Raising Cane's®
CHICKEN FINGERS

Site Name: RC1412 Fairlawn
Site ID: RC1412
Street Address: 3921 Medina Rd.
City, State Zipcode: Fairlawn, OH 44333
Date: 08-18-2025
Revision Number: **R-04**

BRAND RECOMMENDATION BOOK

AGI

TABLE OF CONTENTS

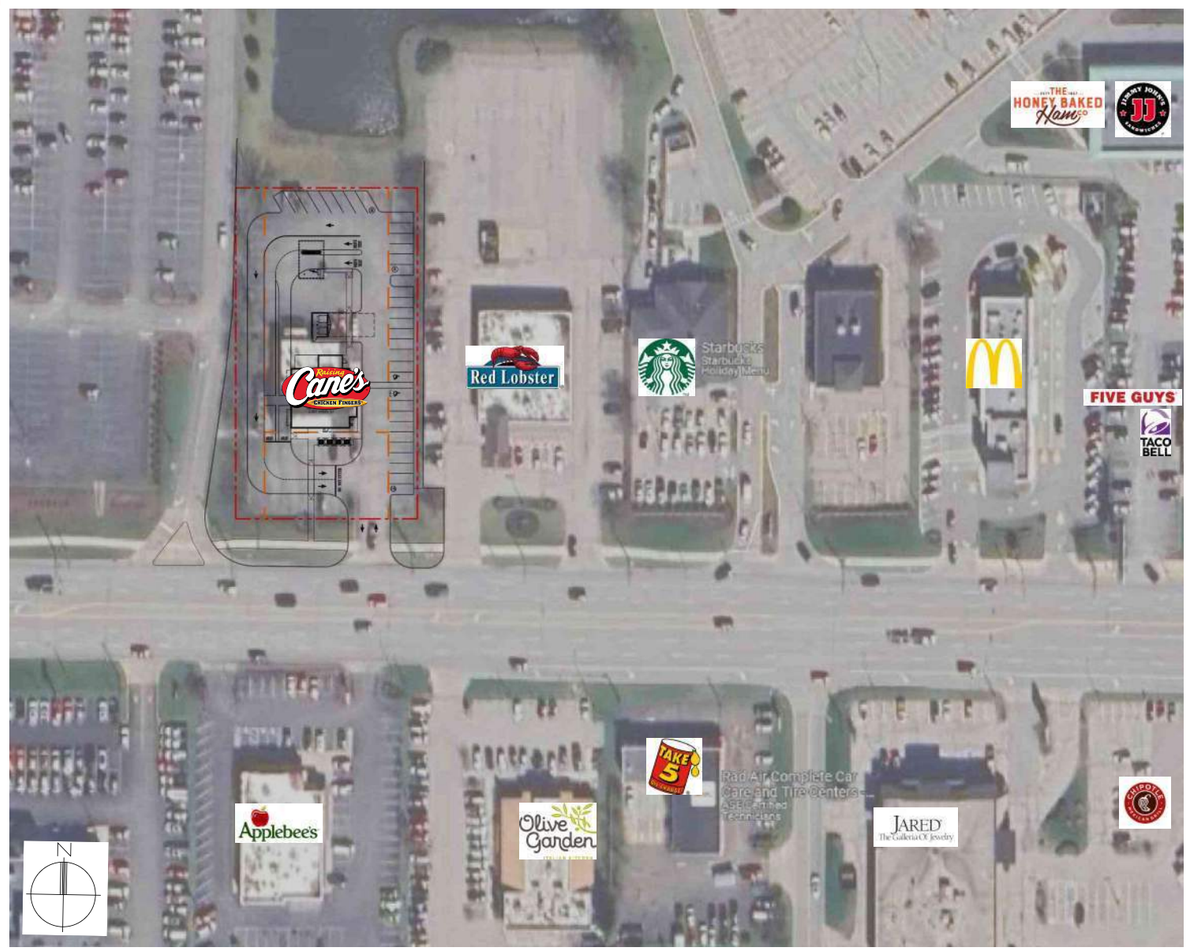
Cover Page	PG. 01	
Site Overview	PG. 02	
Site Plan	PG. 03	
Elevations	PG. 4-5	
Code Check	PG. 6-7	
Product Description		
01 Custom 16 SF Monument @ 4' OAH	PG. **08**	
02 4'x8' Wall Sign	PG. **09**	
03 4'x8' Wall Sign	PG. **10**	
04 4'x8' Wall Sign	PG. **11**	
05 1'-2"x2-3' "Open" Window Sign	PG. **12**	Window Sign- less than 20%
06 1'-6"x2' Chicken Fingers Window Sign (OG)	PG. **13**	Window Sign- less than 20%
07 Custom Art Mural - Design TBD	PG. **14**	Artwork - not in sign permit
08 Standard DT Menu Board	PG. **15**	Included in building permit
09 Standard DT Menu Board	PG. **16**	Included in building permit
10 Drive-Thru Speaker Post	PG. **17**	Included in building permit
11 Drive-Thru Speaker Post	PG. **18**	Included in building permit
12 Pre-Sell Board	PG. **19**	Included in building permit
13 One Tower	PG. **20**	Included in building permit
14 Canopy 10"x4'-0"x30'-0"	PG. **21**	Included in building permit
15 Canopy 10"x3'-6"x12'-10"	PG. **22**	Included in building permit
16 Canopy 10"x3'-6"x12'-10"	PG. **23**	Included in building permit
17 Canopy 10"x3'-6"x5'-4"	PG. **24**	Included in building permit
18 P6 Lemonade Sign	PG. **25**	Interior sign- non permitted
19 Cove Lighting	PG. **26**	Included in building permit

BRANDBOOK REVISION LOG

REV #	DATE	DESCRIPTION OF CHANGE	BRANDER
R-01		Added custom monument and lemonade sign. Updated RD and OL letters.	
R-02	06-24-25	Removed 2 logos, DT arrow, OL letters. Added new elevations and site plan.	EZ
R-03	08-07-25	Updated elevations, canopy lengths, red dog.	EZ
R-04	08-18-25	Updated sign list and mural	RB

SITE OVERVIEW

Site ID: RC1412
Site Name: RC1412 Fairlawn
Street Address: 3921 Medina Rd.
City, State Zipcode: Fairlawn, OH 44333
Creation Date: 08-18-2025
PM: Perrianna Strickland
CAM: Jennifer Squires



CODE SUMMARY

DOCUMENT NAVIGATION

CLICKING THIS ICON (LOCATED ON EVERY PAGE NEAR IN THE FOOTER) WILL LINK TO SITE PLAN.

