEIPT NUMBER: R200703061  
TDI SIGNS

TRANSACTION DATE: 06/19/2007      TOTAL PAYMENT:      1,225.00

TRANSACTION LIST:

Type	Method	Description	Amount
Payment	Check	2046	1,225.00

ACCOUNT ITEM LIST:

Item#	Description	Account Code	Current Pmts
5860	Sign Program	46515-001	1,225.00

RECEIPT ISSUED BY: ALIZARRAGA  
ENTERED DATE: 06/19/2007

INITIALS: AL  
TIME: 11:21 AM

Customer Copy

HAVEN  
BUSINESS  
CENTER

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EXTERIOR SIGN PACKAGE  
ONTARIO, CA

PLANNING DEPT  
APPROVED

Permit No. APSP 07-004

By: J. J. [Signature]

Date: 9/18/07





1419 SEABRIGHT AVE.,  
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FX: 562.436.5199  
tdesigns.com

**Project:**  
Haven Business Center

**Address:**  
2121 Haven Ave.  
Ontario, CA 91761  
2151 Haven Ave.  
Ontario, CA 91761

**Account Manager:**  
A. Rivas

**Designer:**  
D. Rivas

**Date:**  
August 31, 2007

**Scale:**  
As noted

**Drawing #**  
HBC- 083107-01

**Revisions:**

**Page: 1 of 5**

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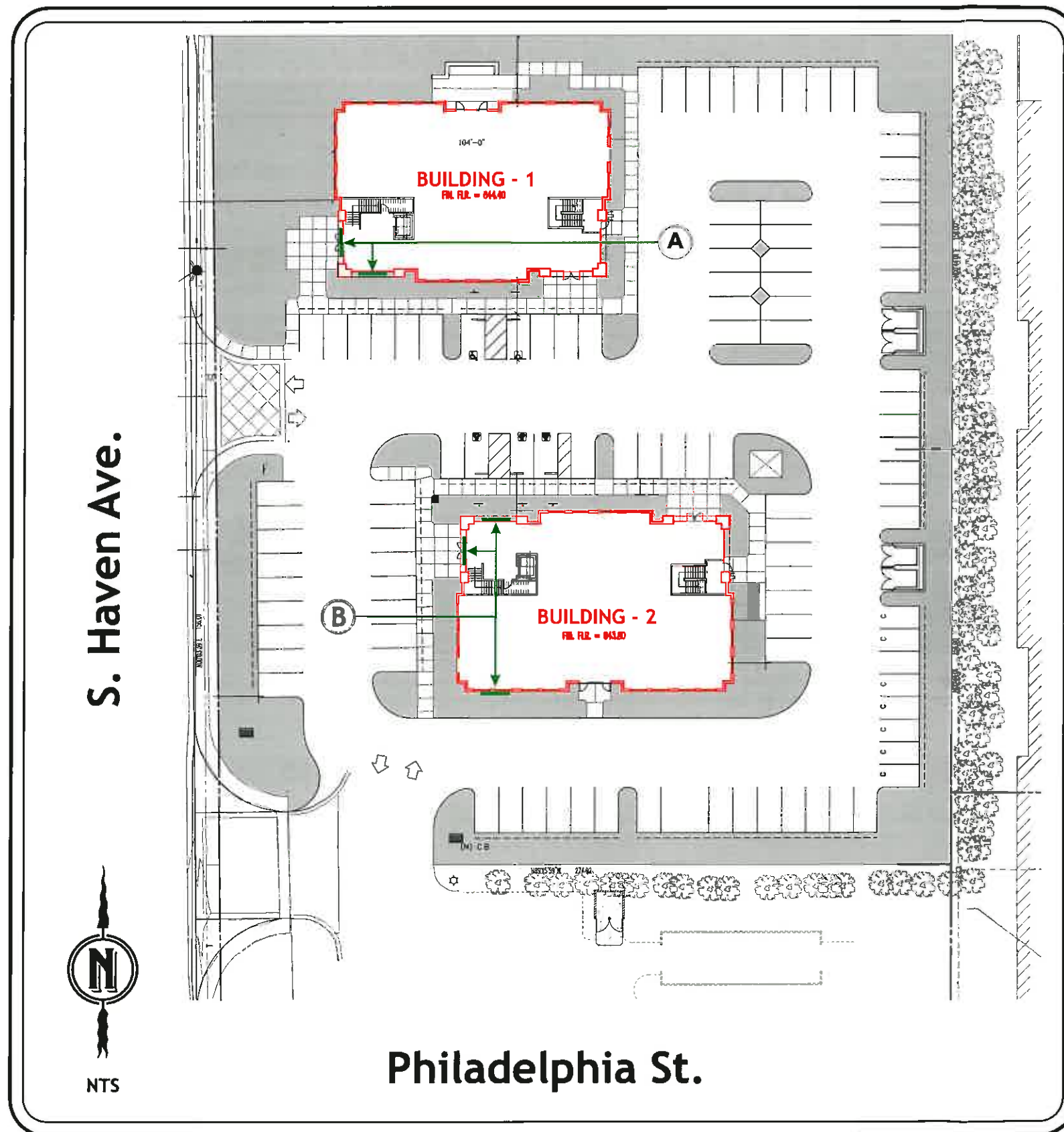
Colors depicted are a graphic representation. Refer to call outs for actual colors to be used.

