



LANDLORD LETTER OF APPROVAL - SIGNAGE

To Whom It May Concern:

I am the authorized representative of the Landlord at the property listed below and approve the sign package that is to be manufactured and installed by Pinnacle Sign Group, Inc. (PSG) at this physical property. The sign package is noted below and included within the execution of this letter of approval.

PHYSICAL PROPERTY ADDRESS:

ANDY'S FROZEN CUSTARD

PROJECT NAME

630 NW Chipman Rd (Lot 10E Summit Fair)

ADDRESS

Lee's Summit, MO

CITY, ST ZIP

WSO PARTNERS, LLC

LANDLORD NAME (LEGA)

A handwritten signature in blue ink, appearing to read 'John R. Davis Jr.', is written over a horizontal line.

John R Davis Jr, Manager

AUTHORIZED REPRESENTATIVE SIGNATURE

8/21/2024

DATE EXECUTED

APPROVED AS NOTED

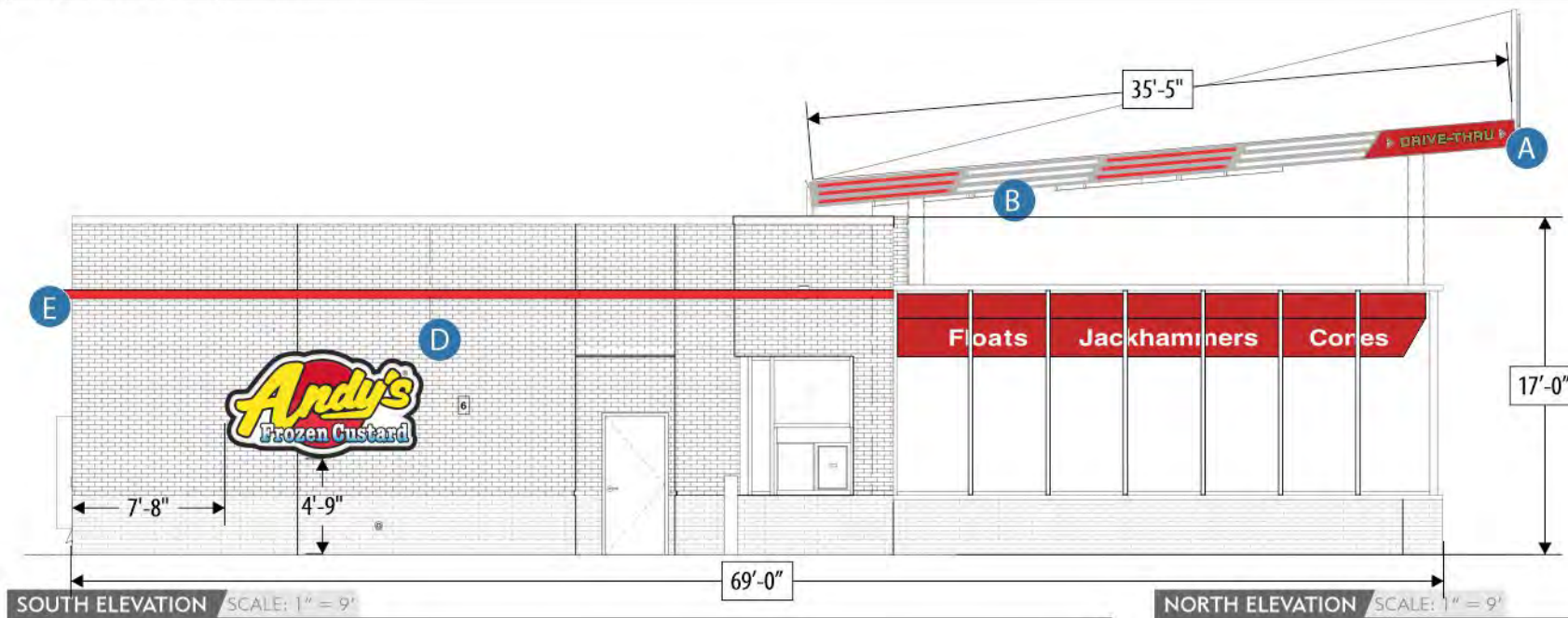
SIGN PACKAGE APPROVED



PINNACLE SIGN
GROUP
VISUAL BRANDING THAT MAKES A DIFFERENCE



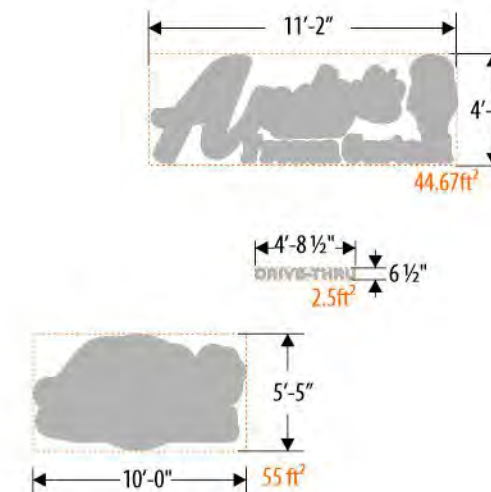
LEE'S SUMMIT, MO



NORTH ELEVATION SCALE: 1" = 9'



SIGN SCHEDULE SCALE: NTS



ANDY'S FROZEN CUSTARD

| | | |
|----------------|-----------------|-----------|
| CUSTOMER | 0825-22-ELEV-1 | AS SHOWN |
| DRAWING NUMBER | 08.15.24 | ELEVATION |
| DATE REVISED | DEREK CROUCH | TIM SWAIM |
| DESIGNER | PROJECT MANAGER | |

LEE SUMMIT, MO

LOCATION
SCOPE OF WORK

BUILDING SIGNAGE

- A LED Illuminated Corner Fascia Cabinets (AFC-OPT-FASC-1)
- B Reverse Channel Illuminated Fascia Cabinets (AFC-OPT-FASC-3)
- C Channel Cabinets (0312-24-EWAL-1)
- D Pan Embossed Wall Logo (AFC-STND-EWAL-2)
- E LED Illuminated Light Accent Band (0312-24-BAND-1)
- N LED Illuminated Seasonal Menu (AFC-NTYP-MENU-2)

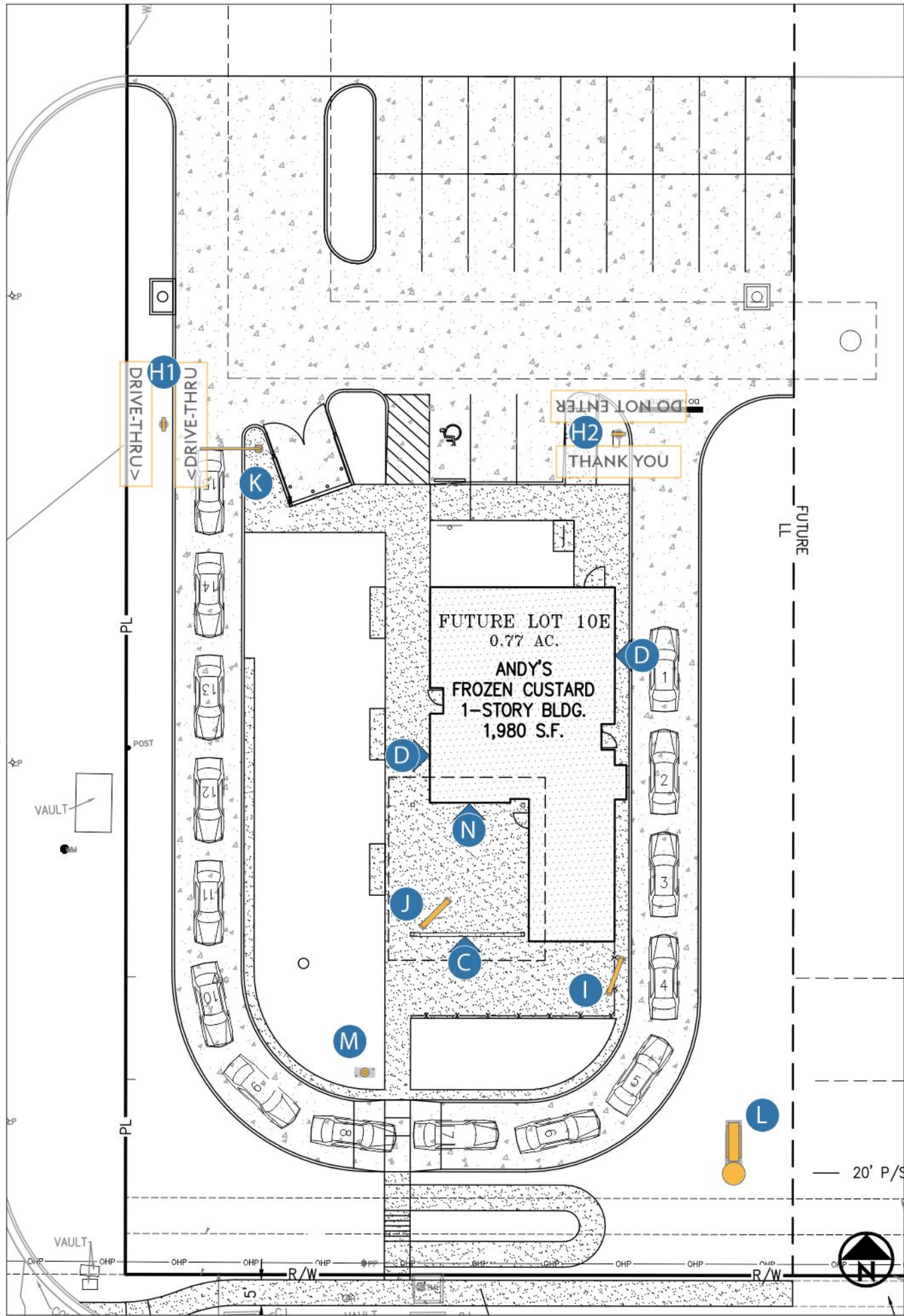
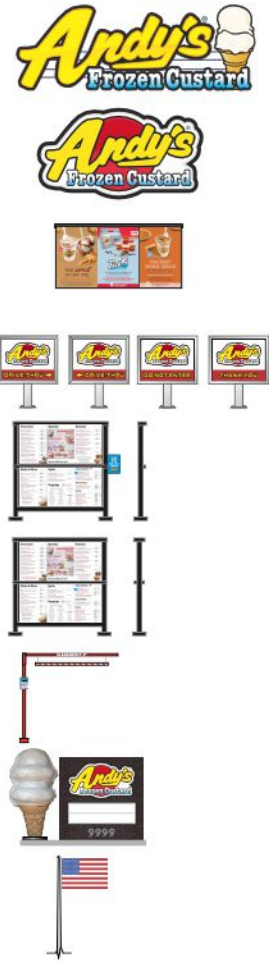
WINDOW SIGNAGE

- F LED "Made Fresh Hourly" Sign (AFC-STND-IWAL-2 LED)

| EXTERIOR FT² - EAST | | EXTERIOR FT² - WEST | |
|--------------------------------|-------|--------------------------------|-------|
| FACADE AREA FT² | 1017 | FACADE AREA FT² | 1017 |
| ALLOWABLE FT² x 10% | 101.7 | ALLOWABLE FT² x 10% | 101.7 |
| 10' PAN FACE LOGO: 55ft² x 1 | 55 | 10' PAN FACE LOGO: 55ft² x 1 | 55 |
| DRIVE THRU LETTERS: 2.5ft² x 1 | 2.5 | DRIVE THRU LETTERS: 2.5ft² x 1 | 2.5 |
| TOTAL SIGNAGE FT² | 57.5 | TOTAL SIGNAGE FT² | 57.5 |

| EXTERIOR FT² - NORTH | |
|--------------------------------|------|
| FACADE AREA FT² | 565 |
| ALLOWABLE FT² x 10% | 56.5 |
| CHANNEL CABINETS: 51.5ft² x 1 | 51.5 |
| DRIVE THRU LETTERS: 2.5ft² x 2 | 5 |
| TOTAL SIGNAGE FT² | 56.5 |

- C CHANNEL CABINETS (0312-24-EWAL-1)
- D CHANNEL LETTERS & CABINETS (0312-24-EWAL-2)
- N DIRECTIONAL SIGN (AFC-NTYP-MENU-2)
- H DIRECTIONAL SIGN (AFC-STND-DIRE-1)
3' Height; 2-Sided Illuminated Directional
- I 1-SIDED MENU BOARD (AFC-STND-MENU-1-SS)
3 Over 3 Panel Standard Menu; "Order at Window" Sign Panel w/ Bracket; Located at Drive-Thru
- J 2-SIDED MENU BOARD (AFC-STND-MENU-1-DS)
3 Over 3 Panel Standard Menu; Located at Patio
- K CLEARANCE SIGN (AFC-STND-BAR-1)
9' Clearance Standard Clearance Bar; "No Trailers" Sign Panel
- L MONUMENT (AFC-STND-MONU-1)
Masonry Structure; 8' cone; Illuminated Pan-Face Logo; Changeable Copy Board; Address Number FCOs
- M 25' FLAG POLE (AFC-OPT-FLAG-25)
25' Flag Pole; 6' x 4' American Flag; Flood Lighting



ANDY'S FROZEN CUSTARD

CUSTOMER

0312-24-SITE-1

DRAWING NUMBER

08.15.24

DATE REVISED

DEREK CROUCH

DESIGNER

LEE SUMMIT, MO

LOCATION

AS SHOWN

ELEVATION

TIM SWAIM

PROJECT MANAGER

SIGN SCHEDULE

BUILDING SIGNAGE

Channel Cabinets
(0312-24-EWAL-1)

Channel Cabinets
(0312-24-EWAL-2)

LED Illuminated Seasonal Menu
(AFC-NTYP-MENU-2)

DETACHED SIGNAGE

2-Sided Illuminated Directional
(AFC-STND-DIRE-1)

1-Sided Menu Board
(AFC-STND-MENU-1-SS)

2-Sided Menu Board
(AFC-STND-MENU-1-DS)

Clearance Bar
(AFC-STND-BAR-1)

2-Sided Monument
(AFC-STND-MONU-1)

25' Flag Pole
(AFC-OPT-FLAG-25)