01 CLICKING THE NUMBER ICON (LOCATED ON EVERY SIGN LIST) WILL LINK TO THE CUTSHEET PAGE OF THAT SIGN.

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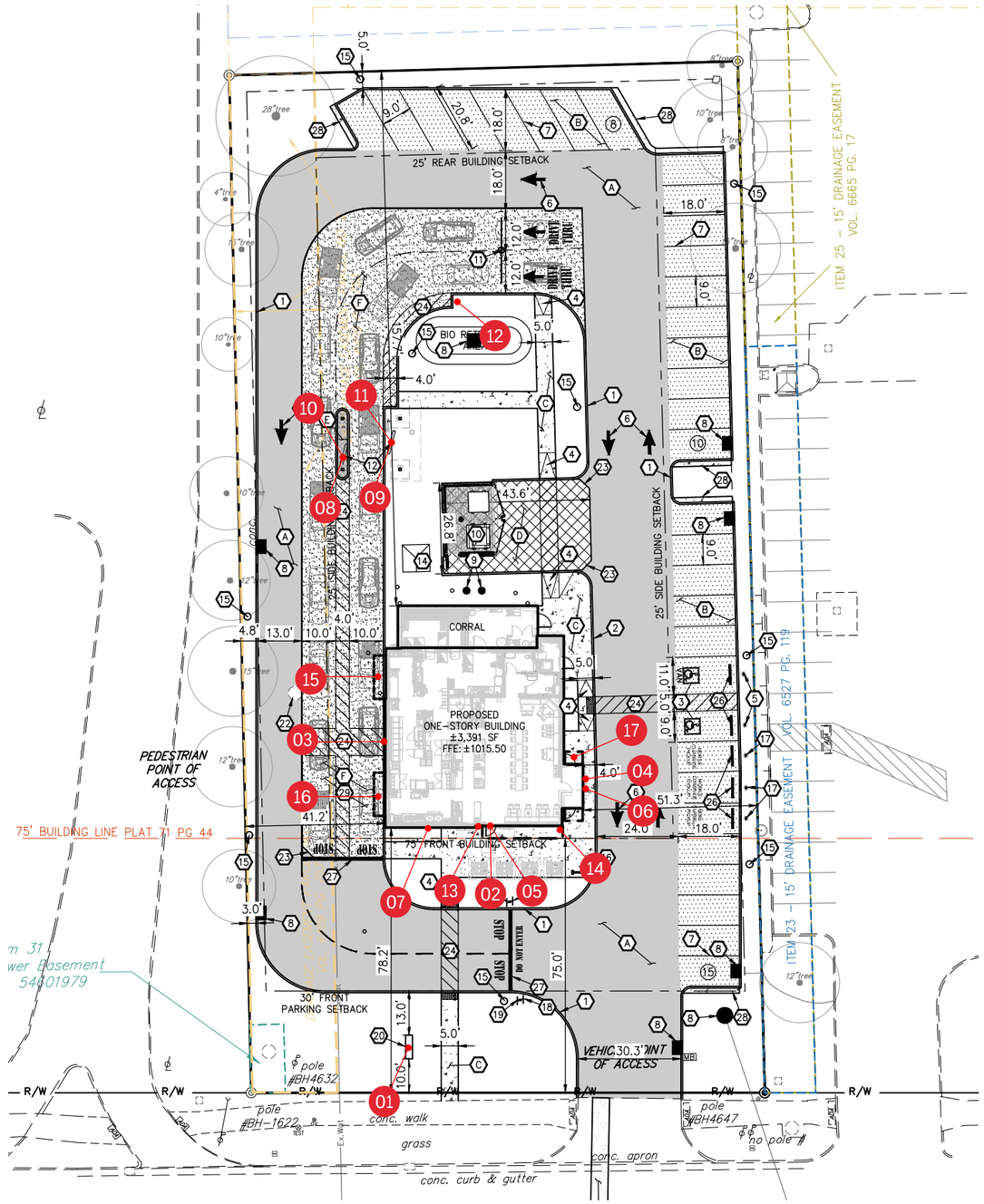
18 *(Interior Not Shown on Site Plan)*

19 See Elevations

SITEPLAN



SITE KEY

	PART #	DESCRIPTION
01	RAI-M-16-4	Custom 16 SF Monument @ 4' OAH
02	RAI-WS-8FT	4'x8' Wall Sign
03	RAI-WS-8FT	4'x8' Wall Sign
04	RAI-WS-8FT	4'x8' Wall Sign
05	RAI-NEON-OPEN	1'-2"x2-3' "Open" Window Sign
06	RAI-WN-CF-NEON-OG	1'-6"x2' Chicken Fingers Window Sign (OG)
07	RAI-PMRL-CUST-TBD	Custom Art Mural - Design TBD
08	RAI-RC-DTMB	Standard DT Menu Board
09	RAI-RC-DTMB	Standard DT Menu Board
10	RAI-DTSP	Drive-Thru Speaker Post
11	RAI-DTSP	Drive-Thru Speaker Post
12	RAI-DTPS	Pre-Sell Board
13	RAI-OT	One Tower
14	RAI-CAN01	Canopy 10"x4'-0"x30'-0"
15	RAI-CAN01	Canopy 10"x3'-6"x12'-10"
16	RAI-CAN01	Canopy 10"x3'-6"x12'-10"
17	RAI-CAN01	Canopy 10"x3'-6"x5'-4"
18	RAI-RC-LS-P6	P6 Lemonade Sign
19	RAI-COV01	Cove Lighting

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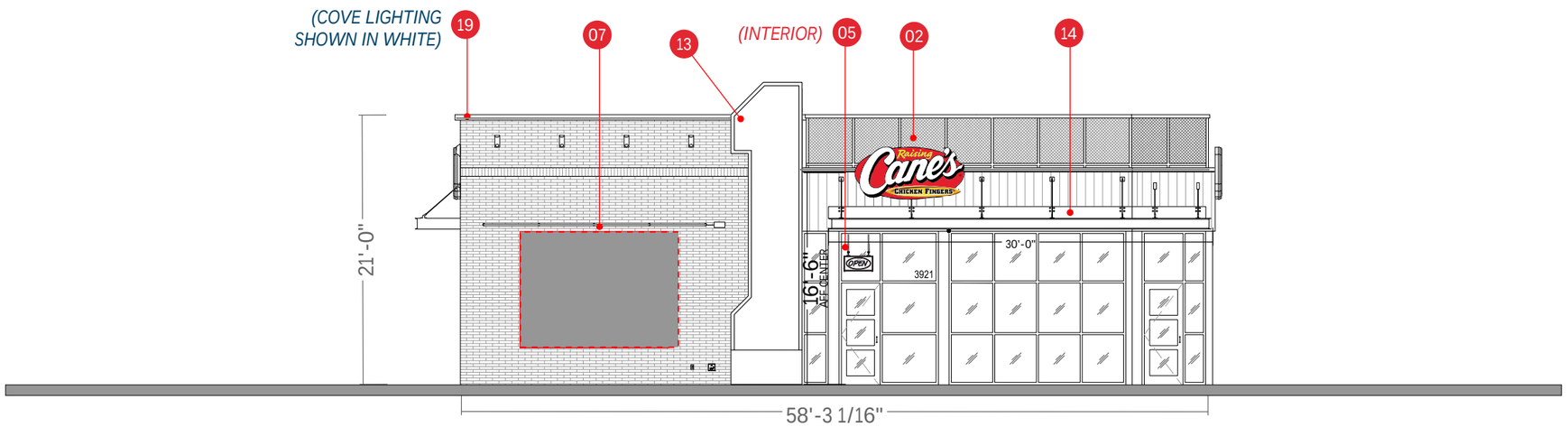
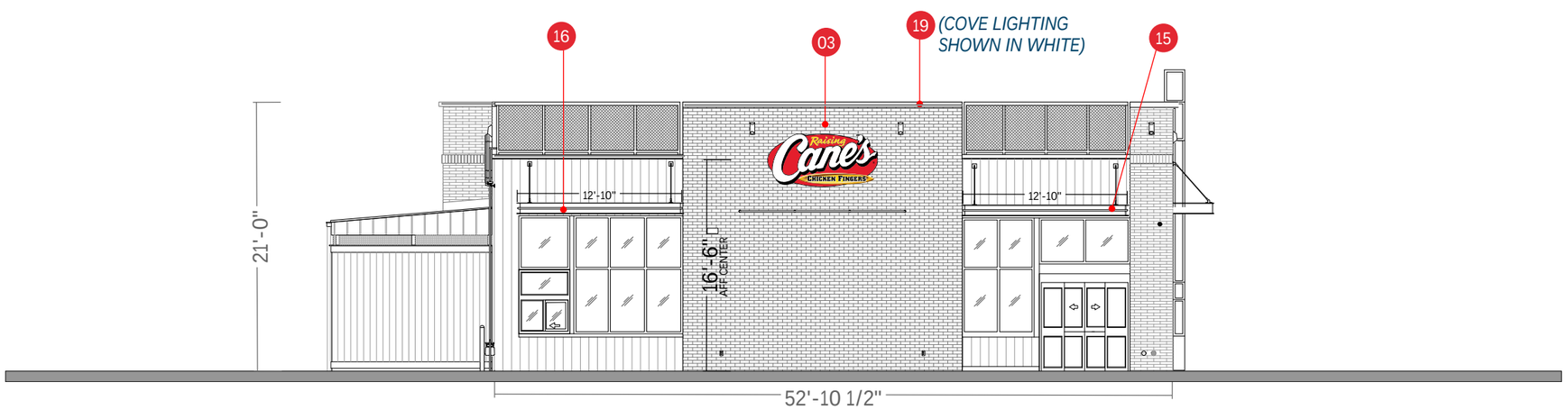
ELEVATIONS



FRONT SOUTH ELEVATION



DRIVE THRU WEST ELEVATION

SITE KEY

	PART #	DESCRIPTION
01	RAI-M-16-4	Custom 16 SF Monument @ 4' OAH
02	RAI-WS-8FT	4'x8' Wall Sign
03	RAI-WS-8FT	4'x8' Wall Sign
04	RAI-WS-8FT	4'x8' Wall Sign
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07	RAI-PMRL-CUST-TBD	Custom Art Mural - Design TBD
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14	RAI-CAN01	Canopy 10"x4'-0"x30'-0"
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17	RAI-CAN01	Canopy 10"x3'-6"x5'-4"
18	RAI-RC-LS-P6	P6 Lemonade Sign
19	RAI-COV01	Cove Lighting

Scale: 3/32″=1′

ARTISTIC REPRESENTATION ONLY.

