



*Enhancing property values and creating quality of life through recreation, community events and leadership*

### **The Shops @ Highland Walk Center Sign Criteria**

In addition to the Highlands Ranch sign criteria, the following is the criteria that are required for this particular retail center:

1. Returns and trim cap are to be black;
2. Maximum letter height for in-line tenants is 20" for one line of letters & 28" total for two lines (allowing for 12" letters w/4" space between the lines) with a 24" logo;
3. Maximum letter height for anchor and major tenants may be larger and will be determined according to the fascia on a case by case basis;
4. End unit tenants may be allowed an additional sign on the end fascias; however, they may not be illuminated and will be approved on a case by case basis (reverse pan channel letters with 3" deep returns are required);
5. No signage is allowed on the back of the buildings other than anchor and major tenants (non-illuminated, reverse pan channel letters with 3" deep returns are required);
6. Business name and logo must be the registered business name and logo;
7. One sign per tenant is allowed (major or anchor tenants may have one on each elevation if approved);
8. Signs will be installed centered vertically and horizontally on the fascia or as instructed on the approval letter.
9. The property manager and its roof company must approve all roof penetrations. Please contact Patrick Bunyard @ Shea Properties at (720) 348-3005.
10. Sub-tenants on the King Soopers store will need to have approval from King Soopers Real Estate Dept. Contact Barb Osness at (303) 778-3346 & email [barb.osness@kingsoopers.com](mailto:barb.osness@kingsoopers.com) (sub-tenant signage is same as in-line criteria.)

All sign criteria are a guideline and the Highlands Ranch Architectural Review Committee reserves the right to change any sign criteria as they deem necessary for the overall aesthetics of the center or protection of the structure(s). If you have any questions, please do not hesitate to contact the Commercial Coordinator, Community Improvement Services Department at 303.471.8821.