

**SUBDIVISION**  
**AND**  
**DEVELOPMENT APPEAL BOARD**  
**AGENDA**

**Tuesday, 9:00 A.M.**  
**October 27, 2020**

SUBDIVISION AND DEVELOPMENT APPEAL BOARD

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""K ; 22'00 0 UF CD/F /42/367"

Qi kxkg"NNR"

"

Kxvnc'c'O kqqt 'F ki kcn'Qp/r tgo kugu'Qh/r tgo kugu"  
Hggucpf kpi "Uki p"RC VVKUQP "UCHGV[ "HKTUV"  
RTQLGE VU( "NVF "TGXQNXG"HWT P KU I +0'

"

643; "/"; ; "UtggvP Y "

Rtqlgev'P q0'58; ; ; 9245/223"

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""K 32-52'00 0 UF CD/F /42/368"

Rwkuqp'Qwf qqt 'Cf xgt vukpi "

"

Kxvnc'c'O kqqt 'F ki kcn'Qp/r tgo kugu'Qh/r tgo kugu"  
Hggucpf kpi "Uki p"RC VVKUQP "TODORcm gt"( "  
Cuuqekvgu'NVF "K VGI TC "VKT G( "CWQ"  
EGP VTG+0'

"

7237"/"; ; "UtggvP Y "

Rtqlgev'P q0'389454; ; 2/225"

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""K 3-52'00 0 UF CD/F /42/369"

Rgto k'Uqnwkqpu'Kpe"

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Kxvnc'c'Hggucpf kpi "Qh/r tgo kugu'Uki p"  
\*EQNGI G'EQR[ "UJ QR"DI G\*K F QQT"CKT"  
S WCNK[ "UQNWKQP U"

"

793: "/I cvgy c{ "Dqwgxctf" P Y "

Rtqlgev'P q0'578624: 24/224"

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NOTE: Wpigu'hyj gty kg'lac vgf. 'c nlt ght gpegu'iq \$ Ugevakp 'pwo dgt u\$ 'lp 'ij ki'Ci gpf c"  
t ght 'iq 'ij g'c wj qt k{ 'wpf gt 'ij g'Gfo qpvap 'l qplpi 'D{rwy '34: 220'

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KVGO "K": <22'C00 0

HKNG<"UF CD/F /42/367"

"

CP 'CRRGCN"HTQO "VJ G'F GEKUKQP "QH'VJ G'F GXGNQRO GP V'QHHEGT"

"

CRRGNNPC V< "

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CRRNEC VIQP "P Q< 58; : ; 9245/223"

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CRRNEC VIQP "VQ< Kpuem'c'O kpat 'F ki ken'Qp/r tgo lugu'Qh/r tgo lugu"  
Htggucpf kpi "Uki p"RC VVKUQP "UCHGV[ "HKTUV"  
RTQLGEVU( "NVF "TGXQNXG"HWTP KJ K I +0"

"

F GEKUKQP "QH'VJ G"  
F GXGNQRO GP V'C WJ QT K[ < Tghwuf "

"

F GEKUKQP "F CVG< Ugr vgo dgt "44."4242"

"

F CVG'QH'CRRGCN< Ugr vgo dgt "52."4242"

"

O WP KERCN'F GUET RVIQP "  
QH'UWDLGE V'RTQRGTV[ < 643; "/"; ; "Utggv'P Y "

"

NGI CN'F GUET RVIQP < Rrcp"; 646285"Dmi8"Nqv32C"

"

\ QP G< \*K-"Kof wutken'Dwukguu\" qpg"

"

QXGTNC[ < P IC"

"

UVCVWQT[ 'RNCP < P IC"

"

"

"

"

***I tqwpfu'ht 'Crrgcn***

"

Vj g'Cr r gmpv'r tqxkf gf "vj g'hqmy kpi 'tgcuppu'ht"cr r gcrkpi "vj g'f gekukqp"qh'vj g'F gxgnr o gpv'  
Cwj qtka{<

"

30Vj ku'uki p"tgr megu"o wej "rti gt'uki p'kpkcm[ "cr r tqxgf 'ht"vj ku'necvkqp"  
kp" Cr tki'qh" 42350' k" cf f kkp" vq" vj g" tgf wevkqp" kp" uk g." vj g" cr r necvkqp"  
rtqr qugu'c'ukpi rg'uki p'heg'kpuvpcf "qh'vy q0"

"

40'Vj cv'nti gt"uki p"uvqf "cv'yj g"rtgugpv"mcevqap"ht"o cp{ "{ gctu"y kj "pq" cr r ctgpv'eqo r ncpw0

50'Qy kpi "v"yj g'uo cngt"uki p"uk g."y g"ctg"cdng"v"tgf weg"yj g'fghkkgpe{ "kp" ugvdcem'htqo "705o "v"606o . "dw"c"xctkpeg"ku"ukm'tgs vktgf "v"o clpvckp" yj g'ghkkgpv"wug"qh'yj g"rctnkpi "nq0I kxp"yj g'mjevckp"qh'yj g'ukg"cpf "yj g" f kncpeg" cv" y j lej " pgki j dqwtkpi " r tqr gt vku" o ki j v' xkgy " yj g" uki p." k' ku" uudo kwgf " yj cv' yj g" tgs wugvf " xctkpeg"y qwf "pqv" wvf wv "pqt" o cvgtkcm{ " ko r cev'qp'uwttqwpf kpi 'r tqr gt vku"qt"yj g'co gpkkgu"qh'yj g'pgki j dqwtj qaf 0

60'Uvej "hw"vj gt"cpf "qvj gt'tgcuqpu'cu'o c{ "dg"rtgugpv'gf "cv'yj g"j gctkpi "qh'yj ku" cr r gcn0

**I gpgtchlO cwgtu**

**Appeal Information:**

Vj g'O wplek chl qxgtpo gpv'Cev."TUC"4222."e"O /48'uvvgu'yj g'hqmy kpi <

**Grounds for Appeal "**

**685(1)** Kic'f gxgnr o gpv'cwj qtk{ "

\*c+ "hcku"qt'tghwgu"v"kuuwg"cf gxgnr o gpv'r gto k'v"c'r gtuqp."

\*d+ "kuuwg"cf gxgnr o gpv'r gto k'uwdlgev"v"eqpf kkpqu."qt"

\*e+ "kuuwg"cp"qtf gt'wvf gt'ugevqap"867."

yj g'r gtuqp"cr r n{ kpi "ht"yj g'r gto k'qt"chgevgf"d{ "yj g"qtf gt'wvf gt'ugevqap" 867"o c{ "cr r gcn'v"yj g'uwdf kkkukap"cpf "f gxgnr o gpv'cr r gcn'dqctf 0

**(2)** Kp"cf f kkp"v"cp"cr r n{cpv'wvf gt'uwdugevqap"\*3+."cp{ "r gtuqp"chgevgf " d{ " cp" qtf gt." f gekukap" qt" f gxgnr o gpv" r gto k' o cf g" qt" kuuwgf " d{ " c" f gxgnr o gpv'cwj qtk{ "o c{ "cr r gcn'v"yj g'uwdf kkkukap"cpf "f gxgnr o gpv" cr r gcn'dqctf 0

**Appeals**

**686(1)** " C" f gxgnr o gpv'cr r gcn'v"c"uwdf kkkukap"cpf "f gxgnr o gpv'cr r gcn' dqctf "ku"eqo o gpegf "d{ "hckpi "c"pqvkg"qh'yj g'cr r gcn'eqpvckpki 'tgcuuqu." y kj "yj g"dqctf ."

\*c+ kp"yj g'ecug"qh'cp"cr r gcn'o cf g'd{ "c'r gtuqp'tghgtgf "v"kp'ugevqap" 8: 7\*3+ "

\*k+ y kj 'tgur gev"v"cp"cr r n{cevqap'ht"cf gxgnr o gpv'r gto k."

\*C+ y kj kp"43"fc{u'chgt"vj g'fcvg"qp"y j lej "vj g'y tkwgp" f gekukqp'ku'i kxgp"wpf gt"ugevkqp"864."qt"

\*D+ kh'pq"fgelukqp"ku'o cf g'y kj 'tgur gev'vq'vj g'cr r rkecvkqp" y kj kp"vj g"62/fc{r gtkqf."qt"y kj kp"cp{ "gzvgpukqp"qh" vj cv'r gtkqf"wpf gt"ugevkqp"8: 6."y kj kp"43"fc{u'chgt" vj g'fcvg"vj g'r gtkqf"qt"gzvgpukqp"gzr ktgu."

qt"

\*kk+ y kj "tgur gev'vq"cp"qtf gt"wpf gt"ugevkqp"867."y kj kp"43"fc{u' chgt"vj g'fcvg"qp"y j lej "vj g'qtf gt"ku'o cf g."qt"

\*d+ kp"vj g'ecug"qh'cp"cr r gcn'o cf g'd{ "c'r gtuqp'tghgtgf "vq'kp"ugevkqp" 8: 7\*4+."y kj kp"43"fc{u'chgt"vj g'fcvg"qp"y j lej "vj g'pqvleg"qh'vj g" kuwcepeg"qh'vj g'r gto kv'y cu"i kxgp"kp"ceeqtf cpeg"y kj "vj g'ncpf" wug'd{rcy 0'

**Hearing and Decision**

**687(3)**kp'fgvgt o kpkpi "cp"cr r gcn"vj g'uwdf kxkukqp"cpf "f gxgnr o gpv'cr r gcn' dqctf"

í "