## Provide Criteria and Guidelines for Shopping Center Sign Program

- (A) Tenant building sign allotments and locations for Building #1.
- (B) Tenant building sign allotments and locations for Building #2.



Vicinity Map



Site Plan



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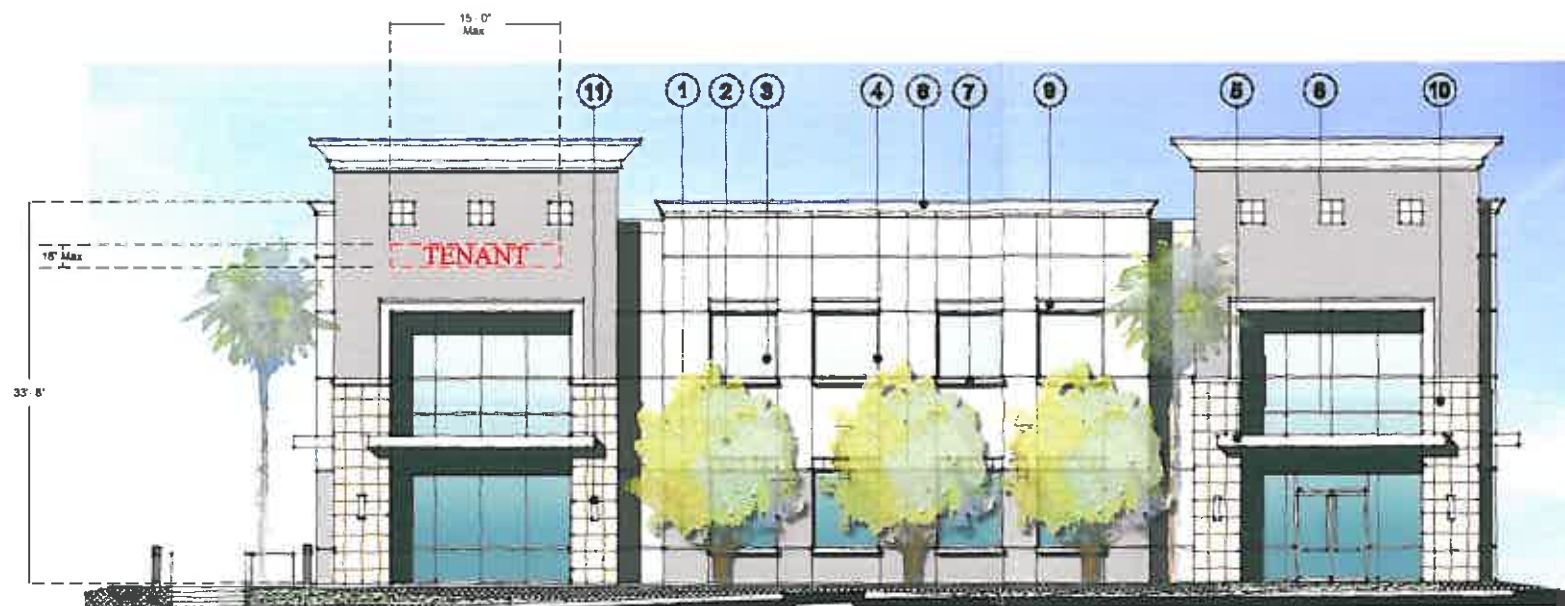
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**BUILDING #1: TENANT SIGNAGE ON SOUTH ELEVATION**

