

# BIXBY BUSINESS PARK # 52

## 6.0 SIGNAGE GUIDELINES

### Objectives

1. To establish a uniform design for sufficient, though not excessive, business identification, while adhering to and not exceeding the sign ordinance for the City of Rancho Cucamonga, and maintaining the architectural and landscaped concept of this development.

### Guidelines

1. All signage shall conform to both written and illustrated design criteria. All drawings by manufacturer to be approved by Bixby Development, Ltd.
2. No flashing or animation of signs will be permitted.
3. No internal illumination will be permitted except as designated by Bixby Development.
4. Tenants shall pay for installation and maintenance of all signs.
5. All signage not expressly covered in this criteria shall be allowed only after review and approval by the Bixby Bixby Park Development Committee who reserves the right to deny approval of any sign presentation which does not complement the architectural and landscaped concept of this development.

## 6.1 TENANT IDENTIFICATION AND DIRECTORY MONUMENTS:

Each business shall be allowed one wall sign per street frontage, not to exceed two per parcel and one monument per street frontage, not to exceed two per parcel (refer to Drawings A and B). However, in no event shall a single parcel have more than three signs by any combination of wall and monument signs (refer to Drawings C and D).

### 1. Construction:

- A. Tenant directories to be construction as sheet aluminum cabinets with removable copy panels.
- B. Reveal inset to be 1-1/2" wide and 1" deep.
- C. Base to be natural concrete foundation with 1/2" threaded steel rods for cabinet attachment.

### 2. Finishes:

- A. Cabinet to be coated with aluminum compatible primer and finished with a high quality gloss enamel (refer to Drawing C).

#### B. Colors: To match

Tenant Panel Assembly: Ameritone 298-F  
"Silver"

Address Panel Assembly: Ameritone 262-A  
"Dutch Blue"

Reveals: Ameritone 2D39C "Compass"

Copy: 3M Scotchcal Vinyl Graphics - Matte  
Black

Base: Natural Concrete/Sandblast Finish

### 3. Copy:

- A. All copy to be Helvetica Medium Vinyl Graphics with one address per monument.

4. Design Format:

A. Single tenant (refer to Drawing C-1).

1. 6" maximum letters.
2. 3 rows maximum.
3. Space between rows to be 1/3 letter height.
4. Copy to be flush with left edge of panel 5".
5. Address numbers to be 4" high and flush with top of uppermost.

B. Two tenants (refer to Drawing C-2)

1. 4" maximum letters.
2. 2 rows maximum.
3. Space between letter rows to be 1/3 letter height.
4. Copy to be flush with left edge of panel 5".
5. Address numbers to be 4" high and flush with top of uppermost line of copy.

C. Three tenants (refer to Drawing D-3)

1. 4" maximum letters
2. 2 rows maximum
3. Space between letter rows to be 1/3 letter height.
4. Copy to be flush with left edge of panel 5".
5. Address numbers to be 4" high and flush with top of uppermost line of copy.

D. Four tenants (refer to Drawing C-4) — *DIRECTORY MONUMENT SIGN*

1. 4" maximum letters.
2. 2 rows maximum.
3. Space between letter rows to be  $\frac{1}{3}$  letter height.
4. Copy to be flush with left edge of panel 3".
5. Address numbers to be 4" high and flush with top of uppermost line of copy.

E. Greater than four tenants (refer to Drawing C).

1. Use same format as A-single tenant signage, single address, and Business Building I.D. name.

In this situation a directory will be required. The design and format to be submitted to Bixby Business Park Development Committee and the City of Rancho Cucamonga.

*ALL DIRECTORY SIGNS SHALL BE LOCATED EITHER ADJACENT TO THE PARKING AREA OR THE MAIN ENTRANCE TO THE DEVELOPMENT*

6.2 WALL SIGNAGE (REFER TO DRAWING E)

- A. Letters shall be made from 1/4" thick aluminum or equivalent.
- B. Letters to be flush mounted to wall surface.
- C. Copy and letterstyle: ITC Garamond Book Italic.
- D. Format:
  1. Single line: 12" maximum in height and 20' maximum in length. Upper and lower case.
  2. Double line: copy may be uppercase 12" maximum in height and 20' maximum in length 4" between lines of copy.

3. Top of copy to be flush with top of wall opening (refer to Drawing E).
4. Copy to be flushed parallel to wall opening 24" (refer to Drawing E).