QUANTITY

1

2

1

2

1

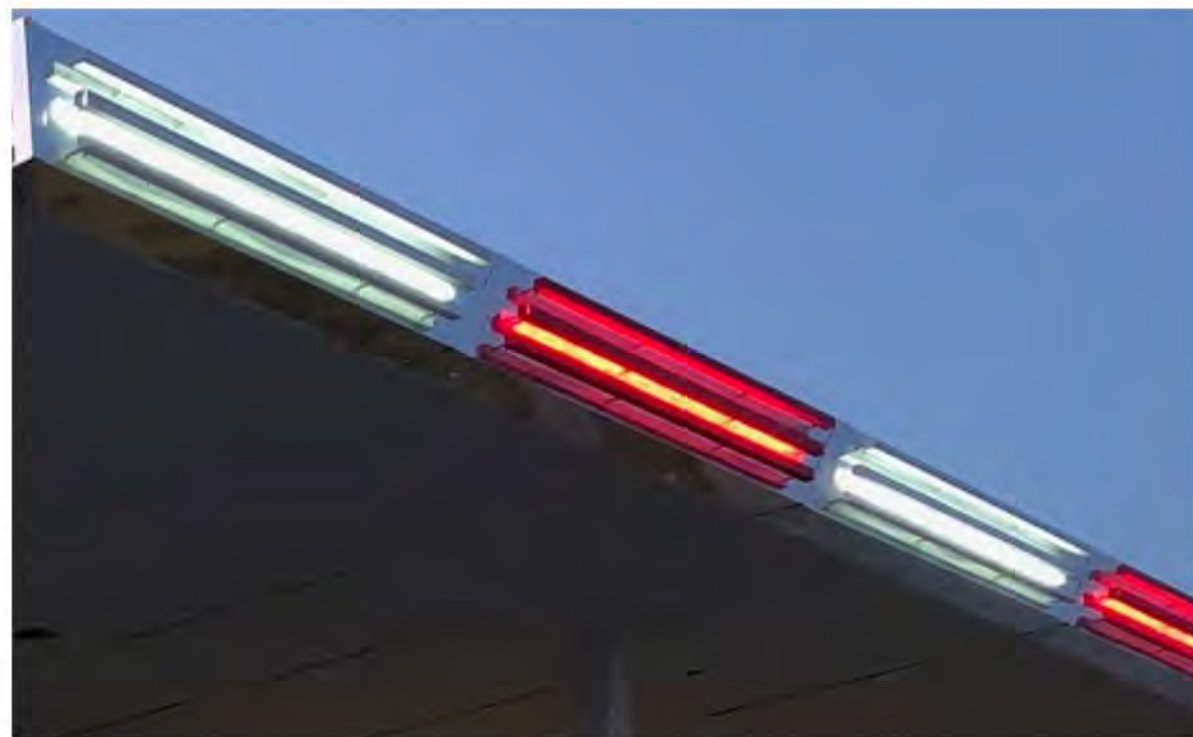
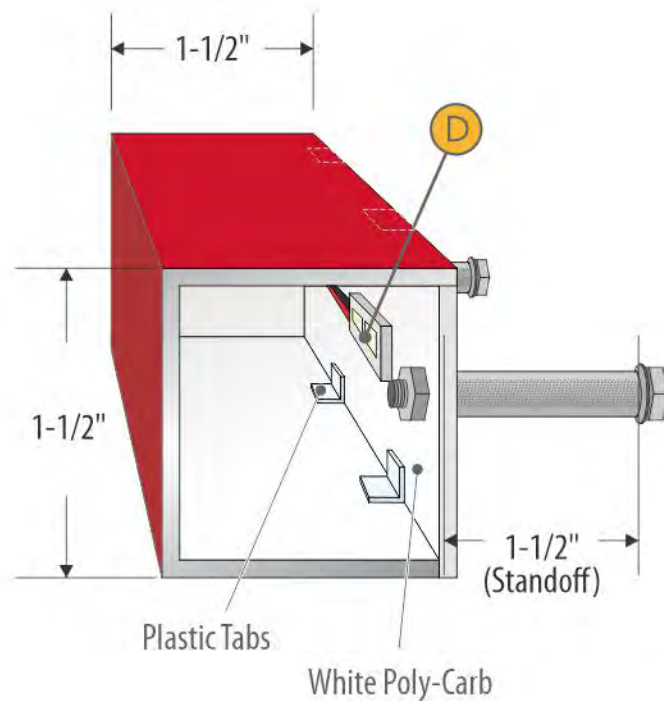
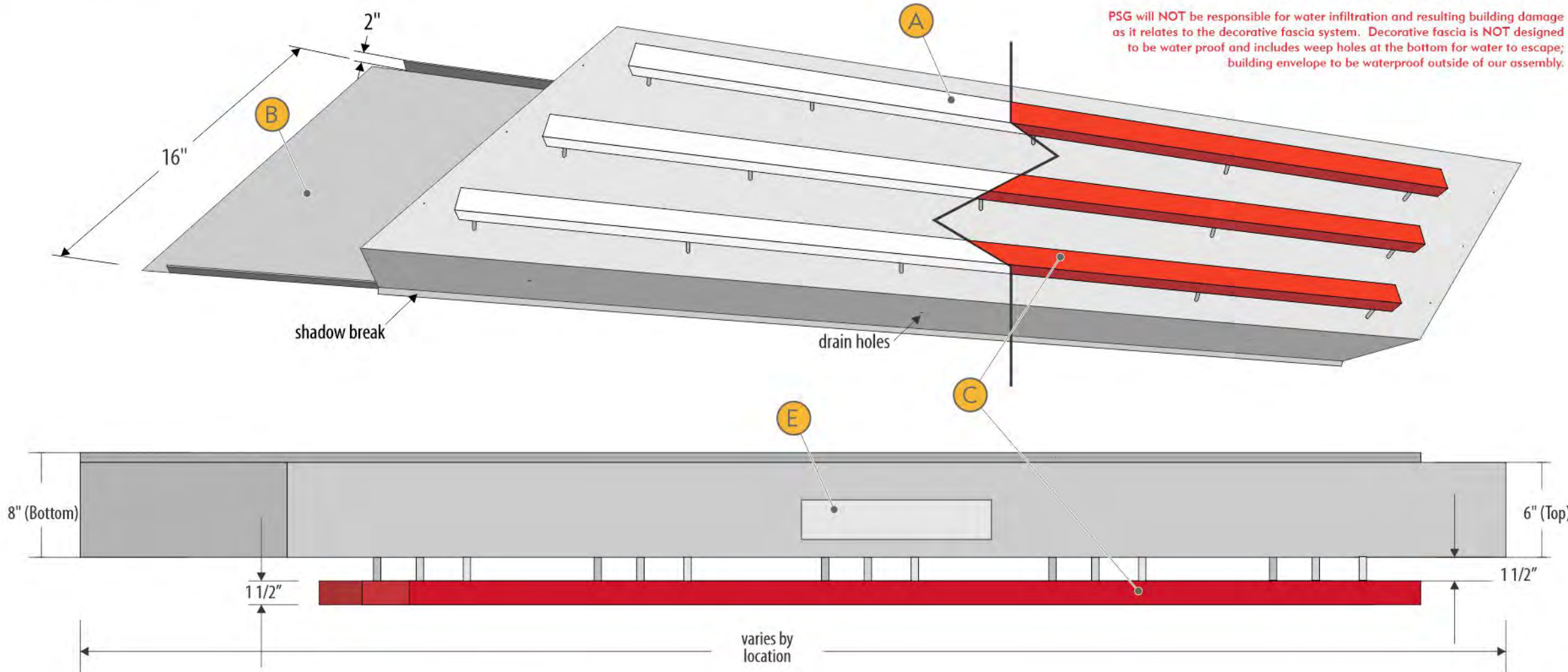
1

1

1

1

The lighted fascia system PSG is providing is purely decorative and NOT to be made part of a waterproof envelop design.
PSG will NOT be responsible for water infiltration and resulting building damage as it relates to the decorative fascia system. Decorative fascia is NOT designed to be water proof and includes weep holes at the bottom for water to escape; building envelope to be waterproof outside of our assembly.



ANDY'S FROZEN CUSTARD

CUSTOMER

AFC-OPT-FASC-3

DRAWING NUMBER

AS SHOWN

ELEVATION

09.27.22

DATE REVISED

DEREK CROUCH

DESIGNER

TIM SWAIM

PROJECT MANAGER

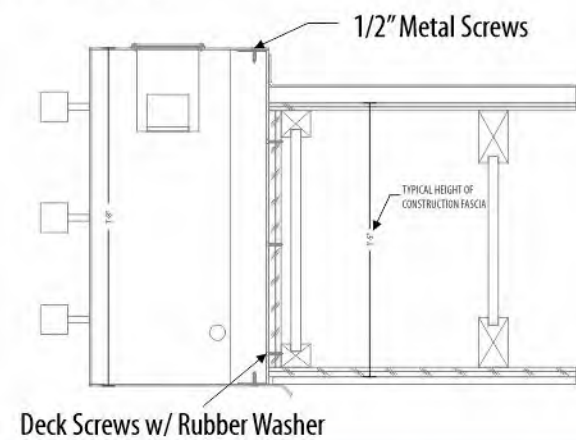
ALL

LOCATION

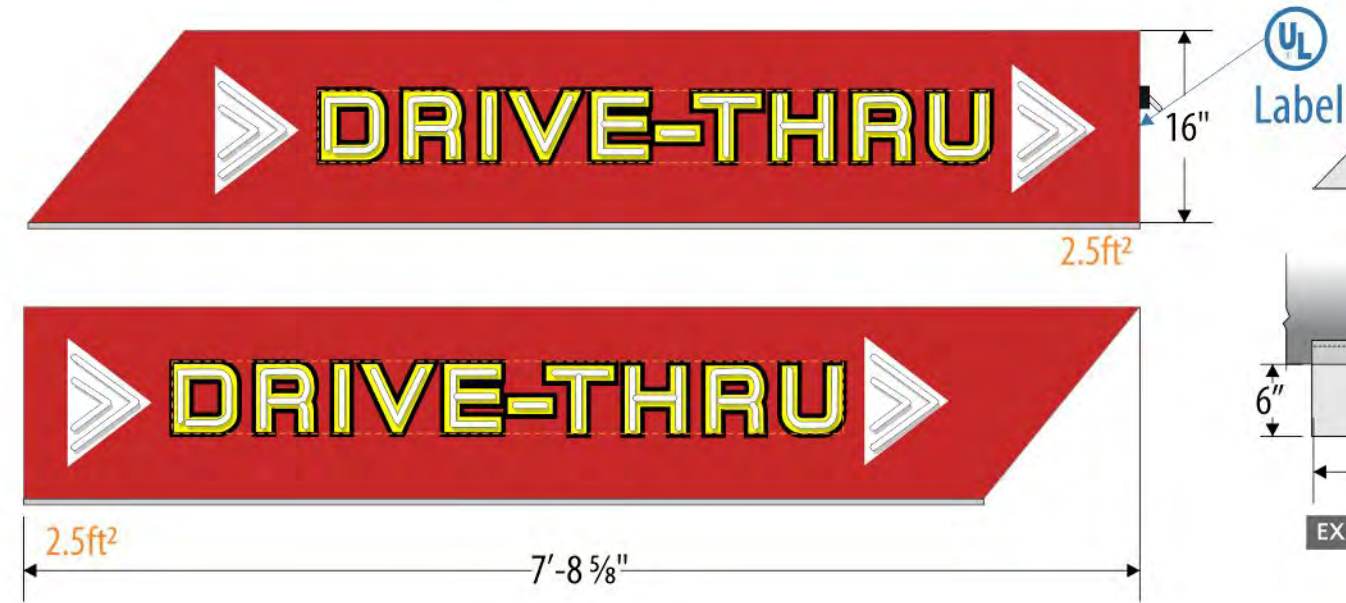
SCOPE OF WORK

- A .040 Polished Aluminum Face**
 - Finish - Bright Clear Anodized Aluminum
- B .063 Aluminum Backpan**
- C Painted Aluminum Reverse Channel**
 - Paint - White (Gloss)
 - Paint - MP 10224 Hot Rod Red (Gloss)
- D LED Accent Lighting**
 - LED - White
 - LED - Red
- E Access Panel**

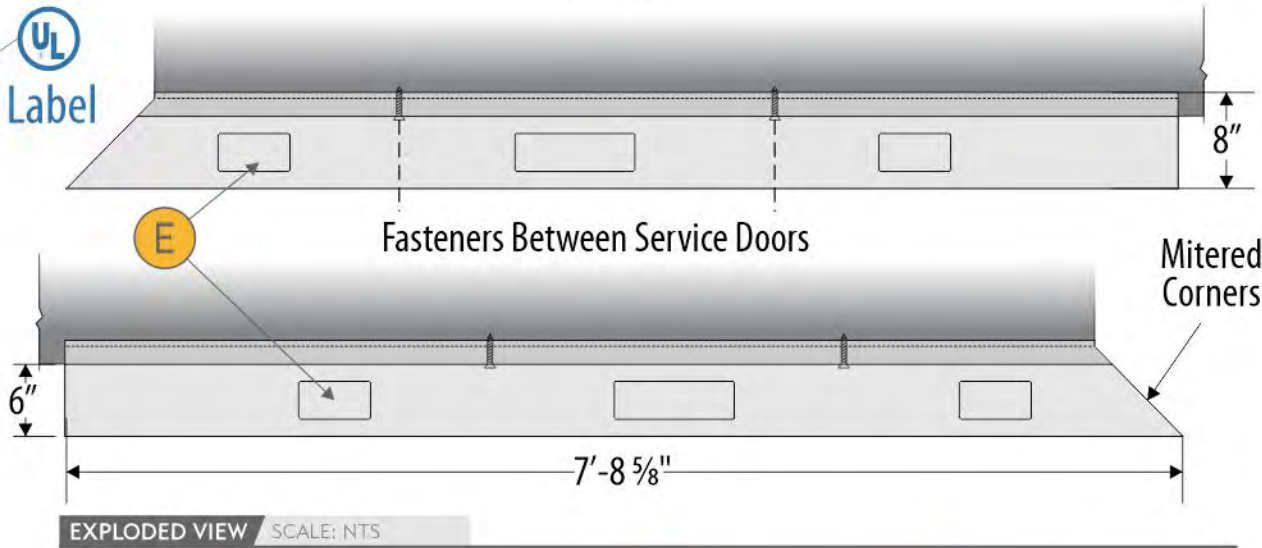
ATTACHMENT METHOD



Front View



Top View

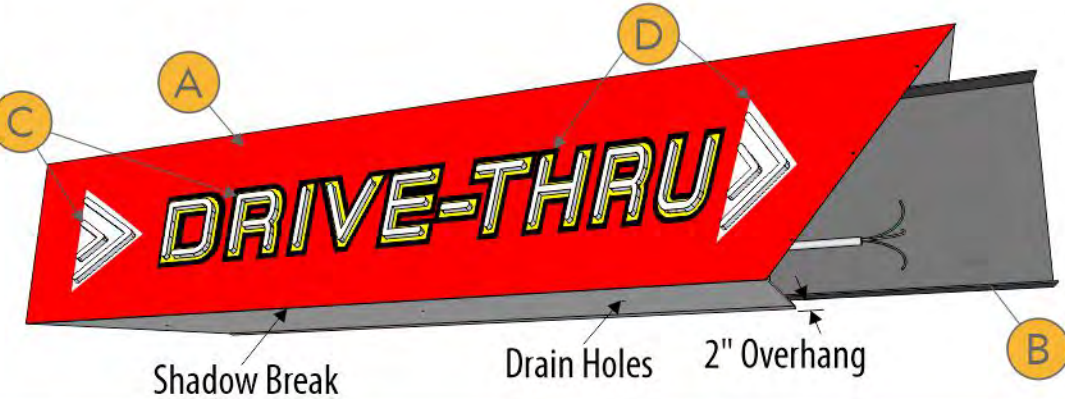


AFC DISCLAIMER - FASCIA

THE LIGHTED FASCIA SYSTEM PSG IS PROVIDING IS PURELY DECORATIVE AND NOT TO BE MADE PART OF A WATERPROOF ENVELOP DESIGN.

