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# Sign Regulations

Appendix A  
to  
Zoning Bylaw No. 7800

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# Sign Regulations

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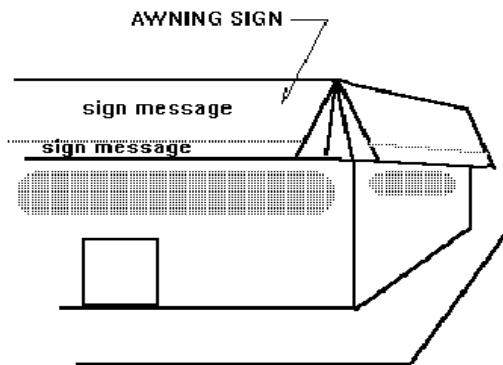
## 1.0 Sign Definitions

1.1 Definitions of words and phrases used in these Regulations that are not included in the list of definitions in this Part shall have the meanings which are commonly assigned to them in the context in which they are used in these Regulations, taking into account the specialized use of terms in the sign industry.

1.2 The words and terms listed below which are used in these Regulations shall have the following meanings:

**Area Identification Sign** means a sign which identifies a suburban centre or industrial area by means of a name, identifying symbol or logo, but which does not include any advertising of companies, products or services. (Revised – Bylaw No. 8113 – June 10, 2002)

**Awning** means a sign made from canvas-like, non-rigid material affixed to a frame and attached to a building wall.



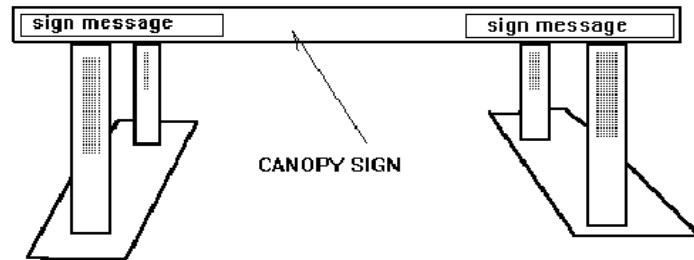
**Banner** means a sign made of fabric or other non-rigid material with no enclosing framework.

**Billboard** means a large poster panel with a maximum single sign face not to exceed 23.23 m<sup>2</sup> or a painted bulletin and includes any structure, panel, board or object designed exclusively to support such poster, panel, or a painted bulletin. These signs typically advertise off-site products and services.

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**Canopy Sign** means a rigid, multi-sided structure supported by columns or posts embedded in the ground. These signs are typically four-sided, freestanding signs located over gasoline pumps.



**Commercial Rental Unit (CRU)** means a single, commercial space available on the market as a self-sufficient, independent unit, equipped, zoned and intended to be used for commercial purposes.

**Directional/Information Sign** means an on-site sign giving directions, instructions or facility information. This sign is not intended to include any advertising copy. A logo may be incorporated into the sign provided that the logo does not occupy more than 25% of the total sign area.

**Electronic Variable Message** means a sign whose informational content can be changed or altered by means of computer-driven electronic impulses.

**Flashing** means illumination which is intermittent.

**Freestanding Sign** means any sign supported by a permanent structure and not attached to any building.

**Laser Projected Sign** means a device utilizing laser technology or intense beams of light for the purpose of projecting a static and/or animated message or display onto another surface.

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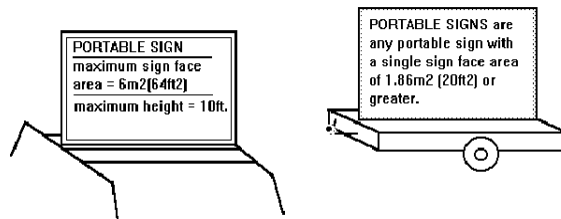
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**Logo Sign** means a sign which primarily displays a company or business logo and which is incorporated into the architecture and overall design of the building. It is intended that logo signs are built into the design of the building including the use of similar materials, colour and style of the building. Logo signs do not normally include lettering but do normally include symbols and shapes.

**Non-flashing** means steady, constant illumination.

**Overhanging Sign** means any sign which, upon erection, will extend beyond the site property line of the site to which it is affixed. For the purpose of calculating overhanging sign fees, any sign which projects more than 0.3 metres over the site property line is considered overhanging.

**Portable Sign** means a portable, freestanding sign mounted on a wide based frame with a single sign face area of not less than 1.9 m<sup>2</sup> or greater than 6.0 m<sup>2</sup> which can be readily moved or transported to various locations. Typical portable signs are illustrated below:





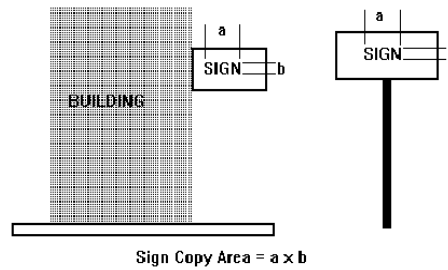
# Sign Regulations

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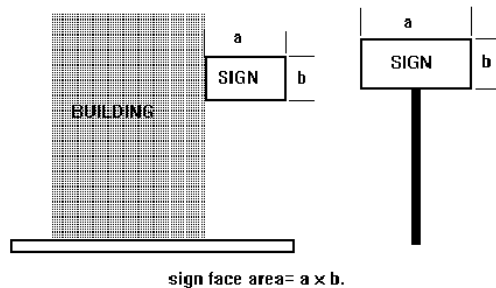
special offers and incorporates at least 65% changeable copy per sign face.

**Sign** means any device which is affixed to a building, structure or land and which identifies or advertises any object, product, place, activity, person, organization or business in such a way as to be visible to the public on any street or thoroughfare.

