

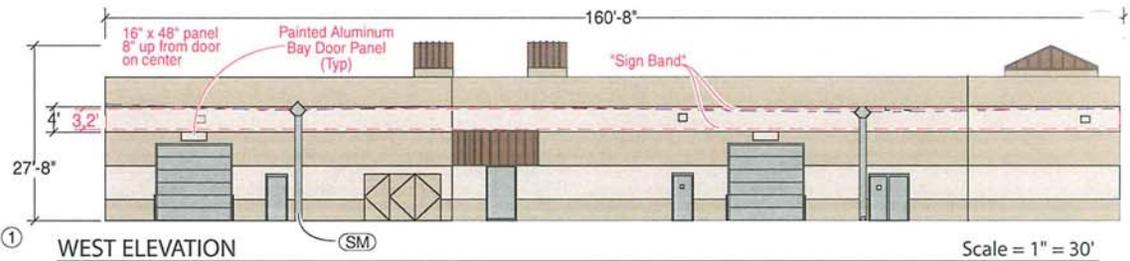
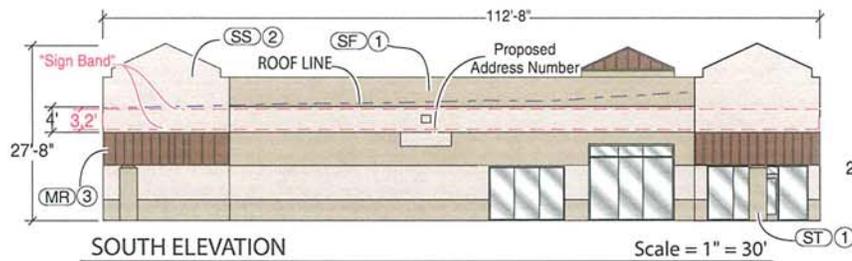
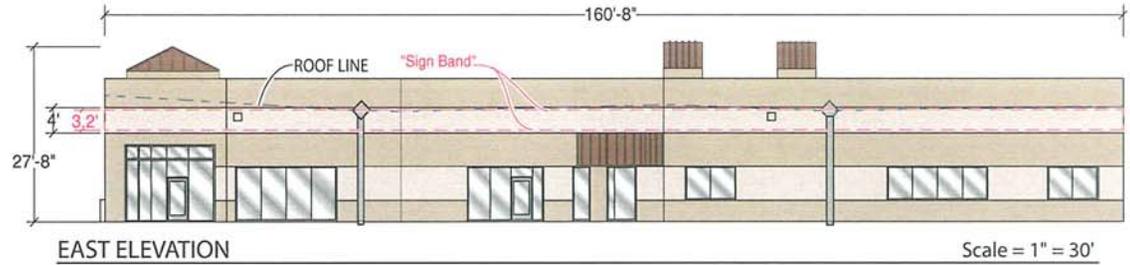
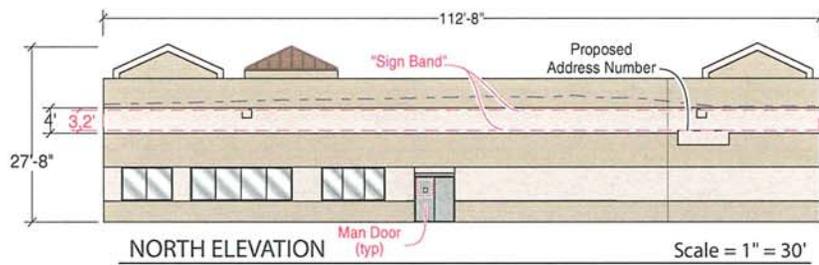
SIGN PACKAGE CRITERIA