PSG WILL NOT BE RESPONSIBLE FOR WATER INFILTRATION AND RESULTING BUILDING DAMAGE AS IT RELATES TO THE DECORATIVE FASCIA SYSTEM. DECORATIVE FASCIA IS NOT DESIGNED TO BE WATER PROOF AND INCLUDES WEEP HOLES AT THE BOTTOM FOR WATER TO ESCAPE; BUILDING ENVELOPE TO BE WATERPROOF OUTSIDE OF OUR ASSEMBLY.

PHOTO EXAMPLE SCALE: NTS



ANDY'S FROZEN CUSTARD

CUSTOMER

AFC-OPT-FASC-1

DRAWING NUMBER

AS SHOWN

ELEVATION

03.21.23

DATE REVISED

DEREK CROUCH

DESIGNER

TIM SWAIM

PROJECT MANAGER

ALL

LOCATION

SCOPE OF WORK

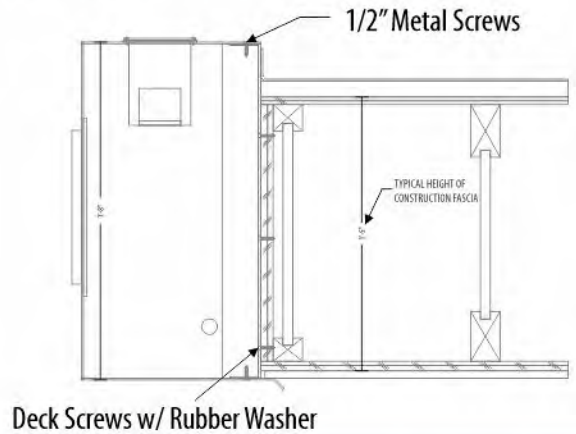
- A .040 Polished Aluminum Face
- B .063 Aluminum Backpan
- C 1" Internally LED Illuminated Acrylic Push Thrus - White Translucent Front/Back
- D Vinyl Applied to Face
 - Vinyl - 3M 2080 Hot Rod Red (Opaque)
 - Vinyl - Digital Print Applied to Red Vinyl (Opaque)
- E Access Panel

ELECTRICAL REQUIREMENTS

120V; 2.75A per Cabinet

ARCHITECT SHALL COORDINATE ALL FLASHING DETAILS TO PROVIDE WEATHERTIGHT SEAL BETWEEN FASCIA AND ROOF SYSTEM

ATTACHMENT METHOD



MOUNTING VIEW SCALE: NTS

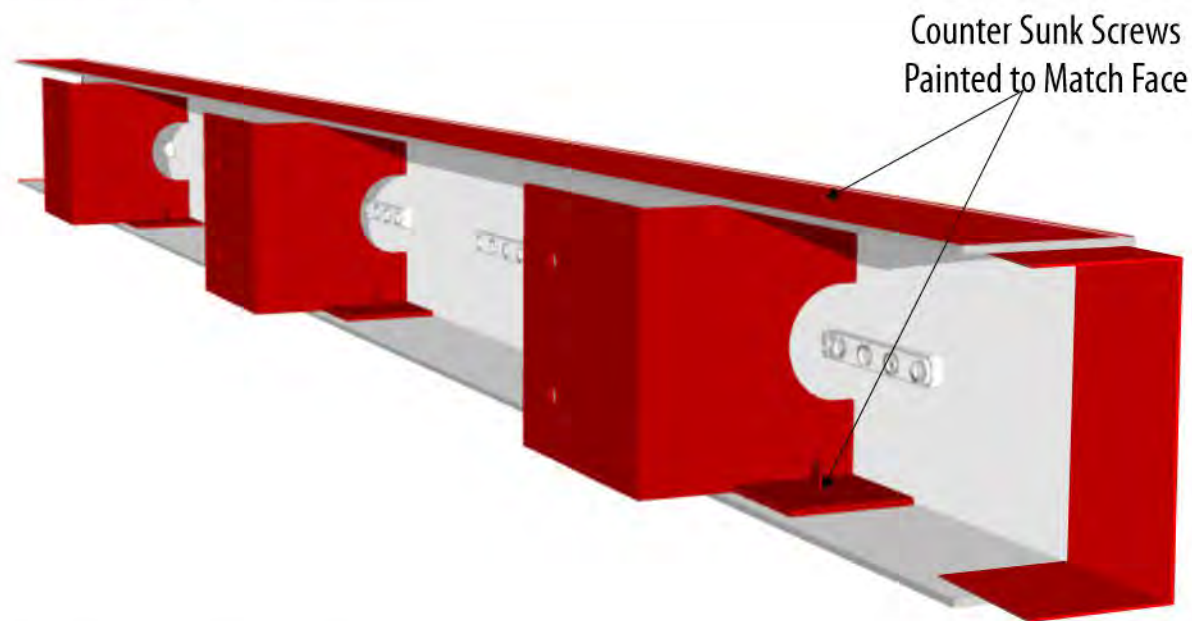
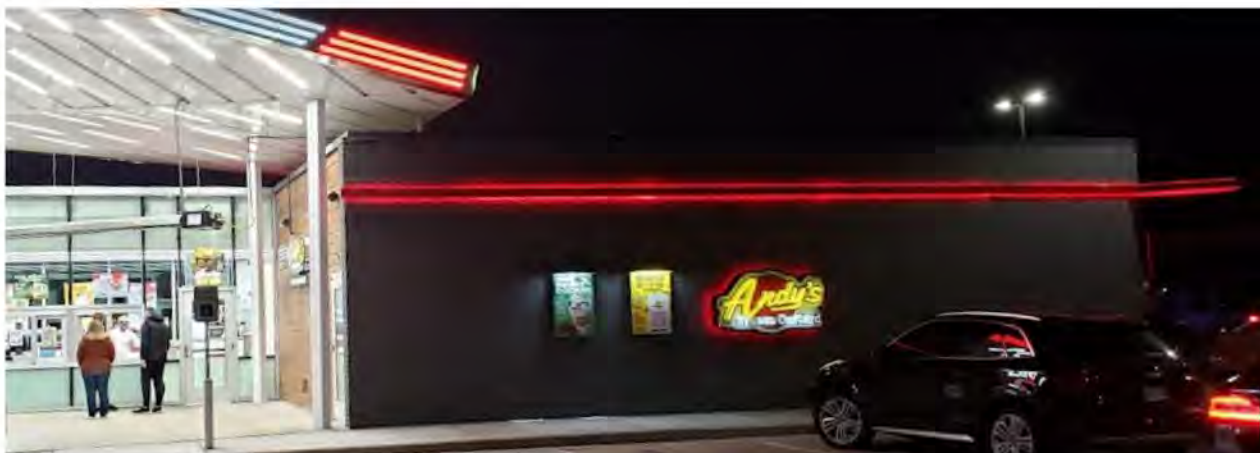
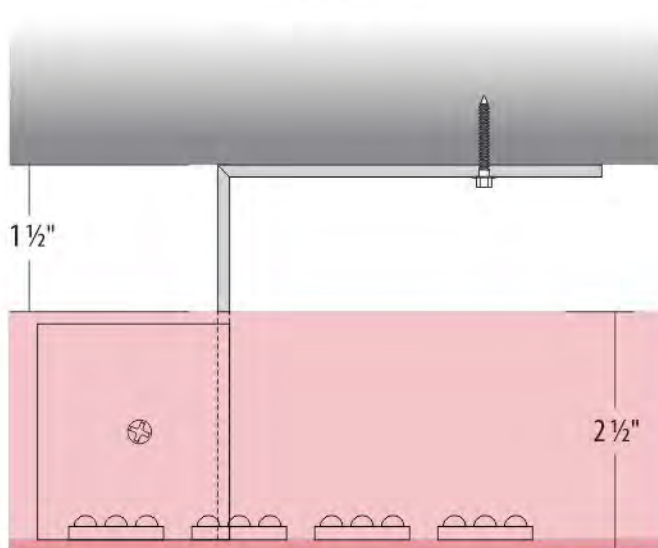


PHOTO EXAMPLE SCALE: NTS

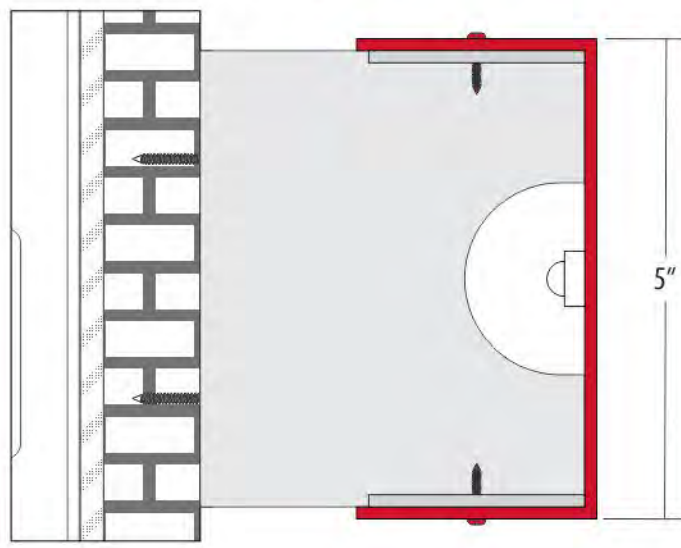


ATTACHMENT VIEW SCALE: 1:2

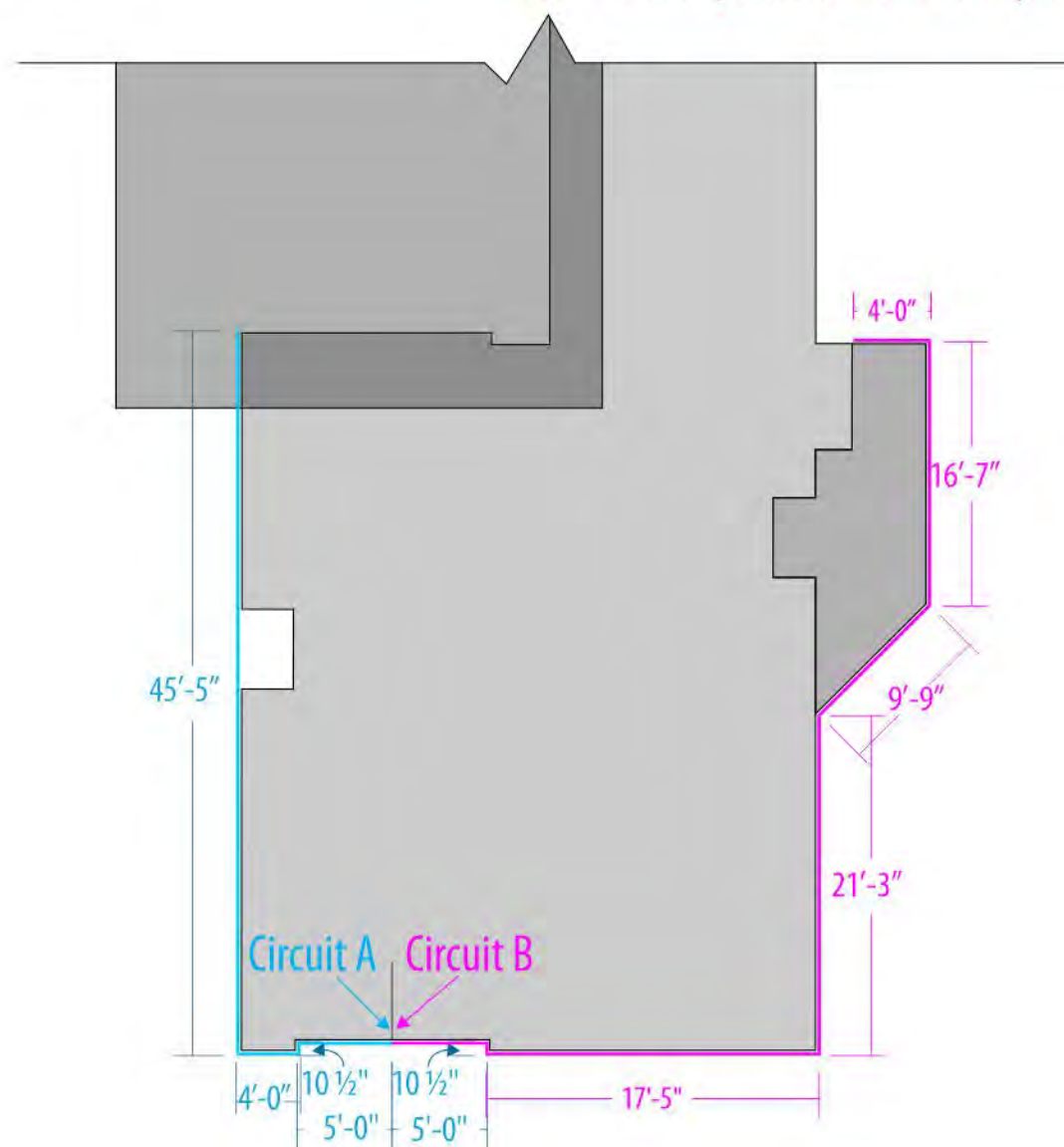
TOP VIEW



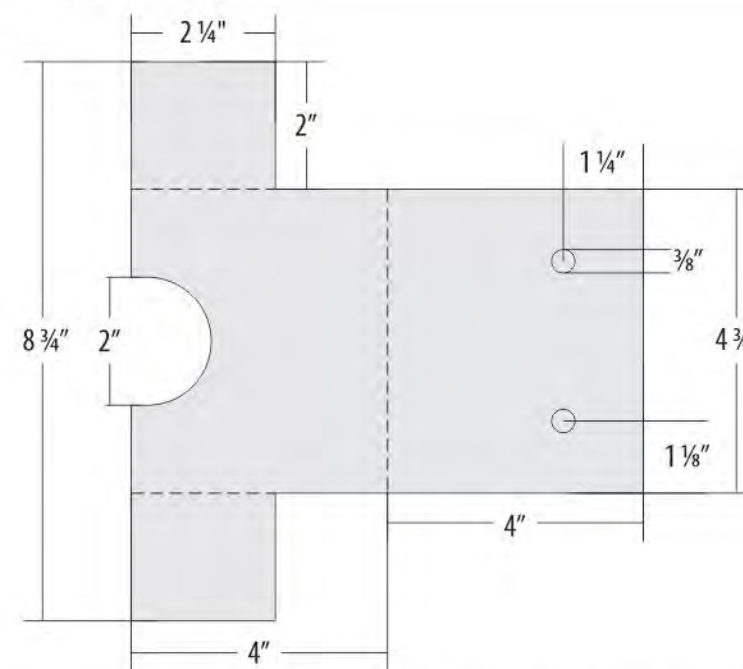
SIDE VIEW



OVERHEAD VIEW SCALE: 1"=10'