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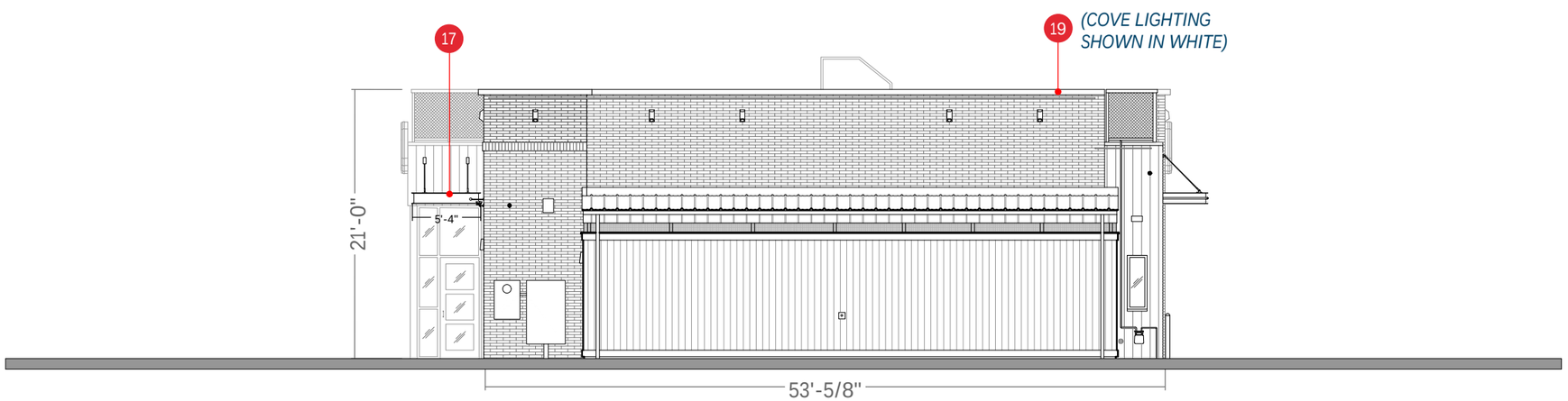
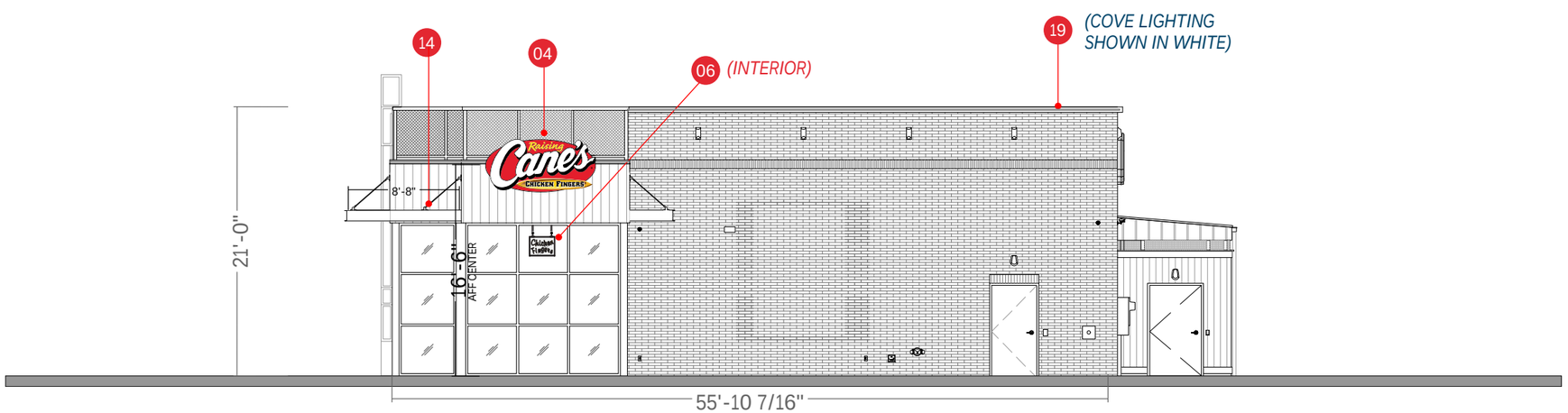
ELEVATIONS



REAR NORTH ELEVATION



SIDE ENTRY EAST ELEVATION

SITE KEY

	PART #	DESCRIPTION
01	RAI-M-16-4	Custom 16 SF Monument @ 4' OAH
02	RAI-WS-8FT	4'x8' Wall Sign
03	RAI-WS-8FT	4'x8' Wall Sign
04	RAI-WS-8FT	4'x8' Wall Sign
05	RAI-NEON-OPEN	1'-2"x2-3' "Open" Window Sign
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18	RAI-RC-LS-P6	P6 Lemonade Sign
19	RAI-COV01	Cove Lighting

Scale: 3/32″=1′

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01 RAI-M-16-4

Custom 16 SF Monument @ 4' OAH

SEE AGI MANUFACTURING DRAWINGS FOR SITE SPECIFIC DETAILS

DESCRIPTION

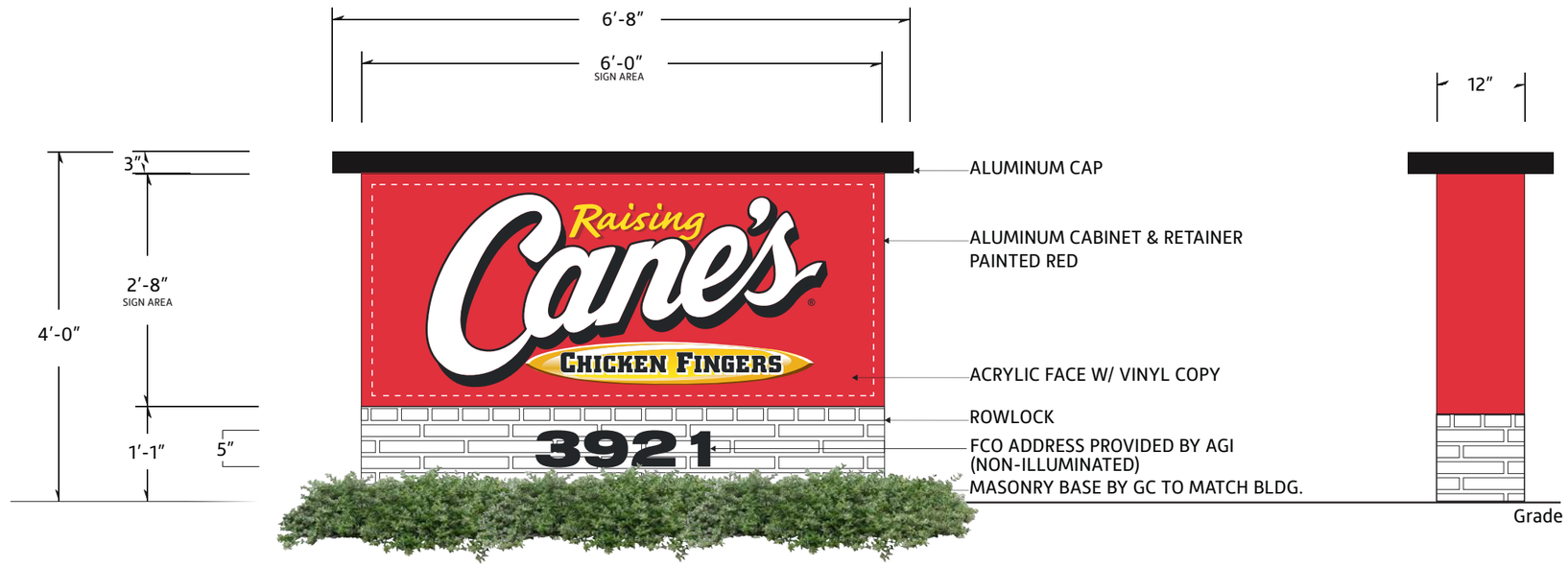
Custom 16 SF Monument @ 4' OAH

SPECIFICATIONS

SIGN H:	2'-8"
SIGN W:	6'-0"
OAH:	4'-0"
OAW:	6'-8"
SIGN SF:	16.02
TOTAL SF:	
ILLUMINATION:	Internal
AMPS:	

SITE SPECIFIC NOTES

VARIANCE REQUIRED FOR STANDALONE GROUND SIGN. Sign design is conceptual pending Cane's Design and property owner approvals, final engineering and permitting in accordance with local jurisdiction. Foundation and concrete pad scope to be determined.