\*c8+ o wuv'eqo r n{ "y kj "vj g'ncpf "wug'r qrlkgu="

\*c0+ uwdlgev' vq" ugevkqp" 85: ." o wuv' eqo r n{ "y kj " cp{ " cr r rkecdng" ucwvwt{ 'r rcpu="

\*c5+ uwdlgev'vq"erwug"\*f +."o wuv'eqo r n{ "y kj "cp{ "ncpf "wug'd{rcy "kp" ghgev="

\*c6+ o wuv' eqo r n{ "y kj " vj g" cr r rkecdng" tgsvktgo gpvu" qh" vj g" tgi wcvkpu" wpf gt" vj g" *I co kpi* ." *Nks wqt* " *cpf* " *Ecppcdku* " *Cev* " tgur gev'kpi " vj g" rkecvkqp" qh" r tgo kugu" f guetkdgf "kp" c" *ecppcdku* " rlegpeg" cpf " f kuwcegu" dgy ggp" vj qug" r tgo kugu" cpf " qvj gt" r tgo kugu="

í "

\*e+ o c{ " eqphkto ." tgxqng" qt" xct{ " vj g" qtf gt." f gekukqp" qt" f gxgnr o gpv'r gto kv'qt"cp{ "eqpf kxkqp"cwcej gf "vq"cp{ "qh'vj go " qt"o cng"qt"uwdukwwg"cp"qtf gt." f gekukqp"qt"r gto kv'qh'ku'qy p="

\*f+ o c{ "o cng"cp"qtf gt"qt" f gekukqp"qt"kuwg"qt"eqphkto "vj g'kuwg"qh" c" f gxgnr o gpv'r gto kv'gxgp"vj qwi j "vj g'r tqr qugf "f gxgnr o gpv' f qgu"pqv'eqo r n{ "y kj "vj g'ncpf "wug'd{rcy "kh'kp'ku'qr kpkqp."

\*k+\*\*\*\*j g'r tqr qugf 'f gxgnr o gpv'y qwf 'pqv'

\*C+ wpf wnf " kpwthgtg" y kj " yj g" co gpkkgu" qh" yj g" pgki j dqwj qgf ."qt"

\*D+ o cvgtkcnf "kpwthgtg"y kj "qt"chgevyj g'wug."gplq{o gpv' qt'xcnwg"qh'pgki j dqwkpi 'r ctegn'qh'rcpf ."

cpf "

\*k+ yj g" r tqr qugf " f gxgnr o gpv' eqphqto u" y kj " yj g" wug" r tguetkdgf 'hqt'yj cv'rcpf "qt'dwkrf kpi 'kp'yj g'rcpf 'wug'd{rcy 0'

**General Provisions from the Gfo qpwpp 'l qpkpi 'D{rcy <'**

Wpf gt "ugevkqp" 6220\*66+ " c" **Minor Digital On-premises Off-premises Sign** "ku" c" **Discretionary Use** "lp'yj g"(IB) **Industrial Business Zone**0'

Wpf gt "ugevkqp"90 \*9+ "**Minor Digital On-premises Off-premises Signs**"o gcpu<

c"Htggucpf kpi "qt"Huek"Uki p'yj cv'eqpvkpu'F ki kcn'Eqr { . 'ku'c'Rgto cpgpv' Uki p." f kur rc{u" Qp/r tgo kugu" Cf xgtvkulpi " cpf lqt" Qh/r tgo kugu" Cf xgtvkulpi ." cpf " f qgu" pqv' kpenwf g"o qxkpi " ghgevu."o guuci g"vcpuvkqp" ghgevu."xkf gq'ko ci gu."qt'cpko cvkqp0'

Wpf gt "ugevkqp"80f. "**Digital Copy**"o gcpu<

yj g"r qtvkqp"qh'c"Uki p'yj cv'eqpvkpu'Eqr { "yj cv'ku'tgo qvgnf "ej cpi gf "qp"qt" qh'Ukg"cpf "kpeqtr qtcvgu"cv'gej pqrqi { "qt"o gyj qf "cmty kpi "yj g"Uki p"vq" ej cpi g"Eqr { "y kj qw'j cxkpi "vq"o cpwcmf "qt"o gej cplccmf "tgr rceg"yj g" Uki p'rcg"qt'ku'eqo r qpgpu0'

Wpf gt "ugevkqp" 80f. "c" **Freestanding Sign** "o gcpu"oc"Uki p"uwr r qtvgf "kpf gr gpf gpw{ "qh"c" dwkrf kpi 0"

Ugevkqp" 6220\*8+ " ucvgu" oUki pu" uj cmf' eqo r n{ " y kj " yj g" tgi wrcvqpu" hqwpf " kp" Uej gf wrg'7: H0"

Ugevkqp"6220B'ucvgu'yj cv'yj g'**General Purpose**"qh'yj g'(IB) **Industrial Business Zone** ku<

vq"r tqxkf g"ht "kpf wutkcn'dwukpguugu"yj cv'ectt { "qww'yj gkt "qr gtcvkqpu"uwej " yj cv'pq'pwlucpeg"ku'etgcvf "qt"cr r ctgpv'qwukf g"cp"gpemqugf "dwkrf kpi "cpf " uwej "yj cv'yj g" \ qpg'ku'eqo r cvkdrng"y kj "cp{ "cf lcegpv'pqp/kpf wutkcn' \ qpg." cpf "vq"ceeqo o qf cvg"rko ksgf . "eqo r cvkdrng"pqp/kpf wutkcn'dwukpguugu'Vj ku" \ qpg'uj qwf "pqto cmf "dg"rcecvf "qp'yj g'r gtr j gt { "qh'kpf wutkcn'ctgeu'cpf " cf lcegpv'vq"ctvgtkcn'qt"o clqt'eqmgevqt'tqcf y c{ u0'

"

**Ugdcem**

"

Uej gf wrg"7; H5\*7+1+"ucvgu"ör tqr qugf "Uki pu'y kj "cp"Ctgc"i tgcvtg"vj cp": 0.2' o 4" uj cm'pqv'dg" mecvgf "y kj kp"cp{ "Ugdcentö"

Ugevkqp"62206\*5+"ucvgu"öC"o kpk wo "Ugdcent"qh"80"o "uj cm'dg"tgs wktgf "y j gtg"cp{ "nqv" rkpq"qh"c"Ukg"cdwu"e"r wrle"tqcf y c{."qvj gt"vj cp"c"Ncpq."qt"cdwu"vj g"r tqr gtv{ "rkg"qh"c" Ukg"l qpgf "tgukf gpkcrö"

Wpf gt"ugevkqp"80. "Sign Area"o gcpu<

"

vj g"gpvktg"ctgc"qh"vj g"Uki p"qp"y j lej "Eqr { "ku'kpvpgf gf "v"dg"r megf 0'k"vj g" ecug"qh" f qwdng/hcegf "qt"o wmk/hcegf "Uki p."qpn{ "j cih"qh"vj g"ctgc"qh"gej " hceg" qh" vj g" Uki p" wugf " vj" f kur r{ " cf xgtvukpi " Eqr { " uj cm' dg" wugf " kp" ecrwvukpi "vj g"vqcn"Uki p"Ctgc0"

Wpf gt"ugevkqp"80. "Setback" o gcpu"öy g" f kucpeg"vj cv"e" f gxgnr o gpv"qt" c"ur gekkf "r qtvkqp" qh"kw"o wuv"dg"ugv'dcent"htqo "c"r tqr gtv{ "rkg0C"Ugdcent"ku"pqv"e"l ctf."Co gpkv{ "Ur ceg."qt" Ugr ctvukqp"Ur cegö"

**Development Officers Determination**

**1. Section 59F.3(6)(j) - Proposed Signs with an Area greater than 8.0 m2 shall not be located within any Setback; (Section 400.4(3)) A minimum Setback of 6.0 m shall be required where any lot line of a Site abuts a public roadway, other than a Lane.**

**Required: 6.0 m  
Proposed: 1.86 m  
Deficient by: 4.14 m**

]wpgf kgf \_

"

**Uki p'Tgi wvukpu//I gpgt cnRt qxhukpu**

"

Ugevkqp"7; 0+\*8+"ucvgu<

Hqt"cm"Uki p"Cr r rkecvkpu."vj g" f gxgnr o gpv"Qhleg"uj cm'j cxg'tgi ctf "hqt" vj g"uecrq" cpf "ctej kgewtcn"ej ctcevtg"qh"vj g"dwkf kpi "cpf "vj g" rcpf "wug" ej ctcevtg"ku"ku" qh"uwttqwpf kpi " f gxgnr o gpv' Vj g" f gxgnr o gpv' Qhleg" uj cm' tghwug" cp{ " Uki p" Cr r rkecvkqp" vj cv' o c{ " cf xgtugn{ " ko r cev' vj g" co gpkkgu"qt"ej ctcevtg"qh"vj g" \ qpg0"

"

**Development Officers Determination**

**2. Section 59.2(6) - For all Sign Applications, the Development Officer shall have regard for the scale and architectural character of the building and the land use characteristics of surrounding development. The Development Officer shall refuse any Sign Application that may adversely impact the amenities or character of the Zone.**

**In the opinion of the Development Officer the proposed Sign has a negative effect on the built and visual environment of the Site; because of the proposed size, scale and location of the Sign it dominates the Site and the streetscape.**

]wpgf kgf \_"