EXPLODED BRACKET VIEW SCALE: 1:3



*Drawings are Typical Pending Architectural Renderings

*See Instalation packet for final circuit layout

PINNACLE SIGN GROUP

ANDY'S FROZEN CUSTARD

CUSTOMER

0312-24-BAND-1

DRAWING NUMBER

AS SHOWN

ELEVATION

03.13.24

DATE REVISED

DEREK CROUCH

PROJECT MANAGER

TIM SWAIM

DESIGNER

LEE SUMMIT, MO

LOCATION

SCOPE OF WORK

Reverse Channel Light Stripe

- A** Halo-Lit Reverse Channel Aluminum Band
- Painted Aluminum Reverse Channel
 - LED Halo Illuminated
 - Mechanically Fastened w/ Painted Hardware
- Paint (Interior) - White
- Paint - MP 10224 Hot Rod Red (Gloss)

- B** Aluminum Mount Brackets
- Painted
 - Mechanically Fastened to Exterior Wall
- Paint - MP 10224 Hot Rod Red (Gloss)

Electrical Info:

Section A: 1-10 Amp Circuit

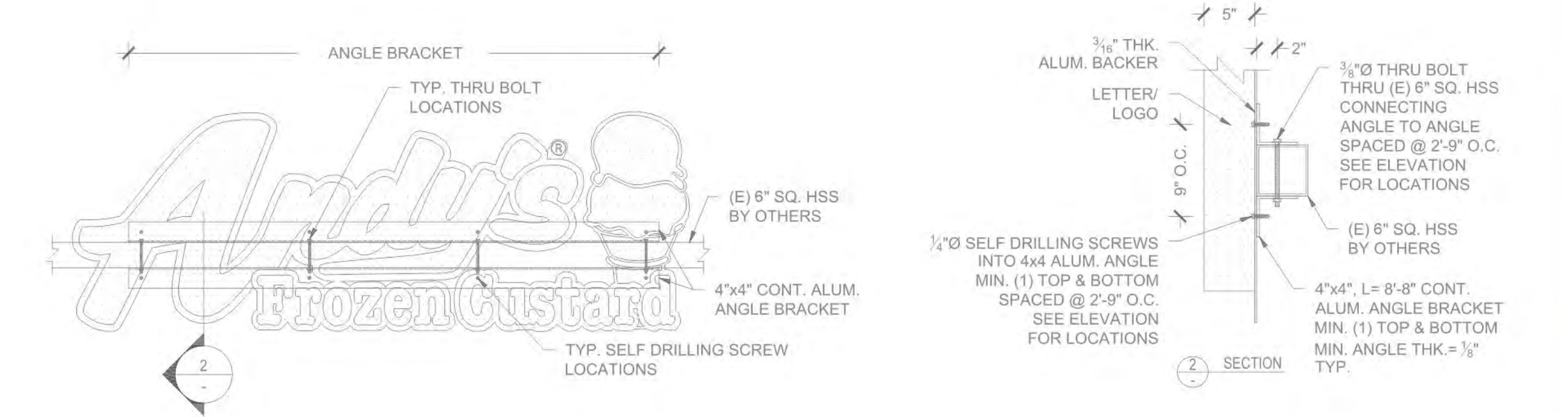
Section B: 1-10 Amp Circuit





BACK VIEW SCALE: NTS

ATTACHMENT VIEW SCALE: NTS



| | |
|---|--------------------|
| ANDY'S FROZEN CUSTARD | |
| CUSTOMER: | |
| 0312-24-EWAL-1 | SEE 0312-24-ELEV-1 |
| DRAWING NUMBER | ELEVATION |
| 03.15.24 | |
| DATE REVISED | |
| DEREK CROUCH | TIM SWAIM |
| DESIGNER | PROJECT MANAGER |
| LEE SUMMIT, MO | |
| LOCATION | |
| SCOPE OF WORK | |
| Internally Illuminated Channel Cabinets | |
| A Trimcap | |
| ● Black | |
| B 5" Returns | |
| ● Black | |
| C Digitally Printed Graphics Applied To Acrylic Faces | |
| ● Vinyl - Digital Print | |
| D Mounted to Aluminum Backer - Backer mounted to horizontal beam w/ aluminum angle brackets | |
| ● Paint - Black (Satin) | |
| ○ Paint - White (Satin) | |
| E Clear acrylic tab for Register Trademark - Vinyl applied to acrylic tab | |
| ● Vinyl - Black | |
| ○ Acrylic - Clear | |
| Power supply self contained within Andy's Cabinet | |

ATTACHMENT METHOD



AVANDY'S FROZEN CUSTARD/LOCATIONS/MISSOURI/LEE'S SUMMIT/TRENDINGS



PHOTO EXAMPLE SCALE: NTS



ILLUMINATED VIEW SCALE: NTS



ANDY'S FROZEN CUSTARD - MASTER

| | |
|-----------------|-----------------|
| CUSTOMER | |
| AFC-STND-EWAL-2 | AS SHOWN |
| DRAWING NUMBER | ELEVATION |
| 07.29.22 | |
| DATE REVISED | |
| DEREK CROUCH | TIM SWAIM |
| DESIGNER | PROJECT MANAGER |

ALL

LOCATION

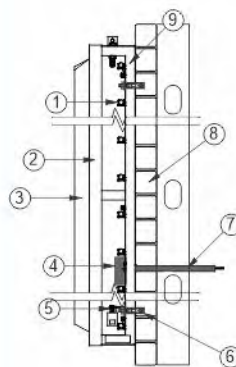
SCOPE OF WORK

Internally Illuminated Panfaced Wall Sign

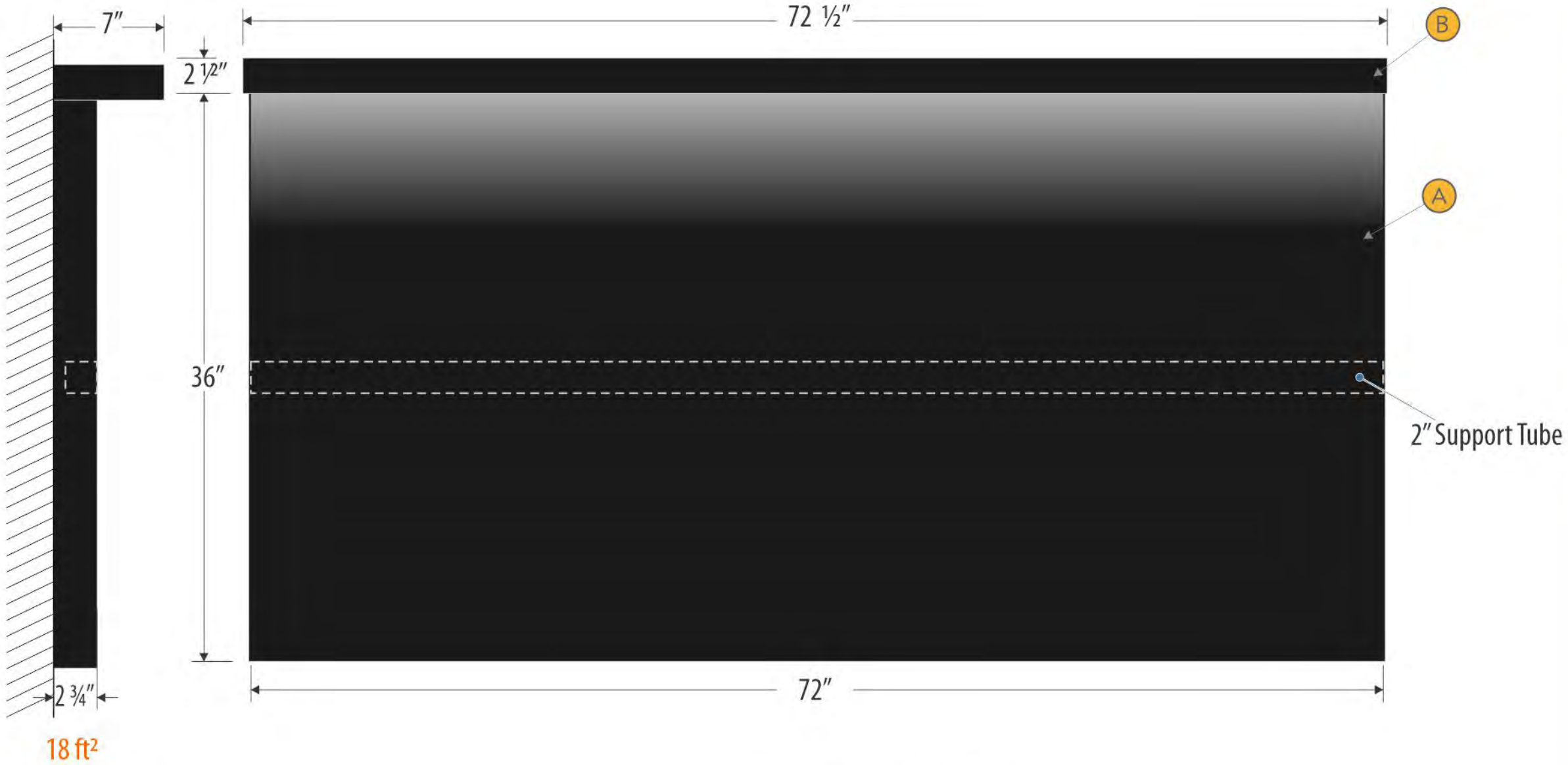
- A** Internally LED Illuminated Contour Cabinet
 - Paint - Black (Gloss)
- B** Multi-Level Embossed Pan Face; Back Spray-Painted (2nd Surface)
 - See Logo Chart for Color Specs
- C** Flush Mounted to Exterior Wall

Electrical Requirements - 120V; 7A

ATTACHMENT METHOD



1. WHITE LED STICK LIGHTING
2. PAN FACE RETAINER
3. EMBOSSED PAN FACE
4. 12 VOLT DC TRANSFORMER
5. TOGGLE ON/OFF SWITCH
6. 1/4" WEDGE ANCHORS
7. POWER PASS THROUGH
8. WALL - BRICK
9. ALUMINUM .063" BACKS/ .080" RETURNS



3 Example (Similar) - scale: NTS



2 Assembly (Similar) - scale: NTS



ELECTRICAL REQUIREMENTS
120V, 1 AMPS PER SIGN

1. 12 VOLT DC TRANSFORMER
2. WHITE TUBE LED IN C-CHANNEL
3. WET WEATHER RATED TOGGLE ON/OFF SWITCH
4. STEEL FRAME AND STRUCTURE
5. POWER PASS THROUGH/J-BOX
6. 1/4"x3" SLEEVE EXPANSION ANCHORS
7. BRICK WALL
8. OPTIONAL ANTI-TAMPER SHIELD
9. FABRICATED STEEL CABINET
10. FABRICATED STEEL C-CHANNEL CAP
11. MAGNETIC POSTER (BY OTHERS)
12. UL LABEL

