

SIGN & LIGHTING

340 W. Duarte Rd.
Monrovia, Ca. 91016

#43

Telephone 818/359-4811
818/359-3815

Neon : Plastic : Wood

Exterior & Interior Lighting Services

Creative Design

Store Fronts

Crane Service

EXHIBIT "F"
SIGN CRITERIA (F-1)

Page 1

These criteria have been established for the purpose of assuring an outstanding Shopping Center or Office and for the mutual benefit of all tenants: Tenant shall strictly comply with these criteria, and any installed nonconforming or unapproved signs shall be brought into conformance at the expense of Tenant.

1) GENERAL REQUIREMENTS

- A) All signs required by this Exhibit "F" shall be installed at Tenants sole cost and expense no later than Tenants opening for business or the commencement of Tenants obligation to pay rent, whichever occurs first.
- B) Tenant shall submit, before fabrication or application for permits, Four (4) copies of the proposed sign design to Landlord for approval. These drawings must include location, size and style of lettering, Material, type of illumination, installation details, color selections and design. One copy is to be in full and truecolor and all drawings must be to scale.
- C) All Permits for signs and their installation shall be obtained and paid for by Tenant. All signs shall be constructed and installed at Tenants expense.
- D) Tenant shall be responsible for the fulfillment of all requirements and specifications.
- E) All signs must be approved by all governmental agencies having jurisdiction prior to fabrication.
- F) The size, location, design, color, texture, lighting and materials of these signs shall in no way detract from the design of the shopping center and the surrounding properties.
- G) All signs shall be reviewed by Landlord for the conformance with these criteria and overall design quality. Approval or disapproval of signs based on aesthetics of design shall remain in the sole discretion of Landlord and its authorized representatives.
- H) Tenant shall maintain all signs in good appearance and illumination, and shall be responsible for penetrations, leaks, damage, and/or defacement caused by his sign contractor.



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- 1) Owner shall have the right to remove, at Tenants expense upon Seven days written notice, any signs installed contrary to this Criteria.
- J) No Tenant shall install nor employ any cabinet wall signs, projecting signs, roof signs, nor animated nor audible attention attracting devices. No paper, cloth, cardboard, decal, or similar signs shall be applied to any store front or window, except as described herein.
- K) Signs shall be limited to names of business and may include products only when a part of Tenant's name.
- L) Logos or script will be permitted on sign panels, unless it is part of an established trademark of the tenant used in other locations. The shape of the sign must follow the shape of the Logo or Script.
- M) No projections above or below the sign panel shall be permitted. Sign must be within dimensioned limit, as indicated in this Exhibit "F".
- N) Tenants sign contractor shall repair any damage in any property caused by his work.
- O) Electrical service to all signs will be connected to Tenant's meter at Tenant's expense.
- P) Location of all openings for conduit in sign panels of building walls shall be indicated by the sign contractor on drawings submitted to Landlord.
- Q) Each sign contractor shall seal off and touch up all mounting holes and leave the premises free of debris after installation.
- R) Any exposed fasteners required for construction shall be clearly shown on sign drawings and shall match in color and finish the face and sides of the sign letters.
- S) No labels shall be permitted on exposed surfaces of signs except those required by local ordinance which shall be placed in an inconspicuous location.
- T) All penetrations of the building structure required for sign installation shall be sealed in a watertight condition and shall be patched to match adjacent finish.



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EXHIBIT "F"
SIGN CRITERIA (F-1)

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U) Tenant will be permitted to install a sign on the back of his space, following the Criteria in this Exhibit "F".

End of Exhibit "F" Sign Criteria F-1



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EXHIBIT "F"
SIGN CRITERIA - (F,-2)

Page 2

3) ADDITIONAL SIGNS REQUIRED

- A) If Tenant has a non-customer door for receiving merchandise, Tenant shall, at Tenant's expense install an identification sign containing Tenant's name and address. Where more than one tenant uses the same door, each name and address shall be applied. Said sign shall be of the design designated by Landlord, and shall be fabricated and installed at Tenant's expense by the sign company selected by Landlord.
- B) Tenant shall install on the storefront the numbers only for the street address in exact location stipulated by Landlord. Size, type and color of the numbers shall be as stipulated by Landlord.