***Rt gxkqwu'Uwdf kxkukqp'cpf'F gxgr o gpv'Crr genDqctf'F gekukqp***


Application Number	Description	Decision
UF CD/F/35/286"	Vq" eqputwev" cp" Qp IQH/Rtgo kugu" Hggucpf kpi "Uki p"*Y QTNF " J GCNVJ " y kj " 505o " z" 9084o "O kqqt "F ki ken'r cpgrl/" f qwdrg"ukf gf "hcekpi "P qt yj " I" Uqwj " cpf " 405o " z" 9084o " Qp/r tgo kugu'r cpgrt"	Cr tki" 3: ." 4235=" yj cv" yj g" crr gen' dg" CNNQY GF " cpf " yj g" F GXGNQRO GP V" I TCP VGF 0'

aa

Pqvleg'q'Crr rkecpvCrr gmpv'

Rtqxkpekcn'rgi kurvukqp'tgs wktgu'yj cv'yj g"Uwdf kxkukqp'cpf'F gxgr o gpv'Crr genDqctf'kuuwg"  
ku'qh'hekcnf gekukqp'kp'y tkkpi 'y kj kp'hhggp'f c{ u'qh'yj g'eqpenwukqp'qh'yj g'j gctkpi 0"



	<p><b>Application for Sign Combo Permit</b></p>	<p>Project Number: <b>369897023-001</b>                  Application Date: AUG 10, 2020                  Printed: September 22, 2020 at 3:04 PM                  Page: 1 of 2</p>
<p>This document is a Development Permit Decision for the development application described below.</p>		
<p><b>Applicant</b></p>	<p><b>Property Address(es) and Legal Description(s)</b>                  4219 - 99 STREET NW                  Plan 9424063 Blk 6 Lot 10A</p>	
<p><b>Scope of Application</b>                  To install a Minor Digital On-premises Off-premises Freestanding Sign (PATTISON   SAFETY FIRST PROJECTS &amp; LTD   REVOLVE FURNISHING).</p>		
<p><b>Permit Details</b></p>		
<p>ASA Sticker No./Name of Engineer:                  Construction Value: 100000</p>	<p>Class of Permit: Class B                  Expiry Date:</p>	
<p>Fascia Off-premises Sign: 0                  Fascia On-premises Sign: 0                  Roof Off-premises Sign: 0                  Roof On-premises Sign: 0                  Minor Digital On-premises Sign: 0                  Minor Digital Off-premises Sign: 0                  Minor Digital On/Off-premises Sign: 1</p>	<p>Freestanding Off-premises Sign: 0                  Freestanding On-premises Sign: 0                  Projecting Off-premises Sign: 0                  Projecting On-premises Sign: 0                  Replacement Panel on Existing Sign: 0                  Comprehensive Sign Design: 0                  Major Digital Sign: 0</p>	
<p><b>Development Application Decision</b>                  Refused</p> <p><b>Issue Date:</b>                      <b>Development Authority:</b> MERCIER, KELSEY</p> <p><b>Reason for Refusal</b></p> <p>1. Section 59F.3(6)(j) - Proposed Signs with an Area greater than 8.0 m<sup>2</sup> shall not be located within any Setback; (Section 400.4(3))                  A minimum Setback of 6.0 m shall be required where any lot line of a Site abuts a public roadway, other than a Lane.</p> <p>Required: 6.0 m                  Proposed: 1.86 m                  Deficient by: 4.14 m</p> <p>2. Section 59.2(6) - For all Sign Applications, the Development Officer shall have regard for the scale and architectural character of the building and the land use characteristics of surrounding development. The Development Officer shall refuse any Sign Application that may adversely impact the amenities or character of the Zone.</p> <p>In the opinion of the Development Officer the proposed Sign has a negative effect on the built and visual environment of the Site; because of the proposed size, scale and location of the Sign is dominates the Site and the streetscape.</p> <p><b>Rights of Appeal</b>                  The Applicant has the right of appeal within 21 days after the date on which the decision is made, as outlined in Section 683 through 689 of the Municipal Government Act.</p>		
<p><b>THIS IS NOT A PERMIT</b></p>		

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# Application for Sign Combo Permit

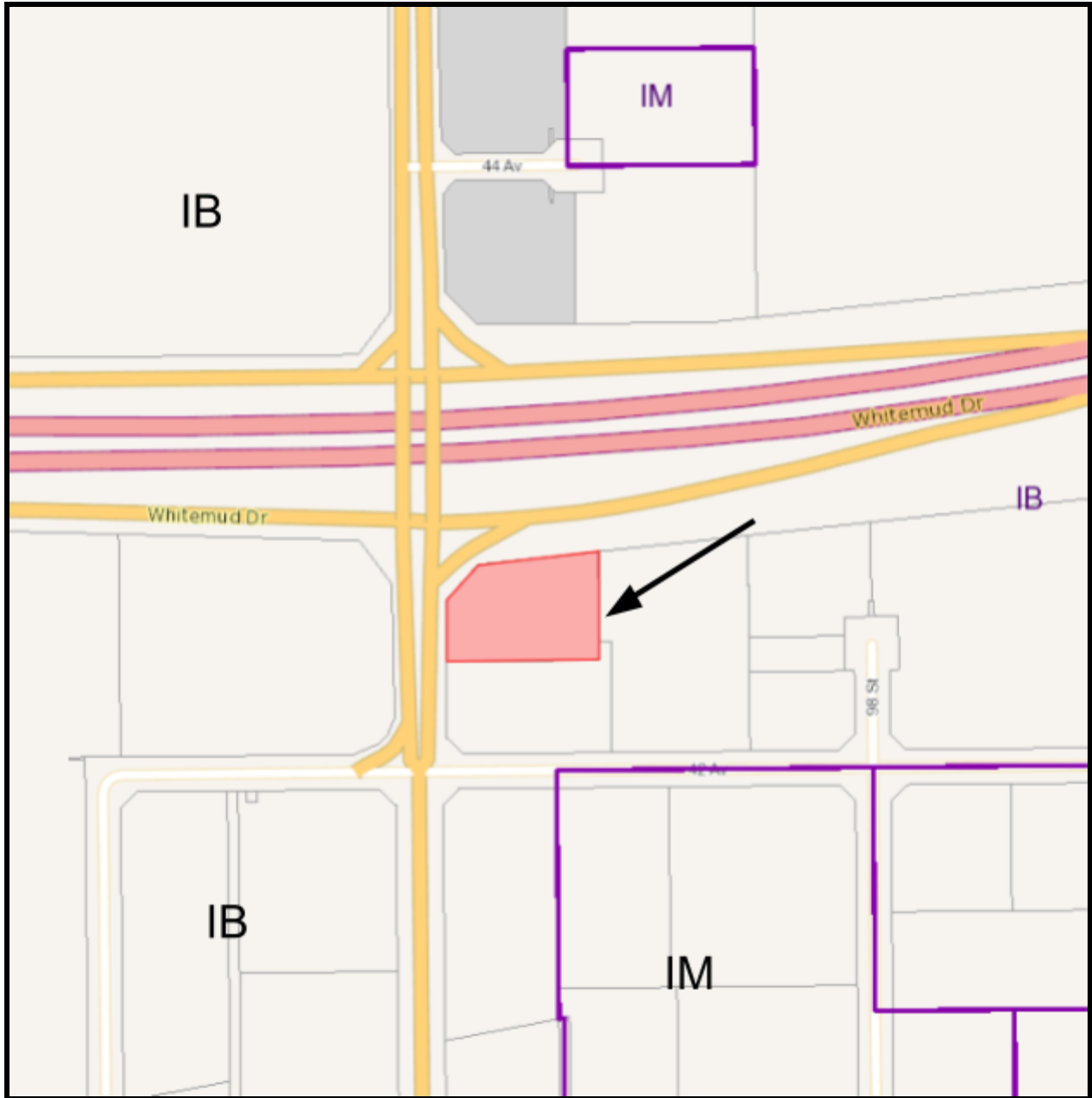
Project Number: **369897023-001**  
Application Date: AUG 10, 2020  
Printed: September 22, 2020 at 3:04 PM  
Page: 2 of 2

**Fees**

	<b>Fee Amount</b>	<b>Amount Paid</b>	<b>Receipt #</b>	<b>Date Paid</b>
Sign Building Permit Fee	\$1,077.00	\$1,077.00	08885202	Aug 12, 2020
Sign Dev Appl Fee - Digital Signs	\$467.00	\$467.00	08885202	Aug 12, 2020
Safety Codes Fee	\$43.08	\$43.08	08885202	Aug 12, 2020
Total GST Amount:	\$0.00			
<b>Totals for Permit:</b>	<b>\$1,587.08</b>	<b>\$1,587.08</b>		

**THIS IS NOT A PERMIT**

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**SURROUNDING LAND USE DISTRICTS**

Site Location ←

▲  
**N**

File: SDAB-D-20-145

KVGO "K"32-52'COO

HKNG<"UF CD/F /42/368"

"

CP 'CRRGCN"HTQO "VJ G'F GEKUKQP "QH"VJ G'F GXGNQRO GP V'QHHEGT"

"

CRRGNNPC V< "

"

CRRNECVIQP "P Q< 389454; : 2/225"

"

CRRNECVIQP "VQ< Kpuem'c'O kpat'F ki ken'Qp/r tgo lugu'Qh/r tgo lugu"  
Htggucpf kpi "Uki p\*\*RCVVUQP "TODORcm gt"( "  
Cuuqekcvgu"NVF "~K VGI TC"VKTG( "CWVQ"EGP VTG+"

"

F GEKUKQP "QH"VJ G"  
F GXGNQRO GP V'CWWJ QTKV[ < Tghwuf "

