



NOTICE OF APPLICATION FOR VARIANCE TO THE SIGN BY-LAW

3770 MONTROSE RD
STAMFORD; PT LOTS 62,71 59R7092 PTS 05, 07
Assessment Roll No : 272510000302801
Sign By-law : PLSBL20240742
Municipal File #:SV-2024-007
Applicant : CASSONE DWELLINGS (BT) INC Agent : Ted Schouten

DATE OF DECISION

The decision date for this file has been scheduled for:

Date: Monday December 9, 2024

Any public individuals/groups interested in making comments on this application are encouraged to use the methods noted further below.

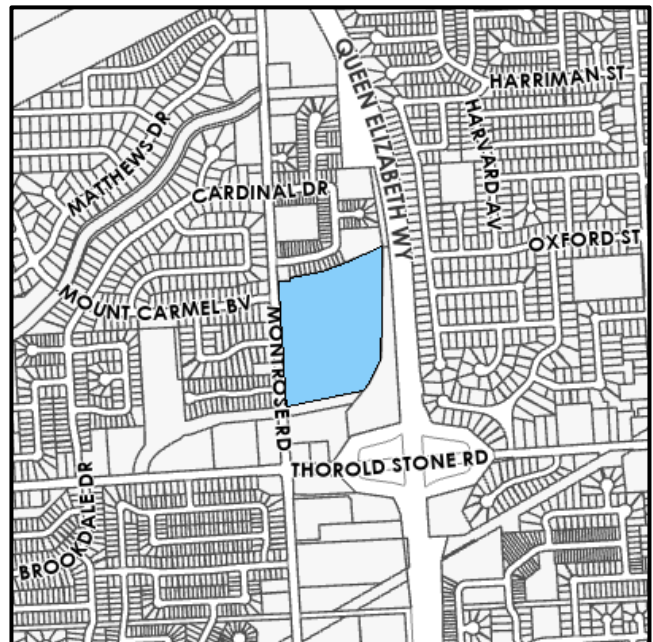
PROPOSED VARIANCE

An application has been made for a variance to the Sign By-law to permit two additional fascia signs that will project 0.10 metres from the building façade at a minimum height of 2.4 metres above grade.

The Sign By-law permits one fascia sign for each tenant and requires a fascia sign projecting 0.08 metres or more from a building face to be a minimum of 2.7 metres above grade.

HAVE YOUR SAY

Input on the proposed Sign By-law variance is welcome and encouraged. You can provide input by making a written submission.



WRITTEN SUBMISSION

To provide input in writing, or request notice if the proposed Sign By-law variance is approved, please submit a letter to the General Manager of Planning, Building, and Development, City Hall, 4310 Queen Street, Niagara Falls, Ontario, L2E 6X5 prior to December 6, 2024. Written submissions may be emailed to Julie Hannah, MCIP, RPP, Manager of Policy Planning, at jhannah@niagarafalls.ca.

MORE INFORMATION

For more information please contact Julie Hannah, Manager of Policy Planning at (905) 356-7521 Extension 4107, between the hours of 8:30 a.m. and 4:30 p.m. or by email anytime at jhannah@niagarafalls.ca.

LEGAL NOTICE

City Council has delegated approval authority to the General Manager of Planning, Building, and Development, or their designate. The General Manager, or their designate, may grant approval, approval with conditions or refuse the application. In the event of refusal, the applicant has the option to appeal the decision to City Council. City Council's decision on the appeal is final and binding. Further notice shall be provided in the event of an appeal.

Dated at the City of Niagara Falls this 29th day of November 2024.

SCHEDULE 1
SITE PLAN



NORTH ELEVATION



Total Weight of wall sign +/- 28kg
Total area of wall sign 2.08m²

EAST ELEVATION



Total Weight of wall sign +/- 28kg
 Total area of wall sign 2.68m²

SIGN DETAIL

S2 S3

Fabrication & Installation Detail