**Sign Copy Area** means the area of the lettering, graphics and logo contained on any sign and is calculated using the following illustration:



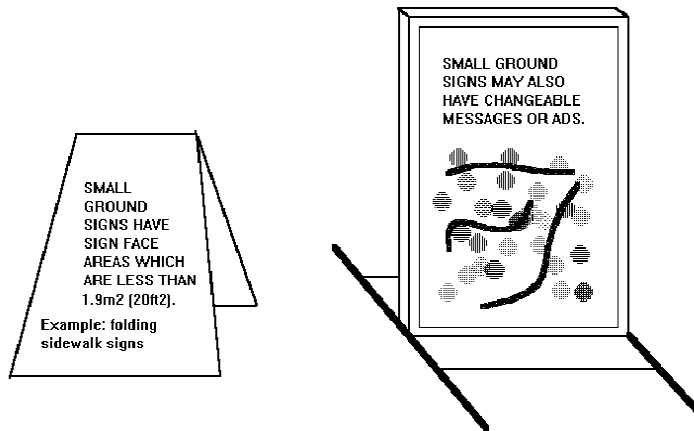
**Sign Face Area** means the area of the single face of any sign and is calculated using the following illustration:



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**Small Ground Sign** means a temporary, portable sign with less than 1.9 m<sup>2</sup> of single sign face area which can be readily picked up and moved by an individual. These signs are typically folding sandwich boards, and pedestrian oriented. Typical small ground signs are illustrated below:



**Superboard** means a large billboard sign with a sign face area greater than 23.23 m<sup>2</sup>.

**Total Sign Face Area** means the total amount of sign face area on a sign including all sides.

**Vision Clearance Area** means those areas near intersections of roadways and ingress and egress points where a clear field of vision is necessary for public safety.

**Wall Sign** means a sign attached, or affixed, to any part of the wall of a building, including entrance doors, overhead service doors and windows. This definition includes lettering, paintings, awnings, and marquees.

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## 2.0 Signage Table

2.1 The following table summarizes the Zoning Districts where signs in a particular Signage Group are permitted.

<b>Zoning District</b>	<b>Signage Group</b>
R1, R1A, R1B, R2, RMHC, RMHL, R2A, RMTN, RM1 RM2, RM3, RM4	1
M1, M2, B1A, B1B, B1	2
M3, M4, RM5	3
B2, B3, B4, AG, FUD, MX1, DCD4	4
B5, B6, IL1, IL2, IL3, IH, IH2, IB, APD	5

(Revised – Bylaw No. 8565 – January 8, 2007)

2.2 This table is for reference purposes only, and in the event of conflict between this table and the provisions of The Zoning Bylaw, the provisions of the Bylaw shall prevail.

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## 3.0 Signage Groups

### 3.1 Signage Group No. 1 (R1 R1A, R1B, R2, RMHC, RMHL, R2A, RMTN, RM1 RM2, RM3, RM4) (Revised – Bylaw No. 8479 – February 13, 2006)

#### 3.1.1 Intent and Application

3.1.1.1 The signage in this group is intended to be erected for sites which are used primarily for residential purposes. Signage for this group is not intended to be used for commercial purposes (i.e. advertising the sale or distribution of products of services). Any advertising of the existence of commercial services is not intended to draw members of the general public from the street. The signs in this group are primarily intended to identify the building and the premises to:

- its normal occupants;
- delivery and service personnel;
- visitors to premises.

3.1.1.2 The provisions of this section apply to Signage Group No. 1.

#### 3.1.2 Signage Types and Characteristics

##### Sign Types Permitted

Wall  
Freestanding

##### Characteristics Permitted

Painted  
Indirect Illumination  
Non-flashing  
Permanent  
Lettering  
Awning  
Portable (refer to Clause 3.1.3.5)

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## 3.1.3 Standards

### 3.1.3.1 Freestanding Signs

- (1) For non-residential uses, including nursing homes, special care homes and mobile home courts (excepting bed and breakfast homes, daycare and preschools, custodial care facilities and home occupations), and multiple-unit residential buildings, one (1) freestanding sign no taller than 2.2 metres above grade shall be permitted per site.
- (2) The maximum area per sign face of any freestanding sign must not exceed 1.2 m<sup>2</sup>.
- (3) The total face area of any freestanding sign must not exceed 2.4 m<sup>2</sup>.

### 3.1.3.2 Freestanding Signs for Elementary Schools, Places of Worship and Community Centres (Revised-Bylaw No. 7993-April 23, 2001)

- (1) The regulations in this clause apply to elementary schools, places of worship and community centres only.  
(Revised-Bylaw No. 7993-April 23, 2001)
- (2) One (1) freestanding sign no taller than 3.0 metres above grade shall be permitted per site.
- (3) The maximum area per sign face of any freestanding sign must not exceed 4.6 m<sup>2</sup> of which no less than 1.5 m<sup>2</sup> must be devoted to identification of the building.
- (4) The total face area of any freestanding sign must not exceed 9.2 m<sup>2</sup>.
- (5) Signs must not be illuminated between the hours of 11:00 p.m. and 7:00 a.m.
- (6) Signs must not display advertising of any commercial service or product.
- (7) Small shrubs must be provided surrounding the base of the sign.

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## 3.1.3.3 Freestanding Signs for High Schools

- (1) The regulations in this clause apply to high schools only.
- (2) One (1) freestanding sign no taller than 5.0 metres above grade shall be permitted per site.
- (3) The maximum area per sign face of any freestanding sign must not exceed 5.9 m<sup>2</sup> of which no less than 2.2 m<sup>2</sup> must be devoted to identification of the building.
- (4) The total face area of any freestanding sign must not exceed 11.8 m<sup>2</sup>.
- (5) Signs must not be illuminated between the hours of 11:00 p.m. and 7:00 a.m.
- (6) Signs must not display advertising of any commercial service or product.