| | |
|-----------------------------------|---|
| DATE | 05/15/2008 |
| PROJECT NAME | Genesis Technologies Business Center |
| PROJECT ADDRESS | 2024 W 1st St |
| TYPE | Individual reverse pan channel letters |
| ILLUMINATION | Non-illuminated |
| MATERIAL | Aluminum or Paint Loc and Emu/PW FCO |
| CONSTRUCTION | Signs 14" in height or less shall utilize a minimum return depth of 1", signs greater than 14" in height must utilize a return depth of 1.5" or greater. Finally, if sign copy is greater than 30" in height, then a return depth of 2"-3" is required. |
| LETTER STYLE | Open |
| LOGO | Restricted to 25% of sign area – DRC policy. |
| COLOR | Open |
| SIZE RESTRICTION | Signs shall be limited to 80% or less of the horizontal and vertical backgrounds. All signs mounted above bay doors shall be consistent in size, material and color. |
| INSTALLATION | Each business is limited to one sign per building elevation. Refer to site plan and elevation for details. |
| WINDOW SIGNAGE | Window signs are restricted to 25% of the individual window in which the sign is located. |
| CENTER ID | |
| MAJOR/PAD TENANT VARIATION | |
| BAY DOORS | Bay door signage 16" tall x 48" long. Aluminum panels painted Stonewall (Frazee-8783) with black vinyl copy and attach with mechanical fasteners. Center panels 8" above doors. See drawing. |

Sign Bands to be used for sign placement on this building. Refer to written criteria and all drawings relating to this building.

NOTE: This is a multi-tenant, single story facility. Sign Bands are designated in red.

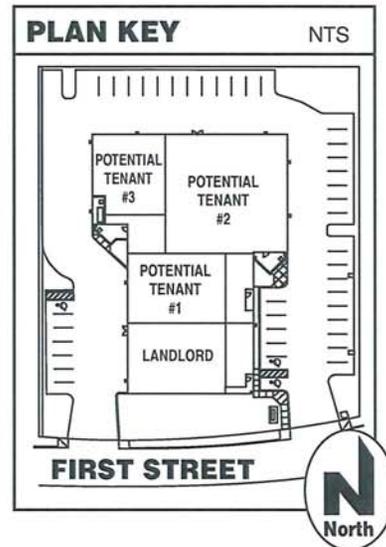
NOTE: Signage is restricted to area above tenant entry.



NOTE: Sign Elements may touch but not exceed Sign Band lines.

| MATERIAL KEY | |
|--------------|-------------------------------------|
| MATERIAL | DESCRIPTION |
| (SF) | Split faced 8" x 8" x 16" - C.M.U. |
| (SS) | Single Score 8" x 8" x 16" - C.M.U. |
| (ST) | Dryvit Stucco |
| (MR) | Metal Roof |
| (SM) | Sheet Metal Scupper |

| COLOR KEY | | |
|-----------|--------------|---------------------|
| COLOR | NAME | MFG. / COLOR NUMBER |
| ① | Clear Seal | - Natural CMU Color |
| ② | Stonewall | Frazee - 8783 |
| ③ | Copper Penny | Metal Roof - 818R8 |



CRITERIA SUMMARY -- abridged

SIGN TYPE & MATERIALS:

- Reverse Pan Channel (RPC) letters or Flat Cut Outs (FCOs). Refer to "SIZE" specifications for return depths.
- Aluminum or Paint-lok reverse pan channel letters and EMU/PW flat cut out (FCO) elements.
- FCO's and RPC's to clip or stud mount with "rust free" fasteners to building.

SIZE AND LOCATION:

- Sign area allowance for each tenant shall be determined by City of Tempe Zoning & Development Code. Based on letter height, all building mounted business signs shall utilize a minimum return depth of 1" and a maximum depth of 3".
- Signs 14" in height or less shall utilize a minimum return depth of 1"
- Signs greater than 14"-30" in height must utilize a return depth of 1.5" or greater.
- If sign copy is greater than 30" in height, then a return depth of 2'-3" is required.
- All sign elements must be contained within the "Sign Band" (including ascenders and descenders) located above their leased frontage.
- Sign bands are imaginary lines defining the areas that signs are allowed and are designated on the drawings. Their location, quantity and height have been established by considering each building's unique features and requirements in relationship to available areas that can accommodate signage and not detract from the building's overall appeal.
- Tenant's sign is to typically be centered on primary frontage above entrance within sign band. Landlord reserve the right to determine exact location within sign band for all signage.