ANDY'S FROZEN CUSTARD
CUSTOMER

AFC-NTYP-MENU-2 AS SHOWN
DRAWING NUMBER ELEVATION

07.20.22
DATE REVISED

DEREK CROUCH TIM SWAIM
DESIGNER PROJECT MANAGER

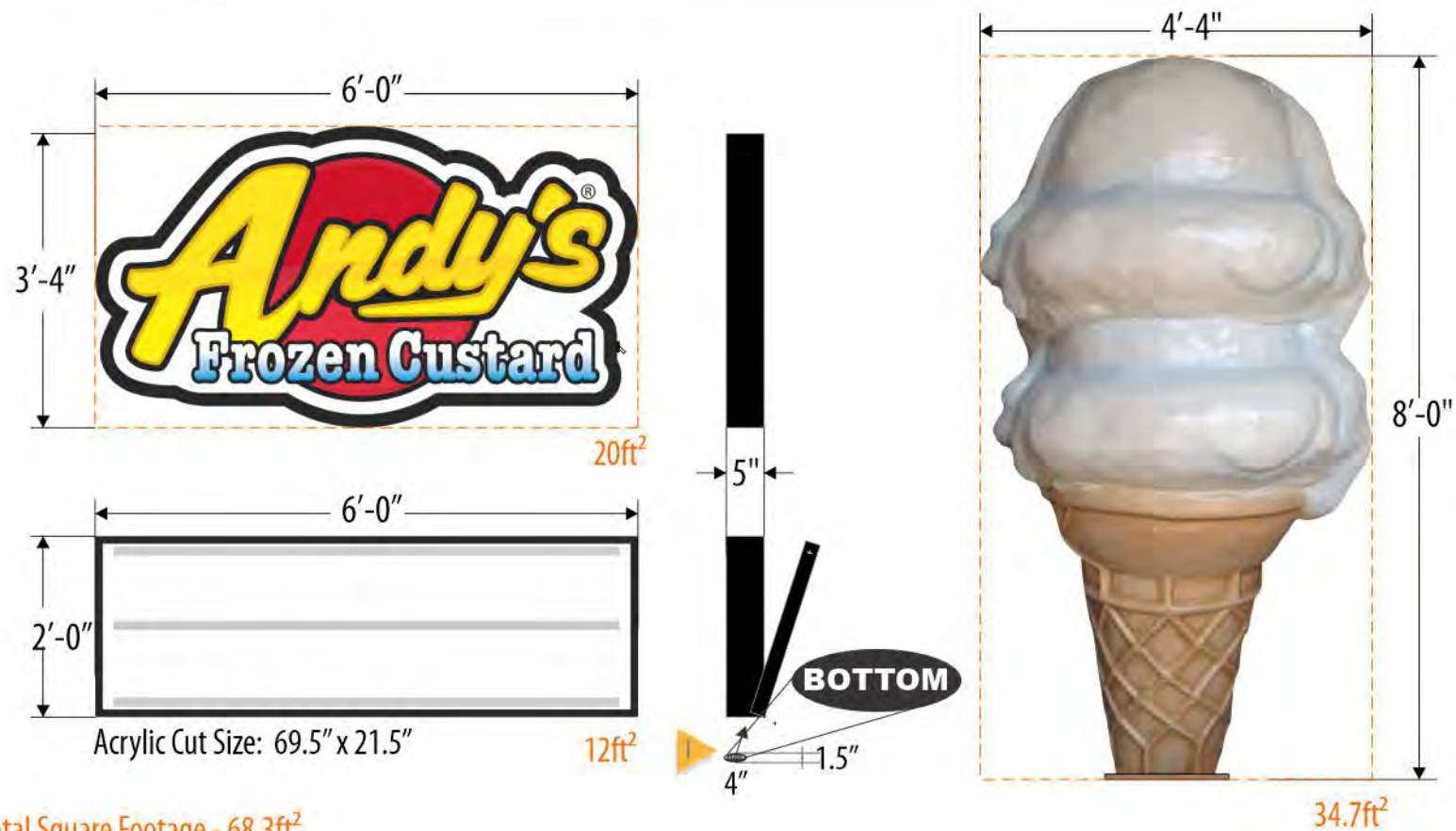
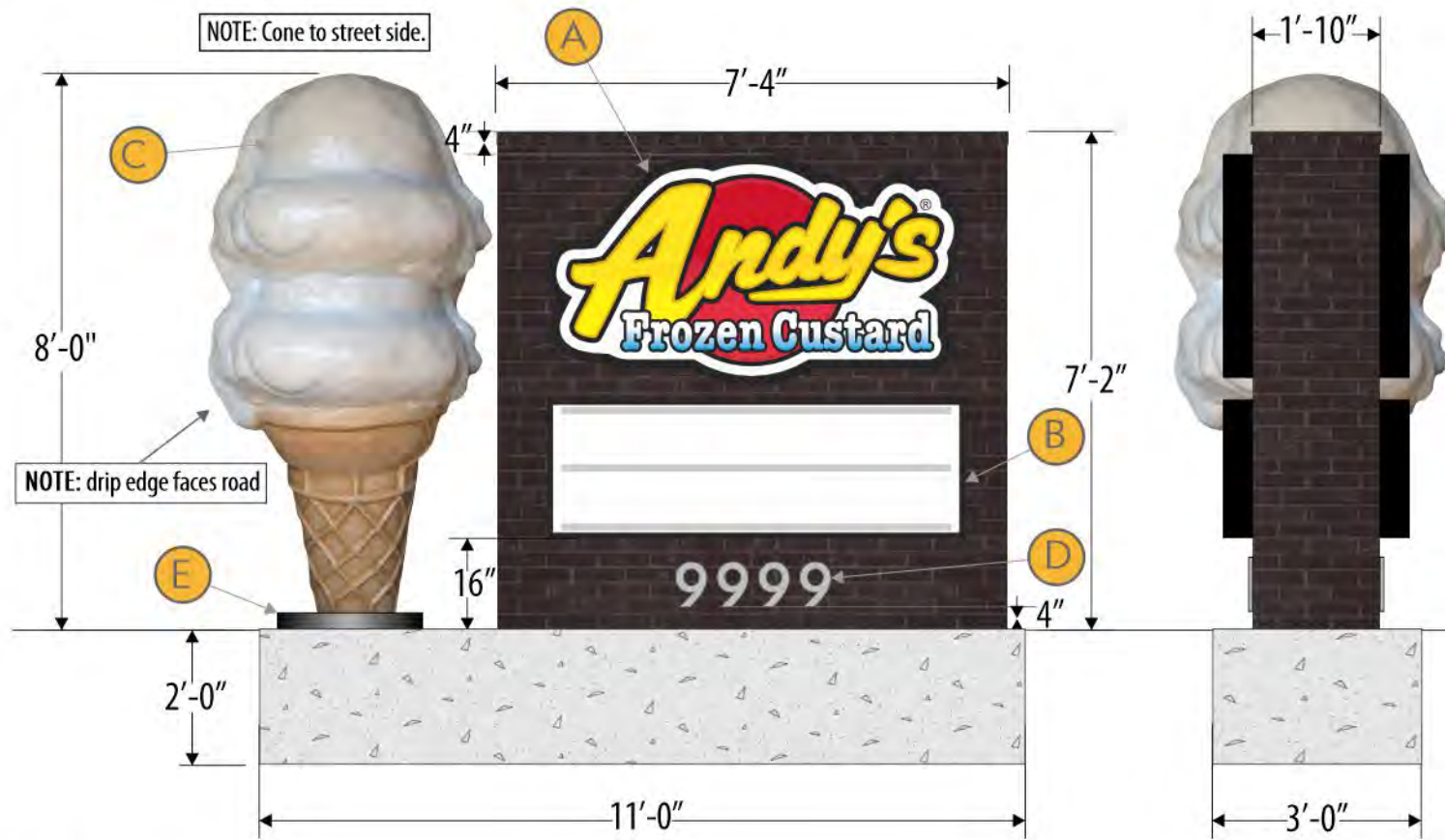
ALL
LOCATION

SCOPE OF WORK

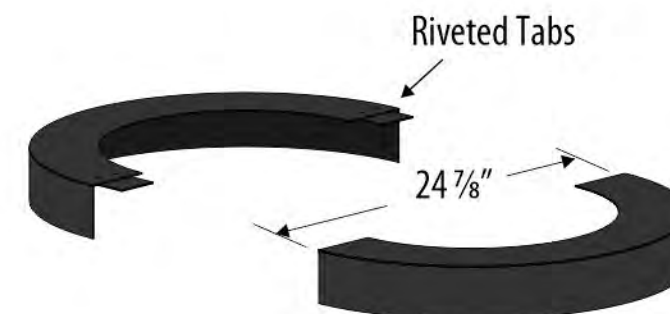
- A Painted Steel Magnetic Backer
 - Paint - Black (Satin)
- B Light Shield w/ Downcast LED Lighting
 - Paint - Black (Satin)
- C Replaceable Magnetic Seasonal Menus (by Others)

ATTACHMENT METHOD





Total Square Footage - 68.3ft²



ANDY'S FROZEN CUSTARD

CUSTOMER:

AFC-STND-MONU-1

AS SHOWN

DRAWING NUMBER

ELEVATION

08.02.22

DATE REVISED

DEREK CROUCH

TIM SWAIM

DESIGNER

PROJECT MANAGER

ALL

LOCATION

SCOPE OF WORK

2-Sided Monument w/ Full Cone

A LED Illuminated Contoured Aluminum Cabinet with Pan Embossed Backspray Painted Face

- Black (Gloss)
- See Logo Chart for Color Specs

B Flush Mounted 1-Sided LED Illuminated Cabinets

- Flat Face with 2 Line Letter Face, 2 Thumb Screw Latches per Retainer (4 Total) and Vandal Cover

- Black (Gloss)

C 3-D Fiberglass Cone Mounted to Monument Platform

D Painted 1/2" Acrylic FCO Address; Stud Mounted Flush to Monument Face

- MP lvs953 Super Sparkle Silver (Satin)

E Aluminum Bolt/Flange Covers

- Black (Gloss)

F Qty. 2-100 pc. 8 on 9 Std Cond. Font Letters; Qty. 1-50 pc. 8 on 9 Std Cond. Font Punctuation Set

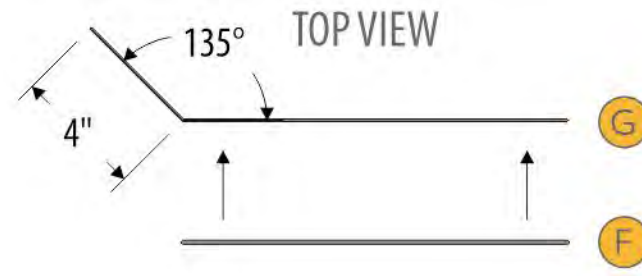
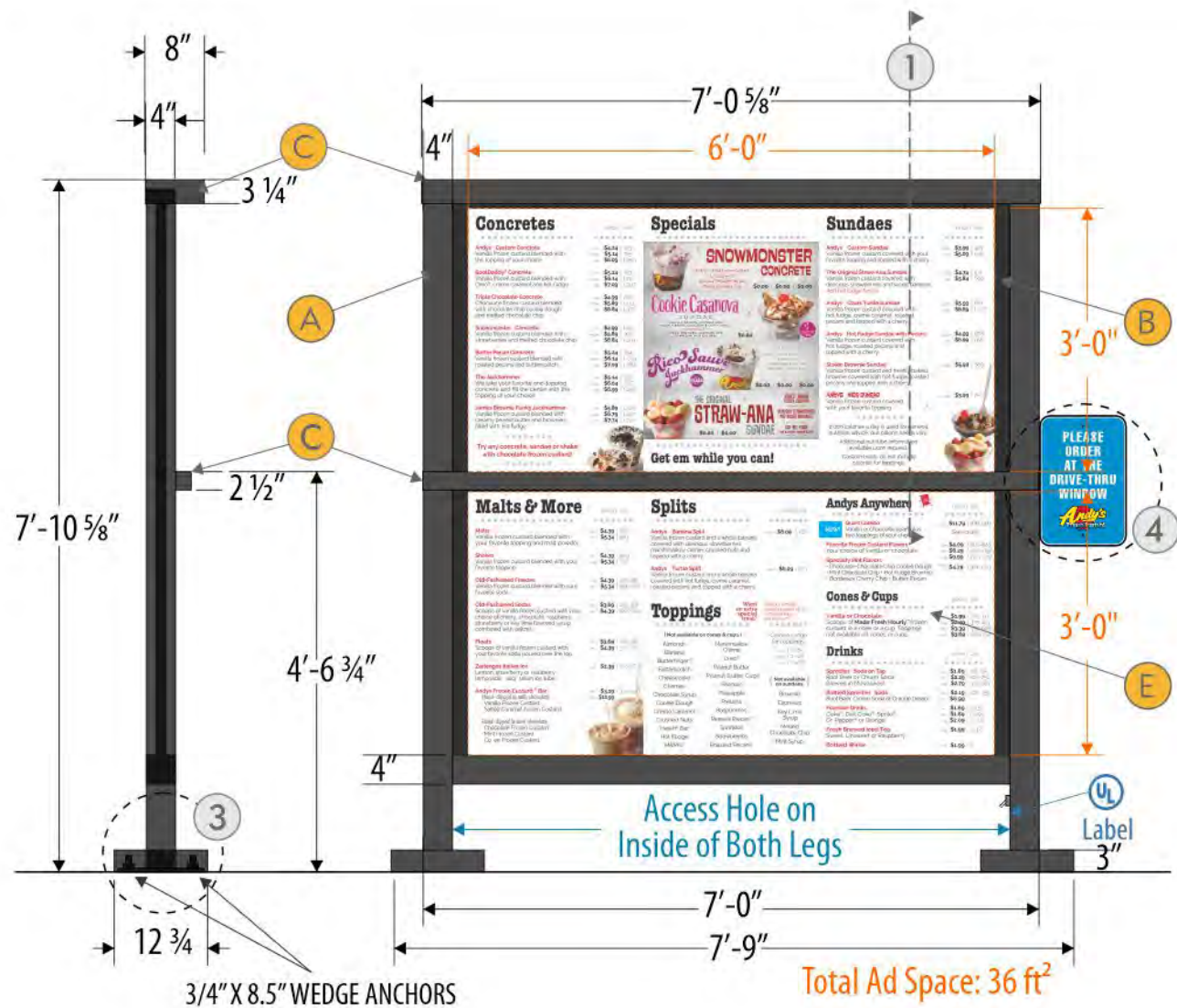
G Changeable Copy Letter Storage Cabinet