## 3.1.3.4 Wall Signs

- (1) No more than one (1) sign may be affixed to each primary face of the principal building.
- (2) For residential buildings, the maximum sign face area of wall signs must not exceed 0.1 m<sup>2</sup> and shall indicate only the name and address of the occupant.
- (3) For non-residential buildings (excepting bed and breakfast homes, daycare and preschools, custodial care facilities and home occupations) and multiple-unit residential buildings, the maximum sign face area of wall signs must not exceed 1.2 m<sup>2</sup>.
- (4) The total copy area of any awning sign must not exceed 1.2 m<sup>2</sup> per CRU.
- (5) In addition to (1), bed and breakfast homes and day care centres shall be allowed a window sign having a maximum letter size of 0.09 metres.

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## 3.1.3.5 Portable Signs - Community Associations

- (1) Community Associations and other organizations which are community-oriented and non-profit in nature may place portable signs in accordance with this clause.
- (2) Portable signs may be located on any site which does not contain a one to four unit dwelling.
- (3) Portable signs located in accordance with this clause may not remain on any site for more than 90 consecutive days.
- (4) Where a portable sign located in accordance with this clause is removed from a site, no portable sign may be located on that site for at least 30 days.
- (5) Portable signs located in accordance with this clause must not display advertising of any commercial product or service.

## 3.1.3.6 Neighbourhood Identification Signs

The following standards should be adhered to for Neighbourhood Identification Signs:

- (a) a maximum sign face area of 6.0 m<sup>2</sup> (64.5 ft<sup>2</sup>);
- (b) a maximum total sign face area of 12 m<sup>2</sup> (129 ft<sup>2</sup>);
- (c) a maximum height of 3 metres (10 ft);
- (d) no less than 40% of any sign face area must be devoted to the neighbourhood name;
- (e) the sign may be illuminated by indirect illumination only;
- (f) no illumination may occur between the hours of 11pm and 7am;

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- (g) the affected Community Association, if any, should endorse any proposed Neighbourhood Identification sign.

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## 3.2 **Signage Group No. 2** **(M1, M2, B1A, B1B, B1)** (Revised – Bylaw No. 8479 – February 13, 2006)

### 3.2.1 **Intent and Application**

3.2.1.1 The signage in this group is intended to be erected for sites which contain primarily low and medium density dwellings, small offices for service-oriented occupations and small neighbourhood convenience shopping outlets. In addition to Group 1 Signs, the signs in this group are intended to identify the use, building or premises to the general public and may advertise the service and products offered on site. The signs for this group must at all times be compatible with any adjacent and surrounding residential environment.

3.2.1.2 The provisions of this section apply to Signage Group No. 2.

### 3.2.2 **Signage Types and Characteristics**

<b>Sign Types Permitted</b>	<b>Characteristics Permitted</b>
Wall	Painted
Freestanding	Indirect Illumination
	Internal Illumination
	Non-flashing
	Permanent
	Lettering
	Awning
	Portable

### 3.2.3 **Standards**

#### 3.2.3.1 **Freestanding Signs**

- (1) No more than one (1) freestanding sign permitted per site.
- (2) The height of any freestanding sign must not exceed 2.5 metres.

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- (3) The maximum area per sign face of any free standing sign must not exceed 2.0 m<sup>2</sup>.
- (4) The total face area of any freestanding sign must not exceed 4.0 m<sup>2</sup>.

### 3.2.3.2 Freestanding Signs for Shopping Centres Only

- (1) The regulations in this clause apply to shopping centres only.
- (2) No more than one (1) freestanding sign is permitted per site.
- (3) The height of any freestanding sign must not exceed 11.0 metres.
- (4) The maximum area per sign face of any freestanding sign must not exceed 14.0 m<sup>2</sup>.
- (5) The total face area of any freestanding sign must not exceed 28.0 m<sup>2</sup>.

### 3.2.3.3 Freestanding Signs for Elementary Schools, Places of Worship and Community Centres (Revised-Bylaw No. 7993 - April 23, 2001)

- (1) The regulations in this clause apply to elementary schools, places of worship and community centres only.  
(Revised-Bylaw No. 7993 - April 23, 2001)
- (2) One (1) freestanding sign no taller than 3.0 metres above grade shall be permitted per site.
- (3) The maximum area per sign face of any freestanding sign must not exceed 4.6 m<sup>2</sup> of which no less than 1.5 m<sup>2</sup> must be devoted to identification of the building.
- (4) The total face area of any freestanding sign must not exceed 9.2 m<sup>2</sup>.
- (5) Signs must not be illuminated between the hours of 11:00 p.m. and 7:00 a.m.

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- (6) Signs must not display advertising of any commercial service or product.
- (7) Small shrubs must be provided surrounding the base of the sign.

### 3.2.3.4 Freestanding Signs for High Schools

- (1) The regulations in this clause apply to high schools only.
- (2) One (1) freestanding sign no taller than 5.0 metres above grade shall be permitted per site.
- (3) The maximum area per sign face of any freestanding sign must not exceed 5.9 m<sup>2</sup> of which no less than 2.2 m<sup>2</sup> must be devoted to identification of the school.
- (4) The total face area of any freestanding sign must not exceed 11.8 m<sup>2</sup>.
- (5) Signs must not be illuminated between the hours of 11:00 p.m. and 7:00 a.m.
- (6) Signs must not display advertising of any commercial service or product.

