

RAMONA TOWNE CTR.  
13020-13030 FRANKIS-  
QUITO

RAMONA TOWN CENTER  
13020-30 FRANCISQUITO AVE.  
BALDWIN PARK, CA. 91706

SIGN CRITERIA

A. GENERAL REQUIREMENTS

1. Prior to applying for city approval or permits each Tenant shall submit or cause to be submitted to the Owner for approval before fabrication, at least four copies of detailed drawings indicating the location, size, layout, design and color of the proposed signs, including all lettering and/or graphics.
2. All city approvals and permits for signs and their installation shall be obtained by the Tenant or his representative.
3. Tenant shall be responsible for the fulfillment of all requirements and specifications.
4. All signs shall be reviewed by the Owner for conformance with this criteria and overall design quality. Approval or disapproval of sign submittals based on esthetics of design shall remain the sole right of the Owner.

B. GENERAL SPECIFICATIONS

1. No projections beyond the sign area will be permitted. Signing area is to be within limits as indicated on attached drawings.
2. Except as provided herein, no advertising placards, banners, pennants, name, insignia, trademarks or other descriptive material shall be affixed or maintained upon the glass panes and supports of the show windows and doors or upon the exterior walls of buildings.

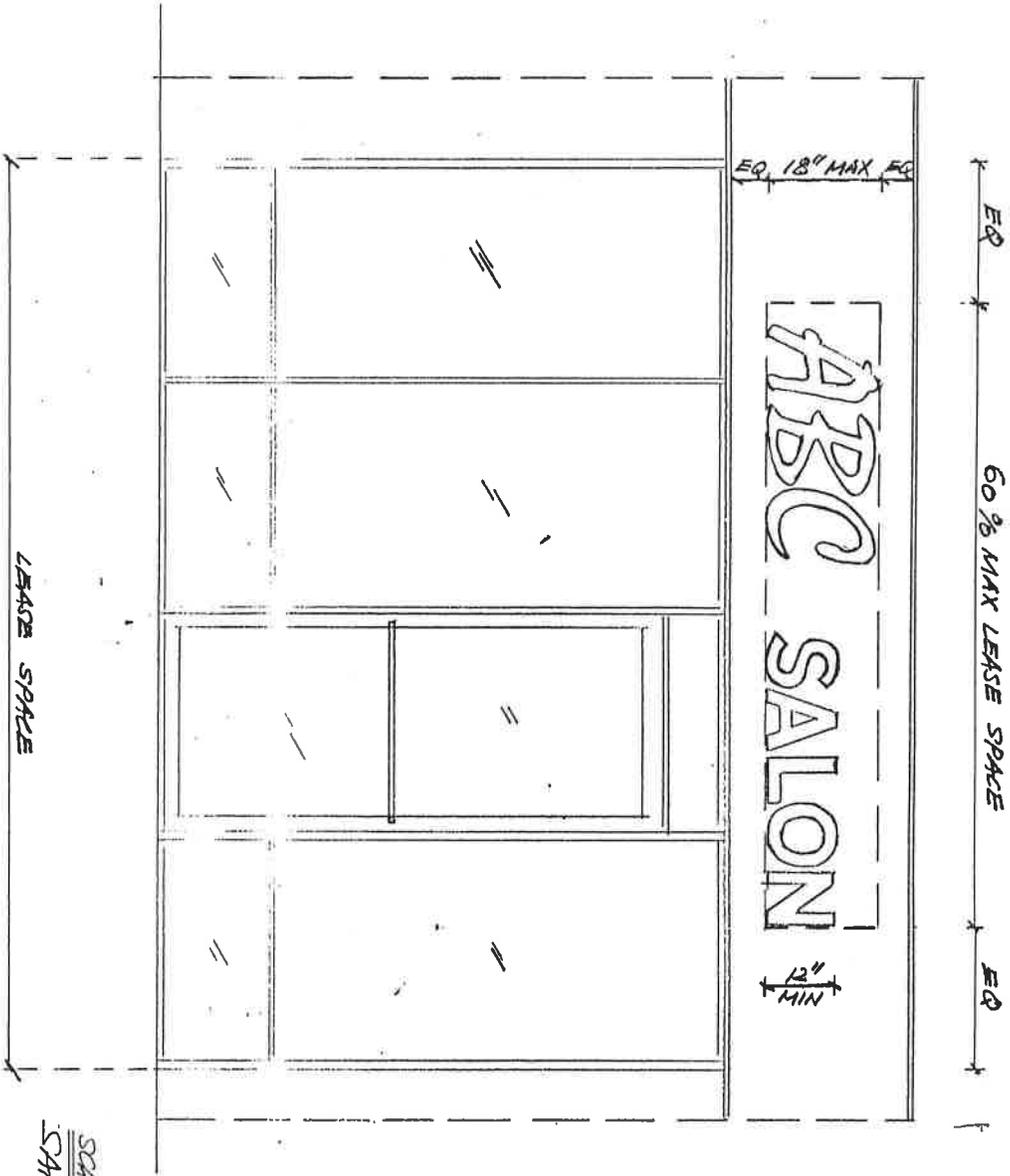
C. SPECIAL REQUIREMENTS-WALL SIGNING

1. Self-illuminated letters shall be "channel metal" letters with 3/16" thick plexiglass face.
2. Transformer box shall be fastened above the interior suspended ceiling.
3. Maximum height of letters shall be 18".
4. Minimum height of letters shall be 12".
5. Maximum depth of letters shall be 5".
6. Signing shall be individual internally illuminated letters: Style, face color, size and location shall be of good taste and design. Creative design is encouraged, refer to attached drawings.
7. The entire installation, maintenance and operating costs shall be at the expense of the Tenant.
8. Signing Area:
  - A. Primary Signing:
    1. Height of letters shall not exceed 18".
    2. Width of sign shall not exceed 60% of lease space.
    3. ~~Footage of sign shall be 1 square footage per 1 linear foot of lease space.~~
9. Along with conforming to the overall design approach, Tenant signing shall be complementary to adjacent wall surfaces. Submit to Owner for review.
10. No "sign cans" will be permitted.

D. GENERAL CONSTRUCTION REQUIREMENTS

1. Tenant shall be responsible for the installation and maintenance of all signs.
2. All signs to be installed under the direction of the Owner or Owner's representative.
3. Tenant shall be fully responsible for the operations of Tenant's sign contractors.
4. Tenant's sign contractor shall repair any damage to any portion of the structure and finish caused by his work.
5. All penetrations of the building structure required for the sign installation shall be sealed in a water-tight condition and shall be patched to match adjacent finish.
6. Electrical conduit, junction boxes, etc. are to be concealed.
7. Letter fastening and clips are to be concealed and be of brass, galvanized, stainless or aluminum metals.

SIGN ART CO.  
425 S. CALIFORNIA ST. #F&G  
SAN GABRIEL, CA. 91776  
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SCALE 1/8" = 1'-0"  
 SAMPLE