E. Finishes:

1. Letters to be finished in a high quality enamel to match the following.
2. If <sup>WING</sup> wall is light tone, letters shall be deepest accent color of the building.
3. If <sup>WING</sup> wall is dark tone, letters shall be lightest accent color of the building or ~~one of the three light greys common to the project.~~

6.3 ADDRESS NUMBERS (REFER TO DRAWING F)

- A. There shall be only one (1) address number per parcel.
- B. Numbers shall be same dimensional, structural and color criteria as "Wall Signage".
- C. Typical placement of address numbers (refer to Drawing F).

6.4 DOOR SIGNAGE (REFER TO DRAWING E)

- A. Copy to be vinyl graphics applied to door-glass or adjacent window glass next to door. Graphics to match 3M Scotchcal "Pearl Grey". All copy is to be Helvetica Medium letterstyle. Custom logo and or logo letterstyle may be used upon approval by Bixby Business Park Development Review Committee.
- B. See drawing for exact size and placement of copy.

6.5 ON-SITE VEHICULAR TRAFFIC SIGNS

- A. Stop signs (refer to Drawing G)
  1. Stop sign panel and post to be aluminum fabrication finished in a high quality gloss enamel.

2. Sign copy to be silkscreened or vinyl graphics.

3. Sign post to be 24" below grade with concrete footing.

4. Copy: Helvetica Medium Condensed.

5. Colors: Copy panel background and post  
- Ameritone 298A "Grey Cloud"

Octagonal Border - White

Octagon - Red

Copy - White

B. No parking signs (refer to Drawing H).

1. Specifications same as "stop sign".

2. Colors: Copy panel background and post  
- Ameritone 298A "Grey Cloud"

Color band and lower copy -  
Matte Black

Note: All copy to be according to specifications required by Bixby Business Park Development Review Committee.

C. Handicapped signs (refer to Drawing H)

1. Specifications same as "stop sign".

2. Colors: Background - Handicapped parking blue

Copy - White

Note: All copy to be according to specifications required by Bixby Business Park Development Review Committee and City of Rancho Cucamonga Regulations.

D. Fire lane signs (refer to Drawing H)

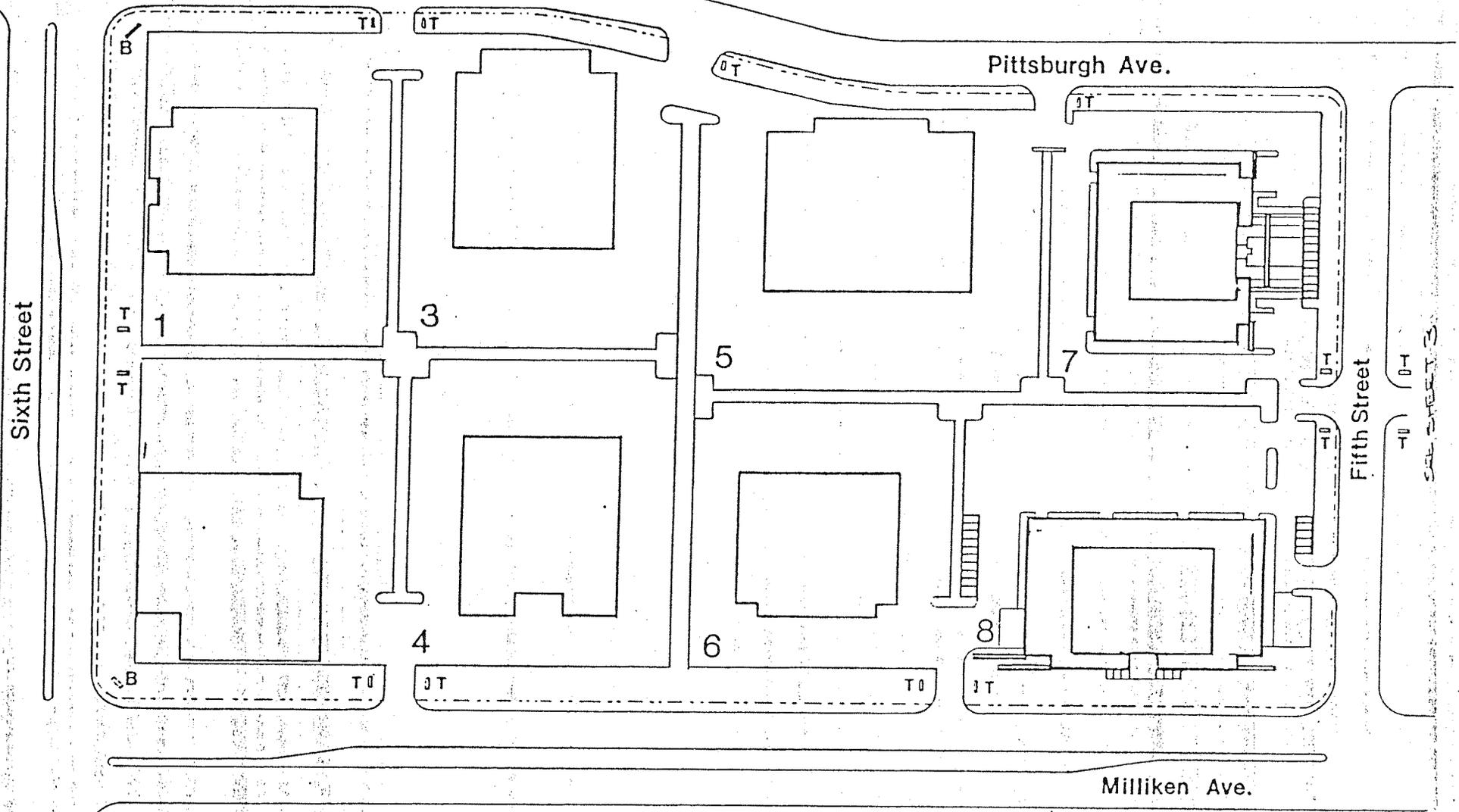
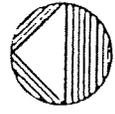
1. Specifications same as "stop sign"

