

COLUMBUS

Graphics Commission Application

757 Carolyn Avenue, Columbus, Ohio 43224
Phone: 614-645-7433 • www.bzs.columbus.gov

OFFICE USE ONLY

Application Number: GC15-011 Date Received: 3 APR. 2015
Application Accepted by: FAR NORTH Fee: \$1900-
Commission/Civic: _____
Existing Zoning: _____
Comments: _____

TYPE(S) OF ACTION REQUESTED (Check all that apply):

- Variance Graphics Plan Special Permit Miscellaneous Graphic

Indicate what the proposal is and list applicable code sections. State what it is you are requesting.
Provide a Graphics Plan that permits various wall signs, ground signs, flags and way finding signs for a new 40 acres development.

LOCATION 2050 GEMINI PL.
Certified Address: NE Corner I-71 and Gemini Place City: Columbus Zip: 43240

Parcel Number (only one required): 318442025001

APPLICANT
Applicant Name: IKEA PROPERTY, INC. Phone Number: 610-834-0180 Ext.: 5561
Address: c/o BOB GRIMSLEY, 420 ALAN WOOD RD City/State: CONSHOHOCKEN, PA Zip: 19428
Email Address: ROBERT.GRIMSLEY@IKEA.COM Fax Number: _____

PROPERTY OWNER(S) Check here if listing additional property owners on a separate page
Name: NP/FG, LLC Phone Number: 614-841-1000 Ext.: _____
Address: 8800 Lyra Drive, Ste 550 City/State: Columbus, Ohio Zip: 43240
Email Address: fgeiger@polarisceter.com Fax Number: 614-841-0840

ATTORNEY / AGENT (Check one): Attorney Agent
Name: Rosalyn Holderfield, ID Associates, Inc Phone Number: 334-836-1400 Ext.: 148
Address: 1771 Industrial Road City/State: Dothan, AL Zip: 36303
Email Address: ros@idassociatesinc.com Fax Number: 334-836-1401

SIGNATURES (All signatures must be provided and signed in blue ink)
APPLICANT SIGNATURE: [Signature]
PROPERTY OWNER SIGNATURE: [Signature]
ATTORNEY / AGENT SIGNATURE: [Signature]

PLEASE NOTE: Incomplete information will result in the rejection of this submittal.
Applications must be submitted by appointment. Call 614-645-4522 to schedule.
Please make checks payable to the Columbus City Treasurer



Graphics Commission Application

DEPARTMENT OF BUILDING AND ZONING SERVICES

757 Carolyn Avenue, Columbus, Ohio 43224
Phone: 614-645-7433 * www.bzs.columbus.gov

AFFIDAVIT

STATE OF OHIO
COUNTY OF FRANKLIN

Being first duly cautioned and sworn (1) NAME Rosalyn Holderfield
of (1) MAILING ADDRESS 1771 Industrial Road, Dothan, AL 36303

deposes and states that (he/she) is the applicant, agent, or duly authorized attorney for same and the following is a list of the name(s) and mailing address(es) of all the owners of record of the property located at

(2) per CERTIFIED ADDRESS FOR PROPERTY IKEA at NE corner I-71 & Gemini Place

for which application for a rezoning, variance, special permit or graphics plan was filed with the Department of Building and Zoning Services, on (3)

(THIS LINE TO BE FILLED OUT BY CITY STAFF)

SUBJECT PROPERTY OWNERS NAME AND MAILING ADDRESS (4) Polaris 91 LLC/NP FL LLC
8800 Lyra Drive
Suite 550
Columbus, OH 43240

APPLICANT'S NAME AND PHONE # (same as listed on front application) IKEA Property, Inc
610-834-0180 ext 5561

AREA COMMISSION OR CIVIC GROUP AREA COMMISSION ZONING CHAIR OR CONTACT PERSON AND ADDRESS (5) Far North Columbus
Communities Coalition
James Palmisano, PO Box 66, Lewis Center, OH 43035

and that the following is a list of the names and complete mailing addresses, including zip codes, as shown on the County Auditor's Current Tax List or the County Treasurer's Mailing List, of all the owners of record of property within 125 feet of the exterior boundaries of the property for which the application was filed, and all of the owners of any property within 125 feet of the applicant's or owner's property in the event the applicant or the property owner owns the property contiguous to the subject property:

Table with 3 columns: (6) PROPERTY OWNER NAME, (6a) PROPERTY ADDRESS, (6b) PROPERTY OWNER MAILING ADDRESS. Row 1 contains handwritten 'SEE ATTACHED'.

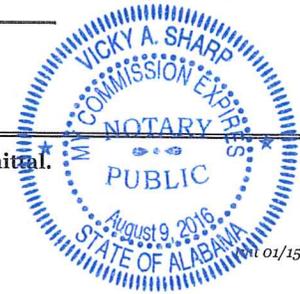
(7) Check here if listing additional property owners on a separate page.

(8) SIGNATURE OF AFFIANT [Handwritten Signature]

Sworn to before me and signed in my presence this 1 day of April, in the year 2015

(8) SIGNATURE OF NOTARY PUBLIC [Handwritten Signature] My Commission Expires 8-9-16

Notary Seal Here



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Graphics Commission Application

DEPARTMENT OF BUILDING AND ZONING SERVICES

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Phone: 614-645-7433 * www.bzs.columbus.gov

STATEMENT OF HARDSHIP

APPLICATION #

Any request for a Variance from this Graphics Code shall be heard and decided by the Graphics Commission as provided by the Graphics Code.

3382.05 Variance

- A. The Graphics Commission shall have the power, upon application, to grant a Variance from one (1) or more provisions of this Graphics Code. No Variance shall be granted unless the Commission finds that a hardship exists, based upon special physical conditions which:
1. Are due to exceptional shallowness, shape, topographic conditions or other extraordinary situations peculiar to the premises itself; or
2. Differentiate the premises from other premises in the same zoning district and the general vicinity; or
3. Prevent a reasonable return in service, use of income compared to other conforming premises in the same district; and
4. Where the result of granting the Variance will not be injurious to neighboring properties and will not be contrary to the public interest or to the intent and purpose of the Graphics Code.
B. In granting a Variance, the Graphics Commission may impose such requirements and conditions regarding the location, character, and other features of the graphics as the Commission deems necessary to carry out the intent and purpose of this Graphics Code and to otherwise safeguard public safety and welfare.
C. Nothing in this Graphics Code shall be construed as authorizing the Commission to affect changes in the Zoning Map or to add to the uses permitted in any district.

I have read Section 3382.05, Variance, and believe my application for relief from the requirements of the Graphics Code satisfies the four criteria for a variance in the following ways:

see attached Graphics Plan

Multiple horizontal lines for providing details of the variance criteria.

Signature of Applicant [Handwritten Signature] Date 4-3-2015

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*Builders of
Identification
Solutions*

1771 Industrial Road
Dothan, AL 36303
Phone: 334-836-1400
Fax: 334-836-1401

GRAPHICS PLAN
IKEA, NORTH AMERICA

Submitted: April 3, 2015
Location: West of I-71 and North of Gemini Road (specific parcel numbers attached)
Property Owner: N.P. Limited Partnership
Zone: Limited Commercial District; L-C-4

The graphics plan is designed to identify and establish sign standards to the subject property and provide flexibility to graphics that are displayed within these standards. The permanent signage will include building wall signs, seasonal façade sign panels, ancillary wall signs; ground signs which include ingress/egress signs, information and promotional boards, way finding signs and flags.

All proposed signs may be internally illuminated, externally illuminated, a combination of both, or non-illuminated.

The property is located in the northwest quadrant Interstate 71 and Gemini Place. The new development consists of approximately 40 acres with a 354,000 square foot building (2 story) retail and restaurant. The requested signage compliments the building size and is proportionate to its respective façades, is necessary due to the distance from the adjacent roadways, and the will not be injurious to the neighborhood.

