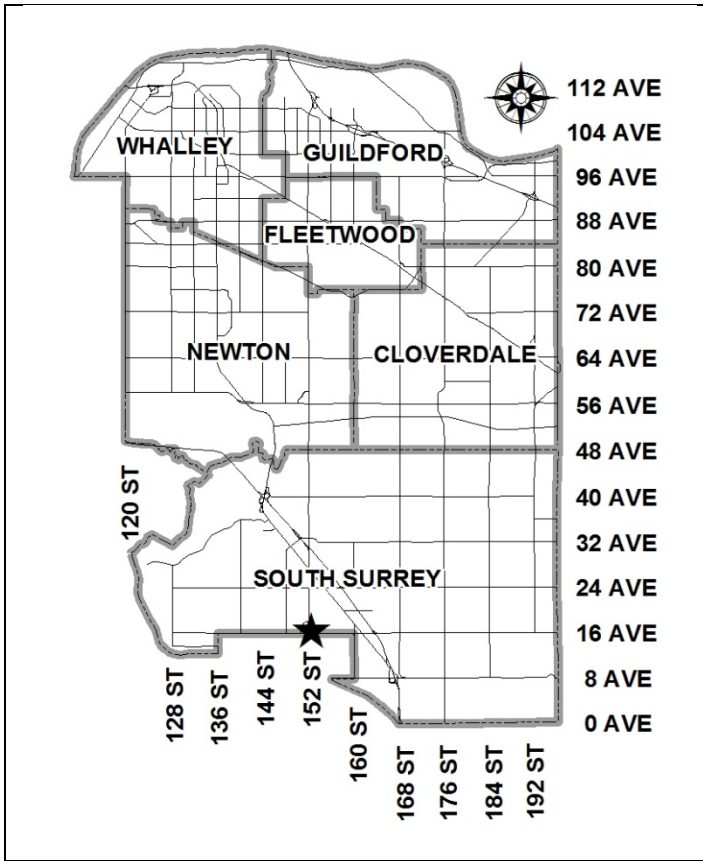


City of Surrey  
**PLANNING & DEVELOPMENT REPORT**

File: 7911-0178-00

Planning Report Date: October 3, 2011

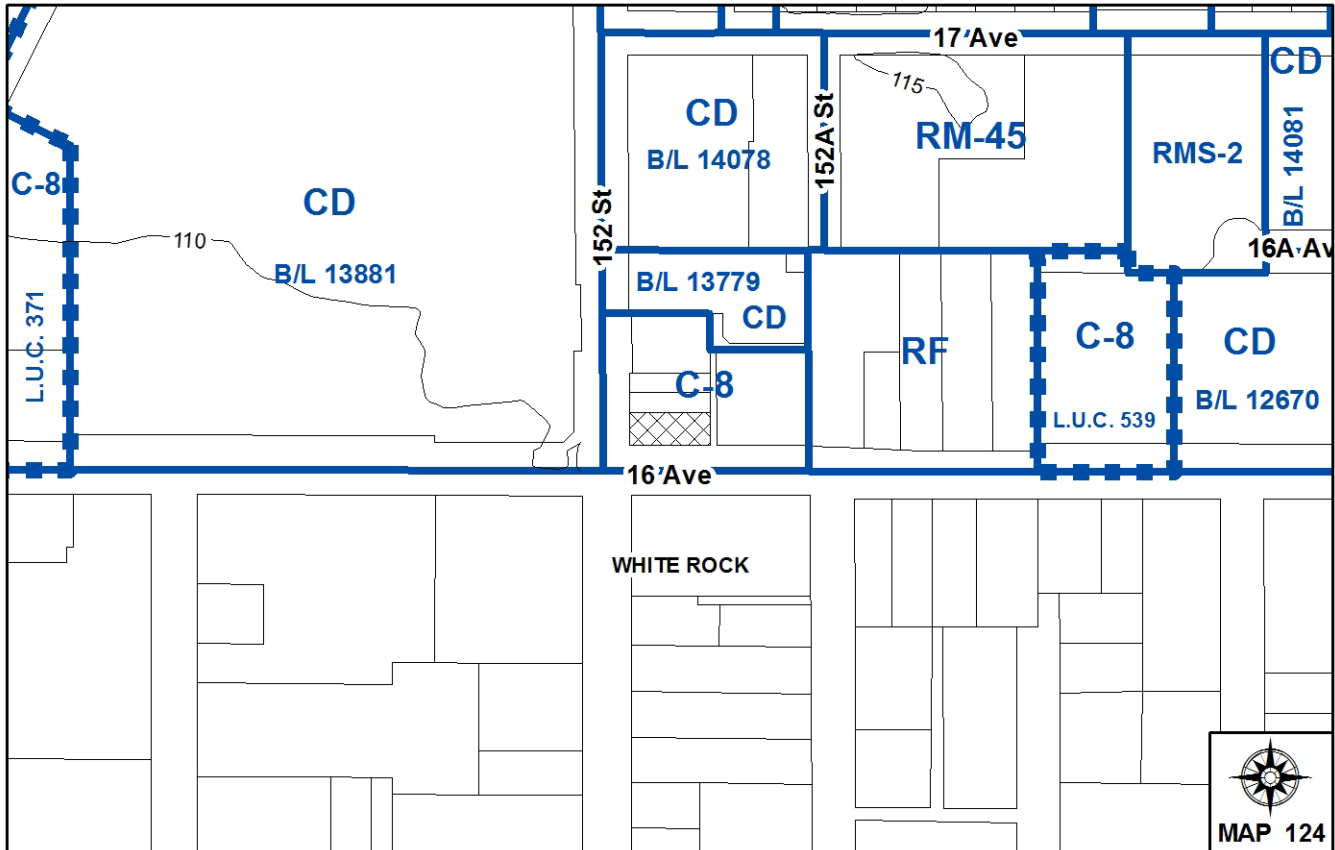


**PROPOSAL:**

- Development Permit
- Development Variance Permit

in order to permit placement of a free-standing sign, 3 fascia signs and increase the width of the free-standing sign.

**LOCATION:** 1608 - 152 Street  
**OWNER:** Charterhouse Properties Limited  
**ZONING:** C-8  
**OCP DESIGNATION:** Town Centre  
**SEMIAMMOO TOWN CENTRE DESIGNATION:** Town Centre



### RECOMMENDATION SUMMARY

- Approval to draft Development Permit.
- Approval for Development Variance Permit to proceed to Public Notification.

### DEVIATION FROM PLANS, POLICIES OR REGULATIONS

- A variance is required to increase the permitted width of a free-standing sign in a Special Sign Area from 2/3 of the height of the sign to the same as the height of the sign.

### RATIONALE OF RECOMMENDATION

- The proposed free-standing sign is significantly reduced in height from the current 3.7 metres (12 ft) to 2 metres (6.5 ft) and will no longer encroach into the minimum 2 metre setback area.
- The proposed fascia signage improves the appearance of the building with a modernized, clean look.
- Copy area on the fascia signs is greatly reduced from what currently exists.
- The total proposed sign area of all fascia signage is well below the maximum allowed by the Sign By-law.



metre (6 ft) pole. The sign was required to be placed inside a 0.6 metre (2 ft) high planter with grasses and shrubs to soften the appearance of the pole.

- Currently, fascia signs exist above the entrance to the business and extend across the front (west elevation) of the building. Two more fascia signs exist along the south and east elevations of the building. A free-standing "lollipop" style sign is located at the southwest corner of the property; currently, this sign encroaches into the 2 metre (6.5 ft) setback from the west property line.

### Proposal

- Westminster Savings is proposing new signage to reflect their new corporate identity on three frontages. All proposed fascia signs on the building will be re-using the existing framework. The free-standing sign will be rebuilt to a reduced height.
- All signs with backlighting will use existing LED or be changed to LED if the existing lighting is fluorescent.
- With the exception of the free-standing sign, the proposed fascia dimensions will remain unchanged. The height of the free-standing sign is being reduced from 3.7 metres (12 ft) to 2 metres (6.5 ft).