"

F GEKUKQP "F CVG< Ugr vgo dgt "44."4242"

"

F CVG'QH'CRRGCN< Qevdgt "4."4242"

"

O WP KEKRCN'F GUETKRVIQP "  
QH'UMDLGE V'RTQRGTV[ < 7237"/"; ; "Utggv'P Y "

"

NGI CN'F GUETKRVIQP < Rrcp "63: 9TU'Dmi4"Nqv'3"

"

\ QPG< \*KO +'O gf kwo "kof wutken\ qpg"

"

QXGTNC[ < P IC"

"

UVCVWQT[ "RNCP < P IC"

"

"

"

"

***I tqwfu'ht 'Crrgcn***

"

Vj g'Cr r gncpv'r tqxkf gf "vj g'hqmvy kpi 'tgcuppu'ht"cr r gcnkpi "vj g'f gekukqp"qh'vj g'F gxgnr o gpv"  
Cwj qtkv{ <

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Cu"e"tgr tguvpv'xg"qh"Rcvkuqp"Qwf qqt"Cf xgtvukpi . "vj g'Cr r rncpv'lp"vj g"  
cdqyg"pqvgf "o cwtg."cpf "kp"eqpukf gtcv'kp"qh'vj g'tghwucn'qh'qwt"F gxgnr o gpv"  
Rgto k'Cr r rncv'kp."Kj gtgd{ "cr r gcn'vj g'tghwucn'qp"vj g'hqmvy kpi "i tqwfu"u"

"

30'O kpat "F ki kcn'QpIQh/r tgo kugu"Uki pu"ctg" c" F kuetgkqpc{ "Wug'lp"vj g"KO " \ qpg0"

40'Vj g"O kpat "F ki kcn'QpIQh/Rtgo kugu"Uki p'j cu'eq/gzkungf 'y kj 'yj g'pgctd{ " Hggucpf lpi "QpRtgo kugu"Uki p'ukpeg'ku'kpuvcrcvqap'lp'P qxgo dgt "42370"

50'Vq"vj g"gzvcpv'cp{ "xctkpeg'o c{ "dg'tgs wktgf . 'k'ku'uwo kwgf 'yj cv'i tcpvki " yj g"uco g'y qwf "dg"cr r tqr tlcvg'lp"yj g"ektewo ucpegu"cpf "yj cv'vj g'r tqr qugf " f gxgnr o gpv' y qwf " pqv' wpf wq{ " kpvgtgtg" y kj " yj g" co gpkkgu" qh' yj g" pgki j dqwtj qqf "pqt"o cvgtkcm{ "kpvgtgtg'y kj 'yj g"wug."gplq{ o gpv'qt'xcwng"qh" pgki j dqwtkpi 'r ctegn'qh'rcpf 0"

60'Uvej "hwtvj gt"cpf "qvj gt'tgcuqpu"cu'o c{ "dg'r tgugpvgf "cv'vj g'j' gctkpi "qh'vj ku" cr r gcn0"

"  
"

**I gpgt cniO cwgtu**

**Appeal Information:**

"

Vj g"O wplekr cniI qxgt po gpv'Cev."TUC"4222."e"O /48'ucvgu'vj g'hqmqy lpi <

"

**Grounds for Appeal "**

**685(1)"Kic" f gxgnr o gpv'cwj qtk{ "**

"

\*c+ "hcku"qt'tghwugu'v'kuuwg" c' f gxgnr o gpv'r gto k'v'c'r gtuqp."

"

\*d+ "kuuwgu" c' f gxgnr o gpv'r gto k'uwdlgev'v'eqpf kkkpu."qt"

"

\*e+ "kuuwgu"cp'qtf gt'wvf gt'ugevqap'867."

"

vj g'r gtuqp"cr r n{ lpi "hqt"vj g'r gto k'qt"chgevgf "d{ "yj g'qtf gt'wvf gt'ugevqap" 867"o c{ "cr r gcn'v'vj g'uwdf kkkukap"cpf "f gxgnr o gpv'cr r gcn'dqctf 0"

"

**(2)"Kp"cf f kkkap"v'cp"cr r n{cpv'wvf gt'uwdugevqap"\*3+."cp{ "r gtuqp"chgevgf " d{ "cp" qtf gt." f gekukap" qt" f gxgnr o gpv' r gto k' o cf g" qt" kuuwgf " d{ "c" f gxgnr o gpv'cwj qtk{ "o c{ "cr r gcn'v'vj g'uwdf kkkukap"cpf "f gxgnr o gpv' cr r gcn'dqctf 0"**

"

**Appeals**

**686(1)" C" f gxgnr o gpv'cr r gcn'v'c"uwdf kkkukap"cpf "f gxgnr o gpv'cr r gcn' dqctf "ku"eqo o gpegf "d{ "hkkpi "c"pqvleg"qh'vj g'cr r gcn'eqpvckkpi "tgcqupu." y kj "yj g"dqctf ."**

"

\*c+ kp"vj g"ecug'qh'cp"cr r gcn'o cf g'd{ "c"r gtuqp'tghgttgf "v'kp'ugevqap" 8: 7\*3+ "

"

\*k+ y kj 't'gur gev'v'q'cp'cr r r'ecv'kqp'hqt'c'f'gxgnr o gpv'r gto k'."

\*C+ y kj kp"43"f c{u'chgt"vj g'f cvg"qp"y j lej "vj g"y tkwgp" f gekukqp'ku'i kxgp'w'pf gt'ugev'kqp'864.'qt'"

\*D+ kh'pq'f gekukqp'ku'o cf g'y kj 't'gur gev'v'q'vj g'cr r r'ecv'kqp" y kj kp"vj g'62/f c{"r g'rkqf . "qt"y kj kp"cp{"gz v'gpukqp'qh" vj cv'r g'rkqf "w'pf gt'ugev'kqp"8: 6."y kj kp"43"f c{u'chgt" vj g'f cvg'vj g'r g'rkqf "qt "gz v'gpukqp"gzr k'gu."

"

qt"

"

\*k+ y kj 't'gur gev'v'q'cp'qtf gt'w'pf gt'ugev'kqp"867."y kj kp"43"f c{u' chgt"vj g'f cvg"qp"y j lej "vj g'qtf gt'ku'o cf g.'qt'"

"

\*d+ kp"vj g'ecug'qh'cp'cr r r'gen'o cf g'd{ 'c'r g'tuqp't'ghgt'gf "v'q'kp'ugev'kqp" 8: 7\*4+'y kj kp"43"f c{u'chgt"vj g'f cvg"qp"y j lej "vj g'p'q'v'eg'qh'vj g" kuw'cpeg"qh'vj g'r gto k'y cu'i kxgp'kp"ceeqtf c'peg'y kj "vj g'rcpf " wug'd{rcy O'

**Hearing and Decision**

687(3)"kp'f gv'to k'kpi "cp'cr r r'gen'vj g'u'wdf k'kukqp"cpf "f'gxgnr o gpv'cr r'gen' dqtf "

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\*cB+ o wuv'eqo r n{ "y kj "vj g'rcpf "wug'r q'rk'egu="

"

\*cO+ uwdl'gev' vq" ugev'kqp" 85: ." o wuv' eqo r n{ "y kj " cp{ " cr r r'ecv'dng" ucw'wqt{ "r'rcpu="

"

\*cB+ uwdl'gev'v'q'erc'wug"\*f+."o wuv'eqo r n{ "y kj "cp{ "rcpf "wug'd{rcy "kp" gh'gev="

"

\*cB+ o wuv' eqo r n{ "y kj " vj g" cr r r'ecv'dng" tgs w'kt'go gpw" qh" vj g" tgi w'rc'k'pu" w'pf gt" vj g" I co k'pi . " Nks w'qt" c'pf " Ec'ppcdku" Cev" t'gur gev'kpi " vj g" r'ecv'kqp" qh" r tgo k'gu" f'guet'kd'gf "kp" c" ec'ppcdku" r'eg'peg" c'pf " f'k'w'c'pegu" d'gy g'gp" vj q'ug" r tgo k'gu" c'pf " q'v'gt" r tgo k'gu="

"

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\*e+ o c{ " eq'ph'to ." t'gx'q'ng" qt" xct{ " vj g" qtf gt." f gekukqp" qt" f'gxgnr o gpv'r gto k'qt"cp{ "eq'pf k'k'qp"cw'cej gf "v'q'cp{ "qh'vj go " qt"o cng'qt "u'wdu'k'w'wg"cp'qtf gt."f gekukqp"qt' r gto k'q'h'ku'qy p="

"

\*f+ o c{ "o cng"cp"qtf gt"qt"f gekukqp"qt"kuuwg"qt"eqphko "yj g'kuuwg"qh"  
c"f gxgnr o gpv'r gto k'gxgp"vj qwi j "yj g'r tqr qugf "f gxgnr o gpv"  
f qgu"pqv'eqo r n{ "y kj "yj g'rcpf "wug'd{ rcy "kh"kp'ku'qr kpkqp."