WALL SIGNS – variances from Section 3377, On premise signs in Institutional, Commercial & Manufacturing Districts:

Front Elevation (South wall) with public entrance: Proposed 1218 square feet of permanent externally and internally illuminated signs and 675 square feet of *seasonal façade sign panel. The mass factor is currently at 8. The front façade is setback over 600 feet from the ROW of a multi-lane road that has speed in excess of 35 mph. The proposed signs will be approximately 8% of the front wall area. The front elevation includes primary signs plus secondary Entrance, Exchanges & Returns, and Exit signs.

Variance: 3377.07C, exceeds allowable area
Current allotment is: 161 x 8 = 1288
Proposed square footage: 1893

Rear Elevation (North wall) without public entrance: Proposed 368 square feet of permanent externally illuminated signs. The current mass factor is 2. The rear wall is setback 150' from the property line. The location of the sign will provide visibility to southbound traffic on Interstate 71. The proposed signs are approximately 2% of the rear wall area.

Variance: 3377.24B, exceeds allowable area
Current allotment is: 161 x 2 = 322

Proposed square footage: 368

Right Elevation (East wall) without public entrance: Proposed 368 square feet of permanent externally illuminated signs. The current mass factor is 3. **NO change proposed.** The right side wall is approximately 330' from the property line and the signage will be visible to the planned future Gemini Parkway Extension as well as the future retail establishments. The proposed signs are approximately 3% of the right side wall area.

Current allotment is: 133 x 3 = 399
Proposed square footage: 368

Left Elevation (West wall) without public entrance: Proposed 1521 square feet of permanent internally and externally illuminated signs and 675 square feet of *seasonal façade sign panel. The mass factor is currently at 2. The left façade is between 255' – 486' setback from the property line adjacent to Interstate 71. The signs will setback from the Interstate in excess of 550 feet and visible to northbound and southbound interstate traffic. The proposed signs are approximately 13% of the left side wall area.

Variance: 3377.24B, exceeds allowable area
Current allotment is: 133 x 2 = 266
Proposed square footage: 2196

GROUND SIGNS: variances from Section 3377, On premise signs in Institutional, Commercial & Manufacturing Districts:

Ingress/Egress Signs (noted as 1.0 on COMM drawings): Proposed two (2) 54.31 SF signs at 13'2" tall, one (1) at each approved vehicular entrance to the site off Gemini Place, eastern entrance and western entrance. This sign provides the store operating hours as you enter into the site.

Variance: 3377.14B, exceeds allowable area
3377.14C, exceeds allowable height
3377.14E, exceeds display area regulations
Current allotment: 6 SF per sign, height double the sign area
Proposed allotment: 55 SF per sign, 13'2" tall, 2 double face signs, externally illuminated

Information and Promotional Signs (noted as 2.0, 3.0 & 7.0/7.1 on COMM drawings): Proposed various informational and promotional signs throughout the approximate 10 acres of parking. The signs noted as *2.0 provide the customer with purchase and return information. The signs noted as *3.0 provide various promotional items; the graphics change periodically. The signs noted as **7.0/7.1 identify the cart corral locations.

Variance & Current allotment: 3377.08C, exceeds the changeable copy area greater than 50% of the sign area
3377.10A, exceeds the number of permanent ground signs, one per street
3377.10B, exceeds the number of signs allowed in conjunction with wall signs
3377.10C, complies with sq ft and height
3377.13A, exceeds the number of panels & requirement to provide address on each ground sign
3377.13B, exceeds one ground sign per entrance
3377.13C, does not meet the 300' separation between signs

3377.13D, complies with allowable square footage
3377.15, Graphics Plan required for property with 600' frontage
Proposed allotment: Allow three (3) sets of *2.0 double sided panels – in groups of 4 – at 10'3" tall, 171 square feet of copy area per set totaling 513 square feet, externally illuminated and located in the front parking field
Allow three (3) *3.0 double sided panels at 10'3" tall, 30 square feet of copy area per sign totaling 90 square feet, externally illuminated and located in the front parking field
Allow **nineteen (19) double sided cart corral panels, 18 square feet of copy area each per sign totaling 342 square feet at 9'6" attached to the double/single cart corrals, non-illuminated, located throughout the parking fields – front (south) and sides (east and west)

FLAGS: variance from Section 3375 General Provisions:

US, Sweden, and Ohio State Flags: 40 square feet each at 28' tall and located at the front façade entrance.

Proposed allotment: One (1) flag at 40 square feet for each: United State, Sweden and State of Ohio at 28' tall

Corporate Flags: Two (2) sets of eight (8) double sided flags, 56.25 square feet each totaling 450 square feet per set at 26' tall and each set located at the entrance off of Gemini Place.

Variance & 3375.15B, exceeds the number allowed of one per street
Current allotment: 3375.15D, exceeds the height of 20 feet

Proposed allotment: Two (2) groups of eight (8) flags
Height at 26' for each corporate flag

WAYFINDING, DIRECTIONAL, & ISLE MARKER SIGNS: no variances required

Isle markers (6.0) are described and locations noted in the attached COMM plan. The number and locations are preliminary and may be adjusted

Way finding signs (8.0, 8.1 and 8.3) are located throughout the parking lot and pedestrian walkways. Specific sizes, copy and locations are noted on the attached COMM plan. The number and locations are preliminary and may be adjusted

*Signs identified as seasonal signs, such as seasonal wall signs and informational/promotional boards will have their graphics change periodically through-out the year; typically four times a year. A new permit will not be required for the graphics change.

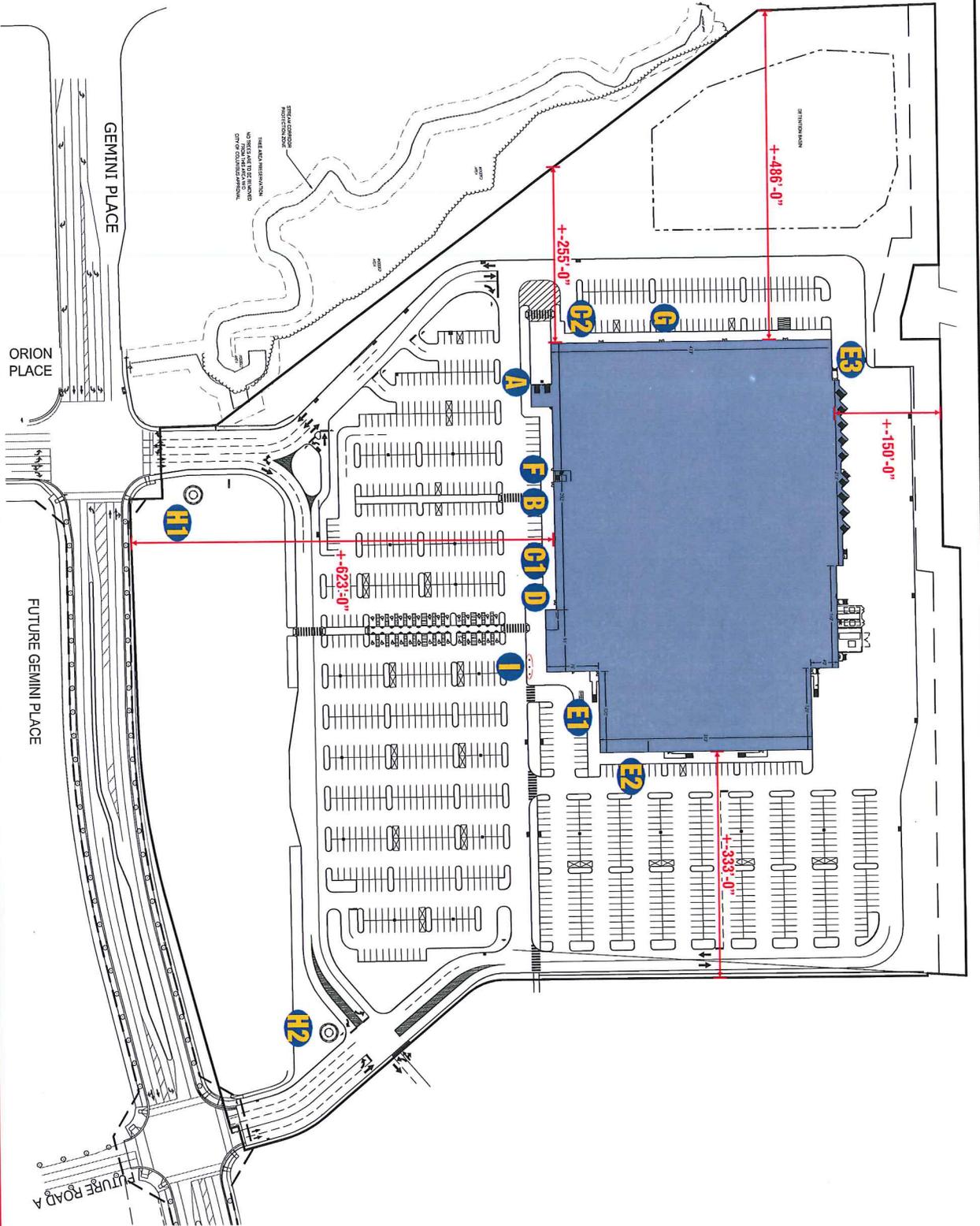
**Cart Corral sign number and total square footage is preliminary and subject to be slightly modified either up or down in the actual number of cart corrals based on the customer needs.