- The combined sign area of all signs on a lot, excluding freestanding signs, is not to exceed 0.3 sq. m (3 sq ft) per linear foot of premise frontage. Total linear premise frontage on site is 21.9 metres (72 ft). Therefore, total permitted sign area is 21.5 m<sup>2</sup> (232 sq ft). Total area of all proposed fascia signs is 14.4 m<sup>2</sup> (155 sq ft), which is below the maximum allowed in the Sign By-law.
- Copy area on fascia signs is not to exceed 50% of the sign area. Total sign area conforms to the Sign By-law, and copy area is well below the maximum allowed.

### Design

- Most of the proposed signs feature a dark blue background, white lettering, and a light blue square with three rounded corners surrounding the "We" in "Westminster Savings". The one exception is the canopy sign on the west elevation, which functions as an extension of the west elevation fascia sign and contains no copy area.
  - The primary fascia sign is located on the west elevation above the entrance to the business. The sign is aluminum painted dark blue, with white lettering and a light blue square surrounding the "We" in "Westminster Savings". Sign area is 11.3 m<sup>2</sup> (122 sq ft).
  - Fascia signs feature the addition of a 5" light blue stripe across the top edge, and a scattered, randomized pattern of small blue squares at the right end of the canopy. All canopy signs are 31" high and vary in length, according to the building face upon which they are located (Appendix II).
  - The proposed free-standing sign on the west elevation will be relocated in the existing planter, in order to comply with the setback requirements of the Sign By-

law. The height has been reduced to a 1.2 metre (4 ft) high x 1.8 metre (6 ft 1 in) wide sign, placed on a 15 centimetre (6 in) base. With the 0.6 metre (2 ft) height of the planter added, overall height of the free-standing sign has been reduced to 2 metres (6 ft 6 in), which falls below the maximum 2.4 metre (8 ft) high Special Sign Areas height requirement of the sign By-law (Appendix VI).

#### BY-LAW VARIANCE AND JUSTIFICATION

(a) Requested Variance:

- To increase the permitted width of a free-standing sign in a Special Sign Area from 2/3 of the height of the sign to the same as the height of the sign.

Applicant's Reasons:

- Reducing the height of the sign resulted in a free-standing sign that is too narrow to accommodate the corporate image.