H Cast Lighting -Qty. 4 Fixtures by Others

I Vinyl Sticker To Call Out Bottom Of Cabinet

- Vinyl - White

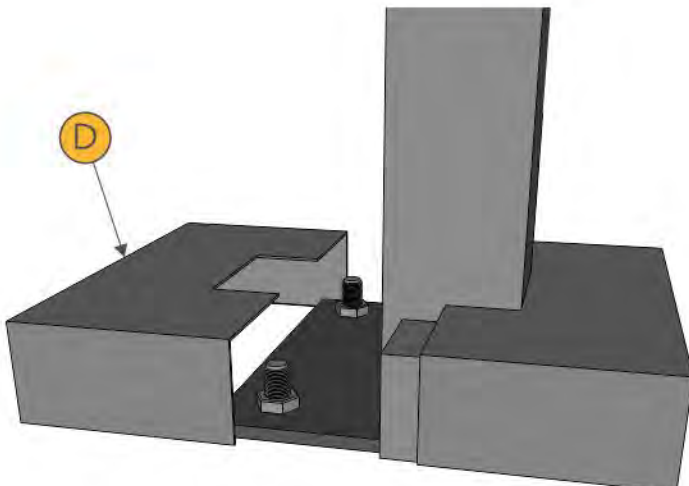
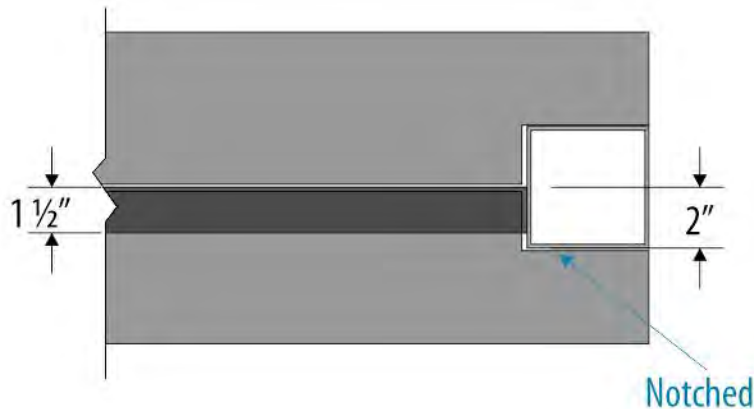
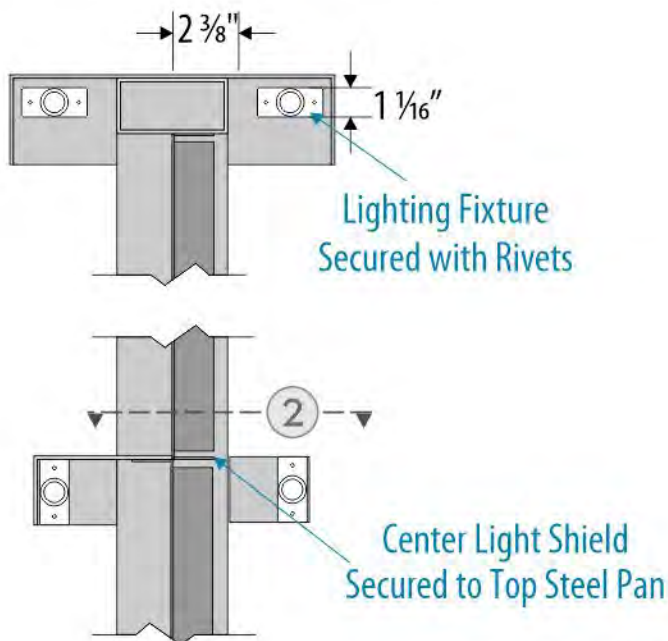
Electrical Requirements - 120V; 7A



1 - CROSS-SECTION VIEW SCALE: NTS

2 - MIDDLE LIGHT SHIELD SCALE: NTS

3 - BASEPLATE COVER SCALE: NTS



ANDY'S FROZEN CUSTARD - MASTER
CUSTOMER

AFC-STND-MENU-1-SS AS SHOWN
DRAWING NUMBER ELEVATION

03.17.22
DATE REVISED

DEREK CROUCH TIM SWAIM
DESIGNER PROJECT MANAGER

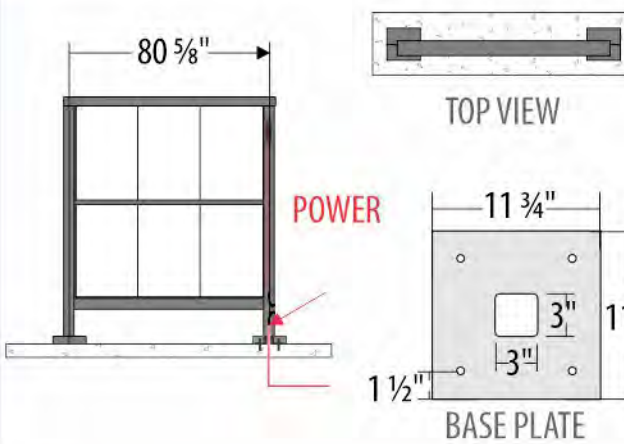
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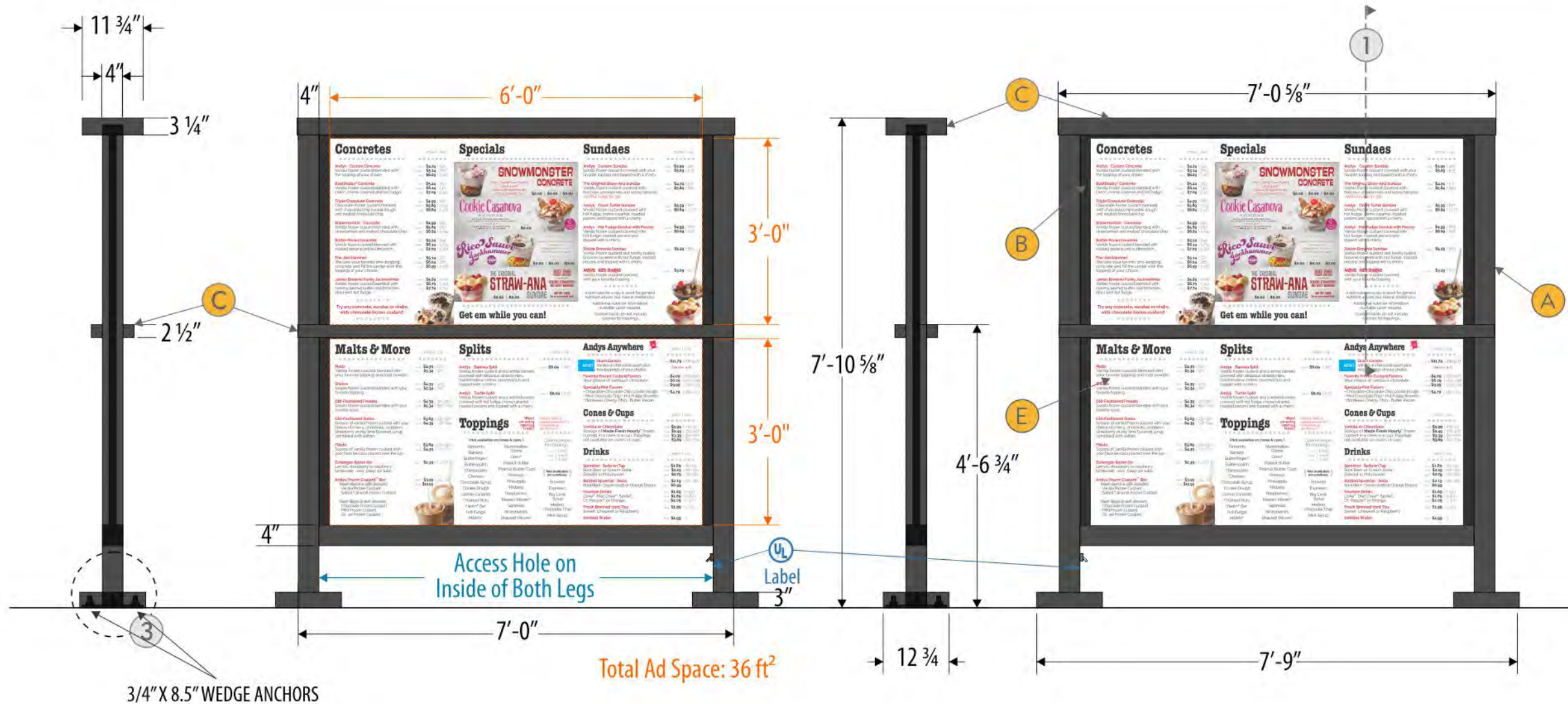
LOCATION

SCOPE OF WORK

1-Sided Internally Illuminated Menu

- A Painted 4" Aluminum Tube Frame
 - Paint - Black (Satin)
- B Painted Steel Pan Magnet Backer
 - Paint - Black (Satin)
- C Fabricated Aluminum Light Shield
- D Bolt Covers Painted to Match
- E Magnetic Menu Panels by Others
- F .080 Aluminum "Drive Thru" Sign
- G Painted .080 Aluminum Bracket
 - Paint - Black (Satin)
- ▶ Electrical Requirements - 120V; 2A

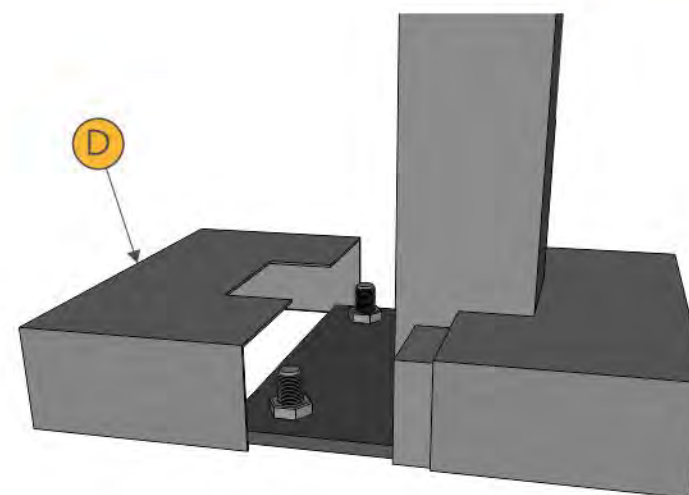
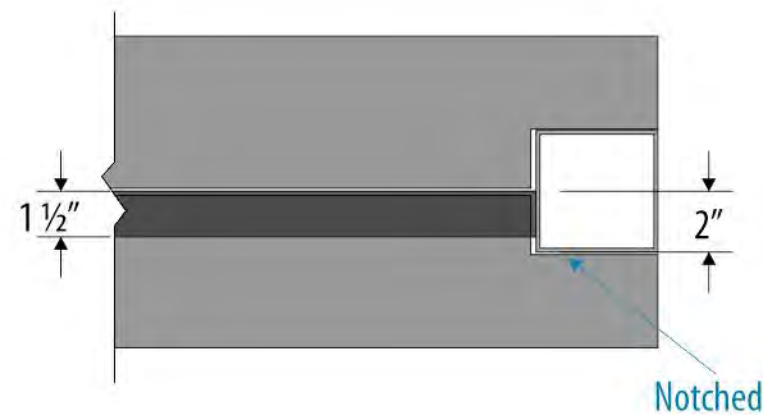
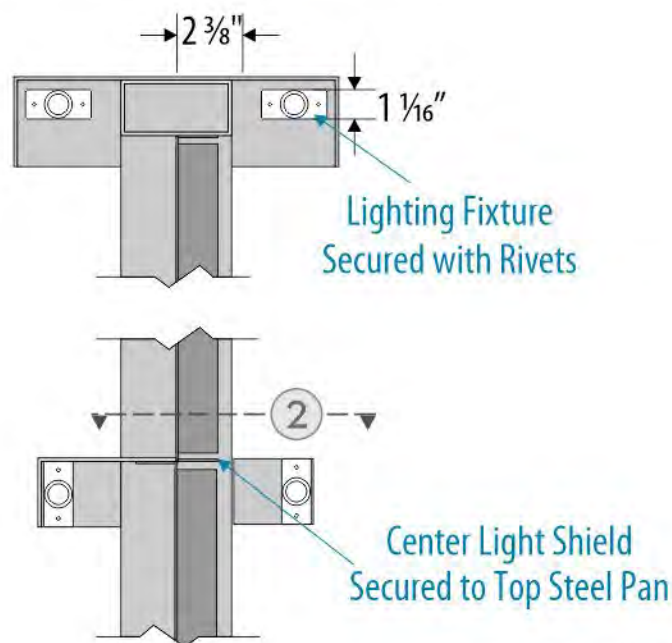




1 - CROSS-SECTION VIEW SCALE: NTS

2 - MIDDLE LIGHT SHIELD SCALE: NTS

3 - BASEPLATE COVER SCALE: NTS



ANDY'S FROZEN CUSTARD - MASTER

CUSTOMER

AFC-STND-MENU-1-DS

AS SHOWN

DRAWING NUMBER

ELEVATION

03.17.22

DATE REVISED

DEREK CROUCH

TIM SWAIM

DESIGNER

PROJECT MANAGER

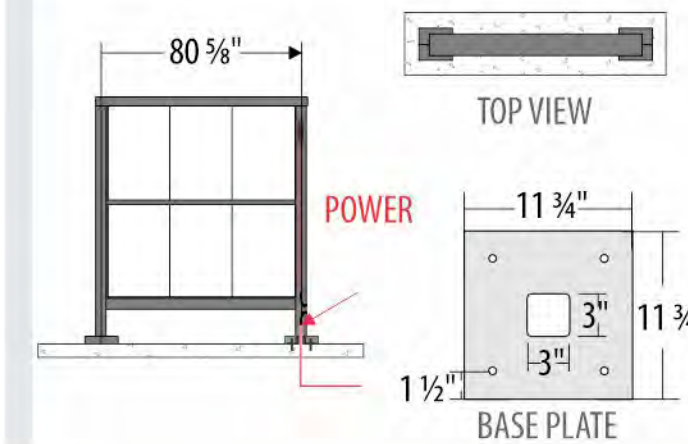
ALL

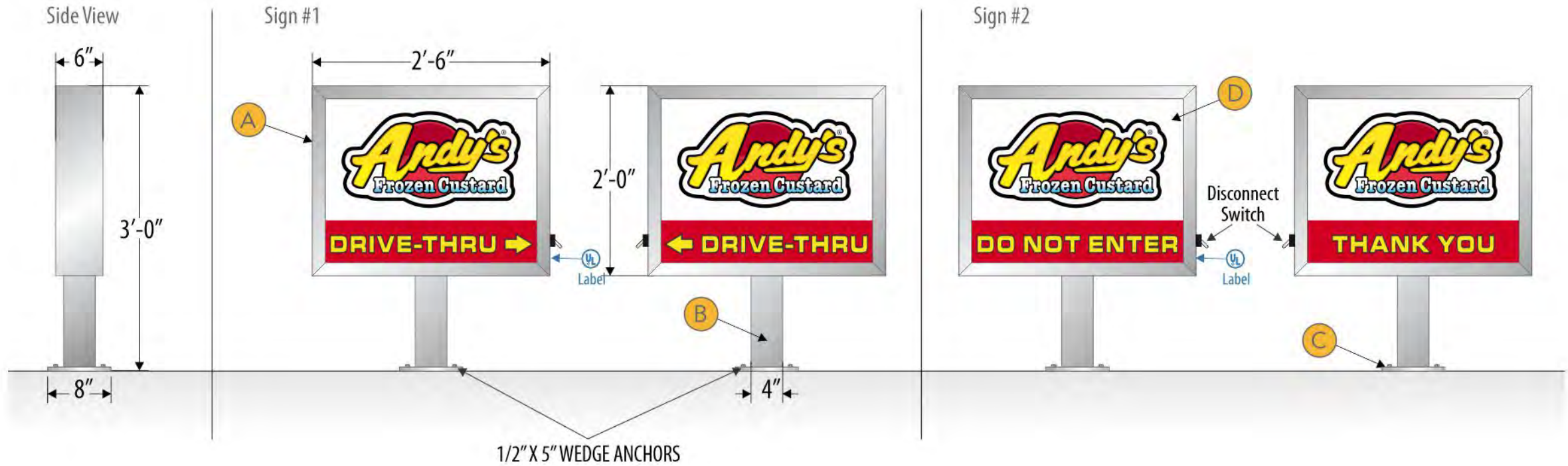
LOCATION

SCOPE OF WORK

2-Sided Internally Illuminated Menu

- A Painted 4" Aluminum Tube Frame**
 - Paint - Black (Satin)
- B Painted Steel Pan Magnet Backer**
 - Paint - Black (Satin)
- C Fabricated Aluminum Light Shield**
- D Bolt Covers Painted to Match**
- E Magnetic Menu Panels by Others**
- Electrical Requirements - 120V; 4A**