GRAPHICS PLAN SUMMARY
IKEA, N.A.

GC15-011
2050 GEMINI PLACE

Sign Type	Description	Wall Area	Square Root	Mass Factor	Allowed Square Footage	Proposed Square Footage	Proposed Height
South Wall Total	43' x 603'	25929	161	8	1288	**1893	n/a
North Wall Total	43' x 603'	25929	161	2	322	368	n/a
East Wall Total	43' x 413'	17759	133	3	399	368	n/a
West Wall Total	43' x 413'	17759	133	2	266	**2196	n/a
Ground COMM	Ingress/Egress (1.0)	n/a	n/a	n/a		6	110.00
	Information Signs (2.0)	n/a	n/a	n/a			**1026
	Promotional signs (3.0)	n/a	n/a	n/a			**90
	Cart Corral Signs (7.0/7.1)	n/a	n/a	n/a			***342
Flags	US, Sweden, State of Ohio Corporate Flags				height 20' allowed		120.00 900.00
Isle Markers	see COMM plan (6.0)	n/a	n/a	n/a	n/a	see COMM plan	15'0"
Wayfinding/Directional	see COMM plan (8.0, 8.1, 8.2, 8.3)	n/a	n/a	n/a	n/a	see COMM plan	9'2"

* 675 square foot seasonal wall panel to be changed periodically throughout the year. A new permit will not be required for graphics change
 ** Information and Promotional sign graphics to be changed periodically throughout the year. A new permit will not be required for graphics change
 *** Actual number of cart corrals are subject to change



THIS DRAWING IS FOR CONCEPTUAL PURPOSES ONLY. DUE TO CONSTRUCTION CONSTRAINTS, SIZES AND OR LAYOUTS MAY CHANGE SLIGHTLY.

I.D. ASSOCIATES
1771 INDUSTRIAL ROAD • DOTHAN, ALABAMA • 36303
PH (889) 303-5534 • FAX (334) 836-1401
www.idassociatesinc.com

CLIENT: **IKEA**
LOCATION: COLUMBUS, OHIO
ACCOUNT REEL: JENNIFER HUNT
DRAWING NO.: IKEA-COLUMBUS OH-SIGN EXHIBIT

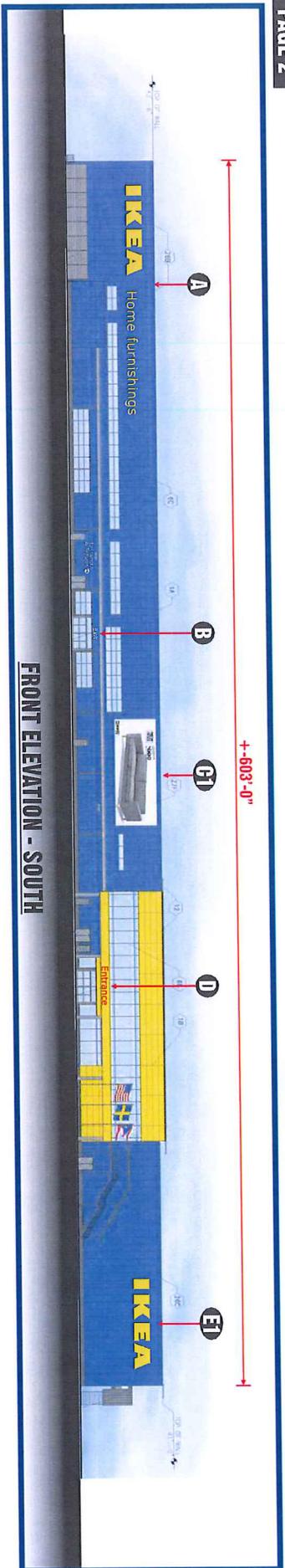
STORE NO.: #USA
DATE: 12/09/14
DESIGNER: JAS

REV.: 03/27/15 NEW ELEVATIONS; BANNER SIZE & ON FRONT TO EXTERNAL LIGHTING
REV.: 03/30/15 ADDED IKEA FLAG PAGE

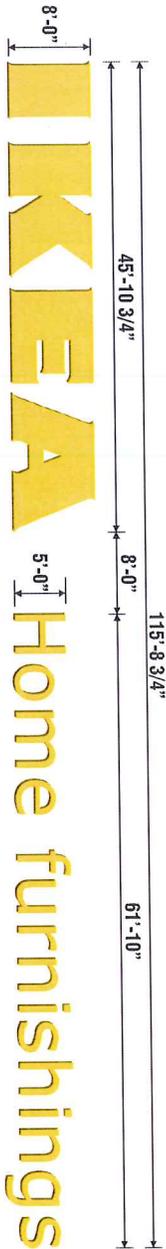
REV.	REV.	REV.	REV.

THESE ARE TO BE REVIEWED BY THE CITY OF COLUMBUS APPLICANT.
THEY ARE NOT TO BE CONSIDERED AS A FINAL DESIGN.





FRONT ELEVATION - SOUTH

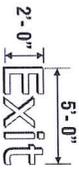


A 8'-0" EXTERNALLY ILLUMINATED CHANNEL LETTERS
 367.17 SQ. FT.

FACES- .125 ALUMINUM TO MATCH NCS 10 70- Y10R (YELLOW).
 RETURNS- .090 ALUMINUM 6" DEEP PAINTED TO MATCH NCS 1070- Y10R (YELLOW).
 BACK BRACING- .090 ALUMINUM PAINTED TO MATCH NCS 1070- Y10R (YELLOW)

B 5'-0" EXTERNALLY ILLUMINATED CHANNEL LETTERS
 309.17 SQ. FT.

FACES- .125 ALUMINUM TO MATCH NCS 1070- Y10R (YELLOW).
 RETURNS- .063 ALUMINUM 6" DEEP PAINTED TO MATCH NCS 1070- Y10R (YELLOW).
 BACKS- .090 ALUMINUM PAINTED TO MATCH NCS 1070- Y10R (YELLOW)



B INTERNALLY ILLUMINATED LETTERS 10 SQ. FT.

FACES- .125 WHITE CYRO.
 1" WHITE JEWELITE
 RETURNS- .040 ALUMINUM 5" DEEP PAINTED WHITE.
 BACKS- .063 ALUMINUM
 NOTE- LED ILLUMINATION-277 VOLT
 COVER PANELS REQUIRED TO CONCEAL MOUNTING



D INTERNALLY ILLUMINATED CHANNEL LETTERS 118.88 SQ. FT.

FACES- .125 CYRO. COLOR 2283 RED.
 RETURNS- .040 ALUMINUM 5" DEEP PAINTED TO MATCH IKEA RED.
 BACKS- .063 ALUMINUM PAINTED TO MATCH IKEA RED.
 ILLUMINATION LEDS 277 VOLT

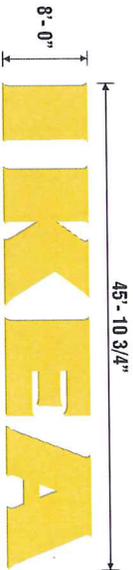


F INTERNALLY ILLUMINATED CHANNEL LETTERS 42.7 SQ. FT.