### 3.2.3.5 Wall Signs

- (1) No more than one (1) sign may be affixed to each primary building face per commercial rental unit (CRU): 1.
- (2) The face area of any wall sign per CRU must not exceed 2.0 m<sup>2</sup> in size.
- (3) The total copy area of any illuminated awning sign must not exceed 2.0 m<sup>2</sup> per CRU.

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## 3.2.3.6 Area Identification Signs

- (1) Area identification signs are permitted in locations approved by the Municipal Engineering Branch of the Infrastructure Services Department and in accordance with the regulations in this clause.
- (2) The maximum area per sign face of any area identification sign must not exceed 6.0 m<sup>2</sup>.
- (3) The total face area of any area identification sign must not exceed 12.0 m<sup>2</sup>.
- (4) The maximum height of any area identification sign must not exceed 3.0 metres.
- (5) No less than 40% of any sign face area must be devoted to the suburban centre or industrial area name.
- (6) Signs must not be illuminated between the hours of 11:00 p.m. and 7:00 a.m.  
(Revised – Bylaw No. 8113 – June 10, 2002)

## 3.2.3.7 Overhanging Signs - B1B District

- (1) Notwithstanding the provisions of Clause 3.2.2, overhanging signs are permitted on the front face of a building in a B1B Zoning District.  
(Revised – Bylaw No. 8479 – February 13, 2006)

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## 3.3 Signage Group No. 3 (M3, M4, RM5)

### 3.3.1 Intent and Application

3.3.1.1 The signage in this group is intended to be erected for sites which contain primarily high density multiple-unit dwellings and office buildings, serving primarily a suburban development area population (50,000) and the Downtown. In addition to Group 2 signs, the signs in this group are intended to identify the building or premises to the general public and advertise the service or products offered on site. Signage is intended to be compatible with any residential uses which are in proximity.

3.3.1.2 The provisions of this section apply to Signage Group No. 3.

### 3.3.2 Signage Types and Characteristics

Sign Types Permitted	Characteristics Permitted
Wall	Painted
Freestanding	Indirect Illumination
Logo	Internal Illumination
	Non-flashing
	Temporary
	Lettering
	Permanent
	Awning
	Portable

### 3.3.3 Standards

#### 3.3.3.1 Primary Freestanding Signs

- (1) No more than one (1) freestanding sign is permitted per site.
- (2) The height of any primary freestanding sign must not exceed 7.0 metres.

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- (3) The size of any single face area on a primary freestanding sign must not exceed 6.0 m<sup>2</sup> in size.
- (4) The total face area of any permanent freestanding sign must not exceed 12.0 m<sup>2</sup>.

### 3.3.3.2 Primary Freestanding Signs for Hotels, Motels, Hospitals and Special Care Homes Only

- (1) The regulations in this clause shall apply to hotels, motels, hospitals and special care homes only.
- (2) No more than one (1) freestanding sign is permitted per site.
- (3) The height of any primary freestanding sign must not exceed 11.0 metres.
- (4) The size of any single face area on a primary freestanding sign must not exceed 7.0 m<sup>2</sup> in size.
- (5) The total face area of any permanent freestanding sign must not exceed 14.0 m<sup>2</sup>.

### 3.3.3.3 Secondary Freestanding Signs

- (1) The maximum number of secondary freestanding signs per site is subject to a spacing requirement of 20.0 metres from any other secondary freestanding sign on site.
- (2) The height of any secondary freestanding sign must not exceed 3.0 metres.
- (3) The size of any single face area on a secondary freestanding sign must not exceed 6.0 m<sup>2</sup> in size.
- (4) The total face area of any secondary freestanding sign must not exceed 12.0 m<sup>2</sup>.

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- (5) Secondary freestanding signs are to be used primarily to advertise sales, tenants and special offers and must incorporate no less than 65% changeable copy. (Revised-Bylaw No. 7993 - April 23, 2001)

### 3.3.3.4 Wall Signs

- (1) No more than one (1) sign may be affixed to each primary building face of the principal building per commercial rental unit (CRU).
- (2) One (1) additional sign may be affixed to each secondary building face of the principal building for Hotels, Motels, Hospitals and Special Care Homes.
- (3) The face area of any single sign affixed to the principal building shall not exceed 4.0 m<sup>2</sup>.
- (4) The copy area of any awning sign shall not exceed 4.0 m<sup>2</sup> per CRU.

### 3.3.3.5 Area Identification Signs (Revised-Bylaw No. 8113-June 10, 2002)

- (1) Area identification signs are permitted in locations approved by the Municipal Engineering Branch of the Infrastructure Services Department and in accordance with the regulations in this clause.
- (2) The maximum area per sign face of any area identification sign must not exceed 6.0m<sup>2</sup>.
- (3) The total face area of any area identification sign must not exceed 12.0m<sup>2</sup>.
- (4) The maximum height of any area identification sign must not exceed 3.0 metres.
- (5) No less than 40% of any sign face area must be devoted to the suburban centre or industrial area name.
- (6) Signs must not be illuminated between the hours of 11:00 p.m. and 7:00 a.m.

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3.4 **Signage Group No. 4**  
**(B2, B3, B4, AG, F.U.D., MX1, DCD4)**  
(Revised – Bylaw No. 8275 – March 8, 2004)

3.4.1 **Intent and Application**

3.4.1.1 The signage in this group is intended to be erected for sites which are required to attract the general public from the street to the premises and to advertise the sale of on-site products and services. The uses which are intended to use this signage group are District Commercial sites, Arterial Commercial uses and Suburban Centre commercial uses. In addition to Group 3 signs, the signs in this group may draw the general public to the site and draw customers from a District area (20,000 persons) to a Suburban Development Area (50,000 persons).