**A** *Two Sets Allowed*

*Scaled: 1/16" = 1'*



**BUILDING #1: TENANT SIGNAGE ON WEST ELEVATION**

**A** *One Set Allowed*

*Scaled: 1/16" = 1'*



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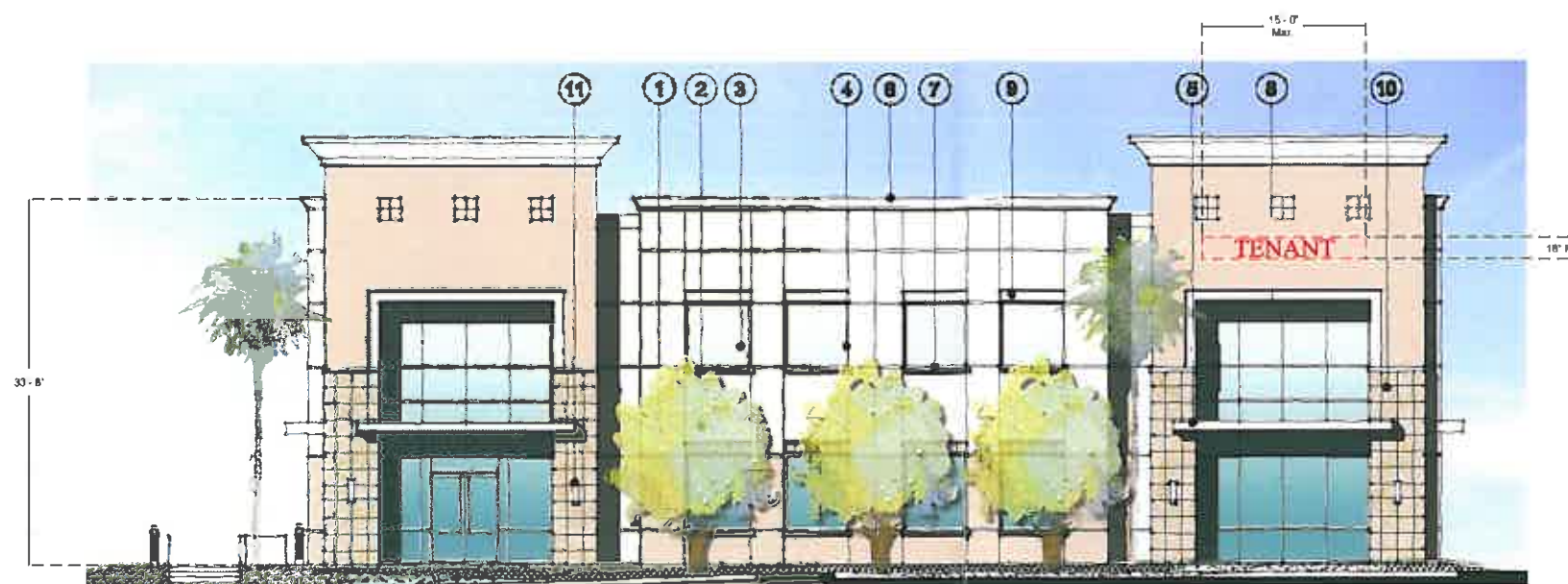
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**BUILDING #2. TENANT SIGNAGE ON NORTH ELEVATION**

