

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF SEPTEMBER 25, 2012

Item 13, Report No. 33, of the Committee of the Whole, which was adopted without amendment by the Council of the City of Vaughan on September 25, 2012.

13

**SIGN VARIANCE APPLICATION
FILE NO: SV.12-011
OWNER: OXFORD PROPERTIES GROUP
LOCATION: 100B ROYAL GROUP CRESCENT
LOT 4, CONCESSION 9
WARD 2**

The Committee of the Whole recommends approval of the recommendation contained in the following report of the Sign Variance Committee, dated September 4, 2012:

Recommendation

The Sign Variance Committee recommends:

That Sign Variance Application SV.12-011, Oxford Properties Group, be APPROVED.

Contribution to Sustainability

N/A

Economic Impact

None.

Communications Plan

The results of this application will be communicated to the applicant through the Secretary to the Sign Variance Committee.

Purpose

The applicant is proposing an additional 0.7 sqm. wall sign to be constructed on the west building elevation as shown on the attached plans.

Background - Analysis and Options

Sign By-law Requirements (By-Law 203-92, as amended):

Section 6.1 – One (1) only of the following sign types per exterior wall per business premises:

- a) wall sign

Relationship to Vaughan Vision 2020/Strategic Plan

This report is consistent with the priorities previously set by Council and the necessary resources have been allocated and approved.

Regional Implications

Region of York Engineering approval is not required for the proposed signs.

CITY OF VAUGHAN

EXTRACT FROM COUNCIL MEETING MINUTES OF SEPTEMBER 25, 2012

Item 13, CW Report No. 33 – Page 2

Conclusion

The applicant is proposing an additional 0.7 sqm. wall sign to be constructed on the west building elevation as shown on the attached plans. The purpose of the proposed sign is to identify the main entrance to the business premises.

Members of the Sign Variance Committee have reviewed the application and have no objections to the application as submitted.

Members of the Committee are of the opinion that the intent and purpose of the by-law is being maintained.

If Council finds merit in the application, a Sign Permit issued by the Building Standards Department is required.

Attachments

1. Site Plan
2. West Building Elevation showing the proposed sign.

Report prepared by:

John Studdy, Manager of Customer & Administrative Services Ext 8232

/as

(A copy of the attachments referred to in the foregoing have been forwarded to each Member of Council and a copy thereof is also on file in the office of the City Clerk.)

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Respectfully submitted,

John Studdy
Chair, Sign Variance Committee

/as

Location of
Proposed Sign

SITE STATISTICS

BUILDING 101 - 100 ROYAL GROUP CRES	
TOTAL SITE AREA	14.66 HA.
GROSS BLDG. AREA	98 085.84 S.M.
PH. I G.F.A. AREA	48 542 S.M.
WAREHOUSE AREA	48 559 S.M.
OFFICE AREA (1 FL.)	394 S.M.
OFFICE AREA (2ND FL.)	324 S.M.
CAFETERIA AREA	749 S.M.
FITNESS CLUB AREA	749 S.M.
PH. II G.F.A. AREA	50 383.47 S.M.
PLANT AREA	47 309.46 S.M.
PLANT ADMIN. (1 FL.)	1 058.17 S.M.
OFFICE AREA (2ND FL.)	1 058.17 S.M.
MEZZ. AREA	851.87 S.M.
PARKING REQ'D	1172 SPACES
PARKING PROVIDED	1165 SPACES
DENSITY	67.5 %
COVERAGE	85.4 %

SITE DESCRIPTION

PART OF LOT 4
CONCESSION 9
CITY OF VAUGHAN
REGION OF YORK

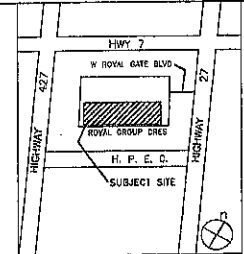
SURVEY CREDIT

SITE'S BOUNDARY INFORMATION HEREON HAS
WAS TAKEN FROM PLAN OF SURVEY
PREPARED BY SCHAEFFER & BENTHALER LIMITED
ONTARIO LAND SURVEYORS
64 JARDIN DRIVE CONCORD, ONTARIO L4K 5P3
AS PREPARED 2000

NOTE:
THIS DRAWING SHALL BE READ IN CONJUNCTION
WITH ALL ENGINEERING DRAWINGS.