3.4.1.2 The provisions of this section apply to Signage Group No. 4.

3.4.2 **Signage Types and Characteristics**

**Sign Types Permitted**

Wall  
Freestanding  
Banners  
Logo  
Canopy

**Characteristics Permitted**

Painted  
Indirect Illumination  
Internal Illumination  
Temporary  
Flashing  
Lettering  
Permanent  
Rotating  
Awning  
Electronic Variable Messages  
Portable

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## 3.4.3 Standards

### 3.4.3.1 Primary Freestanding Signs

- (1) Except as provided in clause (5), the maximum number of primary freestanding signs per site is subject to a spacing requirement of 90.0 metres from any other primary freestanding sign on site measured linearly along the property line.  
(Revised-Bylaw No. 7993-April 23, 2001)
- (2) The height of any primary freestanding sign must not exceed 14.0 metres.
- (3) The size of any single face area on a primary freestanding sign must not exceed 19.0 m<sup>2</sup> in size.
- (4) The total face area of any permanent freestanding sign must not exceed 38.0 m<sup>2</sup>.
- (5) One (1) primary freestanding sign is permitted for a stand alone use on a shopping mall site subject to a spacing requirement of 50.0 metres from any other primary freestanding sign on site measured linearly along the property line. (Revised-Bylaw No. 7993-April 23, 2001)

### 3.4.3.2 Secondary Freestanding Signs

- (1) The maximum number of secondary freestanding signs per site is subject to a spacing requirement of 20.0 metres from any other secondary freestanding sign on site.
- (2) The height of any secondary freestanding sign must not exceed 7.0 metres.
- (3) The size of any single face area on a secondary freestanding sign must not exceed 10.0 m<sup>2</sup> in size.
- (4) The total face area of any secondary freestanding sign must not exceed 20.0 m<sup>2</sup>.

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- (5) Secondary freestanding signs are to be used primarily to advertise sales, tenants and special offers and must incorporate no less than 65% changeable copy. (Revised - Bylaw No. 7993-April 23, 2001)

### 3.4.3.3 Canopy Signs

- (1) The maximum height of any sign affixed to a canopy structure must not exceed 14.0 metres.

### 3.4.3.4 Wall, Banner and Awning Signs

- (1) Wall, banner and awning signs are unrestricted except for the general provisions which apply to all signs.

### 3.4.3.5 Freestanding Electronic Variable Message Signs on Fairgrounds

- (1) Notwithstanding 3.4.1.1 and 5.9.1, freestanding electronic variable message signs which advertise off-site products and services may be located on fairgrounds located in an AG District subject to the further provisions of this clause.
- (2) Multiple electronic variable message signs are permitted subject to a spacing requirement of 90.0 metres from any other electronic variable message sign on site measured linearly along the property line.
- (3) No electronic variable message sign may be located within 30 metres of any R District. In addition, electronic variable message signs must be oriented so as to minimize possible impacts on nearby residential properties.
- (4) The height of any Electronic Variable Message Sign must not exceed 7.0 metres.
- (5) The size of any single face area on an electronic variable message sign must not exceed 10.0m<sup>2</sup>.

(Revised - Bylaw No. 8473 – January 9, 2006)

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### 3.4.3.6 Area Identification Signs

- (1) Area identification signs are permitted in locations approved by the Municipal Engineering Branch of the Infrastructure Services Department and in accordance with the regulations in this clause.
- (2) The maximum area per sign face of any area identification sign must not exceed 6.0m<sup>2</sup>.
- (3) The total face area of any area identification sign must not exceed 12.0m<sup>2</sup>.
- (4) The maximum height of any area identification sign must not exceed 3.0 metres.
- (5) No less than 40% of any sign face area must be devoted to the suburban centre or industrial area name.
- (6) Signs must not be illuminated between the hours of 11:00 p.m. and 7:00 a.m.

(Revised – Bylaw No. 8113 – June 10, 2002)

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3.5 **Signage Group No. 5**  
**(B5, B6, IL1, IL2, IL3, IH, IH2, IB, APD, AM, RA1, DCD5, DCD6)**  
(Revised-Bylaw No. 8565 – January 8, 2007)

3.5.1 **Intent and Application**

3.5.1.1 The signage in this group is intended to be erected for sites which are required to attract the general public from the street to the premises and may advertise the sale of on or off-site products and services. The uses which are intended to use this signage group are city-wide commercial and industrial uses. In addition to Group 4 signs, the signs in this group are intended to draw people off the street to the site and draw customers from a city-wide area.

3.5.1.2 The provisions of this section apply to Signage Group No. 5.

3.5.2 **Signage Types and Characteristics**

<b>Sign Types Permitted</b>	<b>Characteristics Permitted</b>
Unrestricted	Unrestricted

3.5.3 **Standards**

3.5.3.1 **Freestanding Signs**

(1) The height of any freestanding sign must not exceed 15.0 metres.

3.5.3.2 **Billboard and Superboard Signs**

(1) The outer edge of any billboard or superboard sign must not be closer than 3.0 metres to a street or roadway right-of-way.

3.5.3.3 **Roof Signs**

(1) No portion of any roof sign may project beyond any exterior wall or parapet of the building upon which it is placed.