2. Colors: Same as no parking signage.

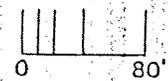
Note: All copy to be according to specifications required by Bixby Business Park Development Review Committee and City of Rancho Cucamonga Regulations.

# PROJECT SITE PLAN

A

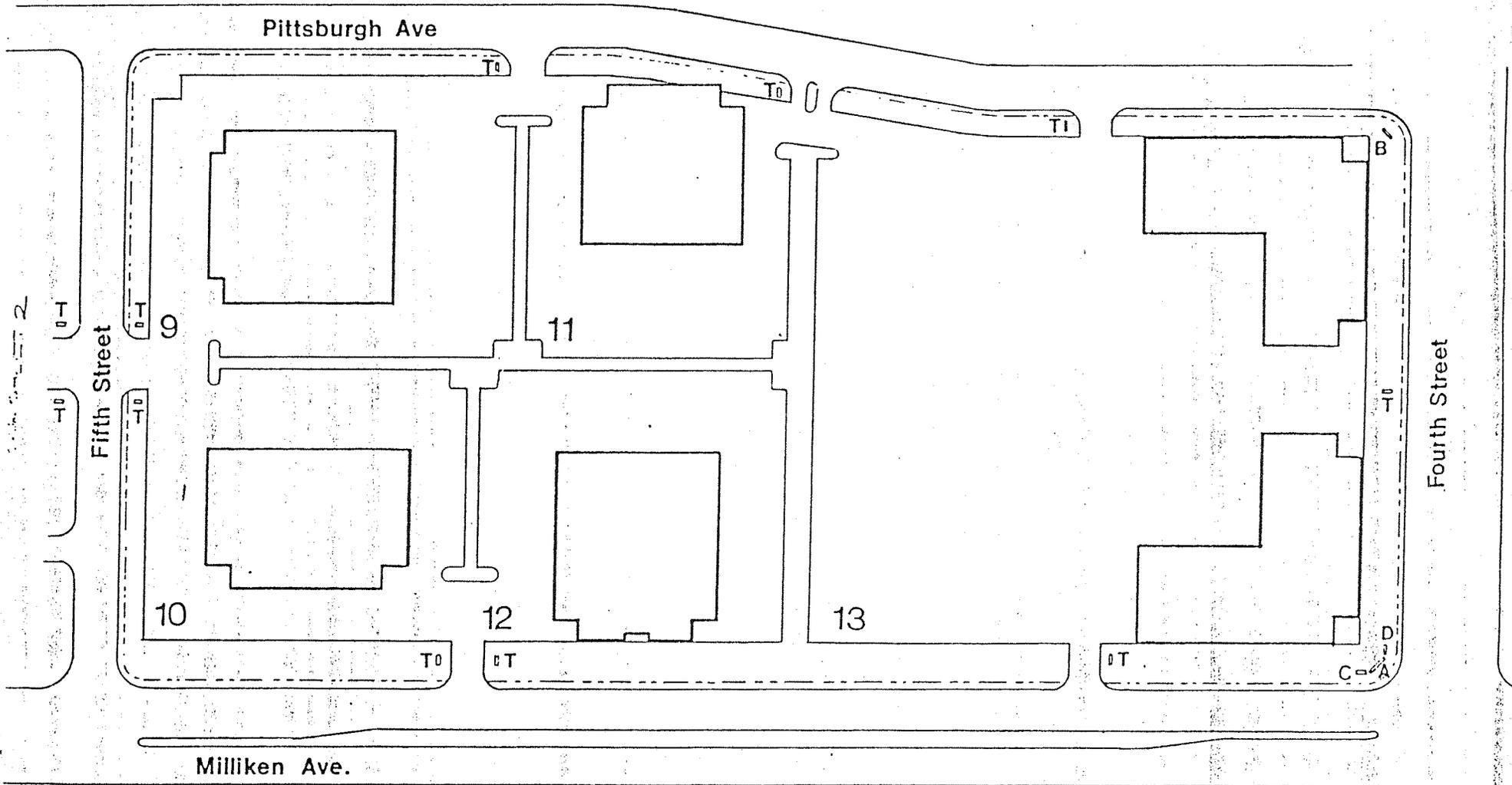
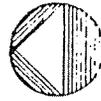


