

**SIGNAGE AND WAYFINDING
REQUEST FOR PLAN REVIEW BY
THE LAUGHLIN RANCH DESIGN REVIEW BOARD (LRDRB)**

To: LAUGHLIN RANCH DESIGN REVIEW BOARD (LRDRB)

I wish to submit the following information and attached documents for review and approval by the LAUGHLIN RANCH DESIGN REVIEW BOARD (LRDRB). Pertinent information is as follows:

Owner:

Name _____
Mailing Address _____
City/State/Zip _____
Phone _____

Designer:

Firm Name _____
Contact _____
Mailing Address _____
City/State/Zip _____
Phone _____
Fax _____

Project Location:

Subdivision _____
Legal Description _____

Installer:

Firm Name _____
Contact _____
Mailing Address _____
City/State/Zip _____
Phone _____
Fax _____

Fees:

Initial Sign Construction:

- Design review fee: \$400.00

Resubmittal Fees (If applicable):

Second Final Review:

- Design review fee: \$100.00

**PRE-DESIGN
CONFERENCE**

SIGNAGE AND WAYFINDING

TO: LAUGHLIN RANCH DESIGN REVIEW BOARD (LRDRB)

As a record owner of Tract _____ Lot _____ in Laughlin Ranch.

I hereby appoint _____ to act as my agent in all dealings with the Laughlin Ranch Design Review Board pertaining to the construction of signage at the above described location. This authorization shall automatically terminate upon issuance of the Compliance Letter by the Laughlin Ranch Design Review Board. Should I elect to terminate this authorization at anytime prior to the issuance of the Compliance Letter, I shall provide the Laughlin Ranch Design Review Board with written notification of said termination.

Owner's Signature:

Printed Name: _____ Date: _____

I certify this information represents what is intended to be built, plus I acknowledge that I am aware that CC&R's and Laughlin Ranch Design Review Board Guidelines apply, and I will abide by them.

Applicant's Signature:

Printed Name: _____ Date: _____

For Committee Use Only:

Plan Review Fee:

Received from: _____ Amount: _____ Ck#: _____ Date: _____

Clean-up/Compliance Deposit:

Received from: _____ Amount: _____ Ck#: _____ Date: _____

Received from: _____ Amount: _____ Ck#: _____ Date: _____

**PRELIMINARY
DESIGN REVIEW**

**SIGNAGE AND WAYFINDING
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Name _____
Mailing Address _____
City/State/Zip _____
Phone _____

Designer:

Firm Name _____
Contact _____
Mailing Address _____
City/State/Zip _____
Phone _____
Fax _____

Project Location:

Subdivision _____
Legal Description _____

Installer:

Firm Name _____
Contact _____
Mailing Address _____
City/State/Zip _____
Phone _____
Fax _____

Items Submitted for Review:

- Site Context Information
- Wayfinding Plan
- Temporary Sign Designs
- Permanent Sign Designs
- Landscape Plans (If Applicable)
- Other (Describe): _____

**PRELIMINARY
DESIGN REVIEW**

SIGNAGE AND WAYFINDING

Introduction/General Requirements:

Req'd	Provided	
_____	_____	Application Form
_____	_____	Location Map showing context within Laughlin Ranch
_____	_____	Two full sized sets of Drawings

Temporary Signs:

Req'd	Provided	
_____	_____	List of sign types per guidelines with total quantities for each.

Permanent Signs:

Req'd	Provided	
_____	_____	List of sign types per guidelines with total quantities for each.

Neighborhood Area (1:100 scale minimum):

Req'd	Provided	
_____	_____	Property boundaries
_____	_____	Easements
_____	_____	100 year flood plain/404 limits
_____	_____	One foot contours
_____	_____	Any significant natural and or existing features to be accommodated

Signage Wayfinding (1:100 scale minimum.):

Req'd	Provided	
_____	_____	Residential site plan with lots, roads, amenities, etc identified.
_____	_____	Wayfinding plan identifying the location and types of sign proposed.
_____	_____	Site lighting requirements (if any).