\*k+\*\*\*\*\*yj g'r tqr qugf "f gxgnr o gpv'y qwf "pqv"  
"

\*C+ wpf wnf{ " kpwgthtg" y kj " yj g" co gpkkgu" qh" yj g"  
pgki j dqwtj qqf ."qt"  
"

\*D+ o cvgtkcm{ "kpwgthtg"y kj "qt"chgevj g'wug."gplq{o gpv"  
qt"xcnwg"qh'pgki j dqwtkpi "r ctegn"qh'rcpf ."

cpf "

\*k+ yj g" r tqr qugf " f gxgnr o gpv' eqphqto u" y kj " yj g" wug"  
r tguetkdgf "hqt"yj cv'rcpf "qt'dwkr kpi "kp"yj g'rcpf "wug'd{ rcy 0'

**General Provisions from the Gfo qpwpp 'l qpkpi 'D{rcy <'**

Wpf gt" ugevqpp" 6420\*36+ " c" **Minor Digital On-premises Off-premises Sign**" ku" c"  
**Discretionary Use**"kp"yj g"(IM) **Medium Industrial Zone.**"

Wpf gt"ugevqpp"90 \*9+ "**Minor Digital On-premises Off-premises Signs**"o gcpu<"

c"Hggucpf kpi "qt"Huek"Uki p"yj cv'eqpvkpu"Eqr { ."ku"Rgto cpgpv"  
Uki p." f kur r{u" Qp/r tgo kugu" Cf xgtvkulpi " cpf lqt" Qh/r tgo kugu"  
Cf xgtvkulpi ." cpf " f qgu"pqv' kpenwf g"o qxkpi "ghgevu."o guuci g"vcpuvkqp"  
ghgevu."xkf gq'ko ci gu."qt"cpko cvkqp0'

Wpf gt"ugevqpp"804. "**Digital Copy**"o gcpu<"

yj g"r qtvkqp"qh" c"Uki p"yj cv'eqpvkpu"Eqr { "yj cv'ku'tgo qvgn{ "ej cpi gf "qp"qt"  
qh"Ukg"cpf "kpeqr qtcvgu" c"vej pqrqi { "qt"o gy qf "cmty kpi "yj g"Uki p"vq"  
ej cpi g"Eqr { "y kj qw"j cxkpi "vq"o cpwcm{ "qt"o gej cplecm{ "tgr meg"yj g"  
Uki p'rcg"qt"ku'eqo r qpgpu0'

Wpf gt" ugevqpp" 804. "c" **Freestanding Sign**"o gcpu"oc"Uki p"uwr r qt vgf "kpf gr gpf gpw{ "qh" c"  
dwkr kpi 0"

Ugevqpp" 6420\*8+ " ucvgu" oUki pu" uj cm' eqo r n{ " y kj " yj g" tgi wrevkpu" hqwpf " kp"  
Uej gf wrg'7: I 0"

Ugevqpp"6420"ucvgu"yj cv'vj g"**General Purpose**"qh"yj g"(IM) **Medium Industrial Zone** ku<"

vq"r tqxkf g"ht"o cpwrcwtkpi ."r tqeguukpi ."cuugo dn{ ."f kntkdwkqp."ugt xleg"  
cpf "tgr ckt" Wugu"yj cv'ectt { "qw" c"r qtvkqp"qh"yj gkt"qr gtcvkqp"qwf qqtu"qt"

tgs wktg"qwf qqt"uqtci g"ctgcu0Cp{ "pwkucpeg"cuuqekcvgf "y kj "uwej "Wugu"
uj qwf "pqv'i gpgtcm{ "gzvpgf "dg{ qpf "vj g"dqwpf ctkgu"qh'vj g"Ukg0Vj ku\ qpg"
uj qwf "pqto cm{ "dg"cr r rkgf "qp"vj g"kpvtkqt "qh'kpf wutken'ctgcu'cf lcegpv"vq"
eqmgevqt" cpf " mecn' kpf wutken' r wdike" tqcf y c{u" uwej " vj cv' Wugu" ctg"
ugr ctevgf " htqo " cp{ " cf lcegpv' tgukf gpvken' ctgcu" d{ " c" j ki j gt" s werv{ "
kpf wutken'qt'Ego o gteken\ qpg0

"
"

**Uki p 'Tgi wv vqpu/'I gpgt cniRt qxkdkpu**

"

Ugevkqp"7; 04\*43+"ucvgu<

"

Cp{ "Uki p"Wug"vj cv'ku"c"Hggucvcpf kpi "Uki p"uj cmi'j cxg"o"o kpk wo "670"o "
tcf ken'ugr ctevkqp" f kucpeg"htqo "cp{ "qvj gt"Uki p"Wug"vj cv'ku"c"Hggucvcpf kpi "
Uki p" qp" vj g" uco g" Ukg0 Vj ku" ugr ctevkqp" f kucpeg" f qgu"pqv' cr r r n' "vq"
f khtgtpv"Uki p"Wugu"vj cv'ctg"eq/mecvfg "qp"vj g"uco g"Hggucvcpf kpi "Uki p"
utwevtg0

"

**Development Officers Determination**

**1. Section 59.2(21) Any Sign Use that is a Freestanding Sign shall have a minimum 45.0 m radial separation distance from any other Sign Use that is a Freestanding Sign on the same Site. This separation distance does not apply to different Sign Uses that are co-located on the same Freestanding Sign structure.**

**Required: 45.0 m**

**Proposed: 7.79 m**

**Deficient by: 37.21 m**

]wpgf kvgf \_"

"

**Ugvdcm**

"

Uej gf wrg"7; I 05\*8\*4+"ucvgu"or tqr qugf "Uki pu'y kj "cp'ctgc'i tgcvt"vj cp": 02"o. 4" uj cmi'pqv'dg"
mecevfg "y kj kp"cp{ "Ugvdcm0"

Ugevkqp"64206\*4+"ucvgu"oc"o kpk wo "Ugvdcm"qh"50"o "uj cmi'dg"tgs wktgf "y j gtg"cp{ "qv'
rkpg"qh'c"Ukg"cdwu"r wdike"tqcf y c{."qvj gt"vj cp"o"Ncpg0K"cp{ "qv'rkpg"qh'vj g"Ukg"cdwu"r
r tqr gtv{ "rkpg"qh'c"Ugvdcm"qh"80"o "uj cmi'dg"tgs wktgf 0"

"

Wpf gt'ugevkqp"80.'Sign Area'o gcpu<

"



vj g"gpvtg"ctgc"qh'vj g"Uki p"qp'y j lej 'Eqr { 'ku'lpvgpf gf "vq'dg'r rcegf 0k'vj g"  
ecug"qh"f qwdrg/hcegf "qt"o wnk/hcegf "Uki p."qpn' "j cni'qh'vj g"ctgc"qh"gej "  
hceg" qh' 'vj g" Uki p" wugf " vq" f kur r{ " cf xgtvkupi " Eqr { " uj cni' dg" wugf " kp"  
ecrewrkupi "vj g'vqcn'Uki p'Ctgc0  
"

Wpf gt"ugevkp"80B.'Setback o gcpu'ovj g'f kuvpeg'vj cv'c'f gxgnr o gpv'qt'c'ur gekk'f'r qt'vkp"  
qh'kv."o wuv'dg'ugv'dcen'htqo "c'r tqr gtv' "rkp0C"Ugvdcei'ku"pqv'c' [ ctf.'Co gpk' "Ur ceg."qt"  
Ugr ctcvkp"Ur ceg0"  
"

**Development Officers Determination**

**2. Section 59G.3(10) proposed Signs with an Area greater than 8.0  
m2shall not be located within any Setback;**

**Required: 3.0 m (Section 420.4(2))**

**Proposed: 2.62 m**

**Deficient by: 0.38 m**

]wpgf k'gf \_"

"

"

*Rt gxlqwu'Uwdf kxkukqp'cpf'F gxgnr o gpv'Crr genDqctf'F gekukpu*

Application Number	Description	Decision
UF CD/F/37/389"	Vq" kpuvni' c" Htggucpf kpi " O k'qt" F ki keni' Qp/r tgo kugu" Qh'r tgo kugu" Uki p" *k'vgi tc" Vkt g+"	Cr tki'36."4237="Vj g'cr r gen'ku" CNNQY GF "cpf "vj g'f gekukqp" qh" vj g" F gxgnr o gpv' Cwj qtk' 'ku'TGXQMGF 0'Vj g" f gxgnr o gpv'ku'I TCP VGF 0'
UF CD/F/35/246"	Eqputwev" cp" Qh'r tgo kugu" O k'qt" F ki keni' Htggucpf kpi " Uki p"*50"o "z'80"o "/F qwdrg" Uk'gf 'hceki 'P IU+"	Hgdtwet { "44."4235="Vj cv'vj g" cr r gen' dg" CNNQY GF " cpf " vj g" F GXGNQRO GP V" I TCP VGF 0'

"

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Pqv'eg'v'Cr r rkecpv'Cr r gncpv'

"

Rtqxkpekni'rgi kurvkp"tgs wktgu'vj cv'vj g"Uwdf kxkukqp'cpf'F gxgnr o gpv'Crr genDqctf 'kuuwg"  
ku'qh'heknif gekukqp'kp'y tkkpi 'y kj kp'hk'ggp'f c { u'qh'vj g'eqpenwukqp'qh'vj g'j gctkpi 0"  
"

"

