

COMMITTEE OF THE WHOLE **FEBRUARY 7, 2012**

SIGN VARIANCE APPLICATION

FILE NO: **SV.11-041**
OWNER: **CORNERSTONE COMMUNITY CHURCH**
LOCATION: **180 NASHVILLE ROAD, KLEINBURG**
 LOTS 11-14, PLAN RP-210
 WARD 1

Recommendation

The Sign Variance Committee recommends:

That Sign Variance Application SV.11-041, Cornerstone Community Church, be REFUSED.

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

To permit the installation of one (1) ground sign that incorporates an electronic readograph sign as shown on the attached plan.

Background - Analysis and Options

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

6.2 (a) Where a site plan approved by the City provides standards for signage and the signs for the development comply therewith, such signs shall be deemed to comply with this By-Law.

Noting the above, where the property is regulated by a site plan agreement approved by the City, only those wall signs and pylon signs approved under the site plan agreement are deemed to be permitted by the City's Sign By-Law.

The subject property is also located within the Heritage Conservation District of Kleinburg and subject to it's design guidelines and policies.

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 required for the proposed sign.

Conclusion

The applicant has applied for a Sign variance to permit the installation of one (1) ground sign that incorporates an electronic readograph sign into it's design, as shown on the attached plan. The subject property is located within the Heritage Conservation District of Kleinburg and subject to it's design guidelines and policies.

The sign as proposed by the applicant does not comply with the Kleinburg Conservation District guidelines and a application made to Heritage Vaughan for additional consideration was refused by them as not being appropriate.

Members of the Sign Variance Committee agree with the opinions of Heritage Vaughan and recommend that the Sign Variance Application be refused.

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

Attachments

1. Site Plan
2. Sketch of Proposed Sign

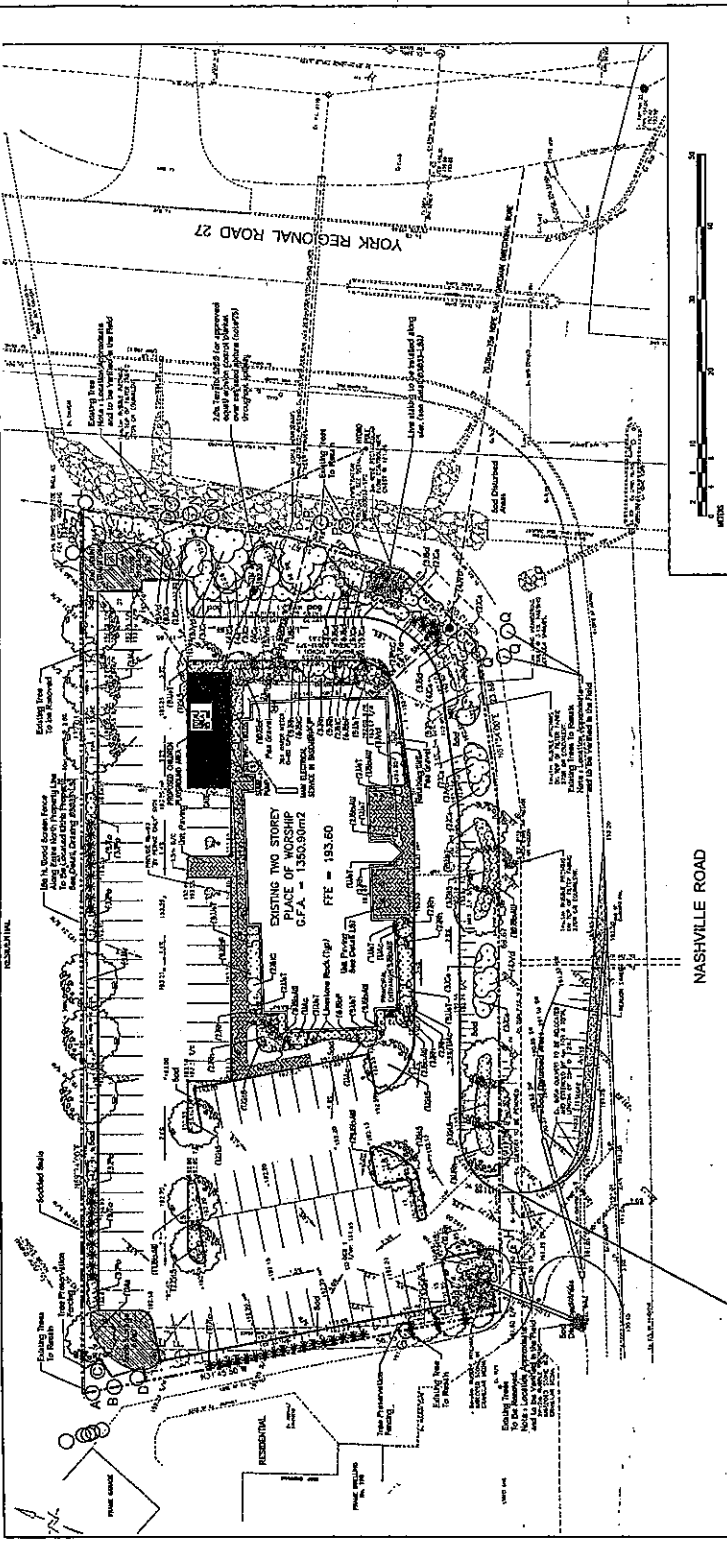
Report prepared by:

John Studdy, Manager of Customer & Administrative Services Ext 8232

Respectfully submitted,

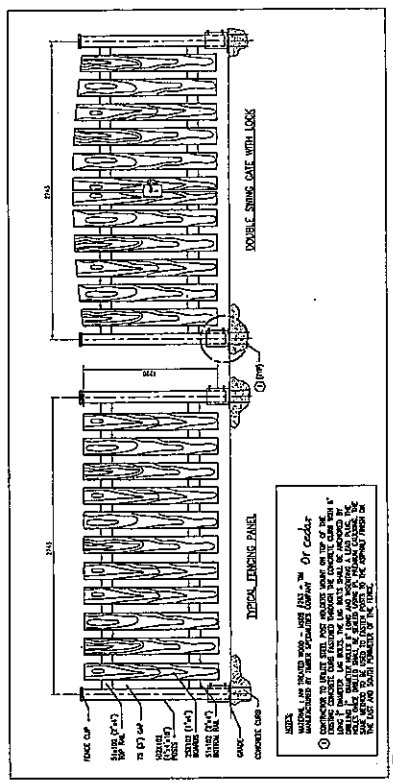
John Studdy
Chair, Sign Variance Committee

/as



Cornerstone Community Church
Nashville Road
Kleinburg, Ontario

Title:	Site Plan
Scale:	1:300
Date:	November, 2008
Sheet No.:	M-1



SITE STATISTICS	
NET AREA - 4433.14	
OF WHICH - 433.5	
CURRENT PARKING SPACES - 100	
PROPOSED PARKING SPACES - 100	
TOTAL CURRENT PARKING SPACES - 200	
PROPOSED ACCESS PAVING AREA - 85.00	
PROPOSED PARKING SPACES - 84	
TOTAL PROPOSED PARKING SPACES - 84	
PARKING AREA - 843.20	
ACCESS PAVING AREA - 85.00	
TOTAL PAVED AREA - 928.20	
NET AREA FOR PAVED AREAS - 928.20	
UNPAVED AREA - 3504.94	
TOTAL AREA FOR DRIVE STORAGE - 1244.40	
TOTAL - 4329.34	

PROPOSED FENCING FOR CHILDREN PLAYGROUND

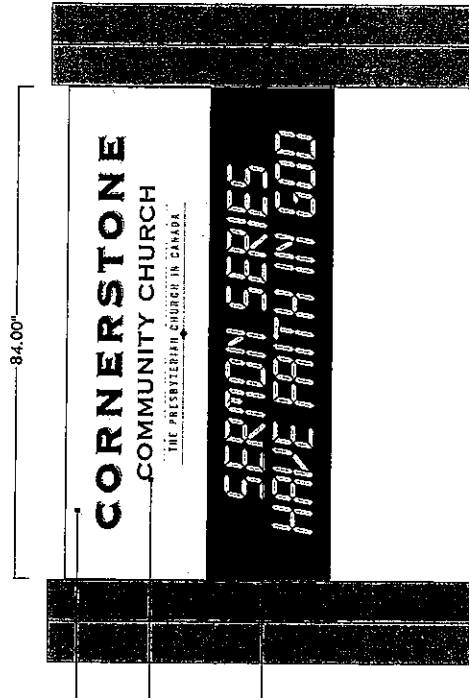
SV-11-041

SIGN LOCATION

ALUMINUM POSTS WITH STEEL INSERTS



FRAMELESS ALUMINUM PAINTED IN APPROVED CREAM COLOUR



GRAPHICS INCISED AND BACKED WITH ACRYLIC WITH 3M TRANSLUCENT VINYL OVERLAYS

TWO LINE MESSAGE CENTRE WITH REMOTELY CONTROLLED GRAPHICS

DOUBLE SIDED ILLUMINATED PYLON DISPLAY

Cornerstone Community
 180 Nashville Road,
 P.O. Box 272
 Kleinburg, Ontario
 Canada L0J 1C0

Contact: David Sherbino
 Project: Pylon Display
 Date: October 1, 2011
 Revision: 1:25
 Scale: 1:25

Sales: James A. Lewis
 Design: James
 Sign Type: Illuminated Pylon
 Path: 2011/Cornerstone
 Name: Double Sided Illuminated Display
 Page: 1 of 3

Approved as is
 Approved per revisions
 Date: _____
 Approval: _____

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All Concepts and Designs are the Property of Sign of Excellence Inc

SW11-041