4) RESTRICTIONS

- A) Canopy signs shall be placed only on the face of the canopy fascia and located as per the drawing attached hereto and made a part hereof.
- B) Tenant shall be permitted one sign only per shopfrontage.
- C) Vertical copy or signs projecting perpendicular to the building are not permitted.
- D) Manufacture's decals, credit card acceptance, hours of business, telephone numbers, etc, are limited to a total of 144 Sq. In per single door entrance. All "Sale" signs, special announcements, etc. are not permitted on exterior glass. Such advertising material must be set back 24" from glass surface.
- E) Advertising devices such as attraction boards, posters, banners and flags will not be permitted.
- F) Painted, flashing, animated, audible, revolving or signs that otherwise create the illusion of animation are not permitted.

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EXHIBIT "F"
SIGN CRITERIA (F-2)

Page 3

G) Exposed bulb signs are not permitted.

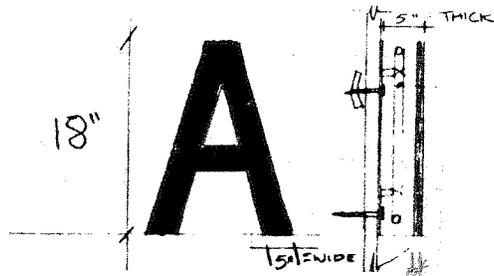
H) No exposed junction boxes, lamps, tubing, conduits, raceways
or neon crossovers of any type of permitted.

End of Exhibit F - Sign Criteria (F-2)

LANDLORDS SIGNATURE

TENANT'S SIGNATURE

SAME LETTER:



HELVETICA STYLE TYPE

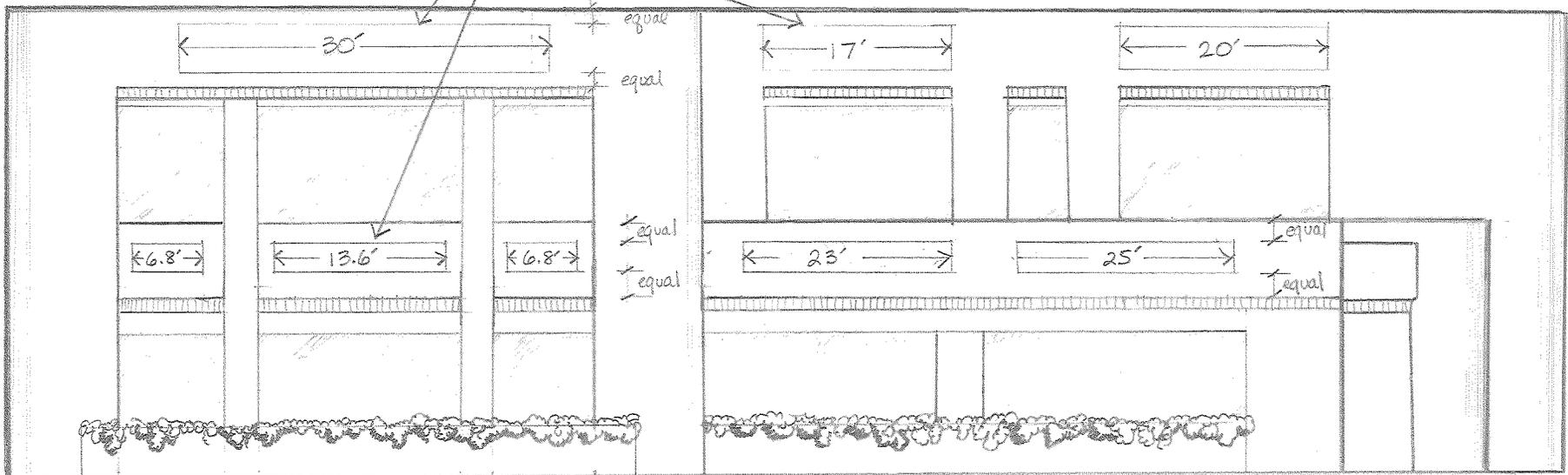
3/16" BLACK TRIM CAP FOR FACE RETAINERS

GENERAL NOTES:

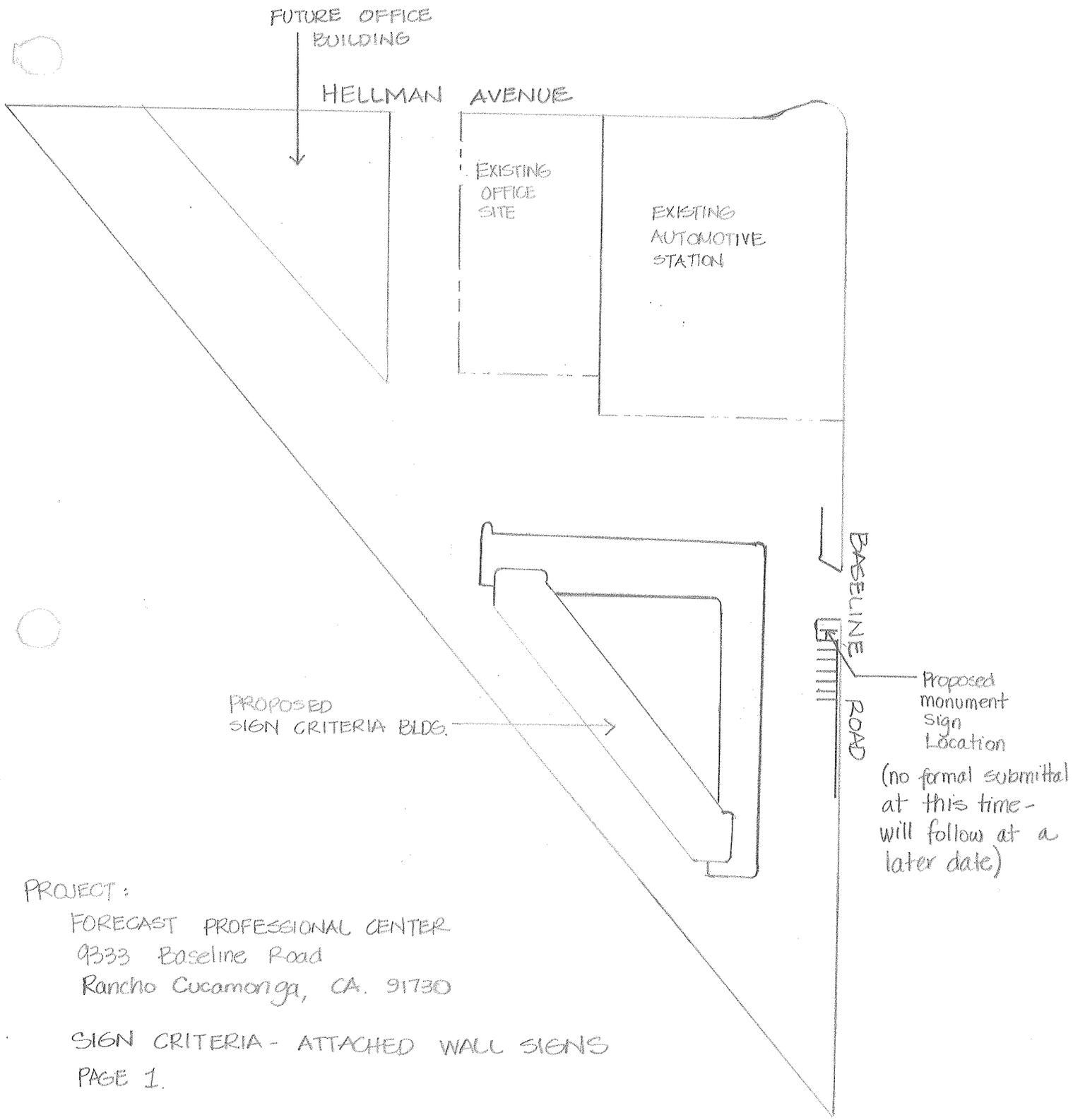
1. All letters to be maximum of 18" high
2. Colors permitted are: Red Plex #209-0 (to be consistent with the existing Red of the Mobil Gasoline Station adjacent)
3. All signs to be interior illuminated by SINGLE LINE NEON.
4. All signs to be centered horizontally and vertically in allowable sign area.
5. Upper and Lower case letters may be used
6. Logos shall not exceed an 18" height and shall be counted as part of the sign area.