General:

- Association/Landlord must approve all signage applications, prior to permit submittal
- Tenants must acquire all required permits before starting signage.
- Bay doors may be designated by 16" high x 48" long aluminum panels painted Stonewall (Frazee - 8783) with black vinyl copy and attached with mechanical fasteners. Center panels 8" above the doors.
- Man door may be designated with black vinyl graphics that consists of tenant's name and address number. Colors to be consistent through out.
- Front door vinyl only as per Tempe Ordinance, and Landlord/Association approval. Door "splashes" of fluorescent paint will not be allowed. Tenant may apply White High Performance Vinyl on front doors only not exceeding 25% of the area of glass vinyl is to be applied.

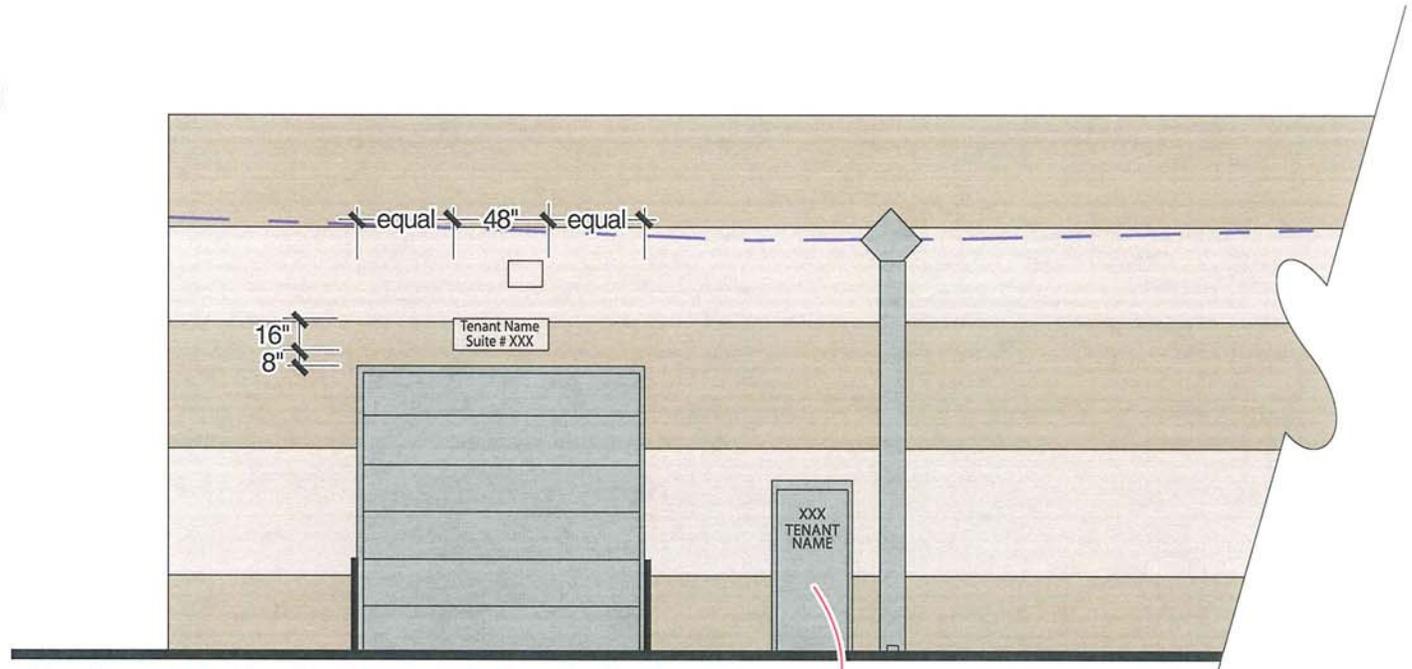
BAY DOOR & MAN DOOR - SAMPLE SIGNAGE

NOTE: West Elevation of 2024 W. 1st St. used for this sample.
This sample is applicable to all buildings in this center with bay and man doors.