Staff Comments:

- The current free-standing sign is 12 feet high, which exceeds the maximum 8 foot height permitted in "Special Sign Areas" (Appendix VI). It also encroaches in the minimum 2 metre setback from the west property line. Proposed sign will be reduced in height to 6.5 feet and comply with the setback requirement of the Sign By-law.
- In Special Sign Areas, free-standing sign width may not exceed 2/3 of the height. However, in order to create free-standing signage that is architecturally consistent with the signage on the building, a wider sign is required. Because the free-standing sign is located in a decorative planter, the applicant is required to add low-lying ground cover plantings to complete the decorative elements required for approval. Given that copy area is greatly reduced and the overall design is clean, modern, and more in keeping with a pedestrian environment, Staff supports the variance.

INFORMATION ATTACHED TO THIS REPORT

The following information is attached to this Report:

- Appendix I. Lot Owners and Action Summary
- Appendix II. Elevations Showing Proposed Fascia Signs and Freestanding Sign
- Appendix III. Engineering Summary
- Appendix IV. Development Permit No. 7911-0178-00
- Appendix V. Development Variance Permit No. 7911-0178-00
- Appendix VI. Schedule 1.f of Surrey Sign By-law: Special Sign Areas Free Standing Sign Height Map

*original signed by Nicholas Lai*

Jean Lamontagne  
General Manager  
Planning and Development

NA/kms

\\file-server1\net-data\csrc\generate\areaproduct\save\25797185072.doc  
. 9/29/11 11:54 AM





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 Your Sign Permit Solution



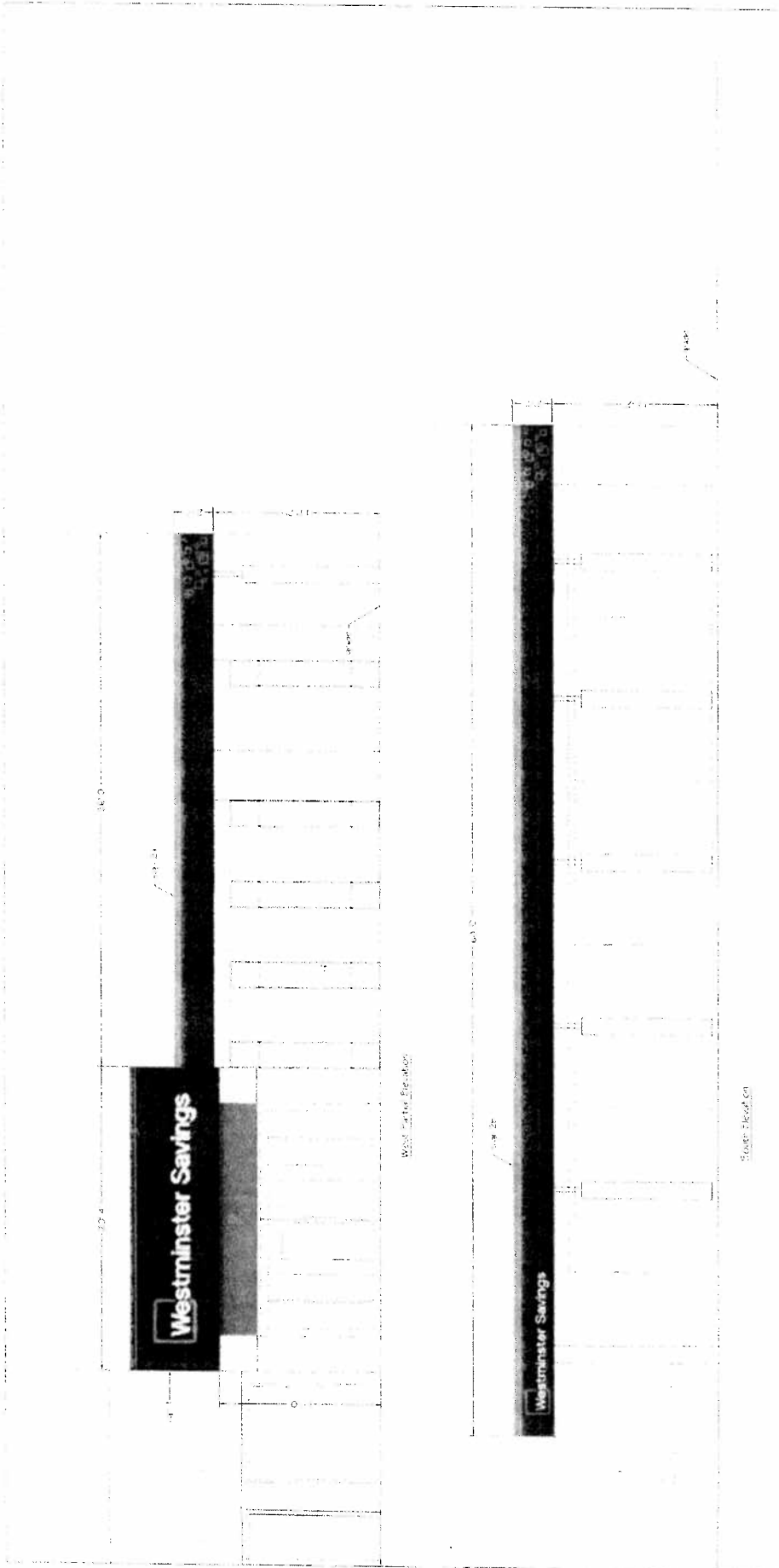
#104 - 713 Columbia St  
 New Westminster BC  
 T: 778-287-1394  
 F: 1-888-739-3849  
 E: [prioritypermits@stlaw.ca](mailto:prioritypermits@stlaw.ca)

