

City of Spring Lake Park
1301 81st Avenue NE
Spring Lake Park, MN 55432

Sign Permit

August 5, 2024

Sign Permit

H & R Block

8183 University Ave



CITY OF SPRING LAKE PARK
1301 81st Avenue N E
Spring Lake Park, MN 55432
763-784-6491

Sign Permit Application

DATE: 7/15/24
NAME OF APPLICANT: Topline Advertising, Inc.
ADDRESS OF APPLICANT: 16307 Aberdeen St NE, Ham Lake, MN 55304
TELEPHONE NUMBER OF APPLICANT: 763-428-5067
NAME OF BUSINESS AND LOCATION of building structure, or lot to which or upon which the sign is to be attached or erected H&R Block; 8183 University Ave NE

New Construction: Remodel: X Word Change Only:

Attach a drawing or sketch showing the position of the sign in relation to the nearest building, structures, public streets, right-of-way and property lines. Said drawing to be prepared to scale.

Attach two (2) blueprints or ink drawings of the plans and specifications and method of construction or attachment to the building or in the ground, including all dimensions. Show location of all light sources, wattage, type and color of lights and details of light shields or shades.

Attach a copy of stress sheets and calculations showing the structure is designed for dead load and wind velocity in the amount required by this and all other Ordinances of the City, if requested by the Building Inspection Department.

Name of person, firm or corporation erecting the structure: Same As Applicant

Address: 16307 Aberdeen St NE, Ham Lake, MN 55304

Is an Electrical Permit required?

- I, the undersigned applicant, do further make the following agreement with the City of Spring Lake Park Mn:
1) To authorize and direct the City of Spring Lake Park to remove and dispose of any signs and sign structures on which a Permit has been - issued but which was not renewed, if the owner does not remove the same within thirty (30) days following the expiration of the Permit.
2) To authorize and direct the City of Spring Lake Park to remove said sign and sign structure, at the expense of the applicant, where maintenance is not furnished, but only after a hearing and after notice of sixty (60) days, specifying the maintenance required by the City.
3) To provide any other additional information which may be required by the Building Inspection Department.

Katie Weber
SIGNATURE OF APPLICANT

FOR OFFICE USE ONLY:*****

FEE: 287.50 RECEIPT NUMBER:

DATE OF APPROVAL: DATE OF ISSUE:

REASON FOR DENIAL:

ADDITIONAL REQUIREMENTS FOR SIGN PERMIT:

SQUARE FOOTAGE OF FRONT OF BUILDING:

21,852 sq

SQUARE FOOTAGE OF ALL EXISTING SIGNS: (

2133 sq

SQUARE FOOTAGE OF PROPOSED SIGN OR SIGN

8' x 2' (pylon) = 16 sq + 90 sq (Building)

INCLUDE A DRAWING SHOWING LOCATION AND MESSAGE ON SIGN.

IF YOU ARE NOT THE OWNER OF THE PROPERTY, INCLUDE A SIGNED LETTER FROM THE OWNER GIVING PERMISSION TO ERECT THE SIGN.

NOTE: ALL APPLICATIONS ARE DUE BY NOON ON THE TUESDAY PRECEDING THE COUNCIL MEETING.

DRAWING:

see attached

Proposed
90 sq

$$75 + 50(1.25) = \overset{6250}{\$137.50}$$
$$8' \times 2' \times 2 = \$75 \times 2 = \underline{\$150.00}$$
$$287.50$$

$$\begin{array}{r} 6556 - 30\% \\ 2133 - \text{Existing} \\ 106 - \text{Proposed} \\ \hline 4317 \text{ sq Remaining} \end{array}$$

EXISTING CONDITIONS



PROPOSED CONDITIONS



D/F PYLON ELEVATION
SCALE: N.T.S.

FABRICATION SPECIFICATIONS

| | | | |
|---|------|-------------------|--------------------------|
| 1 | FACE | MATERIAL | WHITE POLYCARBONATE FACE |
| | | VINYL COLOR | PER COLOR KEY |
| | | VINYL APPLICATION | 1ST SURFACE |

NOTES

- MANUFACTURE & INSTALL (2) NEW POLYCARBONATE FACES FOR EXISTING D/F PYLON SIGN.