**B** Two Sets Allowed

Scaled: 1/16" = 1'



**BUILDING #2: TENANT SIGNAGE ON SOUTH ELEVATION**

**B** One Set Allowed

Scaled: 1/16" = 1'

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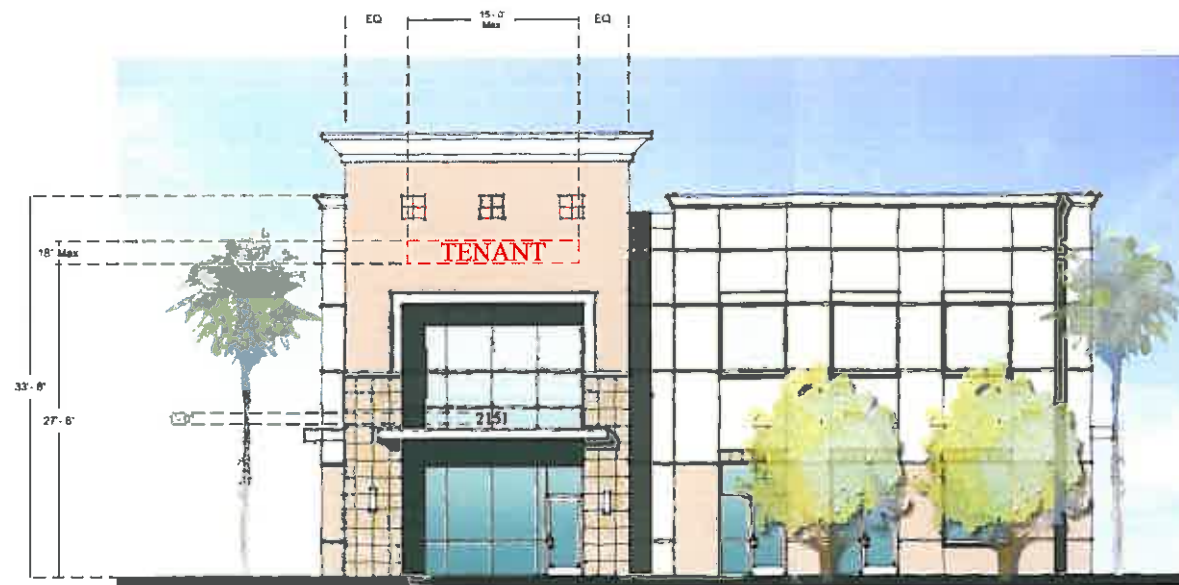
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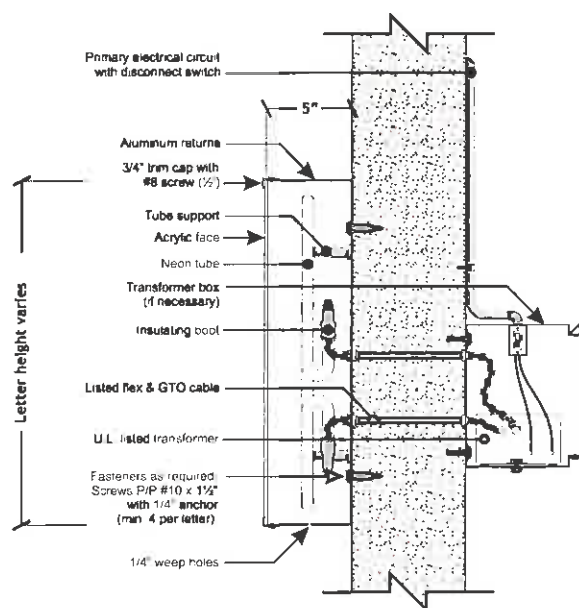