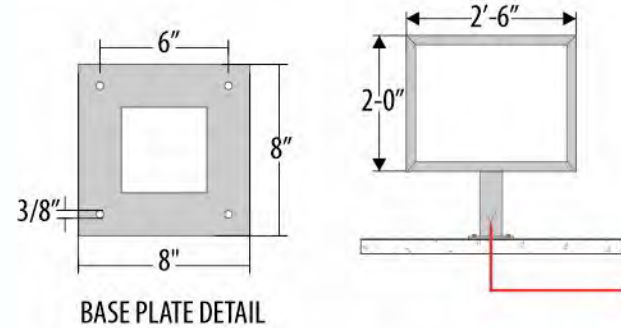
ANDY'S FROZEN CUSTARD - MASTER

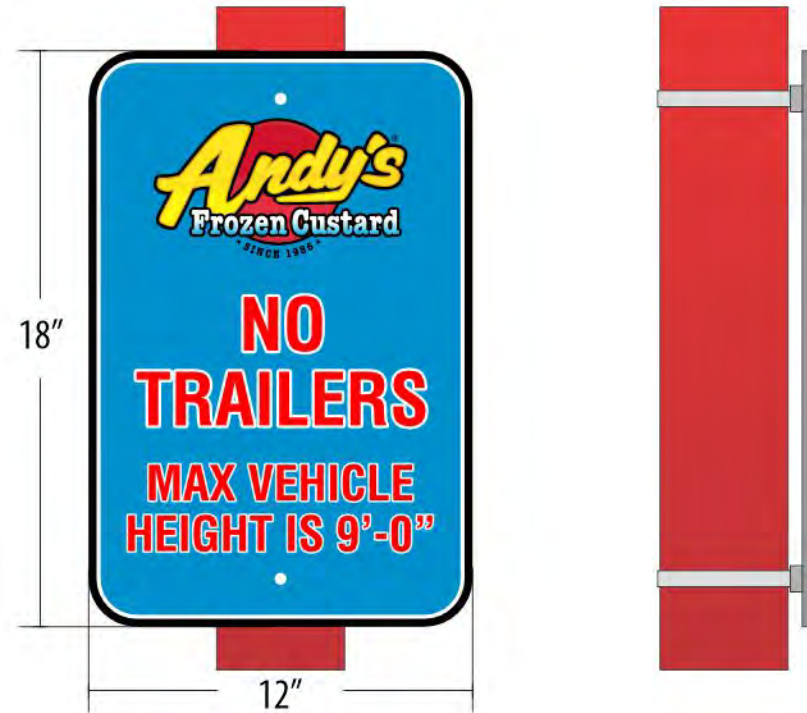
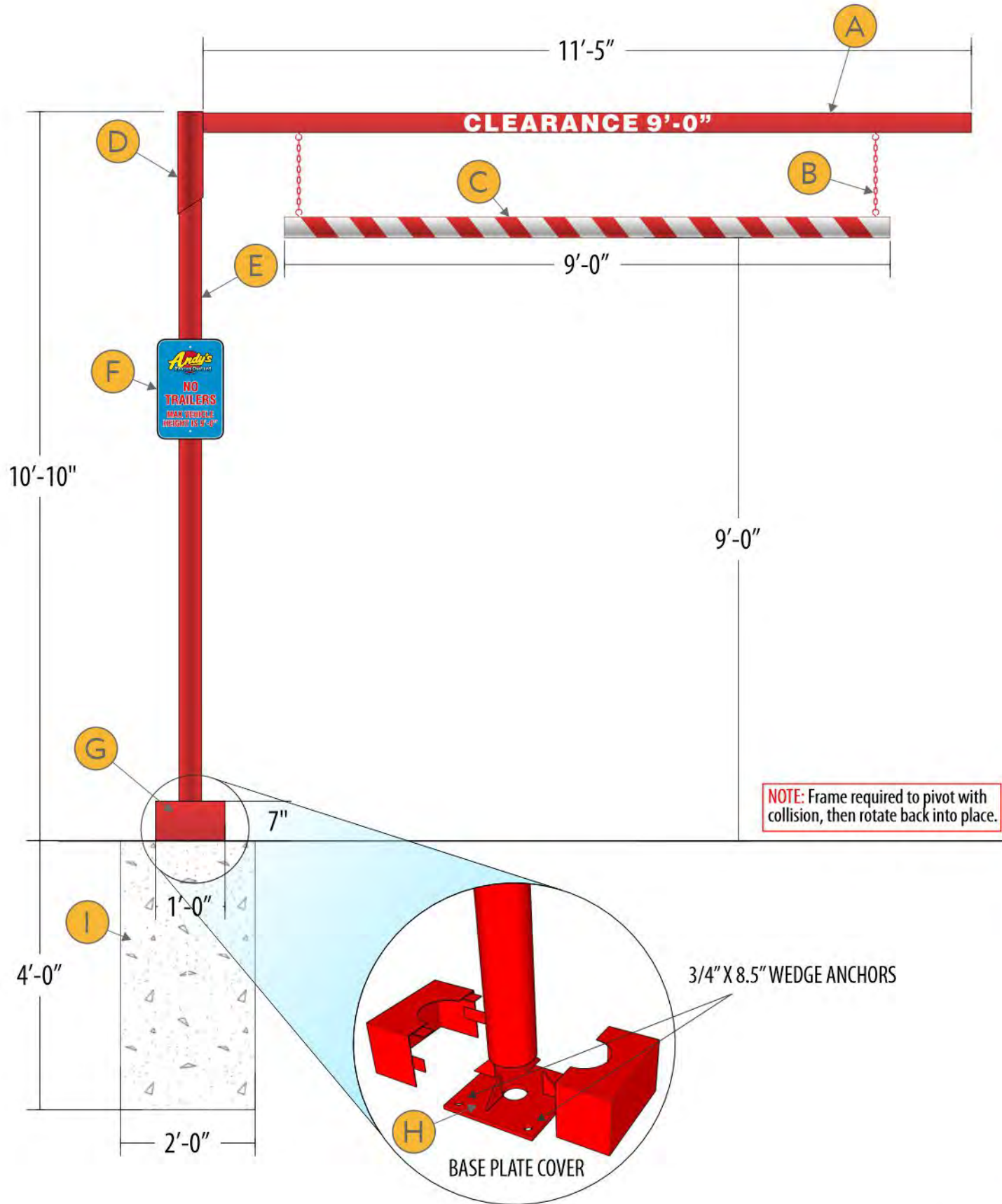
| | |
|-----------------|-----------------|
| CUSTOMER: | |
| AFC-STND-DIRE-1 | AS SHOWN |
| DRAWING NUMBER | ELEVATION |
| 09.15.22 | |
| DATE REVISED | |
| DEREK CROUCH | TIM SWAIM |
| DESIGNER | PROJECT MANAGER |

ALL LOCATION SCOPE OF WORK
2-Sided Internally Illuminated Directional

- A Aluminum Extruded Cabinet**
 - Paint - MP LV5953 Super Sparkle Silver (Satin)
- B 4" Aluminum Square Post**
 - Paint - MP LV5953 Super Sparkle Silver (Satin)
- C 1/4" Aluminum Mounting Bracket**
 - Paint - MP LV5953 Super Sparkle Silver (Satin)
- D Clear Acrylic w/ Printed Vinyl Graphics**
 - 1st Layer Vinyl - Digital Print on Clear Applied to 1st Surface
 - 2nd Layer Vinyl - Digital Print on Translucent Applied to 1st Surface
- Electrical Requirements - 120V; 1.2A**

ATTACHMENT METHOD





ANDY'S FROZEN CUSTARD
CUSTOMER

AFC-STND-BAR-1 AS SHOWN
DRAWING NUMBER ELEVATION

04.27.23
DATE REVISED

DEREK CROUCH TIM SWAIM
DESIGNER PROJECT MANAGER

ALL
LOCATION

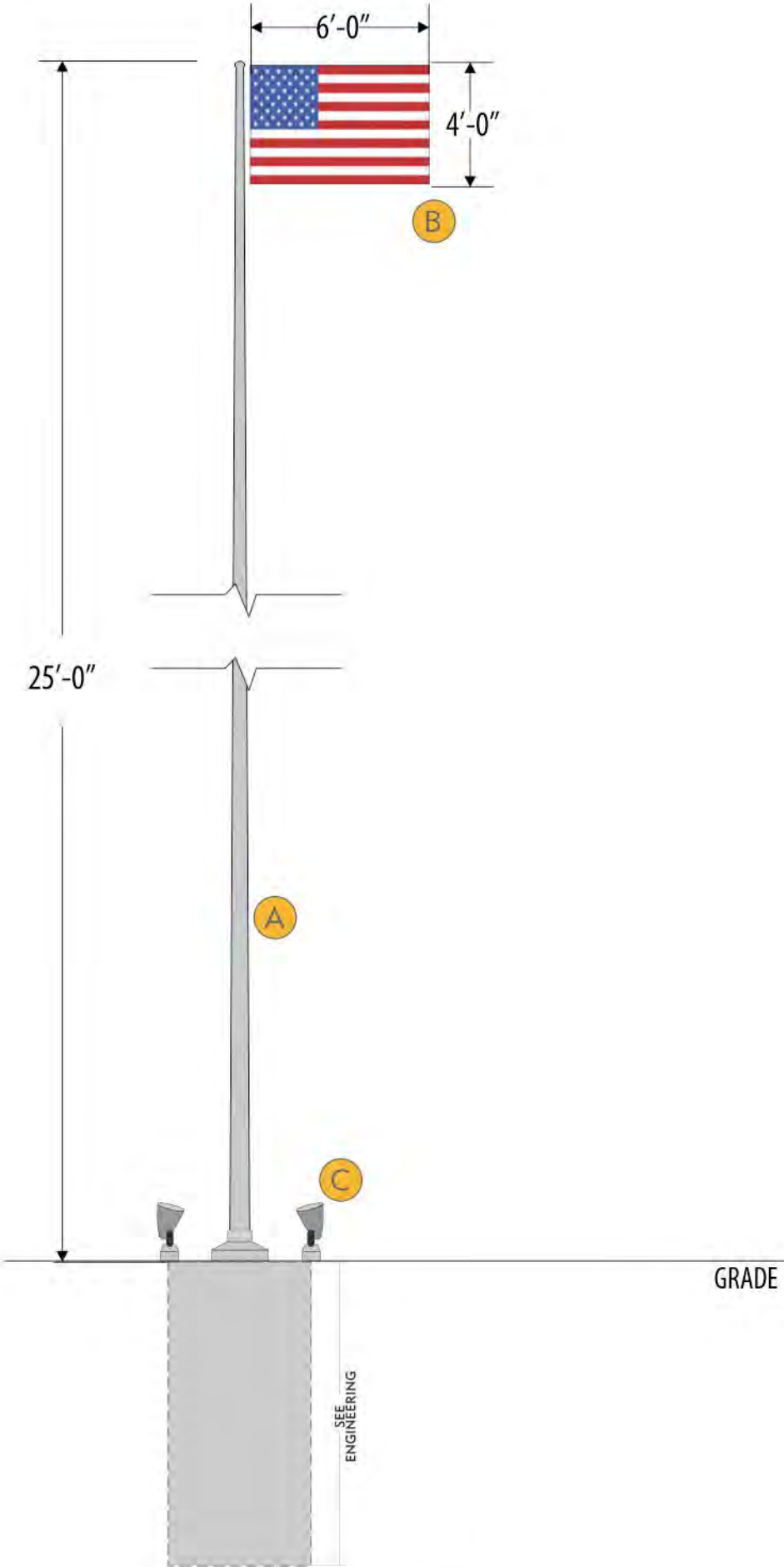
SCOPE OF WORK

- A Painted 3.5" Square Tube with White Reflective Vinyl Applied to Both Sides**
 - Paint - MP 10224 Hot Rod Red
 - Vinyl - 3M 680cr
- B Hanging Metal Chain**
 - Paint - MP 10224 Hot Rod Red
- C Painted 4" PVC Pipe Capped on Ends; White Reflective Vinyl Applied**
 - Paint - MP 10224 Hot Rod Red
 - Vinyl - 3M 680cr
- D Painted 4.5" Steel Pipe**
 - Paint - MP 10224 Hot Rod Red
- E Painted 4" Steel Pipe**
 - Paint - MP 10224 Hot Rod Red
- F Digital Printed .080 Aluminum Sign; Fastened with Adjustable Hose Clamp Brackets**
 - Digital Print Graphics
- G Painted Bolt Head Cover**
 - Paint - MP 10224 Hot Rod Red
- H 12" Base Plate w/ Wedge Anchors into Concrete**
- I 24" x 48" Round Pier Footing**