FACES- .125 WHITE CYRO.
 1" WHITE JEWELITE
 RETURNS- .040 ALUMINUM 5" DEEP PAINTED WHITE.
 BACKS- .063 ALUMINUM
 ARROW/
 FACES- WHITE CYRO WITH BLACK VINYL ARROW.
 RETURNS- .040 ALUMINUM 5" DEEP PAINTED BLACK.
 NOTE: LED ILLUMINATION-277 VOLT



H1 15' X 45' SEASONAL FAÇADE SIGN PANEL (1 OF 2) 675 SQ. FT.
 EXTERNALLY ILLUMINATED



E1 8'-0" EXTERNALLY ILLUMINATED CHANNEL LETTERS (1 OF 3) 367.17 SQ. FT.

FACES- 3M FLEXIBLE SUBSTRATE WITH 3M VINYL 3630-125.
 RETURNS- .090 ALUMINUM 6" DEEP PAINTED TO MATCH NCS 1070- Y10R (YELLOW).
 BACKS- .090 ALUMINUM PAINTED TO MATCH NCS 1070- Y10R (YELLOW)
 ILLUMINATION- GE 50K WHITE LEDS.

THIS DRAWING IS FOR CONCEPTUAL PURPOSES ONLY. DUE TO CONSTRUCTION CONSTRAINTS, SIZES AND OR LAYOUTS MAY CHANGE SLIGHTLY.

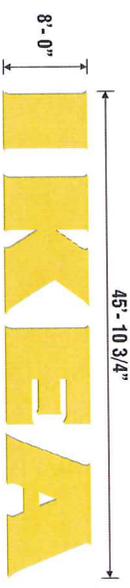
ITD ASSOCIATES
 1771 INDUSTRIAL ROAD - DOTHAN, ALABAMA - 36303
 PH (888) 303-5534 - FAX (334) 836-1401
 www.itdassociatesinc.com



CLIENT:	IK	STORE NO:	#USA	REL:	03/27/15	NEW ELEVATIONS; BANNER SIZE 8' ON FRONT TO EXTERNAL LIGHTING	REL:
LOCATION:	COLUMBUS, OHIO	DATE:	12/09/14	REL:	03/30/15	ADDED STATE FLAG PAGE	REL:
ACCOUNT REP:	JENNIFER HUNT	DRAWN BY:	JAS	REL:			REL:
DRAWING NO:	IKEA-COLUMBUS OH-SIGN EXHIBIT	REL:		REL:			REL:



RIGHT ELEVATION - EAST

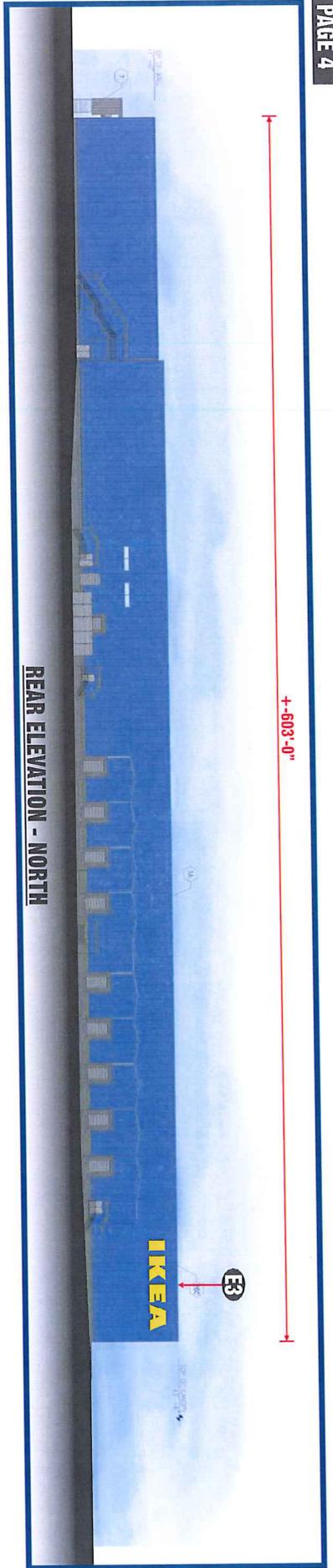


E2 8'-0" EXTERNALLY ILLUMINATED CHANNEL LETTERS (2 OF 3) 367.17 SQ. FT.
 FACES- 3M FLEXIBLE SUBSTRATE WITH 3M VINYL 3630-125.
 RETURNS- .090 ALUMINUM 6" DEEP PAINTED TO MATCH NOS 1070- Y10R (YELLOW).
 BACKS- .090 ALUMINUM PAINTED TO MATCH NOS 1070- Y10R (YELLOW)
 ILLUMINATION- GE 50K WHITE LEDS.

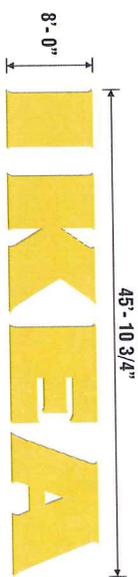
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I.D. ASSOCIATES		CLIENT		STORE NO		REL		REL	
1771 INDUSTRIAL ROAD · DOTHAN, ALABAMA · 36303 PH (888) 303-5534 · FAX (334) 836-1401 www.idassociatesinc.com		IKEA		#USA		03/27/15		NEW ELEVATIONS; BANNER SIZE 8' ON FRONT TO EXTERNAL LIGHTING	
1771 INDUSTRIAL ROAD · DOTHAN, ALABAMA · 36303 PH (888) 303-5534 · FAX (334) 836-1401 www.idassociatesinc.com		COLUMBUS, OHIO		12/09/14		03/30/15		ADDED STATE FLAG PAGE ADDED IKEA FLAG PAGE	
JENNIFER HUNT		DRAWN BY		JAS					
IKEA-COLUMBUS OH-SIGN EXHIBIT		DRAWING NO							





REAR ELEVATION - NORTH



E3 8'-0" EXTERNALLY ILLUMINATED CHANNEL LETTERS (3 OF 3) 367.17 SQ. FT.

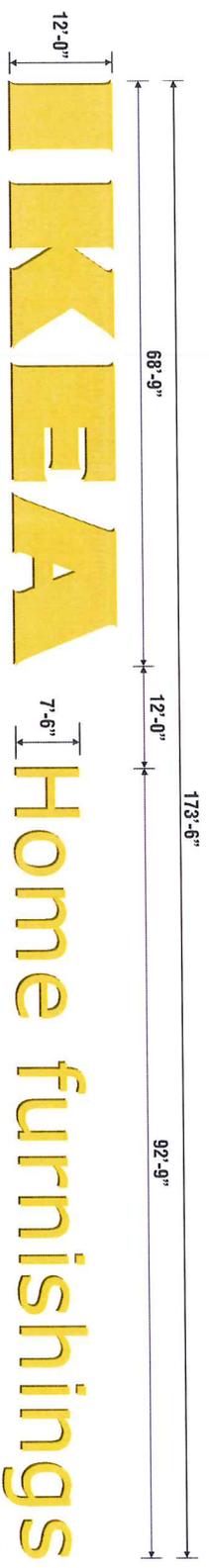
FACES- 3M FLEXIBLE SUBSTRATE WITH 3M VINYL 3630-125.
 RETURNS- .090 ALUMINUM 6" DEEP PAINTED TO MATCH NCS 1070- Y10R (YELLOW).
 BACKS- .090 ALUMINUM PAINTED TO MATCH NCS 1070- Y10R (YELLOW).
 ILLUMINATION- GE 50K WHITE LEDS.

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I.D. ASSOCIATES		IK E A		CLIENT	STORE NO	REV	REV
1771 INDUSTRIAL ROAD - DOTHAN, ALABAMA - 36303		#USA		LOCATION	NEW ELEVATIONS; BANNER SIZE	REV	REV
PH (888) 303-5534 - FAX (334) 836-1401		12/09/14		ACCOUNT REPR	8' ON FRONT TO EXTERNAL LIGHTING	REV	REV
www.idassociatesinc.com		JAS		DRAWN BY	ADDED STATE FLAG PAGE	REV	REV
		IKEA-COLUMBUS OH-SIGN EXHIBIT		DATE		REV	REV
				REVISIONS		REV	REV



LEFT ELEVATION - WEST



G 12'-0" INTERNALLY & EXTERNALLY ILLUMINATED CHANNEL LETTERS | 825 SQ. FT.