BLDG. FOOTPRINT	88 076 S.M.
LANDSCAPED AREA	8 308 S.M.
L/S RATIO	4.3 %
PAVED AREA	44 628 S.M.

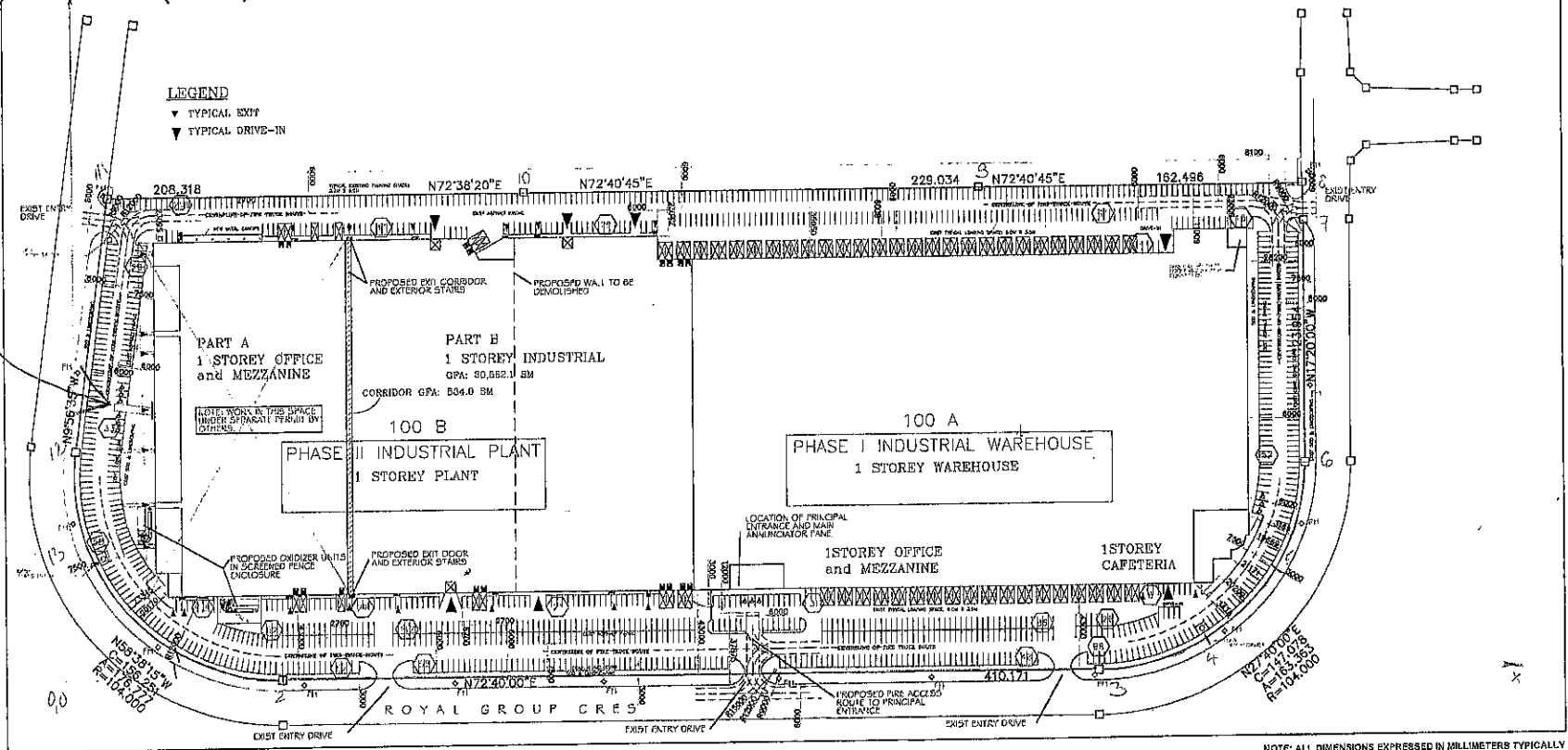
NOTE: THIS APPROXIMATED SITE STATISTICS SHALL NOT BE USED FOR
REGULATION OR FUTURE PURPOSES.