FOUNDATION AND CONCRETE PAD SCOPE TO BE DETERMINED

COLOR SCHEDULE			
PAINT COLORS		VINYL COLORS	
	MAP / 27386		3M / OPAQUE / #7725-10 / 'WHITE'
	PANTONE / #109C / 'YELLOW'		3M/ OPAQUE / #680-10 / 'WHITE' / REFLECTIVE
	MAP / 2075		3M / TRANS./ #3630-015 / 'YELLOW'
	MAP / 'BLACK'		3M / TRANS./ #3630-53 / 'CARDINAL RED'
	MAP/ 'BLACK' / FINISH MATTE		3M / TRANS./ #3630-73 / 'RED'
	MAP/ 'BLACK' / FINISH SATIN		3M / OPAQUE / 'BLACK'

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02 RAI-WS-8FT

4'x8' Wall Sign

SEE AGI MANUFACTURING DRAWINGS FOR SITE SPECIFIC DETAILS

DESCRIPTION

Internally Illuminated Single-Face Wall Sign With Thermoformed Polycarbonate Face With Applied Vinyl Graphics

SPECIFICATIONS

SIGN H:	3'-10 1/8"
SIGN W:	8'-0"
OAH:	
OAW:	
SIGN SF:	25.47
TOTAL SF:	
ILLUMINATION:	Internal
AMPS:	1.8 @ 120 Volts Connected Load

SITE SPECIFIC NOTES

FRONT VIEW

COPY & DROP SHADOW ARE AS FOLLOWS:
'RAISING' IS FIRST SURFACE APPLIED TRANSLUCENT 3M # 3630-015 'YELLOW'
DROP SHADOW IS FIRST SURFACE APPLIED TRANSLUCENT VINYL 3M #3630-53 'CARDINAL RED' BACKED WITH 3M 3635-20B BLOCKOUT FILM MATTE WHITE

BORDER IS PAINTED 'BLACK'

BACKGROUND IS SURFACE APPLIED TRANSLUCENT VINYL 3M #3630-73 'RED'

.150" THERMO FORMED CLEAR POLYCARBONATE FACE

REGISTER MARK IS PAINTED 'BLACK'

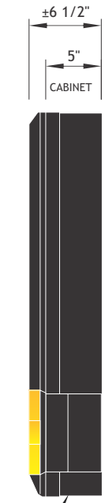
DOUBLE EMBOSSED LETTERS ARE
PAINTED SECOND SURFACE 'WHITE'
- PAINT WHITE TIGHT IN RADIUS TO MAXIMIZE WHITE & MINIMIZE BLACK

EMBOSS AROUND LETTERS IS
PAINTED SECOND SURFACE 'BLACK'
- PAINT BLACK TIGHT IN RADIUS AT BASE OF EMBOSS TO MINIMIZE WIDTH

EMBOSSED OVAL IS AS FOLLOWS:
- SIDES ARE PAINTED TO MATCH PANTONE #109C 'YELLOW'
- GRAPHICS ARE SECOND SURFACE APPLIED DIGITAL PRINT

DISCONNECT SWITCH

COPY IS SURFACE APPLIED DUAL-COLOR VINYL 3M #3635-222 'BLACK'
DROP SHADOW IS SURFACE APPLIED DUAL-COLOR VINYL 3M #3635-210 'WHITE'



CABINET RETURNS ARE PRE-FINISHED 'BLACK'

SIDE VIEW

PART NUMBER	'H'	'W'	'AREA'
RAI-WS001-0204-T	2' - 0 11/16"	4' - 3 3/8"	8.83
RAI-WS001-0205-T	2' - 7 3/4"	5' - 6"	14.55
RAI-WS001-0306-T	2' - 10 5/8"	6' - 0"	17.31
RAI-WS001-0408-T	3' - 10 1/8"	8' - 0"	25.47
RAI-WS001-0510-T	4' - 9 11/16"	10' - 0"	50

COLOR SCHEDULE			
PAINT COLORS		VINYL COLORS	
	MAP / 27386		3M / OPAQUE / #7725-10 / 'WHITE'
	PANTONE / #109C / 'YELLOW'		3M/ OPAQUE / #680-10 / 'WHITE' / REFLECTIVE
	MAP / 2075		3M / TRANS./ #3630-015 / 'YELLOW'
	MAP / 'BLACK'		3M / TRANS./ #3630-53 / 'CARDINAL RED'
	MAP/ 'BLACK' / FINISH MATTE		3M / TRANS./ #3630-73 / 'RED'
	MAP/ 'BLACK' / FINISH SATIN		3M / OPAQUE / 'BLACK'

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03 RAI-WS-8FT

4'x8' Wall Sign

SEE AGI MANUFACTURING DRAWINGS FOR SITE SPECIFIC DETAILS

DESCRIPTION

Internally Illuminated Single-Face Wall Sign With Thermoformed Polycarbonate Face With Applied Vinyl Graphics

SPECIFICATIONS

SIGN H:	3'-10 1/8"
SIGN W:	8'-0"
OAH:	
OAW:	
SIGN SF:	25.47
TOTAL SF:	
ILLUMINATION:	Internal
AMPS:	1.8 @ 120 Volts Connected Load

SITE SPECIFIC NOTES

FRONT VIEW

COPY & DROP SHADOW ARE AS FOLLOWS:
'RAISING' IS FIRST SURFACE APPLIED TRANSLUCENT 3M # 3630-015 'YELLOW'
DROP SHADOW IS FIRST SURFACE APPLIED TRANSLUCENT VINYL 3M #3630-53 'CARDINAL RED' BACKED WITH 3M 3635-20B BLOCKOUT FILM MATTE WHITE

BORDER IS PAINTED 'BLACK'

BACKGROUND IS SURFACE APPLIED TRANSLUCENT VINYL 3M #3630-73 'RED'

.150" THERMO FORMED CLEAR POLYCARBONATE FACE

REGISTER MARK IS PAINTED 'BLACK'

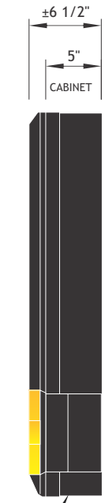
DOUBLE EMBOSSED LETTERS ARE
PAINTED SECOND SURFACE 'WHITE'
- PAINT WHITE TIGHT IN RADIUS TO MAXIMIZE WHITE & MINIMIZE BLACK

EMBOSS AROUND LETTERS IS
PAINTED SECOND SURFACE 'BLACK'
- PAINT BLACK TIGHT IN RADIUS AT BASE OF EMBOSS TO MINIMIZE WIDTH

EMBOSSED OVAL IS AS FOLLOWS:
- SIDES ARE PAINTED TO MATCH PANTONE #109C 'YELLOW'
- GRAPHICS ARE SECOND SURFACE APPLIED DIGITAL PRINT

DISCONNECT SWITCH

COPY IS SURFACE APPLIED DUAL-COLOR VINYL 3M #3635-222 'BLACK'
DROP SHADOW IS SURFACE APPLIED DUAL-COLOR VINYL 3M #3635-210 'WHITE'



CABINET RETURNS ARE PRE-FINISHED 'BLACK'

SIDE VIEW

PART NUMBER	'H'	'W'	'AREA'
RAI-WS001-0204-T	2' - 0 11/16"	4' - 3 3/8"	8.83
RAI-WS001-0205-T	2' - 7 3/4"	5' - 6"	14.55
RAI-WS001-0306-T	2' - 10 5/8"	6' - 0"	17.31
RAI-WS001-0408-T	3' - 10 1/8"	8' - 0"	25.47
RAI-WS001-0510-T	4' - 9 11/16"	10' - 0"	50