FACES- 3M FLEXIBLE SUBSTRATE WITH 3M VINYL 3630-125
 RETURNS- .090 ALUMINUM 8" DEEP PAINTED TO MATCH NCS 1070- Y10R (YELLOW).
 BACKS- .090 ALUMINUM PAINTED TO MATCH NCS 1070- Y10R (YELLOW)
 ILLUMINATION- GE 50K WHITE LEDS.

B2 7'-6" INTERNALLY & EXTERNALLY ILLUMINATED CHANNEL LETTERS | 695.6 SQ. FT.

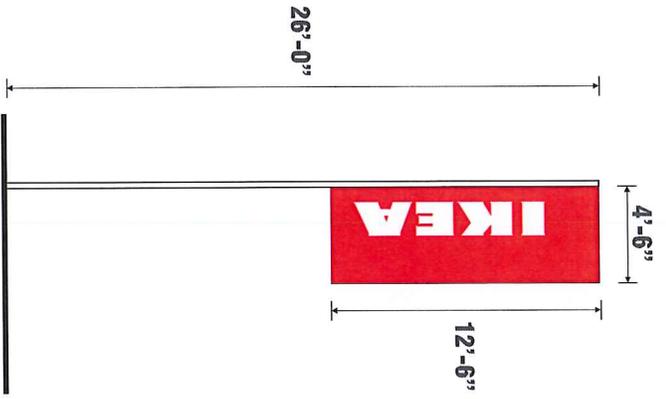
FACES- .125" WHITE POLYCARBONATE- WITH 3M VINYL 3630-125 (GOLDEN YELLOW).
 RETURNS- .063 ALUMINUM 8" DEEP PAINTED TO MATCH NCS 1070- Y10R (YELLOW).
 BACKS- .090 ALUMINUM PAINTED TO MATCH NCS 1070- Y10R (YELLOW)
 ILLUMINATION- GEM7-1-1 WHITE LEDS & GEMXXG-1 AMBER LEDS.



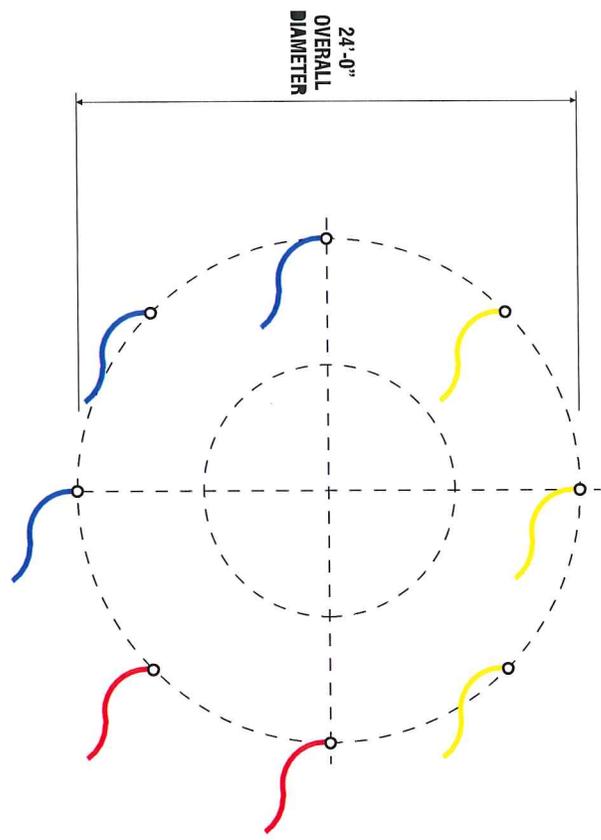
B2 15' X 45' SEASONAL FACADE SIGN PANEL (2 OF 2) | 675 SQ. FT.
 EXTERNALLY ILLUMINATED

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ITD ASSOCIATES		CLIENT		STORE NO		REL	
1771 INDUSTRIAL ROAD · DOTHAN, ALABAMA · 36303 PH (888) 303-5534 · FAX (334) 836-1401 www.itdassociatesinc.com		LOCATION		DATE		REL	
Illuminates Inc.		ACCOUNT REB		12/09/14		REL	
DRAWING NO		JENNIFER HUNT		JAS		REL	
1771 INDUSTRIAL ROAD · DOTHAN, ALABAMA · 36303		NEW ELEVATIONS, BANNER SIZE & ON FRONT TO EXTERNAL LIGHTING		03/30/15		REL	
PH (888) 303-5534 · FAX (334) 836-1401		ADDED STATE FLAG PAGE		ADDED IKEA FLAG PAGE		REL	
www.itdassociatesinc.com		ADDED IKEA FLAG PAGE		REL		REL	
ITD ASSOCIATES		ADDED STATE FLAG PAGE		REL		REL	
1771 INDUSTRIAL ROAD · DOTHAN, ALABAMA · 36303		ADDED IKEA FLAG PAGE		REL		REL	
PH (888) 303-5534 · FAX (334) 836-1401		ADDED STATE FLAG PAGE		REL		REL	
www.itdassociatesinc.com		ADDED IKEA FLAG PAGE		REL		REL	



POLE & FLAG ELEVATION

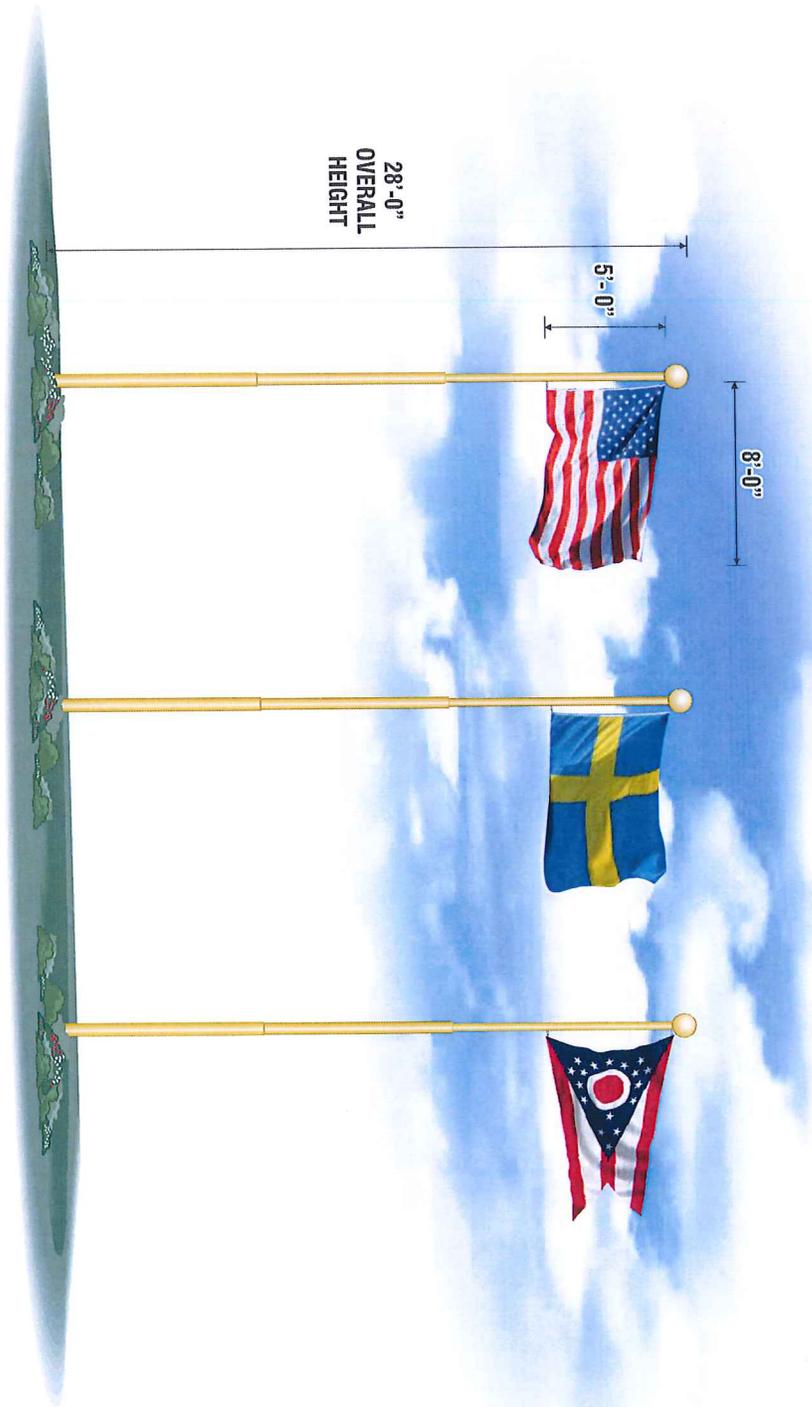


PLAN

Ⓜ FLAG CIRCLE (QTY=2)
N.T.S.