Client: Knight Signs  
 Address: 1609 152 St  
 Surrey, BC

Project: Westminster Savings  
 Drawing By: SC  
 Date: 20130705  
 Scale: 1/2"=1'-0"







Client: Knight Signs  
 Address: 1008-112 St.  
 Surrey, BC  
 E: prioritypermits2@shaw.ca  
 F: 1-888-759-3148  
 T: 778-887-1384  
 404 - 713 Columbia St.  
 New Westminster BC

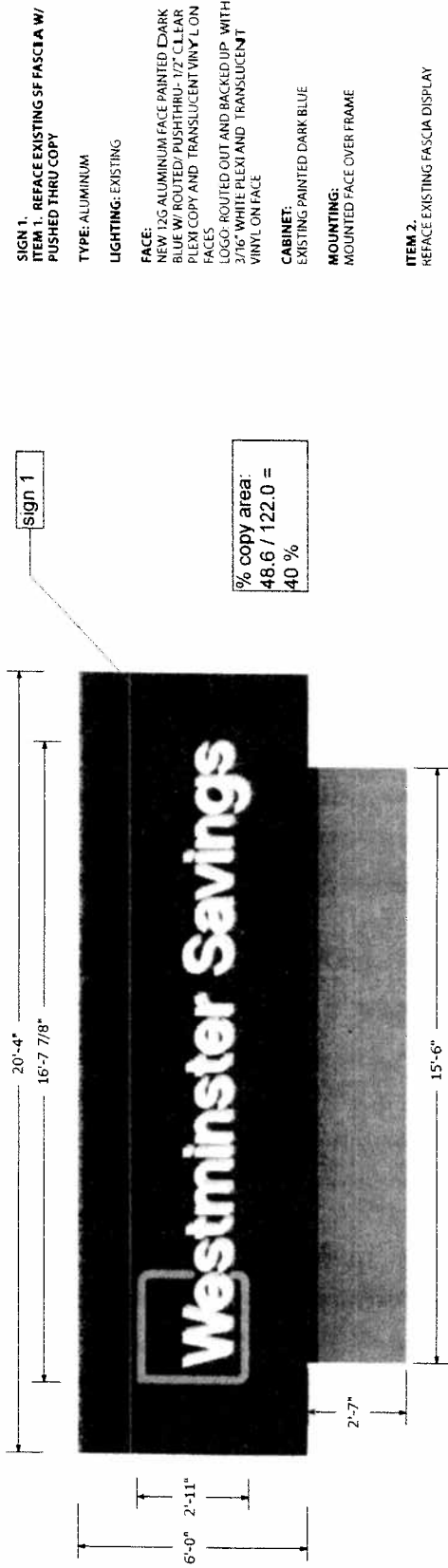
**PRIORITY PERMITS**  
 Your Sign Permit Solution   
 www.prioritypermits.com

Project: Westminster Savings  
 Date: 03/10/2015  
 Drawing By: BC  
 Scale: 1/8" = 1'

South Elevation

West Elevation

SITE CHECK IS REQUIRED PRIOR TO PRODUCTION



**SIGN 1.**  
**ITEM 1.** REFACE EXISTING SF FASCIA W/  
PUSHED THRU COPY

**TYPE:** ALUMINUM

**LIGHTING:** EXISTING

**FACE:**  
NEW 12G ALUMINUM FACE PAINTED DARK  
BLUE W/ ROUTED PUSHTHRU 1/2" CLEAR  
PLEXI COPY AND TRANSLUCENT VINYL ON  
FACES  
LOGO- ROUTED OUT AND BACKED UP WITH  
3/16" WHITE PLEXI AND TRANSLUCENT  
VINYL ON FACE

**CABINET:**  
EXISTING PAINTED DARK BLUE

**MOUNTING:**  
MOUNTED FACE OVER FRAME

**ITEM 2.**  
REFACE EXISTING FASCIA DISPLAY

**LIGHTING:**  
N/A

**FACE:**  
NEW FABRICATED 12G ALUMINUM PANEL  
PAINTED GREY GELDING

**MOUNTING:**  
\*MOUNTED FACE OVER FRAME

**ITEM 3.**  
REPAINT EXISTING STRUCTURE GREY  
GELDING

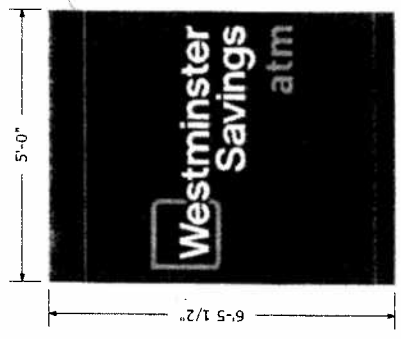
<b>Vinyl Colours:</b>	<b>Paint Colours:</b>
*AVERY PMS 3005C DC 900-461-T *3M 3630-20 WHITE	*Cabnets PAINTED TO MATCH PMS 647 DARK BLUE *Alum. Panel/ Existing Structure Painted to match 217/MP0337 Grey Gilding