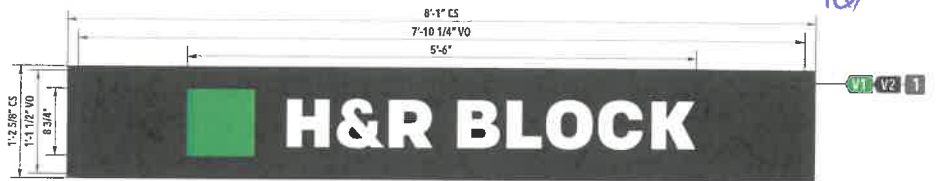
COLOR KEY

| | | |
|----|-------|-----------------------|
| V1 | VINYL | ARLON 2500 GREEN 2586 |
| V2 | VINYL | 3M BLACK VINYL |

NOTE: THE COLORS REFLECTED ON THIS RENDERING REPRESENT COLOR INTENT ONLY AND MAY NOT MATCH ACTUAL COLORS ON FINISHED PRODUCT. PLEASE REFER TO COLOR CALL-OUTS AND SPECIFIED VENDOR SAMPLES FOR APPROVED COLOR SPECIFICATIONS.



SIMULATED NIGHT VIEW (H&R BLOCK PANEL ONLY)
SCALE: N.T.S.



2 REPLACE EXISTING TENANT PANELS
SCALE: 1" = 1'-0"

It is the intent and purpose of this color rendering to provide a basic color representation of your sign finish and color. However, digital media and printed colors will vary from actual paint finish and color. Existing painted surfaces will have a perceptible difference in shade and sheen from your sign finish. Providing a sample of the paint you wish to match or a Matthews paint color formula will minimize the differences.

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imagenational.com

MINIMUM PLANT -
#1 #432195-001

U.S. & P.R. - All signs conform to UL400151
Materials accordingly must comply with UL-11,13
Installation - All signs must be CAD
compliant. The signs will be installed in
accordance with requirements of article 602 of the
National Electrical Code and/or applicable local
codes. This includes proper grounding and bonding
of the sign.

Client: H & R BLOCK

Site: Site #22657
8183 University Ave. NE
Spring Lake Park, MN 55432

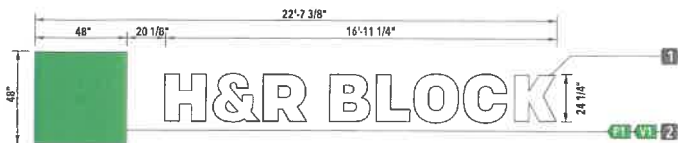
Date: 3/26/24

Designer: SO Engineer: XX

Account Manager: RKP

File: HRB-22657-Spring Lake Park, MN

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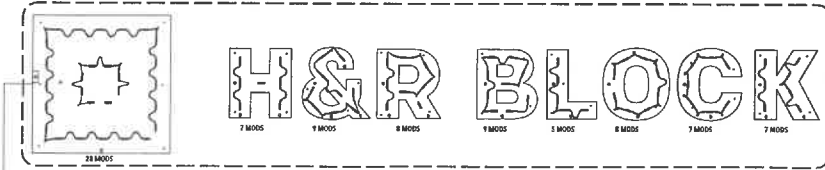


1 ILLUMINATED CHANNEL LETTERS - REMOTE
SCALE: 1/4"=1'-0"

PART #HRBLM254BLWH

Sloan LED Prism 24V-4500K 701269-6W24S11-MB(88 MODS)
(1) Sloan 24V Power Supply- 24VDC 96W@ 1.4 AMPS EACH
Electrical Wire 2-Wire 18ga Jacketed - 8' WHIP per Letter

P.S. 1



LED / MOUNTING LAYOUT
SCALE: 3/8"=1'-0"

| FABRICATION SPECIFICATIONS | | |
|------------------------------|---------------|--------------------|
| 1 PAN CHANNEL LETTERS | FACE MATERIAL | WHITE ACRYLIC 2447 |
| | TRIM CAP | 1" HRB GRAY |
| | RETURN DEPTH | 5" |
| | BACKS | 3MM ACM |
| 2 PAN CHANNEL LOGO | FACE MATERIAL | WHITE ACRYLIC 2447 |
| | TRIM SIZE | 1" |
| | RETURN COLOR | PER COLOR KEY |
| | RETURN DEPTH | 5" |
| | BACKS | 3MM ACM |
| ILLUMINATION WHITE LED | | |

GENERAL NOTES

COLOR KEY

| | |
|--------------|-------------------------------------|
| VINYL | ARLON 2500 - GREEN 2586 TRANSLUCENT |
| PAINT | MP184430 SMOOTH SATIN FINISH |

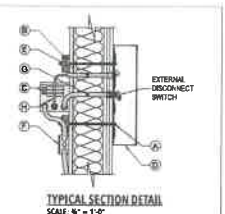
NOTE: THE COLORS SHOWN ON THIS DRAWING REPRESENT COLOR INTENT ONLY AND MAY NOT MATCH ACTUAL COLORS ON FINISHED PRODUCT. PLEASE REFER TO COLOR CALIBRATED AND SPECIFIED TYPICAL SAMPLES FOR APPROVED COLOR SPECIFICATIONS.