COLOR SCHEDULE			
PAINT COLORS		VINYL COLORS	
	MAP / 27386		3M / OPAQUE / #7725-10 / 'WHITE'
	PANTONE / #109C / 'YELLOW'		3M/ OPAQUE / #680-10 / 'WHITE' / REFLECTIVE
	MAP / 2075		3M / TRANS./ #3630-015 / 'YELLOW'
	MAP / 'BLACK'		3M / TRANS./ #3630-53 / 'CARDINAL RED'
	MAP/ 'BLACK' / FINISH MATTE		3M / TRANS./ #3630-73 / 'RED'
	MAP/ 'BLACK' / FINISH SATIN		3M / OPAQUE / 'BLACK'

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04 RAI-WS-8FT

4'x8' Wall Sign

SEE AGI MANUFACTURING DRAWINGS FOR SITE SPECIFIC DETAILS

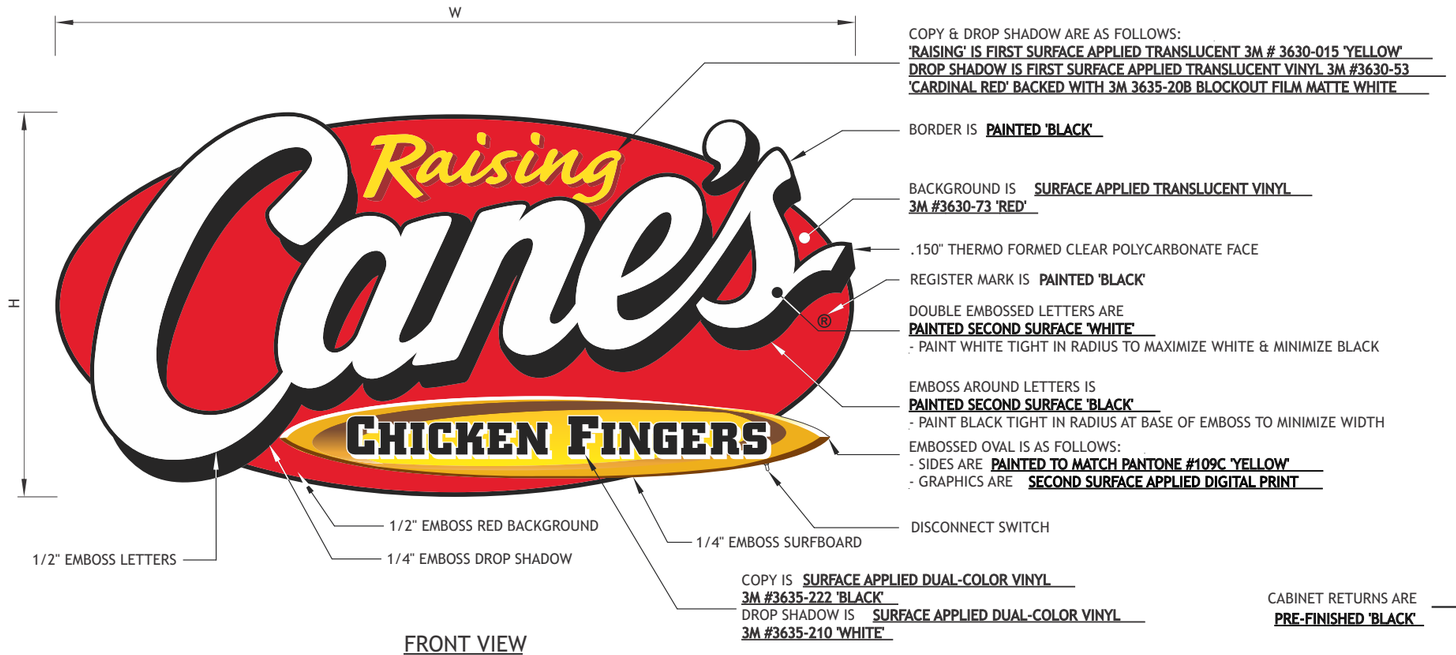
DESCRIPTION

Internally Illuminated Single-Face Wall Sign With Thermoformed Polycarbonate Face With Applied Vinyl Graphics

SPECIFICATIONS

SIGN H:	3'-10 1/8"
SIGN W:	8'-0"
OAH:	
OAW:	
SIGN SF:	25.47
TOTAL SF:	
ILLUMINATION:	Internal
AMPS:	1.8 @ 120 Volts Connected Load

SITE SPECIFIC NOTES



PART NUMBER	'H'	'W'	'AREA'
RAI-WS001-0204-T	2' - 0 11/16"	4' - 3 3/8"	8.83
RAI-WS001-0205-T	2' - 7 3/4"	5' - 6"	14.55
RAI-WS001-0306-T	2' - 10 5/8"	6' - 0"	17.31
RAI-WS001-0408-T	3' - 10 1/8"	8' - 0"	25.47
RAI-WS001-0510-T	4' - 9 11/16"	10' - 0"	50

COLOR SCHEDULE

PAINT COLORS	VINYL COLORS
MAP / 27386	3M / OPAQUE / #7725-10 / 'WHITE'
PANTONE / #109C / 'YELLOW'	3M/ OPAQUE / #680-10 / 'WHITE' / REFLECTIVE
MAP / 2075	3M / TRANS./ #3630-015 / 'YELLOW'
MAP / 'BLACK'	3M / TRANS./ #3630-53 / 'CARDINAL RED'
MAP/ 'BLACK' / FINISH MATTE	3M / TRANS./ #3630-73 / 'RED'
MAP/ 'BLACK' / FINISH SATIN	3M / OPAQUE / 'BLACK'

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05 RAI-NEON-OPEN

1'-2"x2-3' "Open" Window Sign

SEE AGI MANUFACTURING DRAWINGS FOR SITE SPECIFIC DETAILS

DESCRIPTION

1'-2" x 2'-3" OPEN Neon Single-Face Suspended Window Sign, with Polycarbonate Case

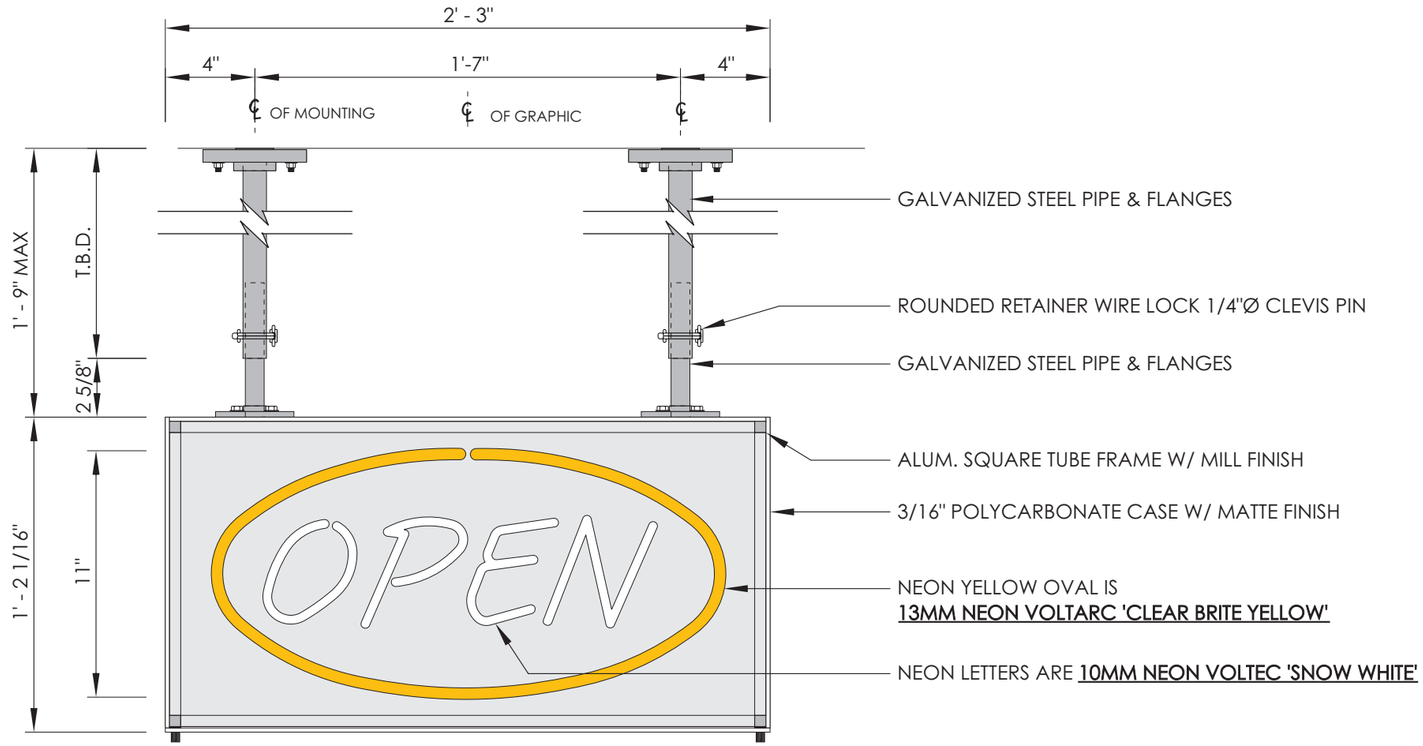
Window Sign- less than 20%

SPECIFICATIONS

SIGN H:	**1'-2 1/16"**
SIGN W:	**2'-3"**
OAH:	**TBD**
OAW:	**2'-3"**
SIGN SF:	**2.6 SF**
TOTAL SF:	
ILLUMINATION:	**Neon**
AMPS:	**2.1 @ 120 Volts Connected Load**