**F I N A L
 DESIGN REVIEW**

**SIGNAGE AND WAYFINDING
 REQUEST FOR PLAN REVIEW BY
 THE LAUGHLIN RANCH DESIGN REVIEW BOARD (LRDRB)**

To: LAUGHLIN RANCH DESIGN REVIEW BOARD (LRDRB)

I wish to submit the following information and attached plans for review and approval by the LAUGHLIN RANCH DESIGN REVIEW BOARD (LRDRB). Pertinent information is as follows:

Owner:

Name _____
 Mailing Address _____

 City/State/Zip _____
 Phone _____

Designer:

Firm Name _____
 Contact _____
 Mailing Address _____
 City/State/Zip _____
 Phone _____
 Fax _____

Project Location:

Subdivision _____
 Legal Description _____

Builder:

Firm Name _____
 Contact _____
 Mailing Address _____
 City/State/Zip _____
 Phone _____
 Fax _____

Items Submitted for Review:

- Site Context Information
- Wayfinding Plan
- Temporary Sign Designs
- Permanent Sign Designs
- Landscape Plans (If Applicable)
- Other (Describe): _____

F I N A L
DESIGN REVIEW

SIGNAGE AND WAYFINDING CHECKLIST

Introduction/General Requirements:

Req'd	Provided	
_____	_____	Application Form
_____	_____	Location Map
_____	_____	Two full sized sets of Drawings

Temporary Signs:

Req'd	Provided	
_____	_____	List of sign types per guidelines with total quantities for each.

Permanent Signs:

Req'd	Provided	
_____	_____	List of sign types per guidelines with total quantities for each.

Neighborhood Area (1:100 scale minimum):

Req'd	Provided	
_____	_____	Property boundaries
_____	_____	Easements
_____	_____	100 year flood plain/404 limits
_____	_____	One foot contours
_____	_____	Any significant natural and or existing features to be accommodated

Signage Wayfinding (1:100 scale minimum.):

Req'd	Provided	
_____	_____	Residential site plan with lots, roads, amenities, etc identified.
_____	_____	Wayfinding plan identifying the location and types of sign proposed.
_____	_____	Site lighting requirements (if any).

Final Sign Plans and Elevation (1/8" = 1'-0" min.):

Req'd	Provided	
_____	_____	Plan section and elevation of each sign type (If signs are two sided, information required for both)
_____	_____	Sign materials and color, text size and style along with measurements of each sign
_____	_____	1 set of color elevations

LAUGHLIN RANCH DESIGN REVIEW BOARD (LRDRB)
3900 FRONTAGE RD, STE 2, BULLHEAD CITY, AZ 86442 (928) 758-9999 FAX (928) 758-1464