- LEGEND
- 8 - PARCEL #
  - B - PROJECT MONUMENTS
  - T - TENANT I.D. MONUMENTS



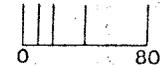
# PROJECT SITE PLAN

B



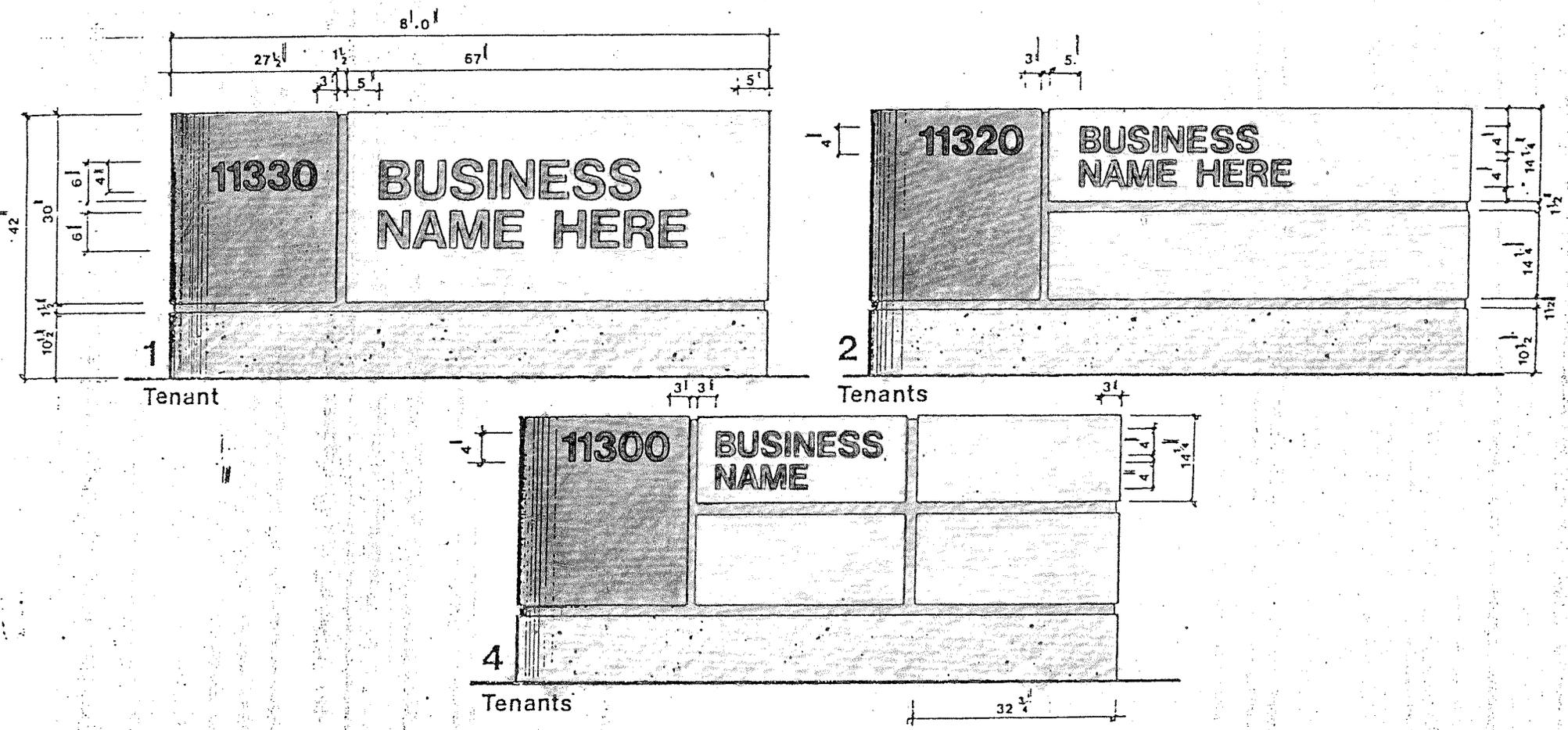
LEGEND:

- 8 - PARCEL #
- A-D - PROJECT MONUMENTS (GATEWAY)
- T - TENANT I.D. MONUMENTS



# TENANT I.D. & DIRECTORY MONUMENTS

C



**Construction**

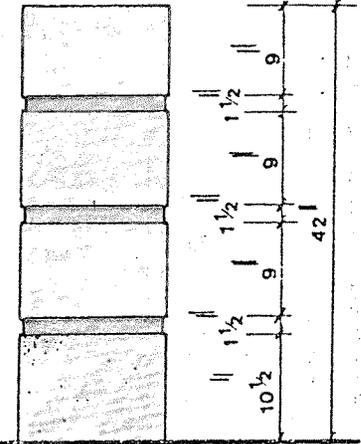
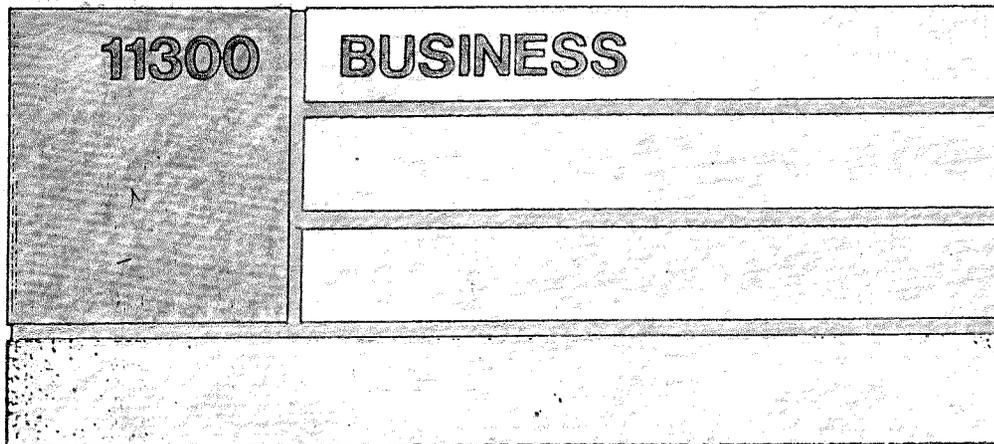
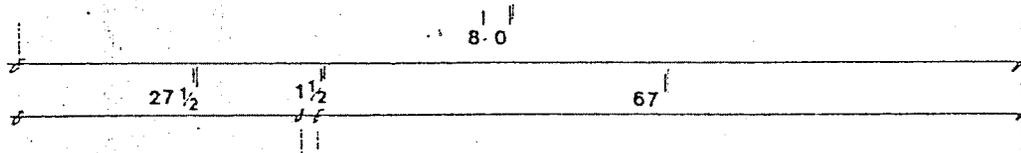
1. Tenant Directories to be constructed as sheet aluminum cabinets with removable copy panels.
2. Reveal inset to be 1-1/2" wide and 1" deep.
3. Base to be natural concrete foundation with 1/2" threaded steel rods for cabinet attachment.

**Finishes and Copy**

1. Cabinet to be coated with aluminum compatible primer and finished with a high quality gloss enamel. REFER TO DRAWING C
2. Colors: to match  
 Tenant panel assembly: Ameritone 298F Silver  
 Address Panel assembly: Ameritone 262A Dutch Blue  
 Reveals: Ameritone 2D39C Compass  
 Copy: 3M Scotchcal Vinyl Graphics - Matte Black  
 Base: Natural Concrete/sandblasted finish
3. All copy to be Helvetica Medium vinyl graphics with one address per monument.

# TENANT I.D. & DIRECTORY MONUMENTS

D

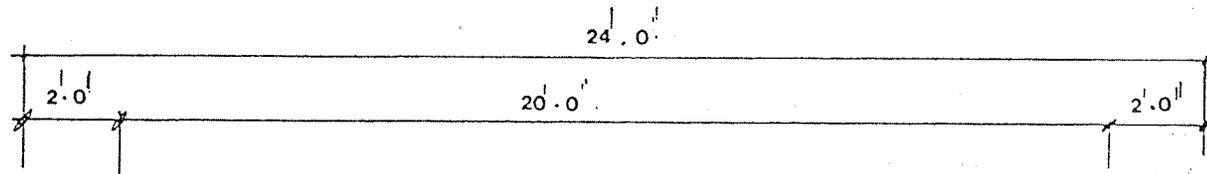


## Construction

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 Copy: 3M Scotchcal Vinyl Graphics - Matte Black  
 Base: Natural Concrete/sandblasted finish
3. All copy to be Helvetica Medium vinyl graphics with one address per monument.