Quantity 1

<p><b>KNIGHT SIGNS</b> 1917 - 1927 1927 - 1937 1937 - 1947 1947 - 1957 1957 - 1967 1967 - 1977 1977 - 1987 1987 - 1997 1997 - 2007 2007 - 2017</p>	<p><b>Project Name:</b> Westminster Savings - White Rock 1608 - 152nd Street, White Rock, BC</p> <p><b>Account Manager:</b> Dale Walschuk</p> <p><b>Date:</b> APRIL 19, 2011 <b>Scale:</b> 3/8"=1'-0"</p> <p>Client's Approval _____ Date _____</p>	<p><b>ACT Department Revisions</b></p> <p>REV 02-2011 SIGN #1 ITEM 2 Revised Paint to Dark Blue REV 2-MAY 25, 2011 SIGN #1 ITEM 2 Revised Paint to Dark Blue REV 3-JUNE 16, 2011 SIGN #1 NO CHANGES</p>	<p><b>Production Department Revisions</b></p> <p><b>CONCEPTUAL ONLY</b> We finalized unit confirmed by survey, permits and shop drawings.</p>	<p><b>Quote Number:</b> 2700-04-11-WS-DJ-REV3</p> <p><b>Job Number:</b> *</p> <p><b>Drawing Number:</b> DWG - 1</p>	<p><b>Sign Number:</b> *</p>
	<p><b>Account Manager Approval</b> _____ <b>Date</b> _____</p> <p><b>S.1</b> SF ILLUMINATED DISPLAY W/ PUSHED THRU GRAPHICS</p>	<p>Colours shown are strictly representational</p>			



SITE CHECK IS REQUIRED PRIOR TO PRODUCTION



Sign 3



EXISTING

% copy area.  
9.40 / 32.30 =  
30.0 %

SIGN #4  
SCALE: 1/2"=1'-0"



NIGHT VIEW

**SIGN 4.**  
**ITEM 1. REFACE OF EXISTING DF PYLON DISPLAY W/ PUSHED THRU /BAC KED UP GRAPHICS**  
**TYPE:** ALUMINUM  
**LIGHTING:** EXISTING  
**FACE:** 12G ALUMINUM FACE PAINTED DARK BLUE with  
\*\*Westminster Savings\* ROUTED, P-USH THRU- 1/2" CLEAR PLEXI COPY AND TRANSLUCENT VINYL ON FACES  
\*Logo: ROUTED OUT AND BACKED UP WITH 3/16" WHITE PLEXI AND TRANSLUCENT VINYL ON FACE  
\*\*atm\* ROUTED OUT AND BACKED UP WITH 3/16" WHITE PLEXI AND TRANSLUCENT VINYL ON FACE