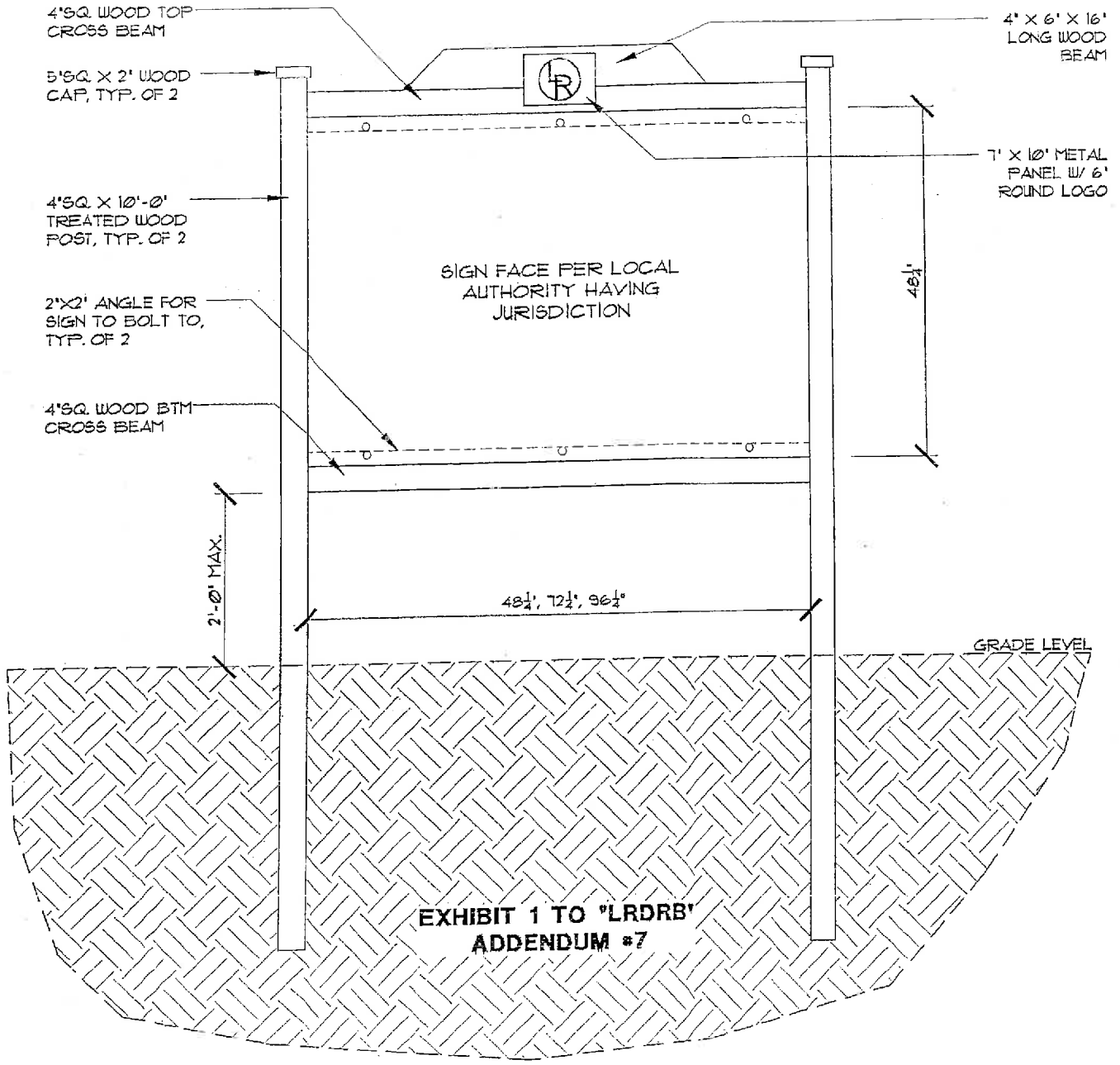
DATE: April 23, 2012

TO: All Applicants

SUBJECT: Addendum #7 pertaining to temporary signs

The following is issued as a policy statement to supplement the Community Signage & Wayfinding Design Guidelines and to clarify the requirements for "temporary signs" advertising the sale, lease or rent of property on which it is located.

1. Signs shall comply with Bullhead City Municipal Code 17.42.050 Temporary Signs paragraph 2 C, D & E
 - C. Parcels of land having street frontage of less than one hundred linear feet, one sign totaling not more than seven square feet in area may be posted on the street side of the lot.
 - D. Parcels of land having street frontage of between one hundred and five hundred linear feet, one sign totaling not more than sixteen square feet in area may be posted on the street side of the lot.
 - E. Parcels of land having street frontage of more than five hundred linear feet, one sign totaling not more than thirty-two square feet in area may be posted on the street side of the lot within each five hundred linear foot increment of street frontage.
2. In addition, signs shall comply with the intent of the Laughlin Ranch Community Signage & Wayfinding Design Guidelines and shall be submitted to and approved by the Laughlin Ranch Design Review Board (LRDRB).
3. The structural framework components of the signs, described in paragraphs D & E above, shall be 4"x4" wood stained or painted dark brown and shall include the Laughlin Ranch "LR" logo - see exhibit 1 attached.



LAUGHLIN RANCH DESIGN REVIEW BOARD (LRDRB)

3900 FRONTAGE RD, STE 2, BULLHEAD CITY, AZ 86442 (928) 758-9999 FAX (928)758-1464

DATE: August 1, 2012

TO: All Applicants

SUBJECT: Addendum #8 pertaining to all Design Guidelines/Community Walling Systems

The following is issued as a policy statement to clarify the Community Walling Systems specifications on the Community Wall Description pages of the Production Home and Custom Home Design Guidelines.

1. The overall height for the walls shall be 6'0", **NOT** 6'8" as specified.
2. With the exception of the height correction noted in #1 above, all other specifications remain as written.
3. As a further clarification; Block, Cap, Mortar and Mortar Wash shall be as follows:

Block: Superlite 8-6-16 Slump Block color Spanish Brown

Cap: Superlite 8-2-16 Slump Cap color Adobe Buff

Mortar: Color to match block using Cohills Integral Color #54