*Bixby Development, Ltd.*

6  
↑

2 2 6 3 12

1100 A

BIXBY  
DEVELOPMENT

12'

8'

East Elevation

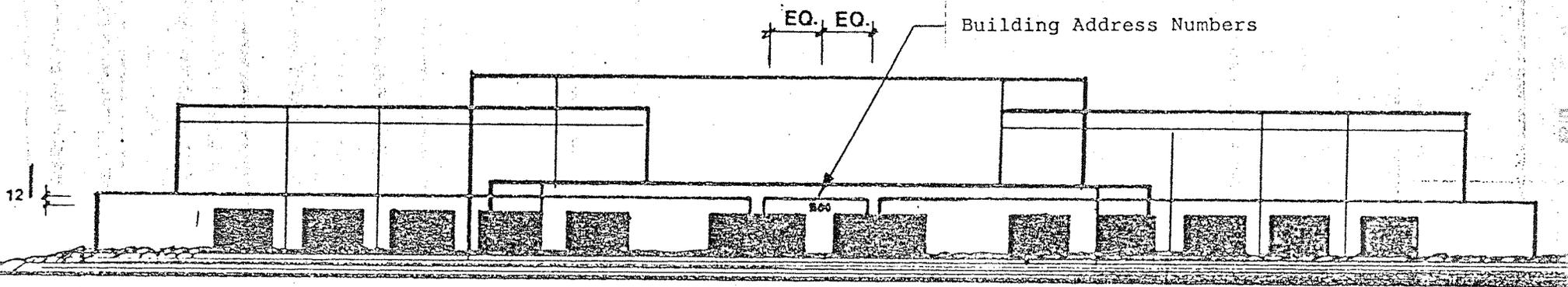
Wing Wall - Parcel 8

B. Wall Signage- REFER TO DRAWING E

1. Letters shall be made from 1/4" thick aluminum or equivalent.
2. Letters to be flush mounted to wall surface.
3. Copy and letterstyle: ITC Garamond Book Italic.
4. Format:
  - a. Single line: 12" maximum in height and 20' maximum in length. Upper and lower case.
  - b. Double line: copy may be uppercase 12" maximum in height and 20' maximum in length 4" between lines of copy.
  - c. Top of copy to be flush with top of wall opening (see drawing)
  - d. Copy to be flushed parallel to wall opening 24" (see drawing)
5. Finishes:
  - a. Letters to be finished in a high quality enamel to match the following  
 If wall is light tone, letters shall be deepest accent color of the building.  
 If wall is dark tone, letters shall be lightest accent color of the building or one of the three light greys common to the project.

D. Door signage - REFER TO DRAWING E

1. Copy to be vinyl graphics applied to doorglass or adjacent window glass next to door. Graphics to match 3M Scotchcal "Pearl Grey". All copy is to be Helvetica Medium letterstyle. Custom logo and or logo letterstyle may be used upon approval by developer.



**South Elevation Parcel 7**

TYP. ELEV.

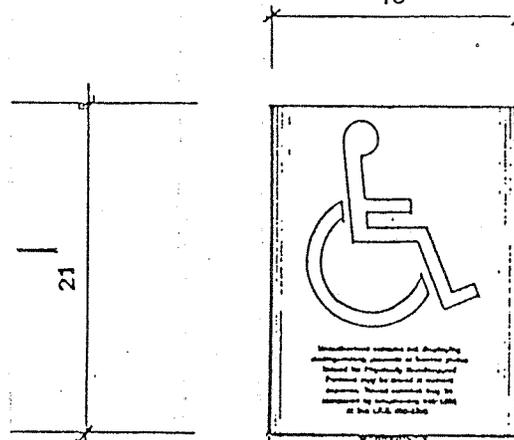
C. Address Numbers-

- 1. There shall be only one (1) address number per parcel
- 2. Numbers shall be same dimensional, structural and color criteria as "Wall signage"