**CABINET:**  
EXISTING PAINTED DARK BLUE  
**MOUNTING:**  
MOUNTED FACE OVER FRAME

**ITEM 2.**  
PAINT EXISTING BASE DARK BLUE



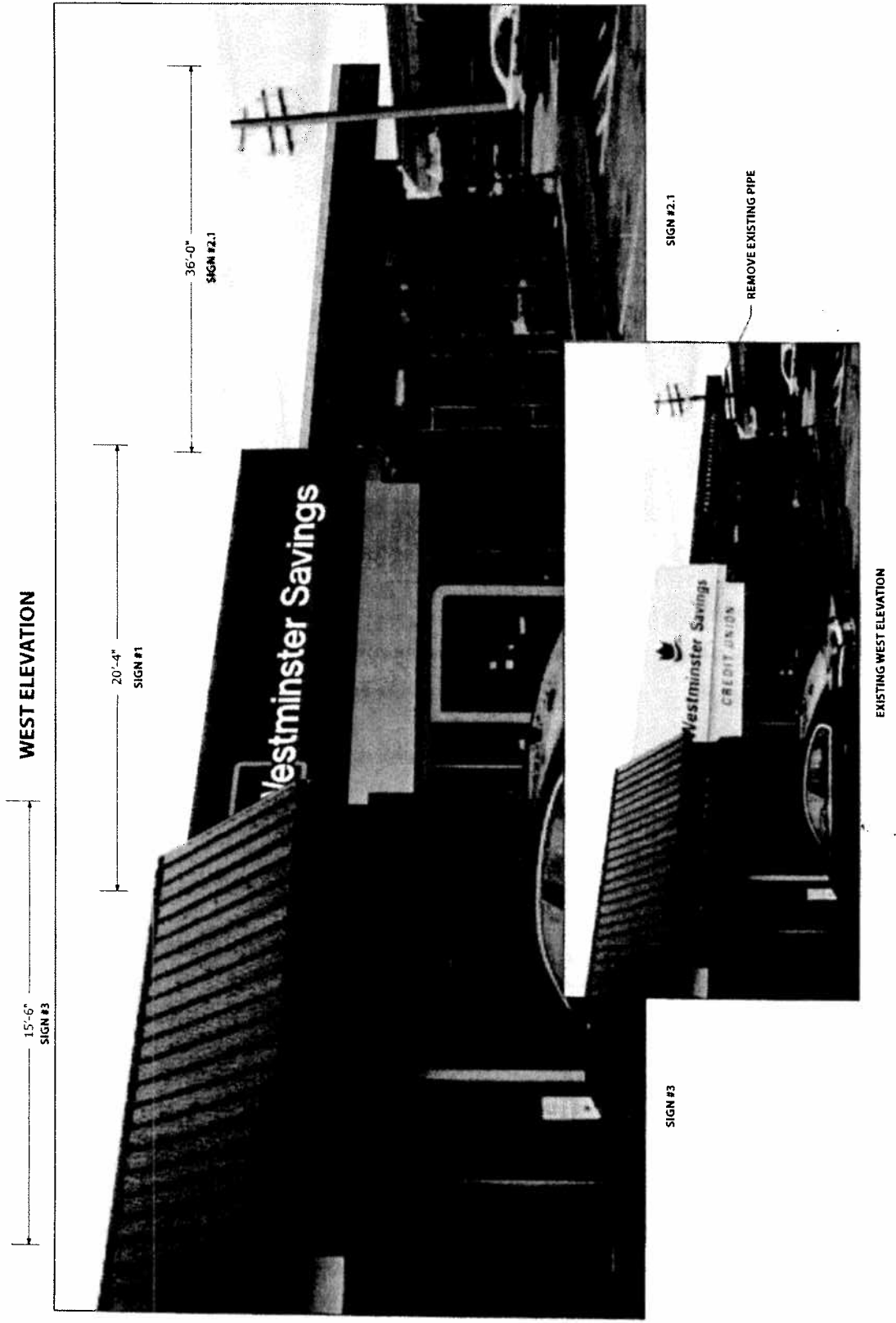
SIGN #4

<b>Vinyl Colours:</b> *AVERY PMS 3005C DC 900-661-T *3M 3630-20 WHITE	<b>Paint Colours:</b> *PAINTED TO MATCH PMS 647 DARK BLUE
<input checked="" type="checkbox"/> 1 <sup>st</sup> Surface	<input type="checkbox"/> 2 <sup>nd</sup> Surface