No Sign Envelopes on this elevation. Only bay door and man door signage permissible.

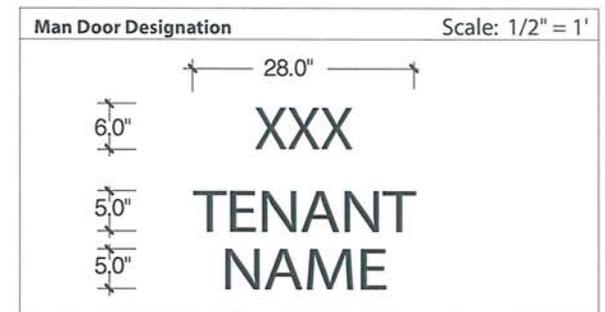
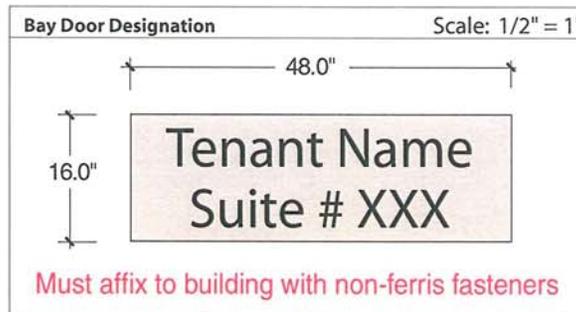
16" x 48" aluminum panel painted Stonewall (Frazee - 8783) with black vinyl graphics applied first surface

8" up from door on center



Man door may be designated with black vinyl graphics that consists of tenant's name and address/suite number.

Scale: 1/8" = 1'