SITE SPECIFIC NOTES

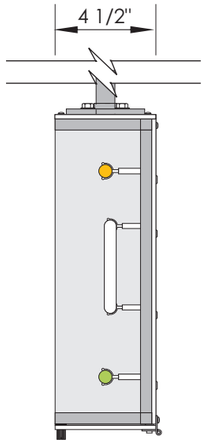
Pipe lengths to be verified prior to install



FRONT VIEW

RC SUSPENDED WINDOW SIGNS									
Part Number	H	W	OAW	OAH	D	C	E	SF	AMPS
RAI-WN-SUS-OPEN-NEON-H	1'-2 1/16"	2'-3"	2'-3"	TBD	4 1/2"	1'-7"	4"	2.64	2.1
RAI-WN-SUS-OPEN-NEON-V	2'-9"	1'-2 1/8"	1'-2 1/8"	TBD	4 1/2"	10"	2 1/16"	3.24	2.1
RAI-WN-SUS-CF-NEON-OG	1'-6"	2'-0"	2'-0"	TBD	4 1/2"	1'-5 1/2"	3 1/4"	3	2.1
RAI-WN-SUS-CF-NEON-OG-LG	3'-0"	4'-0"	4'-0"	TBD	4 1/2"	1'-5 1/2"	3 1/4"	12	2.1
RAI-WN-SUS-CF-NEON-H	1'-2 1/16"	4'-4"	4'-4"	TBD	4 1/2"	3'-4"	6"	5.08	2.1
RAI-WN-SUS-ORDER-NEON-H	1'-2 1/16"	2'-3"	2'-3"	TBD	4 1/2"	1'-7"	4"	2.64	2.1
RAI-WN-SUS-WALKUP-NEON-H	1'-2 1/16"	2'-3"	2'-3"	TBD	4 1/2"	1'-7"	4"	2.64	2.1
RAI-WN-SUS-PICKUP-NEON-H	1'-2 1/16"	2'-3"	2'-3"	TBD	4 1/2"	1'-7"	4"	2.64	2.1
RAI-WN-SUS-WALKUP-NEON-V	3'-1 3/8"	1'-2 1/8"	1'-2 1/8"	TBD	4 1/2"	10"	2 1/16"	3.67	2.1
RAI-WN-SUS-OPEN-SILICONE-H	1'-2 1/16"	2'-3"	2'-3"	TBD	4 1/2"	1'-7"	4"	2.64	2.1
RAI-WN-SWM-OPEN-SILICONE-H	1'-2 1/16"	2'-3"	2'-3"	1'-8 1/16"	3"	1'-7"	4"	2.64	2.1
RAI-WN-CF-SILICONE-OG-DF	1'-11"	2'-6"	2'-6"	TBD	7"	1'-10"	4"	4.8	2.1
RAI-WN-SWM-CF-SILICONE-OG-DF	8"	2'-3"	2'-3"	1'-2"	7"	1'-7"	4"	2.63	2.1
RAI-WN-SUS-PICKUP-ARROW-NEON	5'-2 1/2"	2'-8 3/8"	2'-8 3/8"	TBD	4 7/16"	XX	XX	14.05	2.1
RAI-WN-SUS-OL-HEART-ILL	4'-6 3/4"	5'-0"	5'-0"	10'-5 7/16"	XX	3'-1 1/4"	11 3/8"	22.81	1.8

COLOR SCHEDULE			
PAINT COLORS		VINYL COLORS	
	MAP / 27386		3M / OPAQUE / #7725-10 / 'WHITE'
	PANTONE / #109C / 'YELLOW'		3M/ OPAQUE / #680-10 / 'WHITE' / REFLECTIVE
	MAP / 2075		3M / TRANS./ #3630-015 / 'YELLOW'
	MAP / 'BLACK'		3M / TRANS./ #3630-53 / 'CARDINAL RED'
	MAP/ 'BLACK' / FINISH MATTE		3M / TRANS./ #3630-73 / 'RED'
	MAP/ 'BLACK' / FINISH SATIN		3M / OPAQUE / 'BLACK'



SIDE VIEW

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06 RAI-WN-CF-NEON-OG

1'-6"x2' Chicken Fingers Window Sign (OG)

SEE AGI MANUFACTURING DRAWINGS FOR SITE SPECIFIC DETAILS

DESCRIPTION

1'-6" x 2'-0" Chicken Fingers Neon Single-Face Suspended Window Sign, with Polycarbonate Case

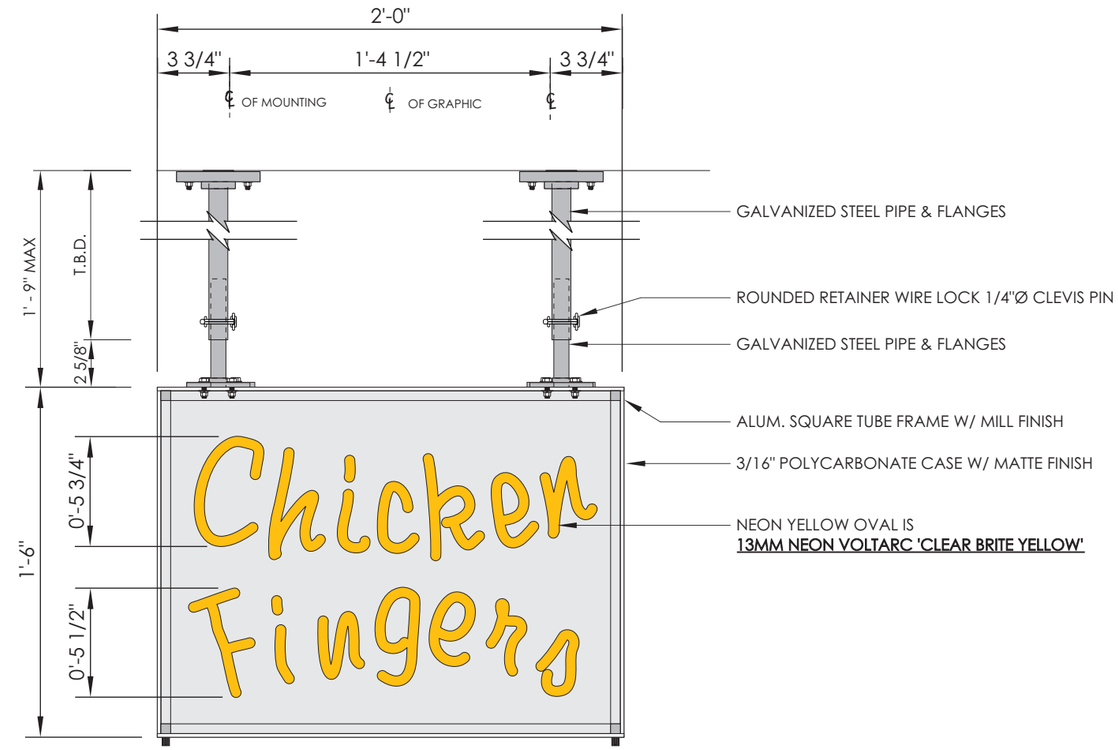
Window Sign- less than 20%

SPECIFICATIONS

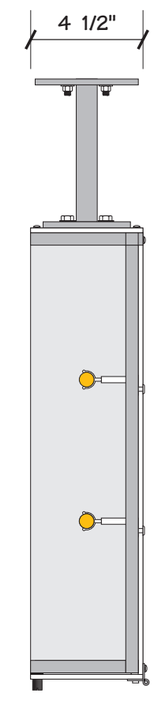
SIGN H:	1'-6"
SIGN W:	2'-0"
OAH:	TBD
OAW:	2'-0"
SIGN SF:	4
TOTAL SF:	
ILLUMINATION:	Neon
AMPS:	2.1