	Project Number: <b>167232980-003</b> Application Date: JUL 29, 2020 Printed: September 22, 2020 at 10:48 AM Page: 1 of 2		
<h2 style="margin: 0;">Application for Sign Combo Permit</h2>			
This document is a Development Permit Decision for the development application described below.			
<b>Applicant</b>	<b>Property Address(es) and Legal Description(s)</b> 5015 - 99 STREET NW Plan 4187RS Blk 2 Lot 1		
<b>Scope of Application</b> To install a Minor Digital On-premises Off-premises Freestanding Sign ((PATTISON   R.B. Palmer & Associates LTD   INTEGRA TIRE & AUTO CENTRE).			
<b>Permit Details</b> <table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 50%; padding: 5px;">                     ASA Sticker No./Name of Engineer:                      Construction Value: 100000                 </td> <td style="width: 50%; padding: 5px;">                     Class of Permit: Class B                      Expiry Date:                 </td> </tr> </table>		ASA Sticker No./Name of Engineer: Construction Value: 100000	Class of Permit: Class B Expiry Date:
ASA Sticker No./Name of Engineer: Construction Value: 100000	Class of Permit: Class B Expiry Date:		
Fascia Off-premises Sign: 0 Fascia On-premises Sign: 0 Roof Off-premises Sign: 0 Roof On-premises Sign: 0 Minor Digital On-premises Sign: 0 Minor Digital Off-premises Sign: 0 Minor Digital On/Off-premises Sign: 1	Freestanding Off-premises Sign: 0 Freestanding On-premises Sign: 0 Projecting Off-premises Sign: 0 Projecting On-premises Sign: 0 Replacement Panel on Existing Sign: 0 Comprehensive Sign Design: 0 Major Digital Sign: 0		
<b>Development Application Decision</b> Refused <b>Issue Date:</b> <b>Development Authority:</b> MERCIER, KELSEY <b>Reason for Refusal</b> 1. Section 59.2(21) Any Sign Use that is a Freestanding Sign shall have a minimum 45.0 m radial separation distance from any other Sign Use that is a Freestanding Sign on the same Site. This separation distance does not apply to different Sign Uses that are co-located on the same Freestanding Sign structure.  Required: 45.0 m Proposed: 7.79 m Deficient by: 37.21 m  2. Section 59G.3(10) proposed Signs with an Area greater than 8.0 m <sup>2</sup> shall not be located within any Setback;  Required: 3.0 m (Section 420.4(2)) Proposed: 2.62 m Deficient by: 0.38 m  <b>Rights of Appeal</b> The Applicant has the right of appeal within 21 days after the date on which the decision is made, as outlined in Section 683 through 689 of the Municipal Government Act.			
<b>THIS IS NOT A PERMIT</b>			



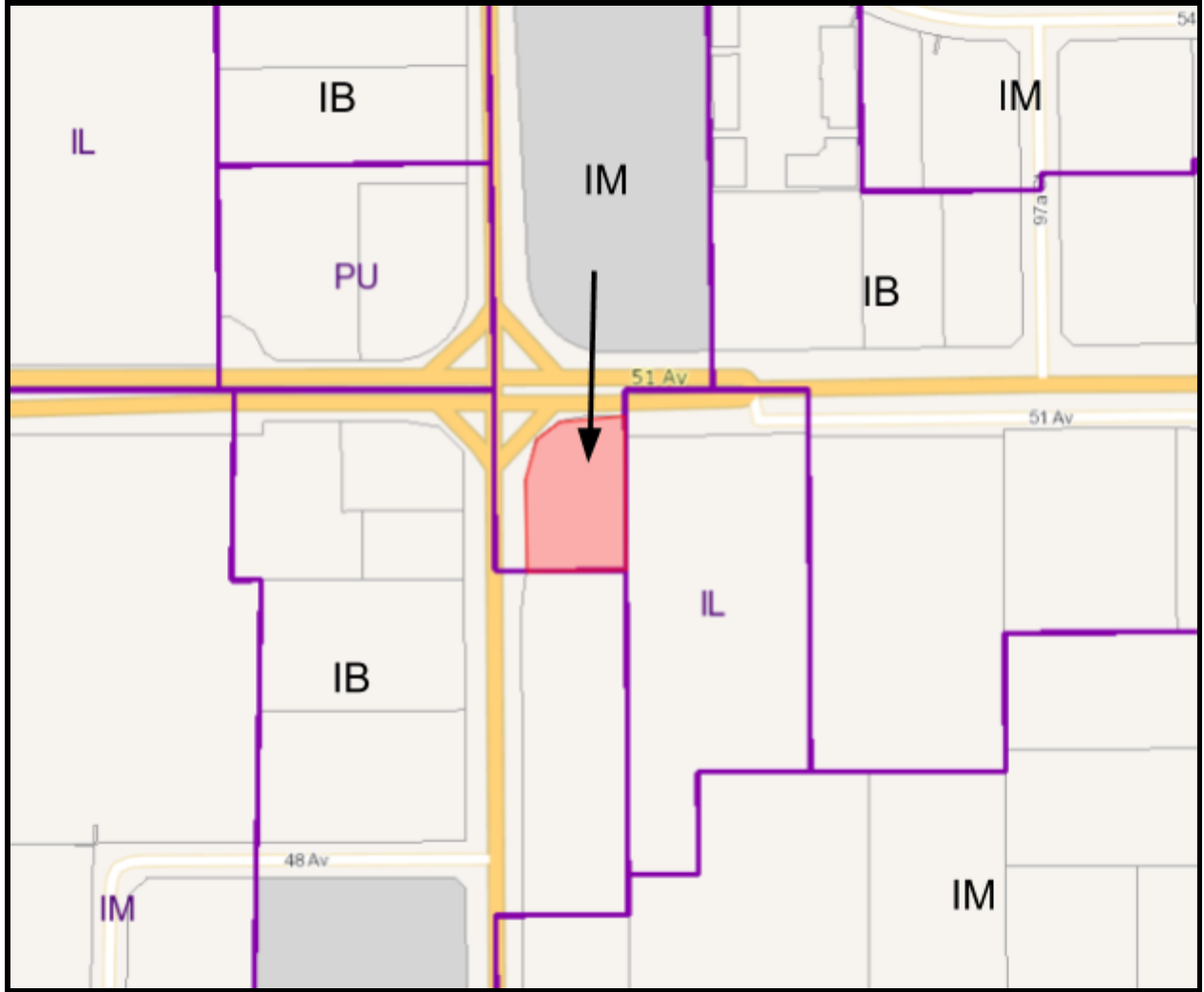
# Application for Sign Combo Permit

Project Number: **167232980-003**  
Application Date: JUL 29, 2020  
Printed: September 22, 2020 at 10:48 AM  
Page: 2 of 2

**Fees**

	<b>Fee Amount</b>	<b>Amount Paid</b>	<b>Receipt #</b>	<b>Date Paid</b>
Sign Dev Appl Fee - Digital Signs	\$467.00	\$467.00	06653323	Aug 04, 2020
Total GST Amount:	\$0.00			
Totals for Permit:	\$467.00	\$467.00		

**THIS IS NOT A PERMIT**



**SURROUNDING LAND USE DISTRICTS**

Site Location ←

▲  
**N**

File: SDAB-D-20-146

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KVGO "KK"3-52"R00

HKNG<"UF CD/F /42/369"

"

CP 'CRRGCN"HTQO "VJ G'F GEKUKQP "QH"VJ G'F GXGNQRO GP V'QHHEGT"

"

CRRGNNPC V< "

"

CRRNEC VIQP "P Q< 578624: 24/224"

"

CRRNEC VIQP "VQ< Kpuem'c'Htggucpf kpi "Qh/r tgo kugu"Uki p"\*EQNNGI G"  
EQR[ "U QR"-DI G"\*K F QQT"CKT"S WCNK[ "  
UQNWVIQP U+ "

"

F GEKUKQP "QH"VJ G"  
F GXGNQRO GP V'C WJ QT K[ < Tghwuf "

"

F GEKUKQP "F CVG< Ugr vgo dgt"37."4242"

"

F CVG'QH'CRRGCN< Qevdgt"7."4242"

"

O WP KE RCN'F GUET RVIQP "  
QH'UMDLGE V'RTQRGT V[ < 793: "/"I cvgy c{ "Dqwgxctf "P Y "

"

NGI CN'F GUET RVIQP < Rrcp"3883MU'Dmi: 9"Nqv'3C"

"

\ QP G< \*K +J gcx{ "Kof wutken\ qpg"

"

QXGTNC[ < P IC"

"

UVCVWQT[ "RNCP < P IC"

"

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***I tqwpfu'ht 'Crrgcn***

"

Vj g'Cr r gmpv'r tqxkf gf "vj g'hqmy kpi 'tgcuppu'ht"cr r gcrkpi "vj g'f gekukqp"qh'vj g'F gxgnr o gpv'  
Cwj qtK{ <

"

Y g'ctg"cr r gcrkpi "vj g'f gekukqp"ht"tghwucn'qh'c"heg"ej cpi g"lp"cp"gzkukpi "  
htggucpf kpi "uki pO' Vj g"heg"ku"c"eqr { "ej cpi g"htqo "vj g"\$Hngt"Uj qr \$"vq"  
\$DI G\$O"Vj g'tgcuppu'ht"qwt"cr r gcr'ctg"cu'hqmy u<"

"

30'Vj g"cr r nkecvkp"ku'hqt"e"eqr { "ej cpi g"lp"cp"gzkukpi "ecdlpgv"lp"cp"gzkukpi " uki p"/"y g"ctg"pqv'cumkpi "v"ej cpi g"qt"cnrgt"vj g"uki p"nkecvkp"qt"utwewt g0' "