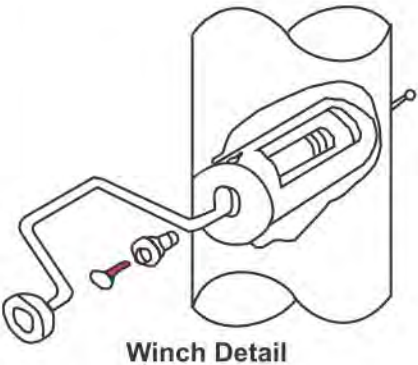
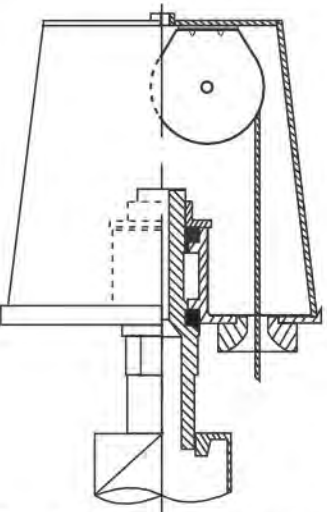
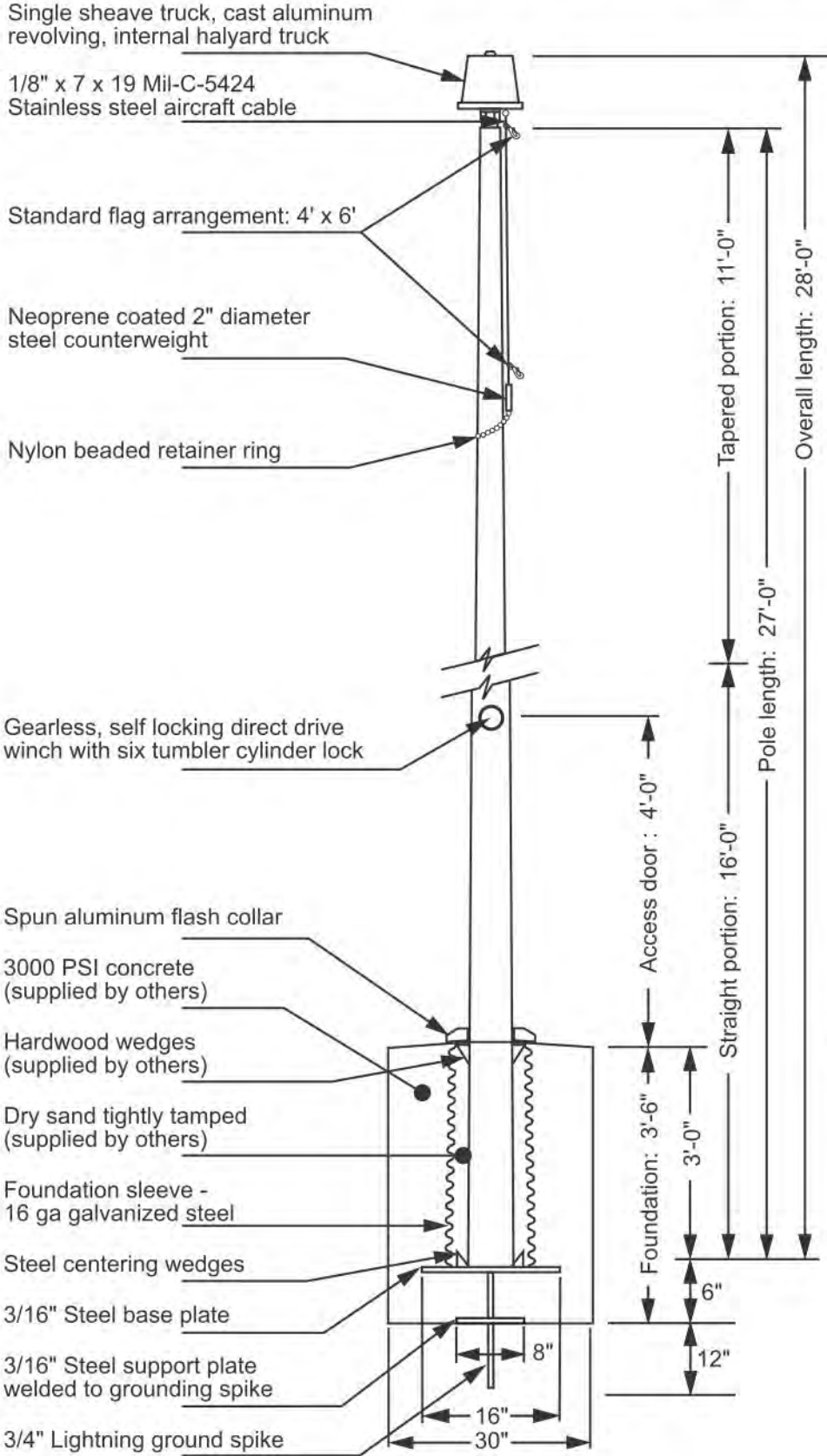
ATTACHMENT METHOD



ADJUSTABLE HOSE CLAMP BRACKETS

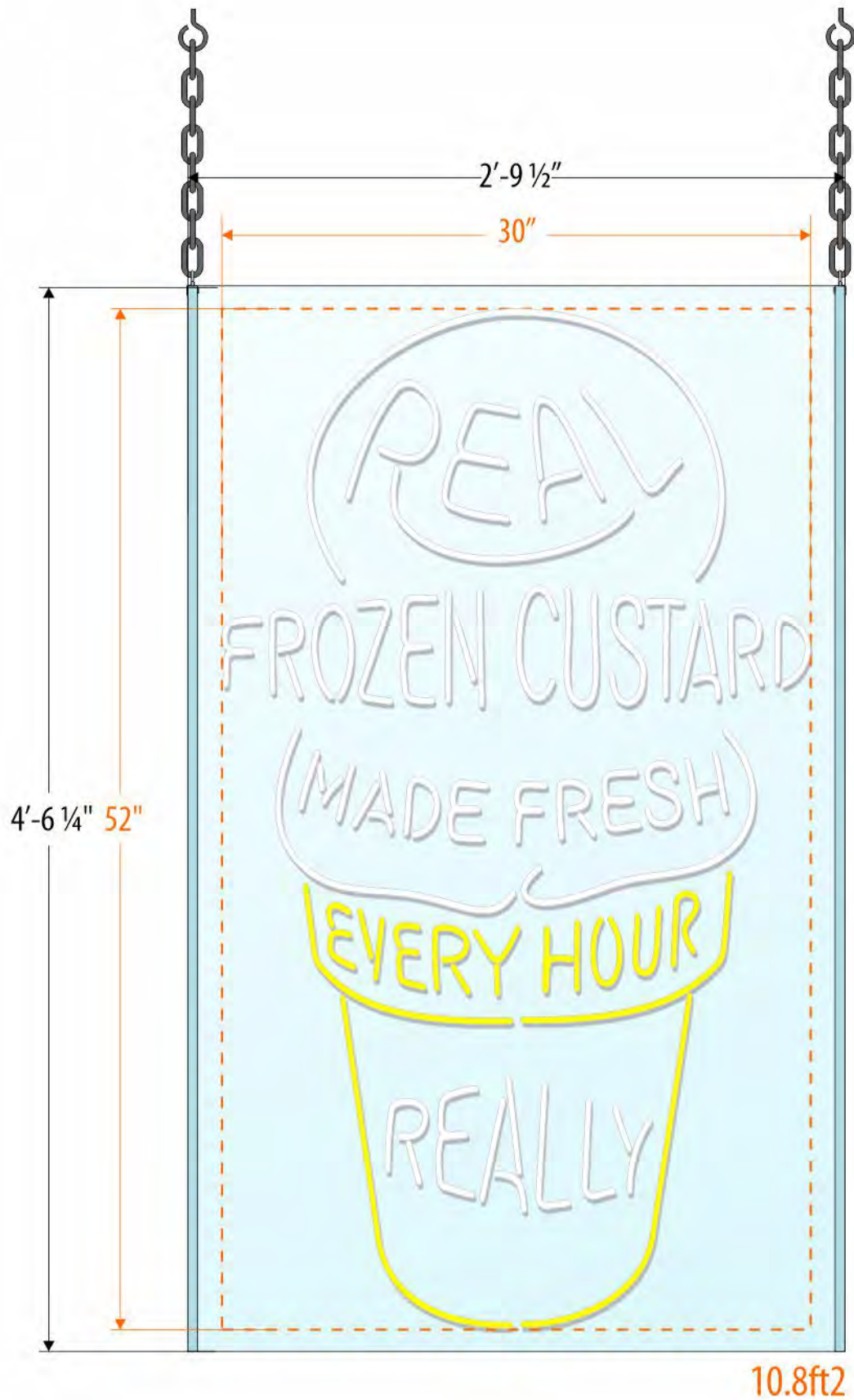


Model EC25 IH - Deluxe Internal Halyard

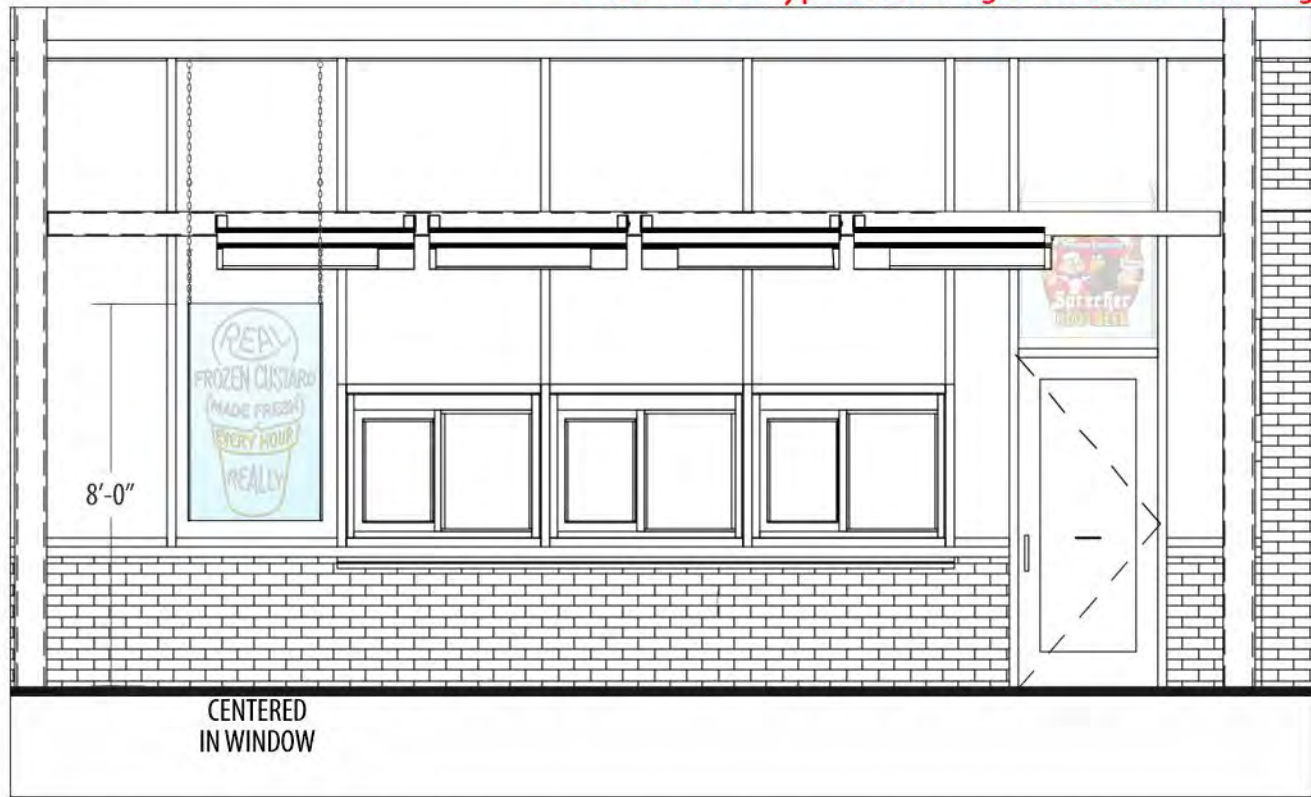


| | |
|------------------------------|--|
| ANDY'S FROZEN CUSTARD-MASTER | |
| CUSTOMER: | |
| AFC-OPT-FLAG-25 | AS SHOWN |
| DRAWING NUMBER | ELEVATION |
| 04.04.24 | |
| DATE REVISED | |
| DEREK CROUCH | TIM SWAIM |
| PROJECT MANAGER | DESIGNER |
| ALL | |
| LOCATION: | |
| SCOPE OF WORK | |
| A | 25' flag pole (.156 w) standard aluminum finish 8" dia, with internal halyard |
| B | 6' x 4' American flag, hi-quality - double weave |
| C | LED up lights (qty 2), RAB model HSLED B, cool LED SPOT LT FX (dart #470-9262) |
| D | Power run and controllers by others |
| E | Foundation TBD per site specific engineering |





* Placement is Typical Pending Architectural Drawings



ANDY'S FROZEN CUSTARD

CUSTOMER

AFC-STND-IWAL-2 LED

AS SHOWN

DRAWING NUMBER

ELEVATION

06.27.22

DATE REVISED

DEREK CROUCH

TIM SWAIM

DESIGNER

PROJECT MANAGER

LOCATION

LOCATION

SCOPE OF WORK

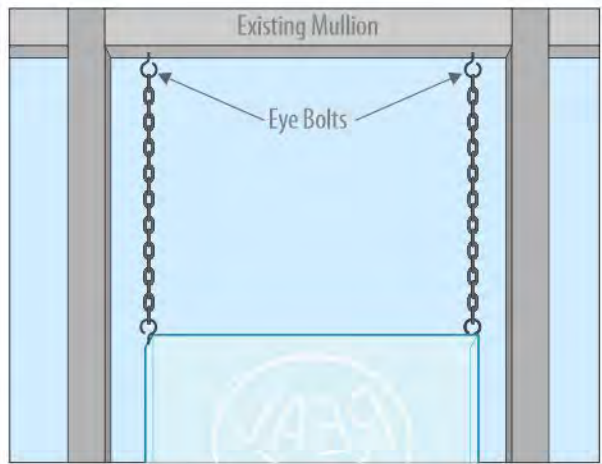
Hanging LED Window Sign

- A Chain D-Clip to Ceiling (Adjust to Measure)
- B 6' Cord to 120v Service
- C On/Off Switch w/ Chain
- D 3/16" Clear Acrylic, Custom Bent to Shape
- E LED ContourTube lighting Over Top of Face

● Lighting - Yellow

○ Lighting - White

- Electrical Requirements
- 120V, 3A per Sign; 3 Cords to Outlet 108" AFF



ANDY'S FROZEN CUSTARD

CUSTOMER

AFC-STND-SPEC-1

DRAWING NUMBER

AS SHOWN

ELEVATION

10.04.22

DATE REVISED

BUDDY HINDS

DESIGNER

TIM SWAIM

PROJECT MANAGER

ALL

LOCATION

SCOPE OF WORK

Interior FCOs

- 1/2" PVC Lettering; Flush Mounted to Ceiling Element w/ 2-Sided Tape & Studs**
- ☐ PVC - White