SITE SPECIFIC NOTES

******Pipe lengths to be verified prior to install******



FRONT VIEW



SIDE VIEW

RC SUSPENDED SIGNS

Part Number	H	W	OAW	OAH	D	C	E	OVAL SF	AMPS
RAI-WN-SUS-OPEN-NEON-H	1'-2 1/16"	2'-3"	2'-3"	TBD	4 1/2"	1'-7"	4"	2.64	2.1
RAI-WN-SUS-ORDER-NEON-H	1'-2 1/16"	2'-3"	2'-3"	TBD	4 1/2"	1'-7"	4"	2.64	2.1
RAI-WN-SUS-WALKUP-NEON-H	1'-2 1/16"	2'-3"	2'-3"	TBD	4 1/2"	1'-7"	4"	2.64	2.1
RAI-WN-SUS-PICKUP-NEON-H	1'-2 1/16"	2'-3"	2'-3"	TBD	4 1/2"	1'-7"	4"	2.64	2.1
RAI-WN-SUS-WALKUP-NEON-V	3'-1 3/8"	1'-2 1/8"	1'-2 1/8"	TBD	4 1/2"	10"	2 1/16"	3.67	2.1
RAI-WN-SUS-OPEN-NEON-V	2'-9"	1'-2 1/8"	1'-2 1/8"	TBD	4 1/2"	10"	2 1/16"	3.24	2.1
RAI-WN-SUS-CF-NEON-H	1'-2 1/16"	4'-4"	4'-4"	TBD	4 1/2"	3'-4"	6"	5.08	2.1
RAI-WN-SUS-OPEN-SILICONE-H	1'-2 1/16"	2'-3"	2'-3"	TBD	4 1/2"	1'-7"	4"	2.64	2.1
RAI-WN-SWM-OPEN-SILICONE-H	1'-2 1/16"	2'-3"	2'-3"	1'-8 1/16"	3"	1'-7"	4"	2.64	2.1
RAI-WN-CF-NEON-OG	1'-6"	2'-0"	2'-0"	2'-0"	4 1/2"	1'-5 1/2"	3 1/4"	4	2.1
RAI-WN-CF-SILICONE-OG-DF	1'-11"	2'-6"	2'-6"	TBD	7"	1'-10"	4"	4.8	2.1
RAI-WN-SWM-CF-SILICONE-OG-DF	8"	2'-3"	2'-3"	1'-2"	7"	1'-7"	4"	2.63	2.1
RAI-WN-SUS-PICKUP-ARROW-NEON	5'-2 1/2"	2'-8 3/8"	2'-8 3/8"	TBD	4 7/16"	XX	XX	14.05	2.1
RAI-WN-SUS-OL-HEART-ILL	4'-6 3/4"	5'-0"	5'-0"	10'-5 7/16"	XX	3'-1 1/4"	11 3/8"	22.81	1.8

COLOR SCHEDULE

PAINT COLORS	VINYL COLORS
MAP / 27386	3M / OPAQUE / #7725-10 / 'WHITE'
PANTONE / #109C / 'YELLOW'	3M/ OPAQUE / #680-10 / 'WHITE' / REFLECTIVE
MAP / 2075	3M / TRANS./ #3630-015 / 'YELLOW'
MAP / 'BLACK'	3M / TRANS./ #3630-53 / 'CARDINAL RED'
MAP/ 'BLACK' / FINISH MATTE	3M / TRANS./ #3630-73 / 'RED'
MAP/ 'BLACK' / FINISH SATIN	3M / OPAQUE / 'BLACK'