SHIPPING LIST

| MATERIAL | QTY. |
|---------------------------|------|
| 1/2" FLEX CONDUIT | |
| 1/2" FLEX CONNECTORS | |
| POWER SUPPLY | |
| T-CAN/SWITCH/SAFETY PLATE | |
| 1/4" X 1/2" ALL THREAD | |
| MFG. PLASTIC PASS THRU | |
| INSTALL PATTERN | |
| TOUCH UP PAINT | |

ELECTRICAL REQUIREMENTS

| | |
|-------|-----|
| VOLTS | 120 |
| AMPS | 1.4 |
| PHASE | 1 |



TYPICAL SECTION DETAIL
SCALE: 1/4"=1'-0"

INSTALL

- A. Non-Corrosive Securement Using Appropriate Mounting Hardware Painted to Match Background.
- B. Blocking as Required per Location.
- C. Disconnect Switch at Transformer Can.
- D. 1/4" Ø Drain Holes.
- E. Plastic Pass-Through.
- F. 20 amp 120 V. Circuits Required (Brought to within 6' of sign BY OTHERS).
- G. Flexible Conduit for External Switch
- H. Grounded/Banded Wire Connection from Letter to T-Can.

APPROVED FINISHES SCHEDULE

| | |
|---------------------------|--|
| 1/2" FLEX CONDUIT | FOR USE WITH WOOD OR BRK WALL SYSTEMS |
| 1/2" FLEX CONNECTORS | FOR USE WITH WOOD OR BRK WALL SYSTEMS |
| POWER SUPPLY | FOR USE WITH WOOD, CONCRETE BLOCK OR BRK WALL SYSTEMS |
| T-CAN/SWITCH/SAFETY PLATE | FOR USE WITH CONCRETE BLOCK, BRK OR CONCRETE BLOCK OR BRK WALL SYSTEMS |
| 1/4" X 1/2" ALL THREAD | FOR USE WITH CONCRETE BLOCK OR BRK WALL SYSTEMS |
| MFG. PLASTIC PASS THRU | FOR USE WITH CONCRETE BLOCK OR BRK WALL SYSTEMS |
| INSTALL PATTERN | FOR USE WITH CONCRETE BLOCK OR BRK WALL SYSTEMS |
| TOUCH UP PAINT | FOR USE WITH CONCRETE BLOCK OR BRK WALL SYSTEMS |

MANUFACTURING REVISIONS

| REV. | DESCRIPTION |
|------|-------------|
| A | |
| B | |
| C | |

It is the intent and purpose of this color rendering to provide a basic color representation of your sign finish and color. However, digital media and printed colors will vary from actual paint finish and color. Existing painted surfaces will have a perceptible difference in shade and sheen from your sign finish. Providing a sample of the paint you wish to match or a Matthews paint color formula will minimize the differences.

| | | | | | |
|--|--|--|--|--|-----------------------------------|
| <p>image national signs bringing your image to light</p> <p>16295 Star Rd. Nampa, ID 83687 • Toll Free: 800.522.8068 • Tel: 208.343.6029 imagenational.com</p> | <p>Mathews Paint 1-800-433-1951</p> <p>U.S. & P.R. - All signs conform to 154-402181 (Standard according to) & must comply with U.S. & P.R. local regulations. Canada - all signs must be GMS compliant. This sign is intended to be installed in accordance with the provisions of article 802 of the National Electrical Code and/or applicable local codes. This includes proper grounding and bonding of the sign.</p> | <p>Client: H & R BLOCK</p> <p>Site: Site #22657 8183 University Ave. NE Spring Lake Park, MN 55432</p> | <p>Date: 3/26/24</p> <p>Designer: SO Engineer: XX</p> <p>Account Manager: RKP</p> | <p>File: HRB-22657-Spring Lake Park, MN</p> | <p>Page No. 6 of 7</p> |
| | | | | | |

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EXISTING CONDITIONS



FRONT ELEVATION

SCALE: 3/16" = 1'-0"

EXISTING SQ. FT.:

ALLOWED SQ. FT.: 164.1

PROPOSED SQ. FT.: 90.5

PROPOSED CONDITIONS



GENERAL NOTES

NEW CHANNEL LETTERS INSTALLED TO FRONT ELEVATION

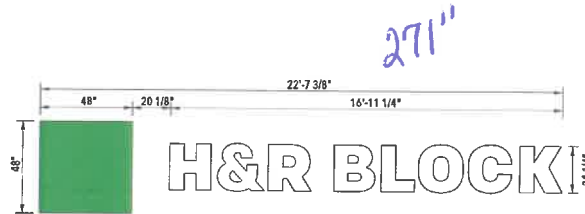
CITY CODE & ALLOWANCES

NTE 30% OF FRONT OF THE BUILDING
29'-1" X 18'-8" X 30% 164.1 SF MAX ALLOWED



SIMULATED NIGHT VIEW

SCALE: N.T.S.



1 ILLUMINATED CHANNEL LETTERS - REMOTE
SCALE: 1/4" = 1'-0"

90.5 SQ. FT.

It is the intent and purpose of this color rendering to provide a basic color representation of your sign finish and color. However, digital media and printed colors will vary from actual paint finish and color. Existing painted surfaces will have a perceptible difference in shade and sheen from your sign finish. Providing a sample of the paint you wish to match on a Matthews paint color formula will minimize the difference.

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UL LISTED
NANPA PLANT -
UL # 433195-001
U.S. & CAN. - All signs conform to UL 482/181
listing requirements & meet comply with UL-C13
listing procedures. Canada - all signs meet the CEC
requirements. This sign is intended to be installed in
accordance with requirements of article 606 of the
National Electrical Code and/or applicable local
codes. This includes proper grounding and bonding
of the sign.

Client: H & R BLOCK
Site: Site #22657
8183 University Ave. NE
Spring Lake Park, MN 55432

Date: 3/26/24
Designer: SO
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H&R BLOCK

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GATOR

I N V E S T M E N T S

Via Certified Mail

Via Email: Madeleine.Pare@cushwake.com; Tom.Martin@cushwake.com

June 13th, 2024

Attn: H&R Block Dept ID #22657
H&R Block Enterprises, LLC
c/o Cushman & Wakefield
575 Maryville Centre Drive, Suite 600
St. Louis, MO 63141

RE: **STOREFRONT SIGNAGE APPROVAL – H&R BLOCK
UNIVERSITY IV SHOPPING CENTER – 8183 UNIVERSITY AVE. NE, SPRING LAKE PARK, MN 55432**

Dear Ms. Pare & Mr. Tom,

This letter shall serve as the Landlord's written approval and authorization for Imagine National Signs to install an individually illuminated channel letter sign per Schedule G & Schedule G-1 of the lease dated April 29th, 2024, and the attached drawing under the following terms and conditions:

This approval is granted under the condition that Imagine National Signs will obtain the appropriate permits and approvals required by the local governing authority prior to installation at Tenant's sole expense, the signage is centered over the Tenant's storefront, does not interfere with any other tenant's signage or storefront and/or does not exceed 75% of the width of referenced Tenant's storefront area.

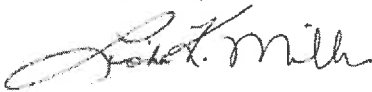
Additionally, Tenant has been granted the right to replace one (1) panel sign face on both sides of the pylon, see attached.

The tax folio number for University IV Shopping Center is 45-4299073 and the ownership entity for the property is Gator University, LLLP. Attached is the legal description.

In addition, Tenant's signage must be continuously maintained in good condition at Tenant's cost and expense. Should the sign become faded or cracked, Tenant shall repair or replace immediately. Should Tenant fail to do so, the Landlord shall have the right to repair Tenant's sign which shall be at Tenant's expense and shall be considered additional rent under the Lease. The cost of repairs or any damage occurring while the signage is being installed will be Tenant's responsibility.

If you have any questions, please contact the management team via email at assetadmin@gatorinv.com

Sincerely,



Lisha Miller
SR. VP
Gator University, LLLP

Enclosure

CC: LM, AM, LM and Tenant File

STATE OF FLORIDA
COUNTY OF MIAMI DADE

On this 24 day of June, 2024 before me, the undersigned officer, personally appeared Lisha Miller known to me (or satisfactorily proven) to be the person(s) whose name is subscribed to the within instrument and acknowledgement that he executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

My Commission Expires : March 28th 2027

Tel: 305.949.9049
Fax: 305.948.6478
7850 NW 146th Street, 4th Floor
Miami lakes, FL 33016
www.gatorinvestments.com



Rene J. Pimentel
Comm.: HH 362178
Expires: March 28, 2027
Notary Public - State of Florida