# VEHICULAR TRAFFIC SIGNS



# VEHICULAR TRAFFIC SIGNS



~~4'0"~~  
MAXIMUM  
HEIGHT

B

C

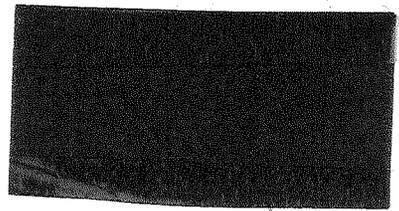
## BUILDING COLOR PALLETTE

### A. Building Accent Colors:

1. Ameritone 261 A "Corsair Blue"  
261 B "Versailles Blue"  
261 D "Larkspur"  
261 G "Pompadour Blue"
2. Ameritone 262 A "Dutch Blue"  
262 B "Bavarian Blue"  
262 D "Great Lakes"  
262 F "Ebb Tide"
3. Ameritone 153 A "Velvet Maroon"  
153 B "Norman Rose"  
153 D "Oriental Rose"  
153 G "Biscay Pink"
4. Ameritone 1900 A "Pipestone"  
1900 B "Red Earth"  
1900 D "Prairie Rose"  
1900 G "Canyon Pink"
5. Ameritone 174 A "Sierra Green"  
174 B "Sherwood Green"  
174 D "Tampico Turquoise"  
174 G "Dusty Turquoise"
6. Ameritone 179 A "Grotto Green"  
179 B "Dusty Jade"  
179 D "Milpond"  
179 F "Shadoblue"

### B. Main Building Colors:

1. Ameritone 198 F "Antimony"  
198 G "Vista Gray"  
198 H "Document Gray"
2. Ameritone 298 F "Silver"  
298 G "Badger"  
298 H "Gray Cloud"
3. Ameritone 297 F "Feather Gray"  
297 G "Neutral Tint"  
297 H "Chinchilla"



# PLANNING DIVISION APPROVAL

PROJECT MONUMENT SIGN

BY *[Signature]* DATE *4/88*  
CITY OF RANCHO CUCAMONGA  
Please contact the Planning Division at  
(714) 989-1867 for final inspection