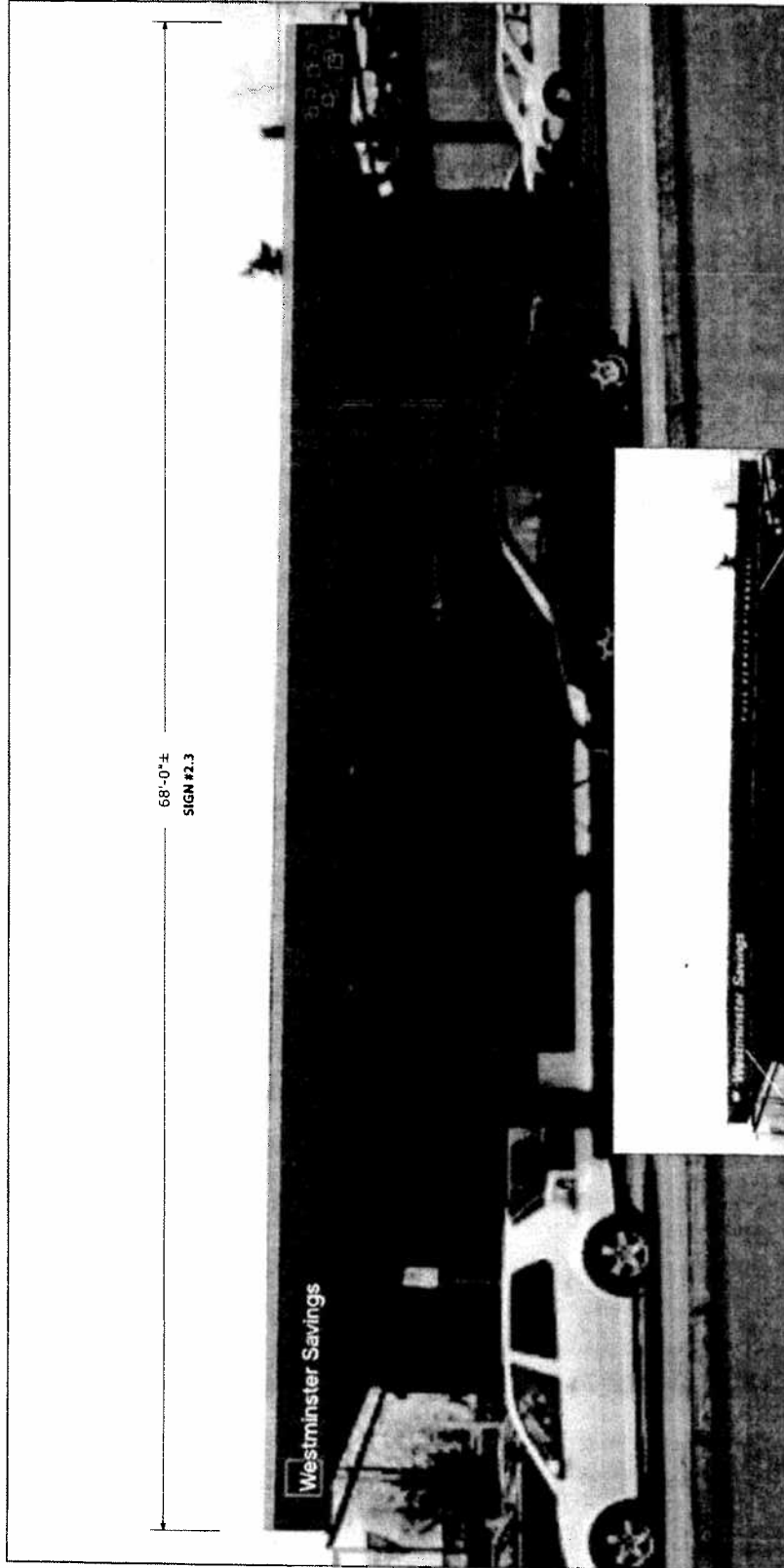
**Quantity 2 Faces**

<p>Colours shown are strictly representational</p> <p>Quote Number: <b>2700-04-11-WS-DJ-REV3</b></p> <p>Job Number: *</p> <p>Drawing Number: <b>DWG - 3</b></p>		<p>Sign Number: *</p>	
<p>Production Department Revisions</p> <p><b>CONCEPTUAL ONLY</b> Not finalized until confirmed by survey, permits and shop drawings.</p>		<p>ACT Department Revisions: *REV 2-MAY 25, 2011 SIGN #4 (NO CHANGE) *REV 3-JUNE 16, 2011 SIGN #4 (NO CHANGE)</p>	
<p>Project Name: Westminster Savings - White Rock 1608 - 152nd Street, White Rock, BC</p> <p>Account Manager: Dale Wlaschuk</p> <p>Date: APRIL 19, 2011</p> <p>Client's Approval: _____ Date: _____</p>		<p>Account Manager Approval: _____ Date: _____</p>	
<p>Scale: 1/2"=1'-0"</p>		<p>Account Manager Approval: _____ Date: _____</p>	
<p>KNIGHT SIGNS 1000 West 10th Street, Vancouver, BC V6H 2Y6 Tel: 604-271-1111 Fax: 604-271-1112 www.knight-signs.com</p>		<p>REPLACEMENT OF SIGN FACES FOR EXISTING DF ILLUMINATED PYLON DISPLAY W/ PUSHED THRU GRAPHICS</p> <p><b>S.4</b></p>	





SOUTH ELEVATION



SIGN #2.3

REMOVE EXISTING LETTERS

REMOVE EXISTING PIPE



EXISTING





**From:** [Ambardar, Bob](#)  
**To:** [Androsoff, Natalie](#)  
**Cc:** [Lorincz, Shelly](#); [Eng Files](#)  
**Subject:** 7911-0178-00 DVP for Freestanding Sign-1608 152 St.  
**Date:** September-22-11 10:52:25 AM

---

I have reviewed the file and there are no additional engineering requirements relative to the issuance of a Development Variance Permit. I trust that this e-mail is sufficient and that any comments will be noted in the Engineering section of the Planning Report as an Inter-Office memo will not be forwarded.

Regards,

**BOB AMBARDAR P. ENG**  
DEVELOPMENT PROJECT ENGINEER  
ENGINEERING DEPARTMENT  
**CITY OF SURREY**  
14245 56th Ave, Surrey, BC, Canada V3X 3A2  
T 604 598 5893 | F 604 591 8693 | [www.surrey.ca](http://www.surrey.ca)

CITY OF SURREY

APPENDIX IV

(the "City")

DEVELOPMENT PERMIT

NO.: 7911-0178-00

Issued To: CHARTERHOUSE PROPERTIES LIMITED, INC. NO. 499918  
("the Owner")

Address of Owner: 800 475 Georgia Street W  
Vancouver, BC  
V6B 4M9

1. This development permit is issued subject to compliance by the Owner with all statutes, by-laws, orders, regulations or agreements, except as specifically varied by this development permit.
2. This development permit applies to that real property including land with or without improvements located within the City of Surrey, with the legal description and civic address as follows:

Parcel Identifier: 001-203-479  
Lot 1 Section 14 Township 1 New Westminster District Plan 19188

1608 - 152 Street

(the "Land")

3. This development permit applies to only to that portion of the buildings and structures on the Land shown on Schedule A which is attached hereto and forms part of this development permit.
4. The Land has been designated as a Development Permit Area in Surrey Official Community Plan, 1996, No. 12900, as amended.
5. The character of the development including landscaping and the siting, form, exterior design and finish of buildings and structures shall be in accordance with the drawings numbered 7911-0178-00(A) through to and including 7911-0142-00(H) (the "Drawings") which are attached hereto and form part of this development permit.
6. Minor changes to the Drawings that do not affect the general form and character of the landscaping and the siting, form, exterior design and finish of buildings and structures on the Land, may be permitted subject to the approval of the City.
7. The Land shall be developed strictly in accordance with the terms and conditions and provisions of this development permit.

