



# TOWN OF HIGH LEVEL

10511 - 103rd Street, High Level, Alberta T0H1Z0  
Tel 780-926-2201, Fax 780-926-2899

Isabella Cerelli  
255 Pinebush Road  
Cambridge Ontario  
N1T 1B9

## NOTICE OF APPROVAL

Development Permit Application #	<b>DP20-048</b>
Tax Roll Number	<b>1920.000</b>
Applicant	<b>Isabella Cerelli</b>
Landowner	<b>BROWN INVESTMENTS INC</b>
Address	<b>2 GATEWAY BOULEVARD</b>
Short Legal	<b>Lot 3, Block 1, Plan 1423377</b>
Hamlet / Subdivision	<b>High Level</b>
Development Involving	<b>Drive-Thru Signage</b>

has been APPROVED, subject to the conditions on the attached sheet and as per the site plan submitted by the Applicant.

Fourteen days after the first publication date you are authorized to proceed with the development specified, provided that any stated conditions are complied with; that development is in accordance with any approved plans and applications; and, that a Building Permit is obtained if construction is involved. SHOULD AN APPEAL BE MADE AGAINST THIS DECISION, TO THE SUBDIVISION AND DEVELOPMENT APPEAL BOARD, THIS DEVELOPMENT PERMIT SHALL BE NULL AND VOID.

Date Deemed Complete	<b>December 18, 2020</b>
Date Approval First Publicized	<b>December 18, 2020</b>
Date Permit Valid	<b>December 18, 2020</b>

(Original Signed by Clark McAskile)

SIGNATURE OF DEVELOPMENT AUTHORITY

1. The issuance of a Development Permit in accordance with the notice of approval is subject to the condition that it does not become effective until FOURTEEN (14) days after the date the approval is publicized.
2. The Town of High Level Land Use Bylaw No. 944-13 provides that any person claiming to be affected by a decision of the Development Authority may appeal to the Subdivision and Development Appeal Board by filing a written notice of appeal, containing reasons, with the Secretary of the Subdivision and Development Appeal Board for Town of High Level accompanied with payment of \$100.00, payable to Town of High Level, within FOURTEEN (14) days after notice of the approval is publicized.
3. A permit issued in accordance with the notice of approval is valid for a period of TWELVE (12) months from the date of its issue. If at the expiry of this period, the development has not been commenced or carried out with reasonable diligence, this permit shall be null and void.

## CONDITIONS OF APPROVAL

### Development Permit DP20-048

1. A sign height must not exceed the maximum building height (15 m) allowed in the district.
2. Do not unduly interfere with the amenities of the district in which they are located.
3. No portion of the sign may encroach onto municipal land.
4. No sign shall be illuminated unless the source of light is suitably shielded and must not negatively affect, nor pose a safety hazard to, an adjacent site or road.
5. Signs shall only be approved when, in the opinion of the Development Authority the sign does not obstruct the orderly and safe flow of vehicular and pedestrian traffic or the sight lines required under this bylaw.
6. Wiring and conduits for electrified signs must be concealed from view.
7. The development shall not be altered, changed, or modified from the approved plans or specifications without written authorization from the Development Authority. (4.8.8)

**PLEASE NOTE: ALL CONDITIONS MUST BE COMPLIED WITH**