Approved for the SEC 6th & Milliken  
SWC 6th & Pittsburg  
NWC 4th & Pittsburg



Isometric View

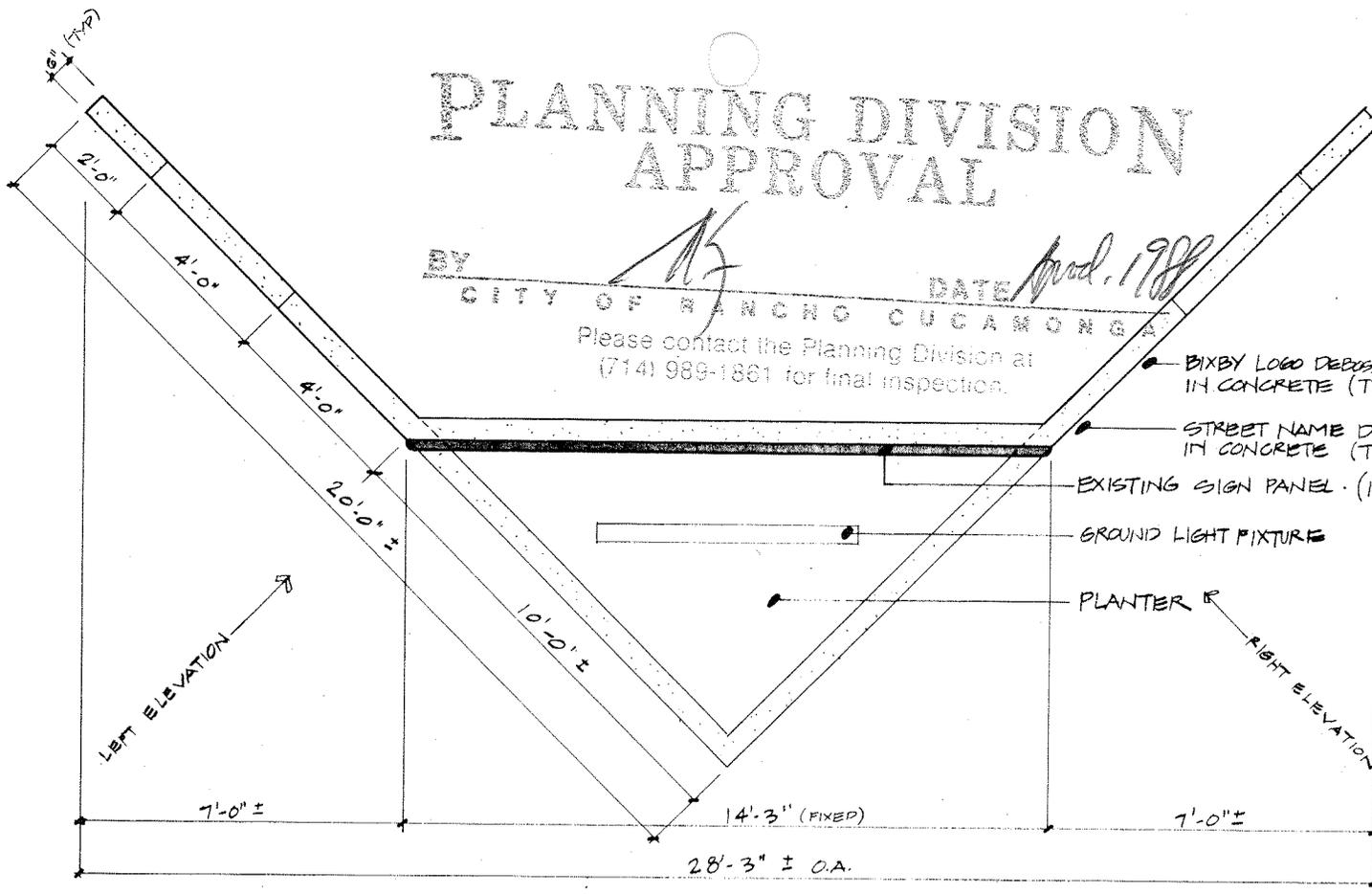
DELIVERED MAR 11 1987

Kales Design 10000 Bixby Blvd Bixby, CA 94709 Tel: 415-854-1111	Drawing Title	ISOMETRIC VIEW
	Project	BIXBY BUSINESS PARK
	Sheet	BT01
	Date	2/24/87
	Scale	AS SHOWN
	Drawn By	BT
	Checked By	BT
	Project No.	02100187

# PLANNING DIVISION APPROVAL

BY *[Signature]* DATE *April, 1988*  
 CITY OF RANCHO CUCAMONGA

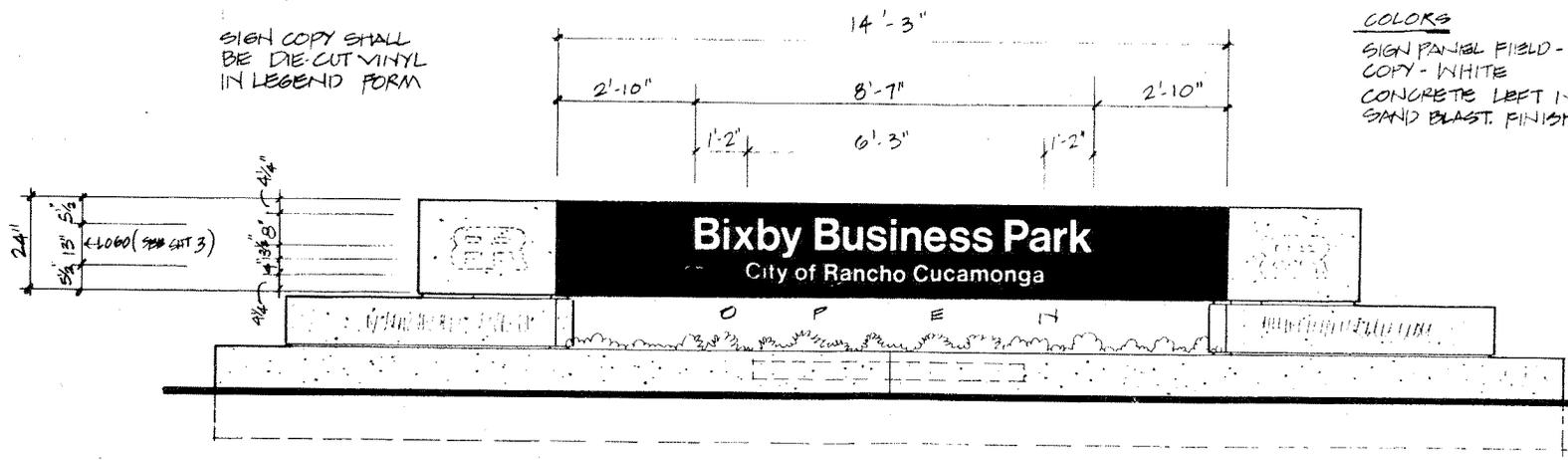
Please contact the Planning Division at  
 (714) 989-1861 for final inspection.



Plan

SIGN COPY SHALL BE DIE-CUT VINYL IN LEGEND FORM

**COLORS**  
 SIGN PANEL FIELD - PMS 540-BLUE  
 COPY - WHITE  
 CONCRETE LEFT NATURAL WITH SAND BLAST FINISH



Front Elevation

Project Design	Drawing the	PLAN / ELEVATION	DATE	02/13/87
City of Rancho Cucamonga	Project	BIXBY BUSINESS PARK	Location	12/14/80
12/14/80	570	12/14/80	Location	02/13/87
2				

DELIVERED MAR 1 1 1987