THIS DRAWING IS FOR CONCEPTUAL PURPOSES ONLY. DUE TO CONSTRUCTION CONSTRAINTS, SIZES AND OR LAYOUTS MAY CHANGE SLIGHTLY.

I.D. ASSOCIATES		CLIENT		STORE #		REL		REL		REL	
1771 INDUSTRIAL ROAD - DOTHAN, ALABAMA - 36303		IKEA		#USA		03/27/15		NEW ELEVATIONS; BANNER SIZE & ON FRONT TO EXTERNAL LIGHTING			
PH (888) 303-5534 • FAX (334) 836-1401		LOCATION: COLUMBUS, OHIO		DATE: 12/09/14		REL: 03/30/15		ADDED STATE FLAG PAGE			
www.idassociatesinc.com		ACCOUNT REP: JENNIFER HUNT		DRAWN BY: JAS		REL:		ADDED IKEA FLAG PAGE			
Underwriters Inc.		DRAWING NO: IKEA-COLUMBUS OH-SIGN EXHIBIT		REL:		REL:		REL:		REL:	



28'-0"
OVERALL
HEIGHT

5'-0"

8'-0"

1 5'-0" X 8'-0" INDIVIDUAL FLAGS (QTY=3)
28' OVERALL HEIGHT

40 SQ. FT. EA.

THIS DRAWING IS FOR CONCEPTUAL PURPOSES ONLY. DUE TO CONSTRUCTION CONSTRAINTS, SIZES AND OR LAYOUTS MAY CHANGE SLIGHTLY.

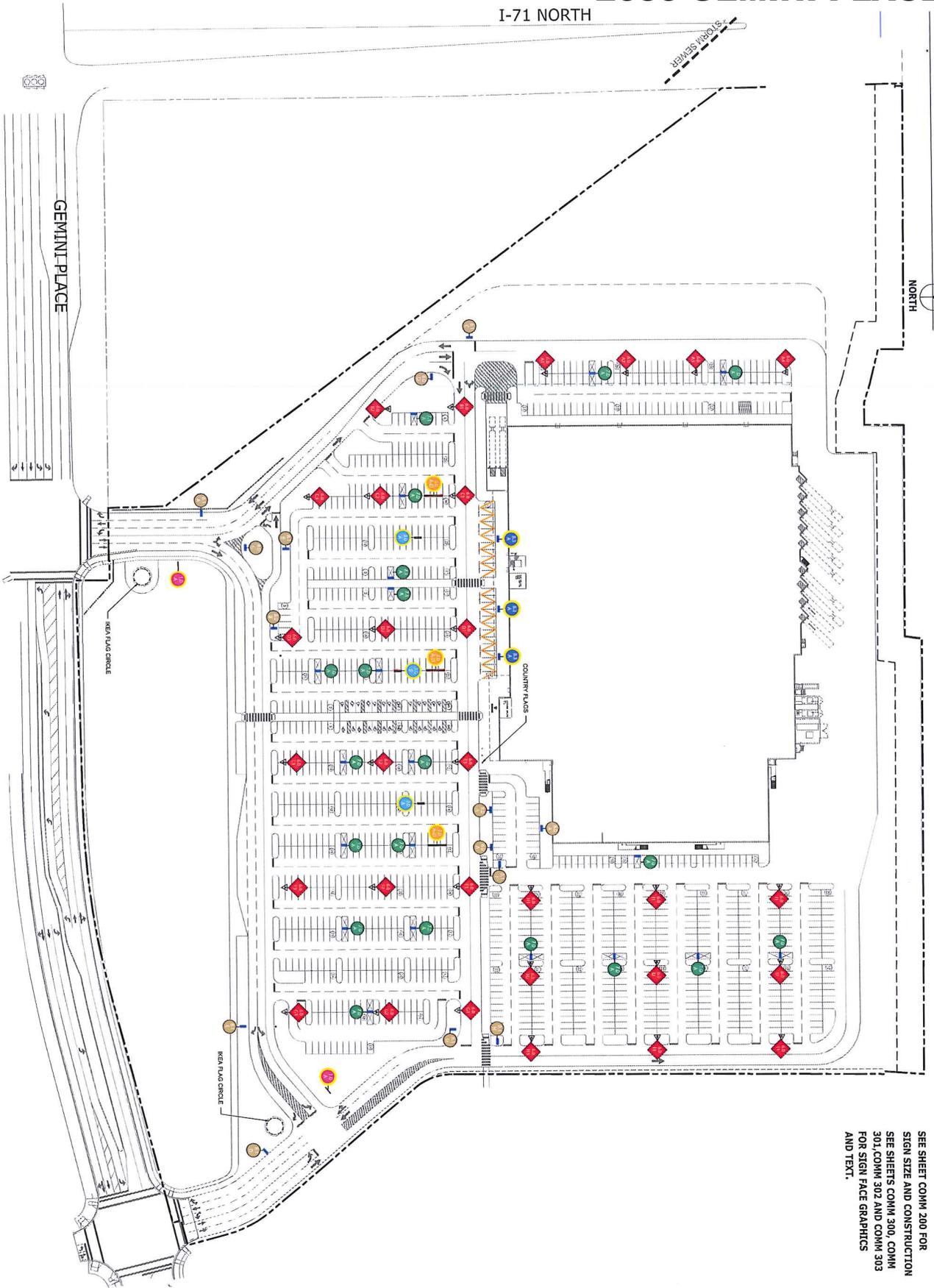
I.D. ASSOCIATES
1771 INDUSTRIAL ROAD • DOTHAN, ALABAMA • 36303
PH (888) 303-5534 • FAX (334) 836-1401
www.idassociatesinc.com



CLIENT:	IKEA	STORE #:	#USA	REV:	03/27/15	NEW ELEVATIONS; BANNER SIZE 8' ON FRONT TO EXTERNAL LIGHTING	REV:	
LOCATION:	COLUMBUS, OHIO	DATE:	12/09/14	REV:	03/30/15	ADDED STATE FLAG PAGE	REV:	
ACCOUNT REP:	JENNIFER HUNT	DRAWN BY:	JAS	REV:			REV:	
DRAWING NO:	IKEA-COLUMBUS OH-SIGN EXHIBIT	REV:		REV:			REV:	

GC15-011 2050 GEMINI PLACE

SITE PLAN



SEE SHEET COMM 200 FOR
SIGN SIZE AND CONSTRUCTION
SEE SHEETS COMM 300, COMM
301, COMM 302 AND COMM 303
FOR SIGN FACE GRAPHICS
AND TEXT.