40'Vj g"r ctegr'y j gtg"vj g"htggucpf kpi "uki p"ku"nkecvgf "j cu"dgpp"uwdf kxkf gf 0' Kp" qtf gt" hqt" vj g" htggucpf kpi " uki p" vq" j cxg" vj g" DI G" \*\$Hkngt" Egpvtg+" kf gpv"nkecvkp"qp'kx'k'y km'dg'encuukhgf "cu"cp"qhh'r tgo kugu"uki p0' K'y kn'pggf " c"tcf kn'ugr ctecvkp"qh"322o "htqo "cp"qh'h'r tgo kugu"f ki kcn'dkmdqctf"uki p" y j lej "ku"578o "uqwj "geu0' I kxgp"vj g"ncev'vj cv'vj g"nceg"ej cpi g"ku"vq"dg"c" ucve"ej cpi g"pqv'f ki kcn'cpf "k'ku"tgr nkekp "vj g"gzkukpi "r cpgn'y g"fq"pqv' hggv'vj cv'k'ku"lp"vj g"uco g"ecvgi qt { "cu"qhh'r tgo kugu"uki p"cpf "uj qwf "pqv'dg" uwdlgev'vq"vj g"uco g"uqt'v'qh'ugr ctecvkpu0' "

50'Vj g"uki p"gpvtqcej gu"qpn{ "284o "qt"607\$"qxgt"vj g"r tqr gtv{ "npg0' Vj g" co qwpv'ku"pqv'gpqwi j "vq"dg"gi tgi kqwu"qt"chgev'vj g"nqv'qt"vj g"tqcf y c{ "lp" cp{ 'y c{ 0' "

**I gpgt cnlO cwgtu**

**Appeal Information:**

Vj g"O wplekr cnl qxgt po gpv'cev."TUC"4222."e"O /48 'ncvgu'vj g"hnmy kpi < "

**Grounds for Appeal "**

**685(1)** "kic" f gxgr o gpv'cwj qtk{ "

\*c+ "hcku"qt'tghwugu'vq'kuuwg'c'f gxgr o gpv'r gto k'vq'c'r gtuqp."

\*d+ "kuuwg'c'f gxgr o gpv'r gto k'uwdlgev'vq'eqpf kxkpu."qt "

\*e+ "kuuwg'cp"qtf gt'wvf gt'ugevqp"867."

vj g"r gtuqp"cr r n{ kpi "hqt"vj g"r gto k'qt"chgevgf "d{ "vj g"qtf gt'wvf gt'ugevqp" 867"o c{ "cr r gen'vq"vj g"uwdf kxkukqp"cpf "f gxgr o gpv'cr r gen'dqctf 0' "

**(2)** "kp"cf f kxkqp"vq"cp"cr r nkecpv'wvf gt"uwdugevqp"\*3+."cp{ "r gtuqp"chgevgf " d{ " cp" qtf gt." f gekukqp" qt" f gxgr o gpv" r gto k' o cf g"qt" kuuwgf " d{ " c" f gxgr o gpv'cwj qtk{ "o c{ "cr r gen'vq"vj g"uwdf kxkukqp"cpf "f gxgr o gpv' cr r gen'dqctf 0' "

**Appeals**

**686(1)** " C" f gxgr o gpv'cr r gen'vq"c"uwdf kxkukqp"cpf "f gxgr o gpv'cr r gen' dqctf "ku"eqo o gpegf "d{ "hckpi "c"pqv'eg"qh'vj g"cr r gen'eqpvc'kpi 'tgcuuu. " y kj "vj g"dqctf ."

\*c+ kp'vj g"ecug'qh'cp"cr r gen'o cf g"d{ "c'r gtuqp'tghgtgf "vq'lp'ugevqp" 8: 7\*3+ "

"

\*k+ y kj "tgur gev"vq"cp"cr r rkecvkqp"ht"cf g'xgnqr o gpv'r gto kv"

\*C+ y kj kp"43"fc{u"chgt"vj g'fcvg"qp"y j lej "vj g"y tkwgp" f gekukqp"ku'i kxgp"wpf gt"ugevkqp"864."qt"

"

\*D+ kh'pq"fcgekukqp"ku'o cf g'y kj "tgur gev"vq"vj g'cr r rkecvkqp" y kj kp"vj g"62/fc{"r gtlkf."qt"y kj kp"cp{"gzvvpukqp"qh" vj cv'r gtlkf"wpf gt"ugevkqp"8: 6."y kj kp"43"fc{u"chgt" vj g'fcvg"vj g'r gtlkf"qt"gzvvpukqp"gzr ktgu."

qt"

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\*k+ y kj "tgur gev"vq"cp"qtf gt"wpf gt"ugevkqp"867."y kj kp"43"fc{u" chgt"vj g'fcvg"qp"y j lej "vj g"qtf gt"ku'o cf g."qt"

"

\*d+ kp"vj g"ecug"qh"cp"cr r gen'o cf g"d{"c'r gtuqp"tghgtgf "vq"kp"ugevkqp" 8: 7\*4+.y kj kp"43"fc{u"chgt"vj g'fcvg"qp"y j lej "vj g'p'v'eg"qh"vj g" kuw'peg"qh"vj g"r gto kv"y cu"i kxgp"kp"ceeqtf cpeg"y kj "vj g"rcpf" wug"d{rcy 0'

**Hearing and Decision**

**687(3)**kp"fcv'gto kpkpi "cp"cr r gen"vj g"u'wdf k'kukqp"cpf "f g'xgnqr o gpv'cr r gen" dqctf"

í "

\*cB+ o wuv'eqo r n{"y kj "vj g"rcpf "wug"r q'rk'kgu="

\*cO+ uwdlgev" vq" ugevkqp" 85: ." o wuv' eqo r n{" y kj " cp{" cr r rkecdng" ucw'wqt{"r rcpu="

\*cO+ uwdlgev"vq"erwug"\*f+."o wuv'eqo r n{"y kj "cp{"rcpf"wug"d{rcy "kp" gh'gev="

\*cO+ o wuv' eqo r n{" y kj " vj g" cr r rkecdng" tgs wktgo gpvu" qh" vj g" tgi w'cvkpu" wpf gt" vj g" *I co kpi.* " *Nks wqt* " *cpf* " *Ecppcdku* " *Cev* " tgur gev'kpi " vj g" rkecvkqp" qh" r tgo kugu" f guet'kdgf "kp" c" ecppcdku" r'egpeg" cpf " f'kucpegu" dgy ggp" vj qug" r tgo kugu" cpf " qv'gt" r tgo kugu="

í "

\*e+ o c{" eqphkto." tgxqng" qt" xct{" vj g" qtf gt." f gekukqp" qt" f g'xgnqr o gpv'r gto kv"qt"cp{"eqpf k'kqp"cwcej gf "vq"cp{"qh"vj go" qt"o cng"qt"uwdu'kw'wg"cp"qtf gt." f gekukqp"qt"r gto kv'qh'ku"qy p="

\*f+ o c{ "o cng"cp"qtf gt"qt"f gekukqp"qt'kuuwg"qt"eqphkto 'y j g'kuuwg"qh"  
c"f gxgnr o gpv'r gto k'gxgp"vj qwi j "y j g'r tqr qugf "f gxgnr o gpv"  
f qgu"pqv'eqo r n{ 'y kj "y j g'rcpf "wug'd{ rcy "kh"kp'ku'qr kpkqp."

\*k+\*\*\*\*\*y j g'r tqr qugf "f gxgnr o gpv'y qwf "pqv"  
"

\*C+ wpf wnf{ " kpwgthtg" y kj " y j g" co gpkkgu" qh" y j g"  
pgki j dqwtj qqf ."qt"  
"

\*D+ o cvgtkcnf "kpwgthtg"y kj "qt"chgevy j g'wug."gplq{o gpv"  
qt"xcnwg"qh'pgki j dqwtkpi "r ctegn"qh'rcpf ."

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cpf "  
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\*k+ y j g" r tqr qugf " f gxgnr o gpv' eqphqto u" y kj " y j g" wug"  
r tguetkdgf "hqt"y j cv'rcpf "qt'dwkr kpi "kp"y j g'rcpf "wug'd{ rcy 0'

**General Provisions from the Gfo qpwpp 'l qpkpi 'D{rcy <'**

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Wpf gt"ugevkqp"65204\*9+."c"**Freestanding Off-premises Sign.**"y j gtg"y j g{"ctg"pqv'y kj kp"  
3220"o "qh"c"Tkukf gpvkn\ qpg."ku"c"**Permitted Use**"kp"y j g"**(IH) Heavy Industrial Zone.**"

"

Wpf gt"ugevkqp" 65205\*35+."c"**Freestanding Off-premises Sign.**"y j gtg"y j g{"ctg"y kj kp"  
3220"o "qh"c"Tkukf gpvkn\ qpg."ku"c"**Discretionary Use**"kp"y j g"**(IH) Heavy Industrial Zone.**

Wpf gt"ugevkqp"90 \*5+."**Freestanding Off-premises Signs**"o gcpu"oc"Htggucpf kpi "Uki p."  
y j lej "ku"c"Rgto cpgpv"Uki p."f kur rc{u"Qh/r tgo kugu"Cf xgt vkupi "cpf"eqpvckpu"pq"Fi ken"  
Eqr {0"

"

Wpf gt"ugevkqp"804."c"**Freestanding Sign**"o gcpu"oc"Uki p"uwr r qtvgf "kpf gr gpf gpw{ "qh"c"  
dwkr kpi 0"

"

Ugevkqp" 65206\*: + ucvgu" oUki pu" uj cmf eqo r n{ " y kj " y j g" tgi wrcvqpu" hqwpf " kp"  
Uej gf wrg'7; I 0'

"

Ugevkqp"65208"ucvgu"y j cv'y j g"**General Purpose**"qh'y j g"**(IH) Heavy Industrial Zone** ku<