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### 3.5.3.4 Auto Mall District

- (1) Additional regulations specific to the Auto Mall District are contained in Section 12.8.7 of the Zoning Bylaw.  
(Revised-Bylaw No. 7993-April 23, 2001)

### 3.5.3.5 Area Identification Signs

- (1) Area identification signs are permitted in locations approved by the Municipal Engineering Branch of the Infrastructure Services Department and in accordance with the regulations in this clause.
- (2) The maximum area per sign face of any area identification sign must not exceed 6.0m<sup>2</sup>.
- (3) The total face area of any area identification sign must not exceed 12.0 m<sup>2</sup>.
- (4) The maximum height of any area identification sign must not exceed 3.0 metres.
- (5) No less than 40% of any sign face area must be devoted to the suburban centre or industrial area name.
- (6) Signs must not be illuminated between the hours of 11:00 p.m. and 7:00 a.m.

(Revised – Bylaw No. 8113 – June 10, 2002)

### 3.5.3.6 Portable Signs - RA1 District

- (1) Notwithstanding the provisions of Clause 3.5.2, portable signs are not permitted in an RA1 Zoning District. (Revised – Bylaw No. 8479 – February 13, 2006)

### 3.5.3.7 Restrictions - DCD5 and DCD6 Districts

- (1) Notwithstanding the provisions of Clause 3.5.2, third party advertising, roof signs, portable signs and billboards are not permitted in the DCD5 and DCD6 Zoning Districts. (Revised – Bylaw No. 8479 – February 13, 2006)

# Sign Regulations

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## 4.0 Permits and Fees

### 4.1 Application for Permits

4.1.1 Sign permits are required for the following permanent signs:

- (a) all permanent signs in Signage Groups 1, 2 and 3;
- (b) billboards;
- (c) freestanding signs;
- (d) roof signs;
- (e) laser projected signage;
- (f) signs which overhang public property; and
- (g) canopy signs. (Revised-Bylaw No. 7993-April 23, 2001)

4.1.2 Applications for sign permits must be made in writing in the prescribed form to the Community Services Department by the owner, lessee, or authorized agent of the building or premises on which the sign is to be erected. The Community Services Department will require plans, specifications and construction details and other information to inform the Development Officer of the exact nature and location of the intended sign or billboard. (Revised-Bylaw No. 7993-April 23, 2001)

### 4.2 Licensing of Portable Signs

4.2.1 Portable signs intended for rental or lease at more than one site during a one-year period, or located at more than one site during a one-year period must be licensed.

4.2.2 The annual license shall be in the form of a license sticker which must be affixed anywhere on the top one-third of the sign on the end or face closest to the street.

4.2.3 A license sticker is not transferable from one portable sign to another.

# Sign Regulations

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## 4.3 Permit and Licence Fees

4.3.1 The fees payable for sign permits and licenses are as follows:

- (a) permanent signs - a permit fee of \$5.00 for each \$1,000.00 of retail value of the sign with a minimum fee of \$35.00;
- (b) overhanging signs - each sign which overhangs public property by more than 0.30 metres is subject to a one-time, non-refundable fee of \$150.00 in addition to the fee for the sign permit;
- (c) portable signs - an annual license fee of \$20.00.

## 4.4 Denying or Revoking Permits

4.4.1 The Development Officer may deny or revoke a permit for any of the following reasons:

- (a) erection of the sign has not commenced within 3 months from the date of issue of the permit;
- (b) the sign does not conform to these regulations;
- (c) the sign being constructed or erected does not conform to the approved drawings;
- (d) the sign is not in a proper state of repair.

# Sign Regulations

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## 4.5 Signs Exempted from Permits and Licenses

4.5.1 The following signs are exempted from the requirements for a permit or licence under these regulations:

- (a) legal public notices;
- (b) real estate signs and election signs subject to the following size restrictions:
  - (i) Signage Groups 1 and 2: not more than 0.84 m<sup>2</sup> per sign face;
  - (ii) Signage Group 3: not more than 6.0 m<sup>2</sup> per sign face;
  - (iii) Signage Groups 4 and 5: not more than 18.0 m<sup>2</sup> per sign face;
- (c) directional signage providing on-site directions for the convenience and safety of persons using the site;
- (d) small ground signs of less than 1.9 m<sup>2</sup> of single sign face area such as folding sandwich boards, sidewalk signage and other small signs which are not permanent, are pedestrian oriented, rest on the ground and can be readily moved by an individual;
- (e) total sign face area of project development signs is limited to the following:
  - (i) Signage Groups 1, 2 and 3: not more than 6.0 m<sup>2</sup>;
  - (ii) Signage Groups 4 and 5: not more than 18.0 m<sup>2</sup>;

4.5.2 The regulations governing placement of signs apply to all signs exempt from the requirement for a permit or license.

4.5.3 Signs exempted under this section must not create an obstruction to vehicle or pedestrian traffic or a hazard to public safety.

# Sign Regulations

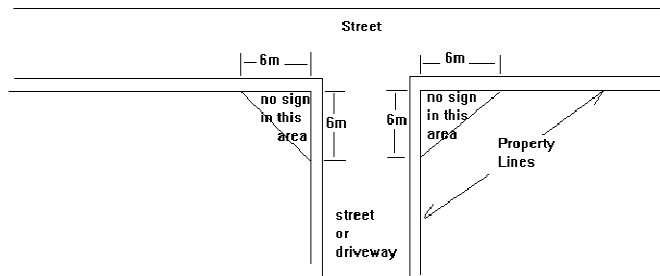
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## 5.0 Placement of Signs

### 5.1 Sight Triangle

5.1.1 The Sight Triangle is a triangular area formed by the intersecting lines and a straight line joining those lines at points which are 6.0 metres distant from the point of intersection, measured along the property lines.

5.1.2 On a corner lot in any district, freestanding signs or billboards must not be erected, placed or maintained within the Sight Triangle for intersections and driveways.