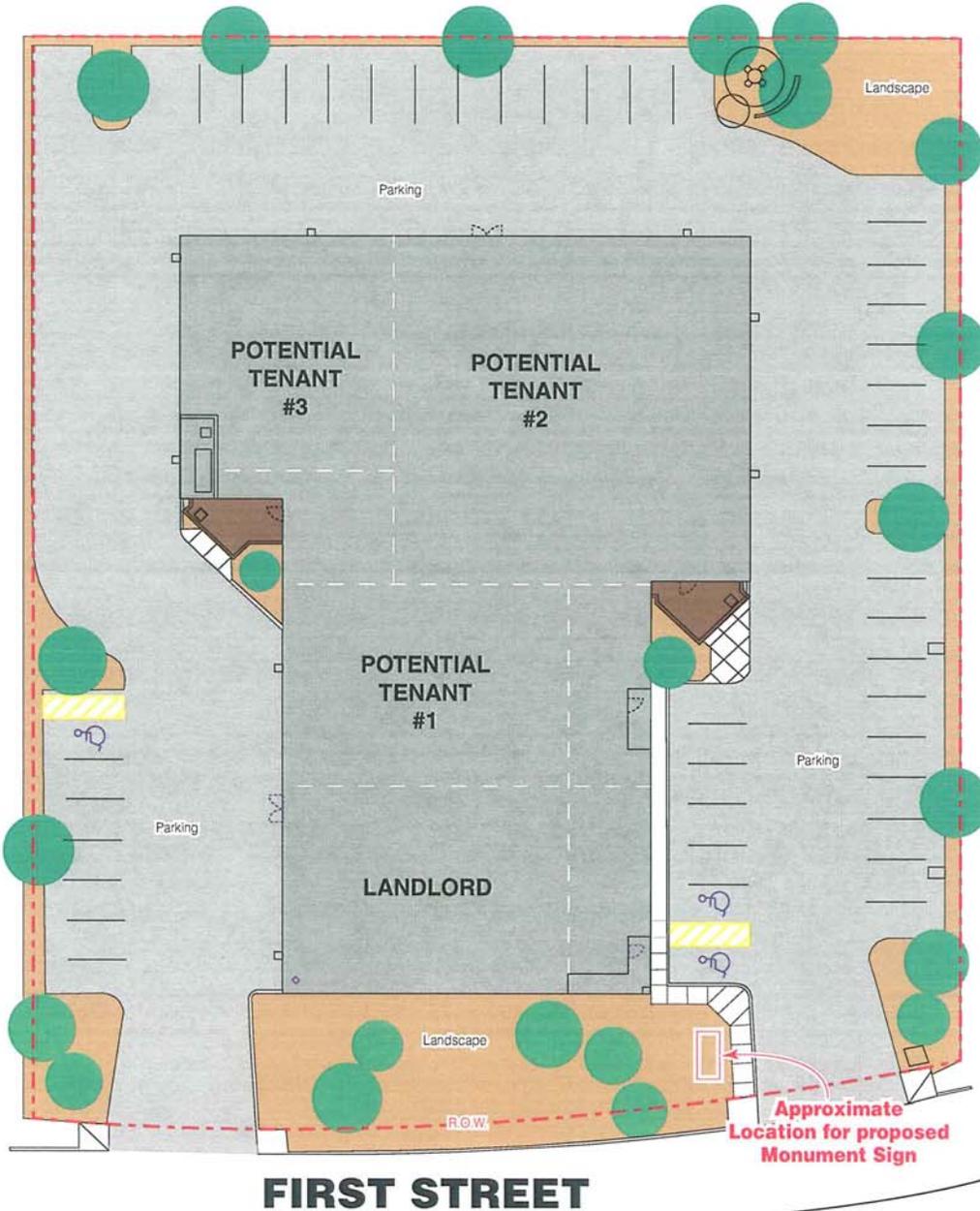
SITE PLAN

Legal Description..... Lot 17 and a portion of Lot 18 Precision Industrial Park

Zoning..... I-2



Scale: 1" = 40'



FIRST STREET

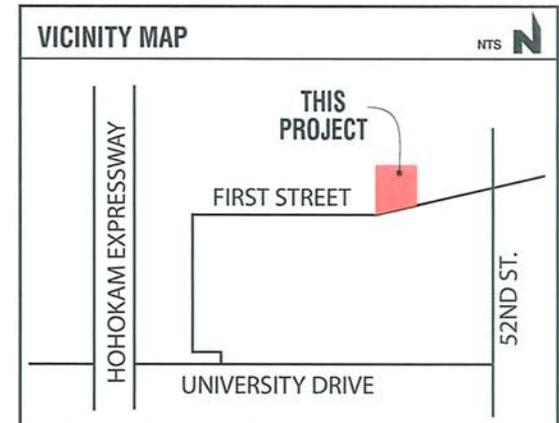
Approximate
Location for proposed
Monument Sign

NOTE: Blue Stake must be called and an "all clear" given before any digging or drilling begins.

NOTE:

1. The location and measurements shown for the monument sign are approximated. Detailed scaled plans of exact locations are required for permitting. Exact locations are to be submitted by Sign Contractor. All City of Tempe Ordinances that relate to free standing monument signs to be followed. (i.e., "line of sight triangles", property line set backs, etc.)
2. Sign contractor must submit to landlord detailed & scaled "Shop Drawings", of all signage within this development for approval. Shop Drawings to show construction details that include; sign cabinet superstructure, pole mount saddle detail, as well as electrical details. Any variations in materials or techniques recommended in the following drawings must receive written landlord approval and shall be noted on permit drawings.
3. Refer to page, Mon. Dir. 1, for detailed scaled drawing of a conceptual Monument Sign. Design to be finalized with staff prior to permitting and construction.

VICINITY MAP



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