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vq"r tqxkf g'hqt"kp{ wutkcn'Wugu"y j cv."f wg"vq"y j gkt"cr r gctcpeg."pqkug."qf qwt."  
tkun'qh"vzke"go kuukqpu."qt"htg"cpf "gZR nqkqp"j cl ctf u"ctg"lpeqo r cvkdr"  
y kj "tgukf gpvkn"eqo o gtekn"cpf "qy gt"rcpf "Wugu'Vj ku"\ qpg"uj qwf "  
pqto cm{ "dg"mqcvgf "qp"y j g"kpvtkqt"qh"kp{ wutkcn'qt"ci tlewnwtcn'ctgcu."  
uwej "y j cv'k'f qgu"pqv'kpwgthtg"y kj "y j g'uchgv{."Wug."co gpk{ "qt"gplq{o gpv"  
qh'cp{ "lwttqwpf kpi "\ qpgu'0'

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**Ugvdcem**

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Uej gf wrg'7; I 04\*7+\*e+"ucvgu"õpq" r ctv'qh' cp{ "Htggucpf kpi " Qhh'r tgo kugu" Uki p"uj cm'dg" rjccv'gf "y kj kp"cp{ "Ugvdcentõ"

Ugevkqp"65206\*5+"ucvgu"õC"o kpkõ wo "Ugvdcent'qh'50"o "uj cm'dg"tgs wktgf "y j gtg"cp{ "rjv' rjcg"qh'c"Ukg"cdwu"r wdrk"tqcf y c{.'qyj gt"vj cp"c"Ncpgõ"

Wpf gt"ugevkqp"80."Sign Area"o gcpcu<

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vj g"gpvktg"ctgc"qh'vj g"Uki p"qp'y j lej "Eqr { "ku'kpvgpf gf "v"dg'r rccgf 0kõ"vj g" ecug"qh'f qwdrg/hccgf "qt"o wnk/hccgf "Uki p."qpn{ "j cih'qh'vj g"ctgc"qh'gcej " hccgf" qh' vj g" Uki p" wugf " vj f kur r{ " cf xgtvkupi " Eqr { "uj cm' dg" wugf " kp" ecrcwcvkpi "vj g"vqcn'Uki p'Ctgc0"

Wpf gt"ugevkqp"80."Setback"o gcpcu'õvj g'f kvcpeg"vj cv'c'f gxcgr o gpv'qt" c'ur gekk'gf "r qt vkp" qh'kw"o wuv'dg"ugv'dcent'htqo "c"r tqrgt v{ "rjcg0C"Ugvdcent'ku"pqv"c[ ctf."Co gpkv{ "Ur ceg."qt" Ugr ctcvkqp"Ur cegõ"

**Development Officers Determination**

**1. Section 59G.2(5)(c) - No part of any Freestanding Off-premises Sign shall be located within any Setback;**

**Proposed: encroaches 0.12 m over property line**

**Required: 3.0 m Setback**

**Deficient by: 3.12 m**

]wpgf kcgf \_"

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**Ugr ctcvkqp'Fkvcpeg**

"

Uej gf wrg'7; I 04\*7+\*f +ucvgu<"

"

r tqrgugf "Uki p"rjccv'kpu"uj cm'dg"ugr ctcv'gf "htqo "Uki pu'y kj "F ki kcn'Eqr { " i tgcvtg"vj cp": 0"o 4"qt"Qhh'r tgo kugu"Uki pu'cu'hqmqy u<

"

Rtqr qugf "Uki p'Ctgc"	O kpkõ wo "ugr ctcvkqp" f kvcpeg"htqo "Uki pu" y kj "F ki kcn'Eqr { "i tgcvtg"vj cp": 0"o 4"qt" Qhh'r tgo kugu"Uki pu"
rjuu'vj cp"42"o 4"	322"o "

"

Vj g" ugr ctvkwqp" uj cm' dg" cr r kfg" htqo " vj g" mqcwqp" qh' vj g" rcti gt"  
Qh/r tgo kugu"Uki p"qt"Uki p'y kj 'F ki kcn'Eqr {0

"

**Development Officers Determination**

**2. Section 59G.2(5)(d) - Proposed Sign locations shall be separated from Signs containing Digital Copy greater than 8.0m2 or Off-premises Signs, greater than 10m2 by 100m. The separation shall be applied from the larger Off-premises Sign or Digital Sign location.**

**Area of Existing Sign (DP# 146410313-004): 18.6 m2 Digital**

**Location: 5735 - GATEWAY BOULEVARD N**

**Required Separation Distance: 100 m**

**Proposed Separation Distance: 34 m**

**Deficient by: 66 m**

]wpgf kfgf \_"

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***Uki p 'Tgi wrc wqpu/'I gpgt c nRt qxh wqpu***

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Ugevwqp"7; 0t\*34+"lvcvgu<

"

Cm'H ggucpf kpi "Uki pu."Vgo r qtct{ "Uki pu."O clqt"F ki kcn'Uki pu."O kqqt"  
F ki kcn' Qp/r tgo kugu" Uki pu." O kqqt" F ki kcn' Qh/r tgo kugu" Uki pu." cpf "  
O kqqt"F ki kcn'Qp/r tgo kugu"Qh/r tgo kugu"Uki pu"uj cm'dg"mqcvgf "uq"vj cv"  
cm'r qt wqpu"qh"vj g"Uki p"cpf "ku"uwr r qt v'ut wewt g"ctg"eqo r r gvgn{ "mqcvgf "  
y kj kp"vj g"r tqr gtv{ "cpf "pq"r ctv"qh'vj g"Uki p"o c{ "r tq lgev"dg{ qpf "vj g"  
r tqr gtv{ "kpgu"wpiguu"qv gty kug"ur gekkfgf "kp" c"Uki p"Uej gf wrg0

**Development Officers Determination**

**3. Section 59.2(12) - All Freestanding Signs, shall be located so that all portions of the Sign and its support structure are completely located within the property and no part of the Sign may project beyond the property lines.**

**Proposed: Sign encroaches 0.12 m over property line.**

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	<h2>Application for Sign Combo Permit</h2>	Project Number: <b>356402802-002</b> Application Date: AUG 25, 2020 Printed: October 5, 2020 at 3:31 PM Page: 1 of 2
This document is a Development Permit Decision for the development application described below.		
<b>Applicant</b>	<b>Property Address(es) and Legal Description(s)</b> 5718 - GATEWAY BOULEVARD NW Plan 1661KS Blk 87 Lot 1A	
<b>Scope of Application</b> To install a Freestanding Off-premises Sign (COLLEGE COPY SHOP   BGE (INDOOR AIR QUALITY SOLUTIONS)).		
<b>Permit Details</b>		
ASA Sticker No./Name of Engineer: Construction Value: 1000	Class of Permit: Expiry Date:	
Fascia Off-premises Sign: 0 Fascia On-premises Sign: 0 Roof Off-premises Sign: 0 Roof On-premises Sign: 0 Minor Digital On-premises Sign: 0 Minor Digital Off-premises Sign: 0 Minor Digital On-Off-premises Sign: 0	Freestanding Off-premises Sign: 1 Freestanding On-premises Sign: 0 Projecting Off-premises Sign: 0 Projecting On-premises Sign: 0 Replacement Panel on Existing Sign: 0 Comprehensive Sign Design: 0 Major Digital Sign: 0	
<b>Development Application Decision</b>		
Refused		
<b>Issue Date:</b> <b>Development Authority:</b> MERCIER, KELSEY		
<b>Reason for Refusal</b>		
<ol style="list-style-type: none"> <li>Section 59G.2(5)(c) - No part of any Freestanding Off-premises Sign shall be located within any Setback;                       Proposed: encroaches 0.12 m over property line                      Required: 3.0 m Setback                      Deficient by: 3.12 m</li> <li>Section 59G.2(5)(d) - Proposed Sign locations shall be separated from Signs containing Digital Copy greater than 8.0m<sup>2</sup> or Off-premises Signs, greater than 10m<sup>2</sup> by 100m. The separation shall be applied from the larger Off-premises Sign or Digital Sign location.                       Area of Existing Sign (DP# 146410313-004): 18.6 m<sup>2</sup> Digital                      Location: 5735 - GATEWAY BOULEVARD N                      Required Separation Distance: 100 m                      Proposed Separation Distance: 34 m                      Deficient by: 66 m</li> <li>Section 59.2(12) - All Freestanding Signs, shall be located so that all portions of the Sign and its support structure are completely located within the property and no part of the Sign may project beyond the property lines.                       Proposed: Sign encroaches 0.12 m over property line.</li> </ol>		
<b>THIS IS NOT A PERMIT</b>		

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# Application for Sign Combo Permit

Project Number: **356402802-002**  
Application Date: AUG 25, 2020  
Printed: October 5, 2020 at 3:31 PM  
Page: 2 of 2

### Rights of Appeal

The Applicant has the right of appeal within 21 days after the date on which the decision is made, as outlined in Section 683 through 689 of the Municipal Government Act.

### Fees

	Fee Amount	Amount Paid	Receipt #	Date Paid
Sign Building Permit Fee	\$161.00	\$161.00	06708898	Sep 03, 2020
Sign Development Application Fee	\$287.00	\$287.00	06708898	Sep 03, 2020
Safety Codes Fee	\$6.44	\$6.44	06708898	Sep 03, 2020
Total GST Amount:	\$0.00			
Totals for Permit:	\$454.44	\$454.44		

**THIS IS NOT A PERMIT**

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