SIGHT TRIANGLE FOR INTERSECTIONS AND DRIVEWAYS

5.1.3 Notwithstanding 5.1.2, the Development Officer may approve the placement of freestanding signs or billboards wholly or partially within the Sight Triangle where the distance between the property line and the curb is sufficiently large that, in the opinion of the Development Officer, the sign will not create an obstruction to pedestrians or a hazard to motorists.

### 5.2 Obstructing Public Utilities

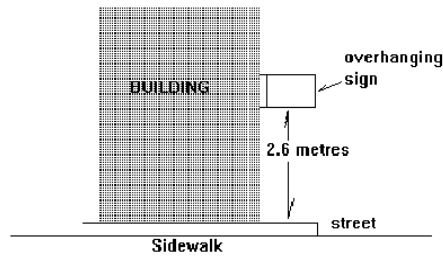
5.2.1 Signs and supports for signs must not obstruct or interfere with any public utility.

# Sign Regulations

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## 5.3 Sign Clearance over Public Sidewalks

- 5.3.1 No sign may be suspended less than 2.6 metres above the surface of a public sidewalk or pedestrian right-of-way.



OVERHANGING SIGN CLEARANCE OVER PUBLIC SIDEWALKS

## 5.4 Maximum Projection from Property Line

- 5.4.1 Only signs in Signage Group No. 5 may project beyond the property line. Where this is proposed, no projecting sign may project perpendicularly from the property line more than 3.0 metres or beyond a point 0.6 metres from the building side of the curb line, whichever is less.

## 5.5 Maximum Height of Projecting Signs

- 5.5.1 No projecting sign may extend more than 1.8 metres above the eaves or parapet of a supporting building.

## 5.6 Maximum Height of Wall Signs

- 5.6.1 No sign anchored to a wall may extend more than one-half the height of the sign above the parapet, eaves or roof of the building to which it is anchored.

## Sign Regulations

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### 5.7 Signs Must Not Impede

- 5.7.1 Signs and billboards must not block, impede or limit the movement of vehicles or pedestrians on any public roadway, thoroughfare, sidewalk or walkway.

### 5.8 Illuminated Signs Abutting “R” Zoned Property

- 5.8.1 Illuminated signs must not be affixed to any secondary building face adjacent to a flanking street which abuts, is adjacent to, or is across the street from a residential or “R” zoned property.

### 5.9 Off-Site Products and Services

- 5.9.1 Except as provided in 5.9.2, advertising of off-site services and products on signs may only be done in zoning districts contained in Signage Group No. 5.
- 5.9.2 A portable sign may be used to advertise off-site products and services in zoning districts contained in Signage Groups 2, 3, and 4 where:
- (a) the site on which the portable sign is located is within 100 metres of the site on which the products or services are sold; and
  - (b) a portable sign would not be allowed under these regulations on the site where the products or services are sold.

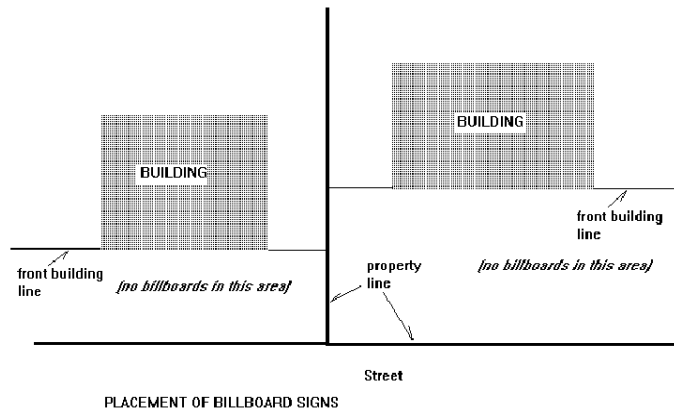
# Sign Regulations

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## 6.0 Billboard Regulations

### 6.1 Billboards in Front of Building

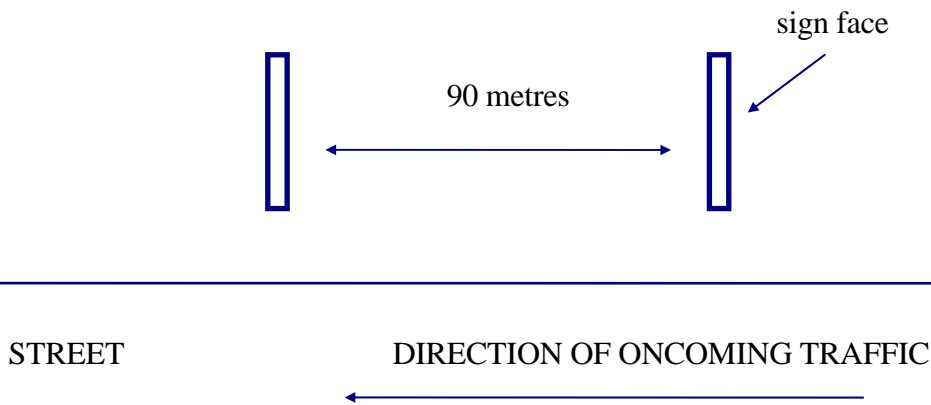
6.1.1 No billboard may be placed in front of the front building line on any property if such placement would block the signage on adjacent properties as viewed from the street.



### 6.2 Separation Distance Between Billboards

6.2.1 No billboard may be located within 90 metres of another billboard facing the same oncoming traffic.

SPACING BETWEEN BILLBOARDS



## Sign Regulations

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### 6.3 **Billboard Setback**

- 6.3.1 No billboard may be closer than 3.0 metres to any property line which abuts a street or roadway right-of-way.