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18 RAI-RC-LS-P6

P6 Lemonade Sign

SEE AGI MANUFACTURING DRAWINGS FOR SITE SPECIFIC DETAILS

DESCRIPTION

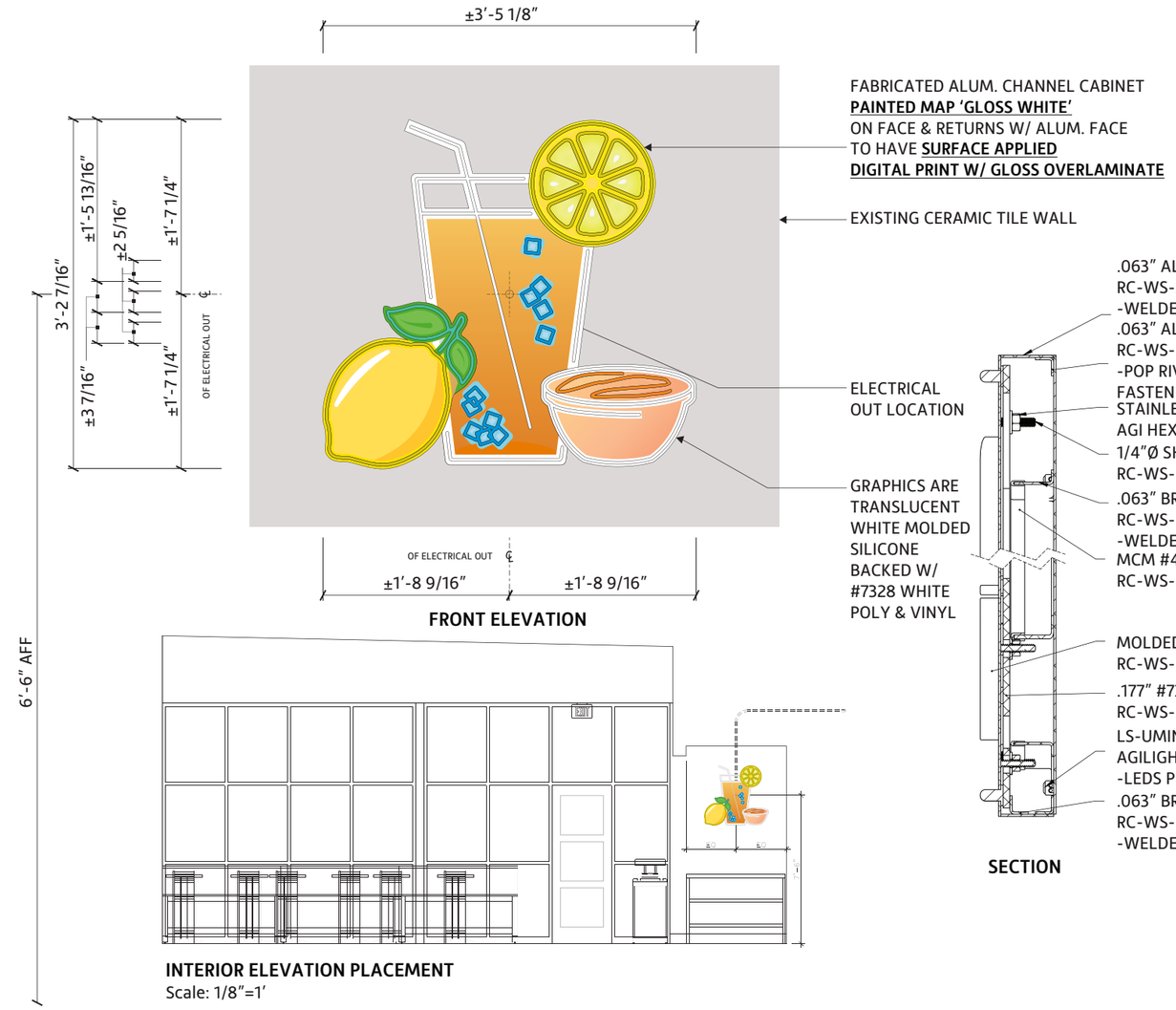
Internally Illuminated Silicone Display

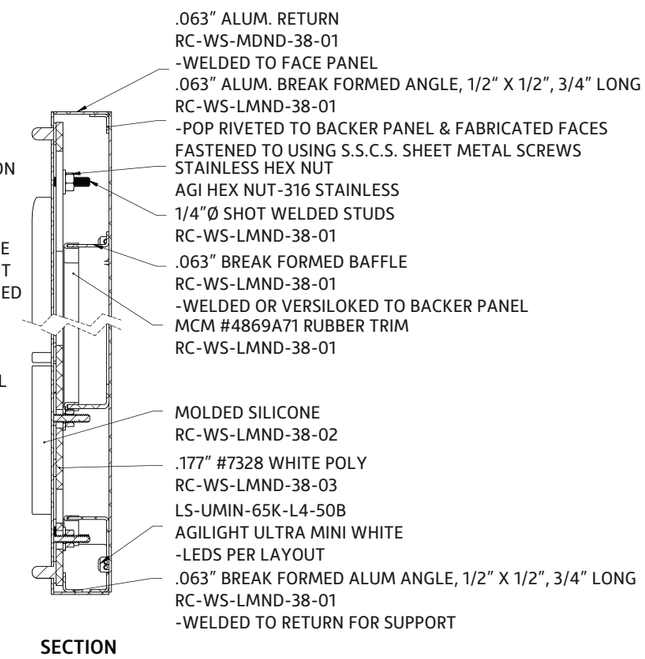
Interior Sign - no permit required

SPECIFICATIONS

SIGN H:	3'-2 7/16"
SIGN W:	3'-5 1/8"
OAH:	
OAW:	
SIGN SF:	11.06
TOTAL SF:	
ILLUMINATION:	Internal
AMPS:	

SITE SPECIFIC NOTES





SECTION

COLOR SCHEDULE			
PAINT COLORS		VINYL COLORS	
	MAP / 27386		3M / OPAQUE / #7725-10 / 'WHITE'
	PANTONE / #109C / 'YELLOW'		3M/ OPAQUE / #680-10 / 'WHITE' / REFLECTIVE
	MAP / 2075		3M / TRANS./ #3630-015 / 'YELLOW'
	MAP / 'BLACK'		3M / TRANS./ #3630-53 / 'CARDINAL RED'
	MAP/ 'BLACK' / FINISH MATTE		3M / TRANS./ #3630-73 / 'RED'
	MAP/ 'BLACK' / FINISH SATIN		3M / OPAQUE / 'BLACK'

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Contact Information:

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Virginia Beach, VA 23452
757.427.1900
Toll Free: 800.877.7868
www.AGI.net

We look forward to working with you!

BATH TOWNSHIP ZONING

Summit County, Ohio

3864 West Bath Road - P.O. Box 1188 - Bath, Ohio - 44210-1188
Phone: 330.666.4007 - Fax: 330.666.0305
www.bathtownship.org

ZONING VARIANCE APPLICATION

For office use only:	ARC File No.:		BZA File No.:
Associated permits:			

Applicant Data

Name: Carly Detar

Company Name: OLIO Development Group

Address: 1062 Ridge Street, Columbus, OH 43215

Telephone No.: 614-813-4641 Email: cdetar@oliodevgrp.com

Property Data

Zoning District: (circle one) R-1 R-2 R-3 R-4 B-1 (B-2) B-3 B-4 B-5

Corner Lot: ☐ Yes (☐) No Note: Corner lots are required to meet the front setback on both streets.

Property Address: 3921 Medina Road Parcel No.: _____

Allotment Name: Raising Cane's Lot No.: _____

Owner(s): OICE LLC

Owner Address: 11995 El Camino Real, San Diego, CA 92130

Telephone No.: _____

Variance(s) Requested

Below list the specific section from the Zoning Resolution from which the variance is being sought along with a description of each variance. The Zoning Resolution is available online at www.bathtownship.org through the zoning link.

1. Section: 1309-B Description: Variance requested for number of wall signs

2. Section: 1309-B Description: Variance requested for total sq. ft. of wall signs.

3. Section: _____ Description: _____

4. Section: _____ Description: _____

Contiguous Property Owners

The Township will notify all property owners within a 300' buffer of the parcel in question.

Required Site Plan Data and Architectural/Construction Drawings

1. Six (6) copies of site plan and plans along with a digital copy (ex: .pdf) of site plan and plans (11 x 17 preferred). The site plan must show the following:
   - ❑ A North arrow and scale
   - ❑ Existing structures and dimensions
   - ❑ Driveway and road access locations (existing and/or proposed)
   - ❑ Proposed structure(s) and dimensions
   - ❑ All setbacks
   - ❑ Roads
   - ❑ Lot dimensions
   - ❑ Easements and details
   - ❑ Septic system and well location (if applicable)
   - ❑ Indicate the location of lakes, ponds, wetlands, ravines, or other unusual topography
   - ❑ Riparian Corridor(s) must be clearly indicated on all lots containing applicable watercourses
   - ❑ All slopes greater than 18% must be indicated on a two (2) foot contour interval map with the contours extending at least 100 feet beyond the lot lines

2. If applicable, Six (6) copies of the building/construction plans along with a digital copy (ex: .pdf) showing major details including height data must be submitted with the application (11 x 17 preferred).

3. The "Bath Township Area Variance Supplemental Form" shall be filled out completely for each variance requested.

4. Digital copy of all required documents (i.e. emailed .pdf file)

Applicant Certification

Applicant Signature: Carlyn Deter _____ Date: 9/9/25

Fee – due at time of application (make check payable to *Bath Township Trustees*)

- for residential applications – two hundred and fifty dollars ($250.00)
- for commercial/business applications – three hundred and fifty dollars ($350.00)
- for major subdivisions or use variances – five hundred dollars ($500.00)

For Office Use Only

Appearance Review Commission File No.: ARC - - _____

Board of Zoning Appeals File No.: BZA - - _____

Hearing Date: _____ Public Notice Date: _____

Published In: _____ Abutting Property Owners Notification Date: _____

❑ Approved ❑ Approved with Conditions ❑ Denied

Comments: _____

_____

Zoning Inspector Signature: _____ Date: _____

BATH TOWNSHIP AREA VARIANCE SUPPLEMENTAL FORM

PROJECT OVERVIEW

Provide an overview of the project:

New Raising Cane's along Medina Road. We will have a monument sign and wall signs. The restaurant is currently slated to open Spring 2026.

PRACTICAL DIFFICULTIES

The following factors shall be considered and weighed by the BZA to determine practical difficulty. If a factor is not applicable, please note that factor as "Not Applicable":

A. Explain special conditions or circumstances that exist which are peculiar to your land or structure involved and which are not applicable generally to other lands or structures in the same Zoning District. (Examples of this are: exceptional irregularity, narrowness, shallowness or steepness of the lot, or adjacency to nonconforming and inharmonious uses, structures or conditions):

The entrance to our site is narrow and traffic approaches quickly. Having higher wall signs will help visibility for customers farther away and allow traffic to slow before turning.

B. Explain how the property in question would not yield a reasonable return on investment or there could not be any beneficial use of the property without the variance.

By not having full brand recognition on the east & west sides of the building, we could lose visibility to traffice. Wall sign is more visible than a low monument.

C. Explain whether the variance is substantial or not:

We do not believe our variance for square footage is substantial because it is only 19% over what is allowed. We do acknowledge the ask for 3 wall signs instead of 1.

D. Explain whether the essential character of the neighborhood would be substantially altered or if adjoining properties would suffer a substantial detriment as a result of the variance.

The character of the neighborhood would not be altered and adjoining properties would not suffer because the signs will not be visible to them. We simply want to alert traffic on site location.

E. Explain whether the variance would adversely affect the delivery of governmental services (e.g., water, sewer, garbage, fire, street services,).

N/A

F. Did the applicant purchase the property with or without knowledge of the applicable zoning restriction?

N/A

G. Explain whether the special conditions or circumstances (listed in response to question A above) were a result of actions of the applicant or prior owners.

Result of prior owners and site size.

H. Demonstrate whether the applicant's predicament feasibly can be resolved through a method other than a variance (e.g., a zone-conforming but unworkable example, or by minimizing the variance).

It cannot. We have worked with the ARC to come up with a plan that could work for both the brand and the township.

I. Explain whether the spirit and intent behind the zoning requirement would be observed and/or substantial justice done by granting the variance.

The sign package approved by the ARC is minimal in nature compared to Cane's standard design. We are working with the spirit of the requirement while keeping traffic safety and visibility in mind.

**No single factor listed above may control, and not all factors may be applicable in each case. Each case shall be determined on its own facts.*