**BUILDING #2: TENANT SIGNAGE ON WEST ELEVATION**

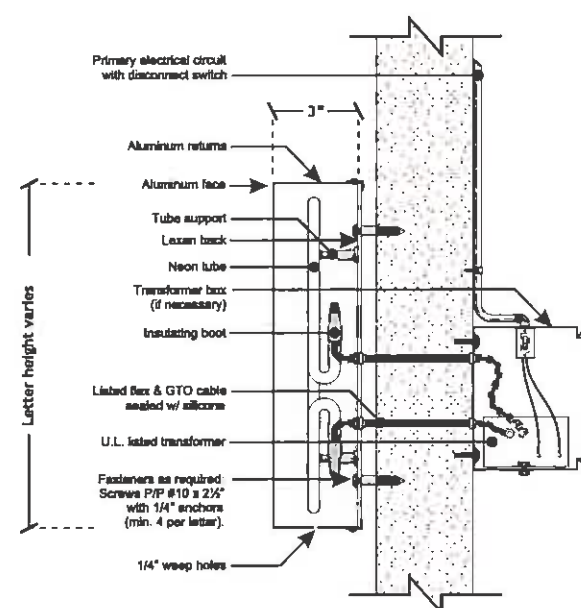
**B** One Set Allowed

- Metal, fiberglass, acrylic

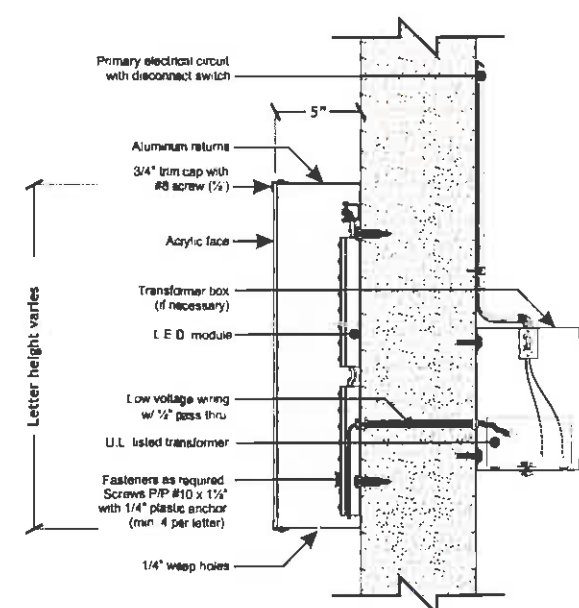
Scaled: 1/16" = 1'