IKEA®
Home Furnishings

IKEA North America Projects, LLC
300 Main Street
Columbus, OH 43215
Phone: (614) 232-2120

Prepared by: Creative/Prime
Product of IKEA US Project Planning

IKEA® Home Furnishings
COLUMBUS, OHIO

- Power required for lighting
- Traffic direction signs
- Commercial billboards
- Essential billboards
- Light boxes
- Cart corrals (single and double)
- Welcome signs
- ◆ Parking memorizers signs

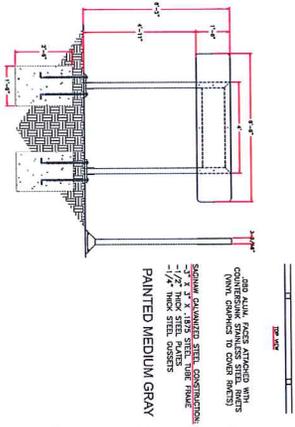
Graphic revision 4-1-15
REV. 7 JAN 2015

SHEET TITLE
**IKEA Site
Signage
Plan**
NOT TO SCALE

SHEET #
COMM 100

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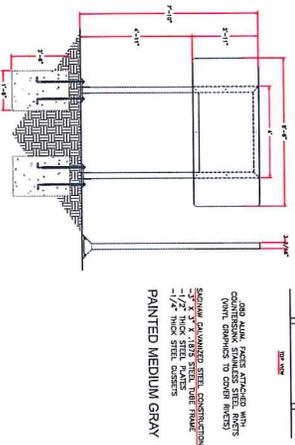
A REAR SIGN BOARD IS USED IN SOME LOCATIONS



IKEA DIRECTIONAL/EXIT SIGN
(NON-ILLUMINATED)

8.0

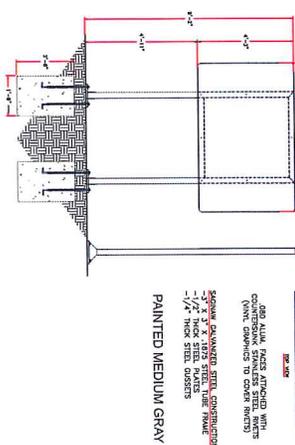
A REAR SIGN BOARD IS USED IN SOME LOCATIONS



IKEA DIRECTIONAL/EXIT SIGN
(NON-ILLUMINATED)

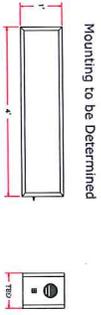
8.1

A REAR SIGN BOARD IS USED IN SOME LOCATIONS



IKEA DIRECTIONAL/EXIT SIGN
(NON-ILLUMINATED)

8.2



Mounting to be Determined

8.3

- GENERAL NOTES:
- INTERMEDIATE ILLUMINATED D/F CABINET
 - 150 WHITE LEAN FACES W/ WHYL
 - STEEL MOUNTING PLATES, CABINET PAINTED KCS S 3000 N GREY
 - REFLECTORS PAINTED BLACK

DETAIL

IKEA
Home Furnishings

IKEA North America Services, LLC
Columbus, PA 17022
Phone: (610) 534-6182

Prepared By: Gensler/gfr/m
Product of IKEA US Project Planning

Home Furnishings

IKEA
COLUMBUS, OHIO

Graphic revision 4-1-15
13 NOV 2014
SHEET TITLE
IKEA
Signage
Details
NOT TO SCALE

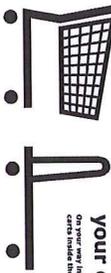
COMM 201

front	back
<p>Welcome</p> <p>Open every day 00-00</p> 	<p>Thank you for visiting</p> <p>Open every day 00-00</p> 
<p>1.0</p> <p>A</p>	

front		back	
<p>The bag tells you a hell</p> 	<p>The bag tells you a hell</p> 	<p>Make a list to find things faster</p> 	<p>Make a list to find things faster</p> 
<p>Getting it home couldn't be easier.</p> 	<p>Getting it home couldn't be easier.</p> 	<p>It's OK, you can bring it back!</p> 	<p>It's OK, you can bring it back!</p> 
<p>2.0</p> <p>A-D</p>			

front	back
<p>Home delivery</p> <p>Starting at \$59</p>  <p>If you don't have space to store, we can arrange for an independent contractor to deliver your items to your home. We'll handle the delivery of your items to your home.</p> 	<p>Picking with delivery</p> <p>Starting at \$99</p>  <p>We'll deliver the furniture to your shipping list home. You'll be able to pick up the items at your home. We'll handle the delivery of your items to your home.</p> 
<p>3.0</p> <p>A</p>	

front	back
<p>Assembly</p> <p>Starting at \$79</p>  <p>We carry a wide range of independent contractors to assemble your furniture. We'll handle the delivery of your items to your home.</p> 	<p>Installation</p> <p>Starting at \$99/cabinet</p>  <p>We'll handle the delivery of your items to your home. We'll handle the delivery of your items to your home.</p> 
<p>3.0</p> <p>B</p>	

front and back
<p>Please return your cart here</p> <p>On your way, let you will find plenty of carts inside the store.</p>  
<p>7.0/7.1</p> <p>A</p>

Graphic revision 4-1-15
13 NOV 2014

SHEET #:
IKEA
Signage
Panels
NOT TO SCALE

COMM 300



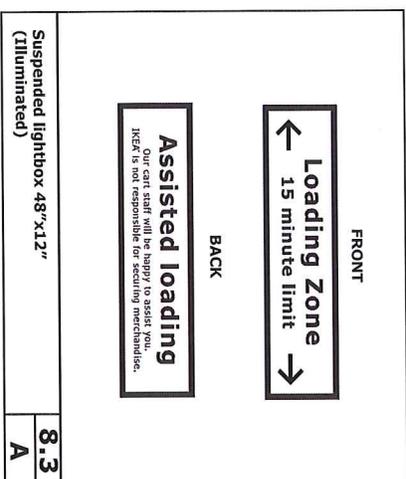
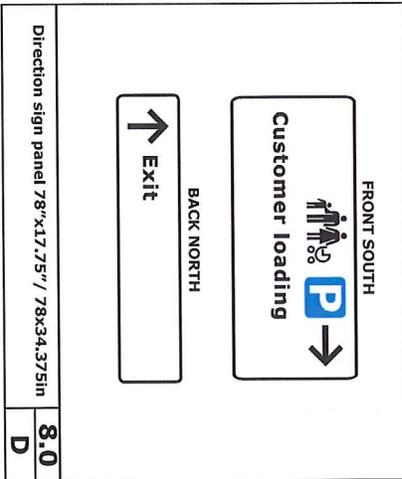
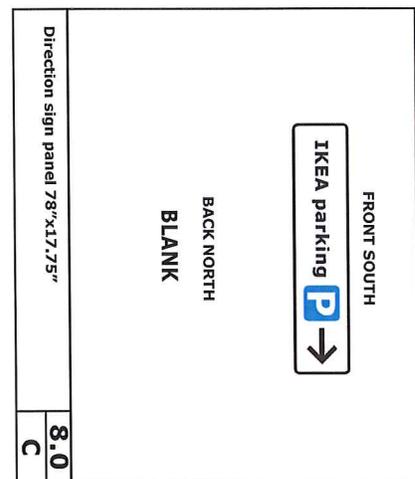
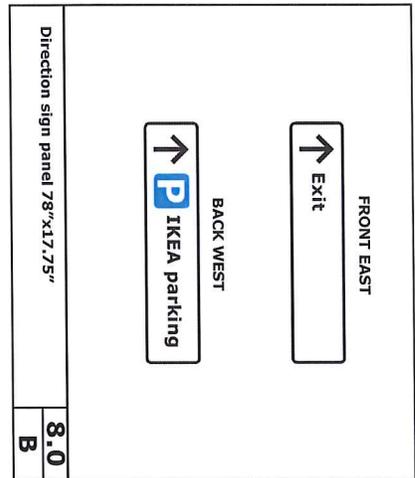
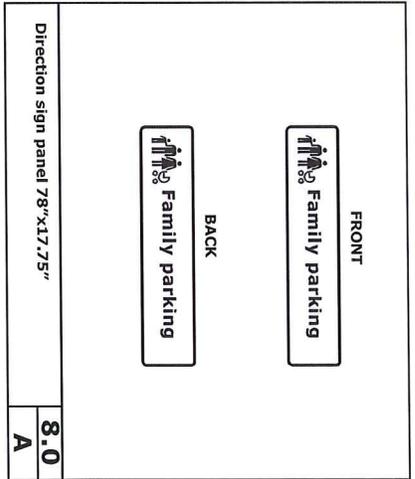
Home Furnishings