### 6.4 **Owner Must Consent**

- 6.4.1 No permit for a billboard will be issued unless written approval from the owner of the land on which the billboard is to be placed is filed with the Development Officer.

### 6.5 **Application to Superboards**

- 6.5.1 The regulations in this Part also apply to superboards.

# Sign Regulations

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## 7.0 Portable Sign Regulations

### 7.1 Size Requirements

7.1.1 No portable sign may have a single sign face area greater than 6.0 m<sup>2</sup> and a total sign face area greater than 12.0 m<sup>2</sup>.

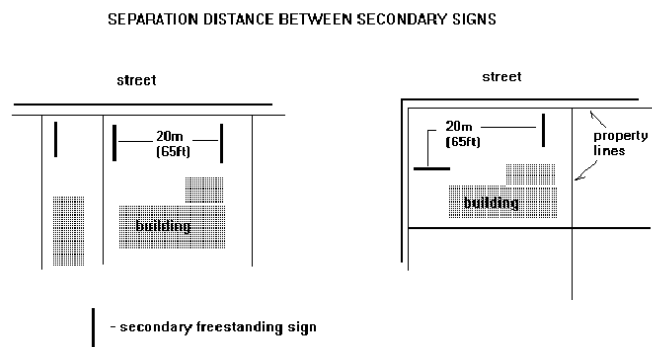
7.1.2 No portable sign shall have a height greater than 3.0 metres from grade.

### 7.2 No Portables in Required Off-Street Parking Spaces

7.2.1 No portable sign may occupy any space required for off-street parking unless the site contains off-street parking in excess of that required under the Zoning Bylaw.

### 7.3 Separation Distances

7.3.1 On any single site, no portable sign may be located closer than 20.0 metres from any other portable sign or secondary freestanding sign.



## Sign Regulations

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### 7.4 Notification of Location

- 7.4.1 The holder of a license for a portable sign must notify the Community Services Department of the location of the sign in accordance with this clause.  
(Revised-Bylaw No. 7993-April 23, 2001)
- 7.4.2 The holder of a licence for a portable sign must forward to the Community Services Department, at least once every four months, a report containing the licence number, location, placement date and expected removal date of the portable sign. A similar report must be provided for any new portable sign licensed at other times of the year.  
(Revised-Bylaw No. 7993-April 23, 2001)
- 7.4.3 The report referred to in 7.4.2 may be forwarded to the Community Services Department by delivery, mail or telecopier.  
(Revised-Bylaw No. 7993-April 23, 2001)
- 7.4.4 Where a license holder holds a license for more than one portable sign, the information required under this clause for each sign may be included in one report.  
(Revised-Bylaw No. 7993-April 23, 2001)

### 7.5 Obstruction of Sight Lines

- 7.5.1 No portable sign shall be located in such a manner as to obstruct the sight lines of motorists or pedestrians.

# Sign Regulations

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## **8.0 General Provisions**

### **8.1 Signs to be Maintained**

8.1.1 All signs, sign messages and sign structures must be maintained in a proper state of repair.

### **8.2 Traffic Signs and Signals**

8.2.1 Signs must not resemble, or be an imitation of, an official traffic sign or signal.

8.2.2 Signs must not conceal from view or interfere with the effectiveness of an official traffic sign or signal.

### **8.3 Electrical and Construction Standards**

8.3.1 Electrical and construction standards for all permanent signs are contained in The Building Bylaw.

### **8.4 Temporary Signs and Posters**

8.4.1 These regulations do not apply to temporary signs under The Temporary Sign Bylaw and to posters under The Poster Bylaw, 1996.

## 9.0 Summary of New Sign Regulations

### Sign Chart

(all measurements are in metres)

#### Freestanding Signs

##### Primary

Signage Group	Primary F.S. Sign No./Site	Maximum Height (Metres)	Maximum Sign Face Area Per Side	Total Sign Face
1	1*	2.2 m	1.2 m <sup>2</sup>	2.4 m <sup>2</sup>
2	1	2.5(11)	2.0(14)	4.0(28)
3	1	7[11]	6[7]	12[14]
4	90 m spacing	14	19	38
5	unrestricted	15	unrestricted	unrestricted

\* non-residential and multiple-unit residential buildings only (except bed & breakfast homes, daycare and preschools, custodial care facilities and home occupations).

() for shopping centres only

[] for hotels, motels, hospitals & special care homes

**Freestanding Signs  
Secondary**

Signage Group	Primary F.S. Sign No./Site	Maximum Height (Metres)	Maximum Sign Face Area Per Side	Total Sign Face
1	not allowed	-	-	-
2	not allowed	-	-	-
3	20 m spacing	3.0 m	6 m <sup>2</sup>	12 m <sup>2</sup>
4	20 m spacing	7 m	10	20
5	unrestricted	15 m	unrestricted	unrestricted

**Wall Signs**

Signage Group	# Allowed Per CRU	Maximum Face Area Per Sign
1	1/primary building face*	0.1 m <sup>2</sup> **
2	1/primary building face	2 m <sup>2</sup>
3	1/primary building face***	4 m <sup>2</sup>
4	unrestricted	unrestricted
5	unrestricted	unrestricted

\* one additional 0.09 m window lettering sign for Bed and Breakfast Homes is allowed.

\*\* for non-residential buildings and multiple unit residential buildings, the maximum sign face area is 1.2 m<sup>2</sup> (except bed & breakfast homes, daycare and preschools, custodial care facilities and home occupations).

\*\*\* hotels, motels, hospitals & special care homes may have one additional sign on each secondary building face.