KEY PLAN

LEGEND

- ▼ TYPICAL EXIT
- ▼ TYPICAL DRIVE-IN



SITE PLAN

SCALE - 1:1000

NOTE: ALL DIMENSIONS EXPRESSED IN MILLIMETERS TYPICALLY

andrew thorne architect

PROJECT PHASE	
SITE PLAN	
NO	DATE FOR
1	10/10/00
2	10/10/00
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200	10/10/00

EXISTING WAREHOUSE
100 ROYAL GROUP CRESCENT, VAUGHAN

DRAWN BY AT
DATE 06/08/00
SCALE NOTED

A01

SH.12-011

(0.7 m)
1'-2 7/8"

tc

(1.97 m)
6'-5 5/8"

**TRANSCONTINENTAL
PRINTING**

SIGN WEIGHT: 10 LBS



Graphic elevation
Scale: 1" = 1'-0"

H

(1X) SET OF 1/2" SINTRA LETTERS PAINTED BLACK

Area = 8.0 ft² (0.7 m²)

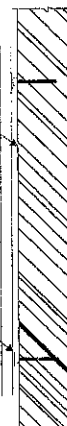
WALL METAL

1/2" PVC LETTERS
PAINTED BLACK

(3X) GEMINI SPACERS, BY LETTERS,
WITH 5/16" THREADED RODS
FOR THE «T» (7X)
FOR THE «C» (7X)



VUE DE COUPE
Échelle: N.A.E.



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2. Les couleurs illustrées sur le présent dossier peuvent être différentes des couleurs finales réalisées en atelier. Veuillez nous référer aux chartes appropriées pour les couleurs exactes.

CLIENT:

tc • TRANSCONTINENTAL

ADRESSA:

100B ROYAL GATE CRESCENT,
VAUGHAN, ON

DATE:

19/03/2012

REVISIONS:

R1) 20/03/2012 (D.B.)

R2) 22/03/2012 (L.S.)

R3) 30/03/2012 (L.S.)

R4) 05/04/2012 (D.B.)

R5) 10/04/2012 (D.B.)

R6) 08/05/2012 (D.B.)

ÉCHELLE:

INDIQUÉE

REPRÉSENTANTS:

PHILIPPE DESAUTELS

PERSONNE:

DANIEL BRIEN

NO. DESSIN:

124-007-R6

NO. SÉRIE:

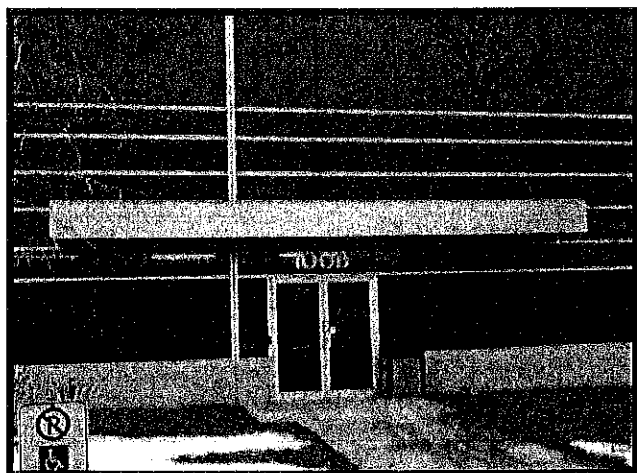
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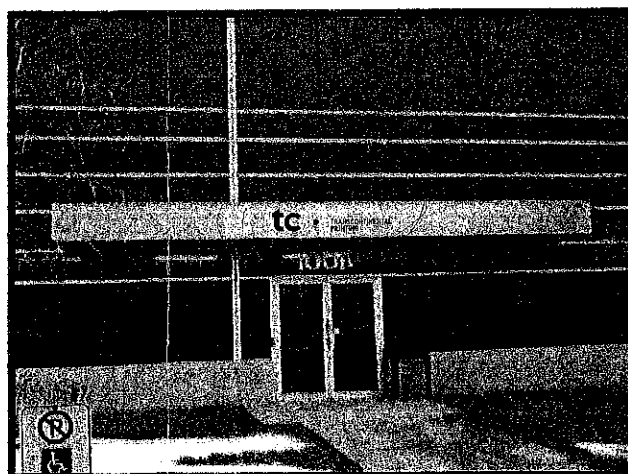
5/5

ENSEIGNES
DOMINION
On vous en met plein la vue
9225, du Parcours, Montréal (Québec) H1J 3A8
Tél. 514-354-6366 / 1-800-863-2868 • Fax 514-354-1182

EXISTING SIGN



PROPOSED SIGN



SU.12-011