PLANS APPROVED
 Rancho Cucamonga Planning
 Date 5-4-84
 By C. Daniels

TYPICAL SIGN AREA LOCATION



NORTH AND WEST ELEVATION SIGN LOCATIONS



PROJECT:

FORECAST PROFESSIONAL CENTER
 9333 Baseline Road
 Rancho Cucamonga, CA. 91730

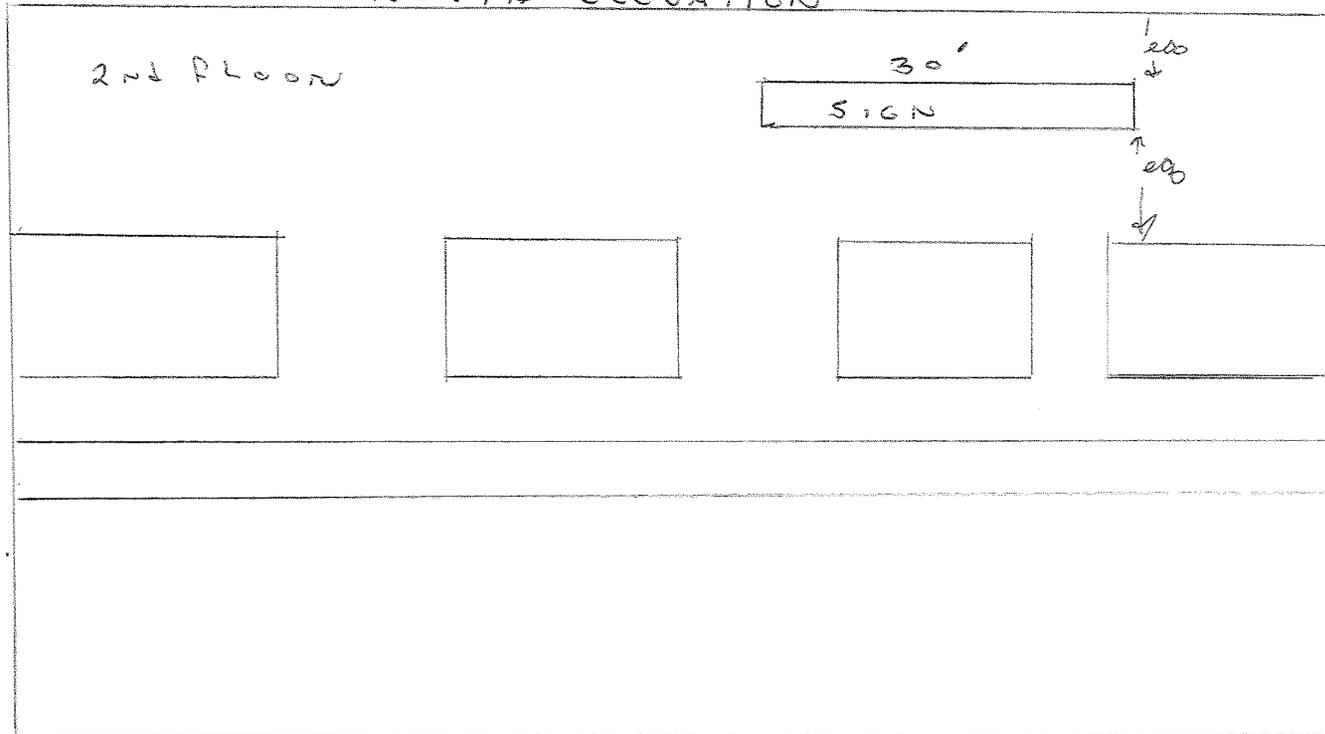
SIGN CRITERIA - ATTACHED WALL SIGNS
 PAGE 1.

PLANS APPROVED
 Rancho Cucamonga Planning
 Date 5-4-84
 By U. Daniels

NORTH →

May 1984

NORTH ELEVATION



1st. floor.

2nd FLOOR

30'
SIGN

200
200
2

FORECAST - 9333 BASE LINE

PARKING

PARKING

BASE LINE rd.

Not to Scale.