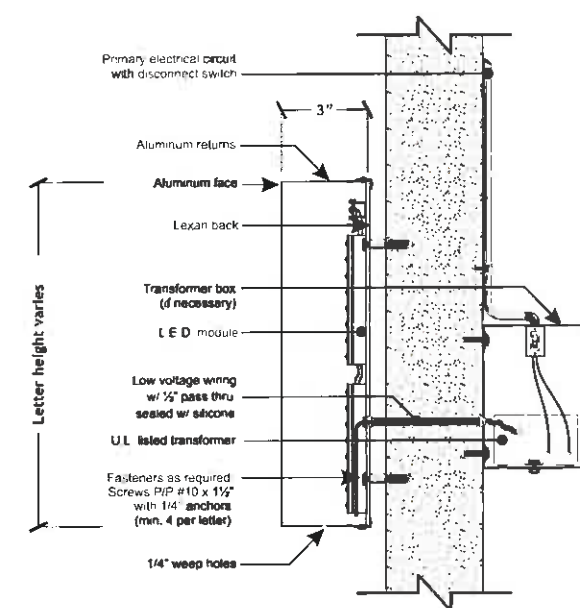
**INTERNALLY ILLUMINATED  
FACE-LIT CHANNEL LETTER  
(NEON ILLUMINATION)**



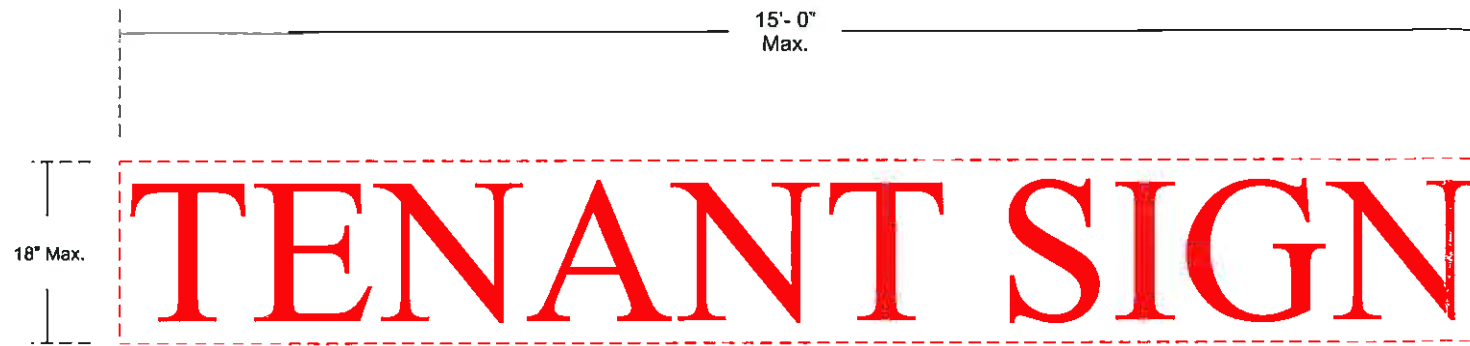
**INTERNALLY ILLUMINATED  
HALO-LIT CHANNEL LETTER  
(NEON ILLUMINATION)**



**INTERNALLY ILLUMINATED  
FACE-LIT CHANNEL LETTER  
(L.E.D. ILLUMINATION)**



**INTERNALLY ILLUMINATED  
HALO-LIT CHANNEL LETTER  
(L.E.D. ILLUMINATION)**



**A B**

## TENANT BUILDING SIGNAGE SAMPLE

### Multiple Units Allowed

Scaled: 1/16" = 1'

The following descriptions are for future proposed tenant building signage for Buildings #1 & #2:

Building signage to have option of either face-lit or halo-lit channel letters. Each building to have 150.0 total s.f. of allowable sign area, divided between a max. of five (5) tenants. Individual tenants to be allowed a max. sign area of 1'-6" x 15'-0" (30 s.f.) each. All current and future tenant sign proposals to be subject to property owner and City of Ontario review and approval.

Maximum letter height limited to 18" for single line of copy. Tenants with two lines of copy are allowed but limited to 18" max. for both lines.

Signs are to be placed in designated locations outlined in this sign program. Alternative locations are not allowed unless approved by property owner and/or City of Ontario.

Signs can be either face-lit or halo-lit by use of UL listed neon gas system or LED type lighting. No cabinet or externally illuminated signs are allowed. Non-illuminated signs are allowed with property owner and/or City of Ontario approval.

Individual tenant colors, logos, etc. to be allowed with property owner and City of Ontario approval.

Individual letters to be metal, fiberglass, acrylic.  
-Must relate to architectural style.

## CRITERIA GUIDELINES

The goal of the Master Sign Program is to ensure and develop a high quality visual environment, project identity and cohesiveness for the Haven Business Center. Proposed signage within the planning area shall conform to these said regulations.

All signage to be made of materials compatible with exterior building elevation colors, materials, finishes, etc. and be of high quality fabrication. The scale of such signs shall be proportioned and compatible with the building's architectural character.

All manufacture's labels to be not visible unless otherwise noted and required by code.

All electrical signs and installation must comply with all local building and electrical codes and requirements.

All mounting hardware shall be stainless steel, aluminum, brass, bronze or other non-corrosive materials.

Any damage caused during sign installation shall be repaired or replaced by the sign contractor.

All signs shall be of high quality, durable, and require low maintenance.

Signs shall not project more than 8" from building to sign faces.

All current and future tenant sign proposals to be subject to property owner and city review and approval.

All building and freestanding sign size, location, colors, materials, etc. to be contained within sign program as illustrated on this package.

Freestanding signage to be integrated with surrounding landscape and to blend with shopping center design and architecture.



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