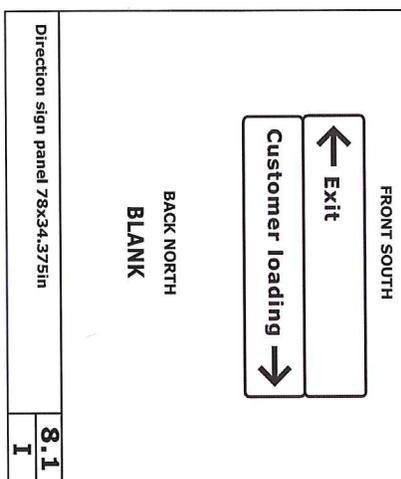
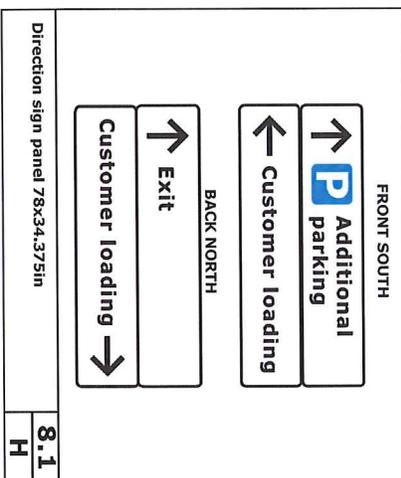
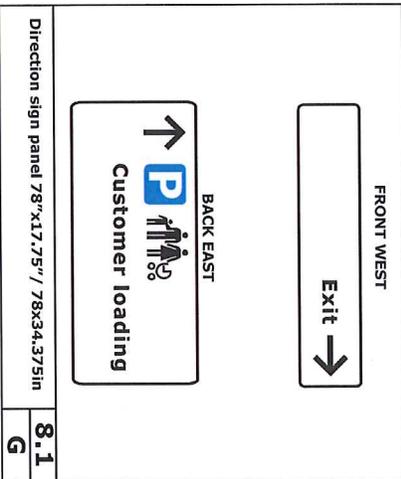
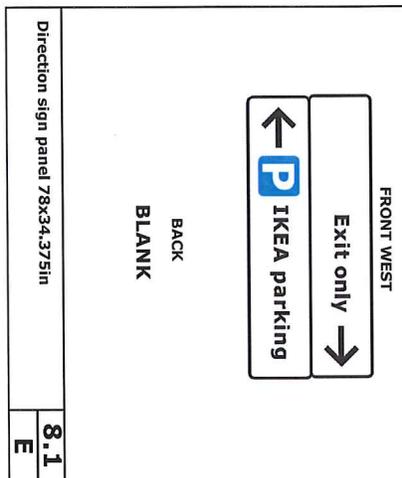
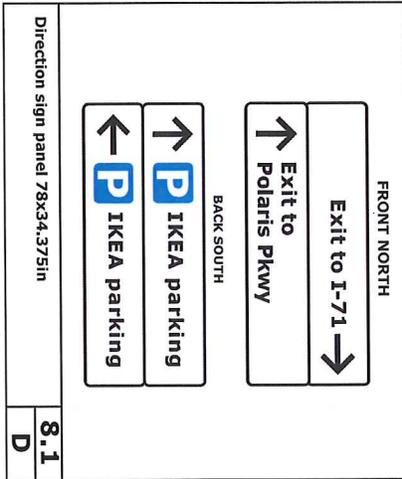
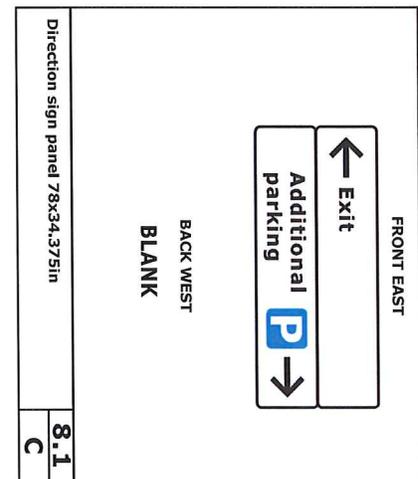
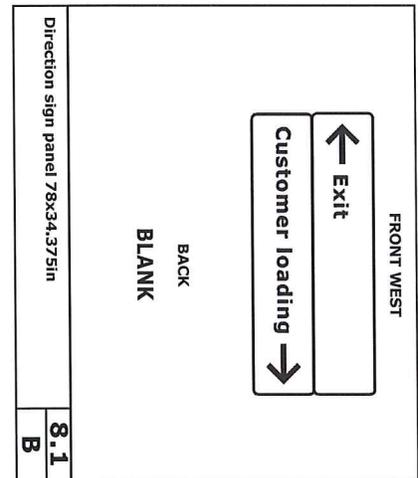
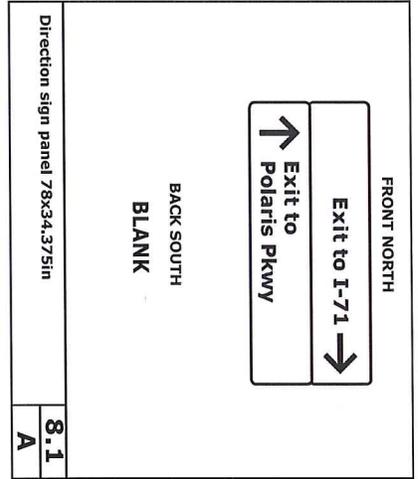
IKEA®
Home Furnishings

IKEA North America Services, LLC
420 Alan Wood Road
Conshohocken, PA 19380
Phone: (610) 686-9480

Prepared By: GreenbergFarrow

Product of IKEA US Project Planning





Home Furnishings

IKEA North America Services, LLC
 450 Allen Wood Road
 Conshohocken, PA 19380
 Phone: (610) 380-9280

Prepared by: GreenbergFarrow

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Home Furnishings

IKEA
 COLUMBUS, OHIO

Graphic revision 4-1-15
 REV 10 DEC 2014

SHEET TITLE
 IKEA
 Signage
 Panels
 NOT TO SCALE

SHEET #:
COMM 302

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Graphics Commission Application

757 Carolyn Avenue, Columbus, Ohio 43224
Phone: 614-645-7433 • www.bzs.columbus.gov

PROJECT DISCLOSURE STATEMENT

Parties having a 5% or more interest in the project that is the subject of this application.

THIS PAGE MUST BE FILLED OUT COMPLETELY AND NOTARIZED. Do not indicate 'NONE' in the space provided.

APPLICATION # _____

STATE OF OHIO
COUNTY OF FRANKLIN

Being first duly cautioned and sworn (NAME) BOB GRIMSLEY AND CHUCK KELLER
of (COMPLETE ADDRESS) 420 ALAN WOOD RD., CONSHOHOCKEN, PA 19428
deposes and states that (he/she) is the APPLICANT, AGENT, OR DULY AUTHORIZED ATTORNEY FOR SAME and the following
is a list of all persons, other partnerships, corporations or entities having a 5% or more interest in the project which is the subject of
this application and their mailing addresses:

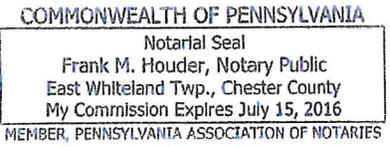
Table with 2 columns: NAME, COMPLETE MAILING ADDRESS. Row 1: IKEA PROPERTY, INC; 420 ALAN WOOD RD., CONSHOHOCKEN, PA 19428

SIGNATURE OF AFFIANT [Handwritten signatures]

Sworn to before me and signed in my presence this 1st day of APRIL, in the year 2015

SIGNATURE OF NOTARY PUBLIC [Handwritten signature]

My Commission Expires 7/15/16 Notary Seal Here



PLEASE NOTE: Incomplete information will result in the rejection of this submittal.
Applications must be submitted by appointment. Call 614-645-4522 to schedule.
Please make checks payable to the Columbus City Treasurer