- 8. This development permit shall lapse if the Owner does not substantially start any construction with respect to which this development permit is issued, within two (2) years after the date this development permit is issued.
- 9. The terms of this development permit or any amendment to it, are binding on all persons who acquire an interest in the Land.
- 10. This development permit is not a building permit.

AUTHORIZING RESOLUTION PASSED BY THE COUNCIL, THE DAY OF , 20 .  
 ISSUED THIS DAY OF , 20 .

\_\_\_\_\_  
 Mayor – Dianne L. Watts

\_\_\_\_\_  
 City Clerk – Jane Sullivan

IN CONSIDERATION OF COUNCIL'S APPROVAL OF THIS DEVELOPMENT PERMIT AND OTHER GOOD AND VALUABLE CONSIDERATION, I/WE THE UNDERSIGNED AGREED TO THE TERMS AND CONDITIONS OF THIS DEVELOPMENT PERMIT AND ACKNOWLEDGE THAT WE HAVE READ AND UNDERSTOOD IT.

\_\_\_\_\_  
 Authorized Agent: (Signature)

\_\_\_\_\_  
 Name: (Please Print)

OR

\_\_\_\_\_  
 Owner: (Signature)

\_\_\_\_\_  
 Name: (Please Print)



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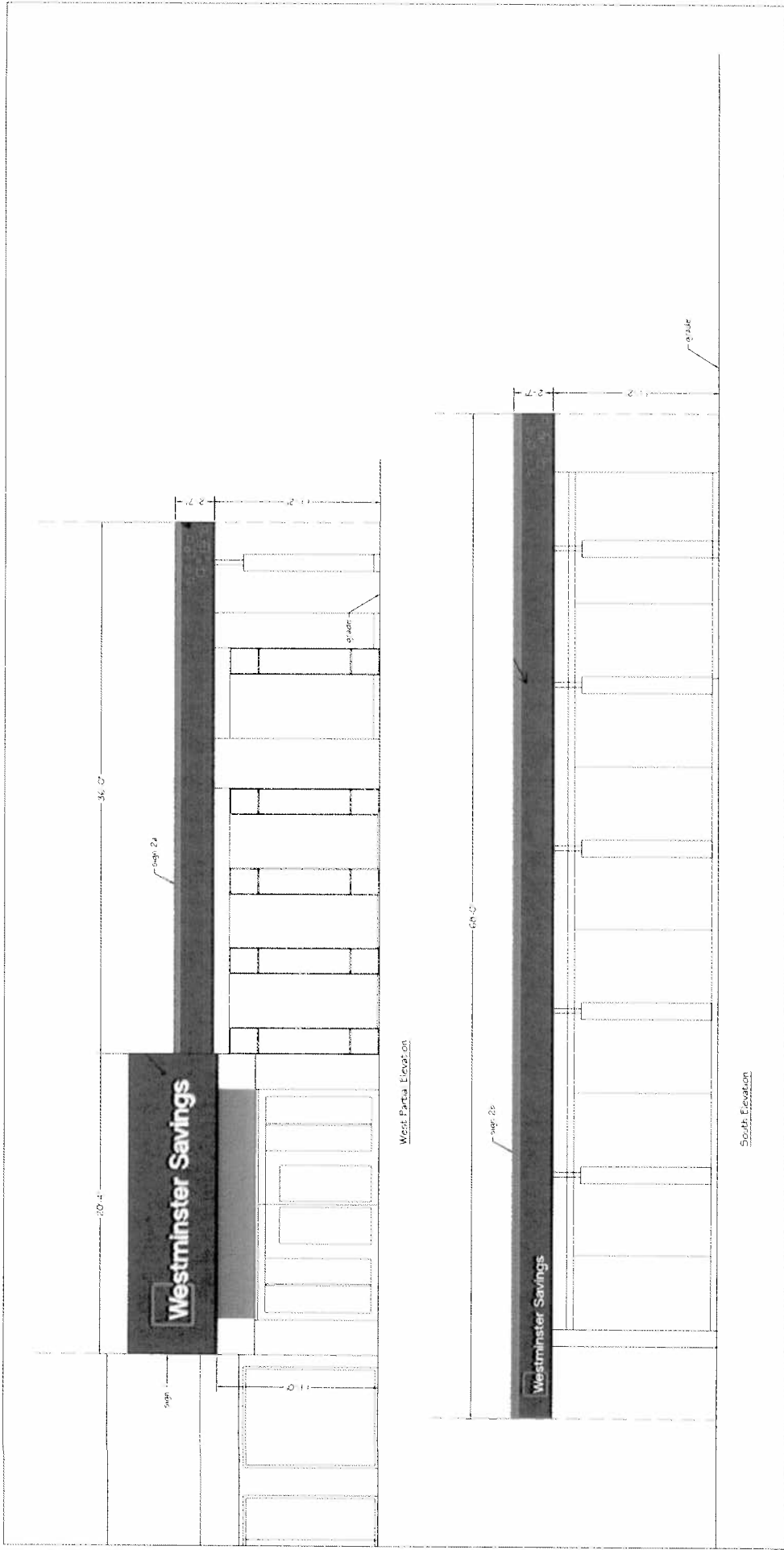
#104 - 713 Columbia St.  
 New Westminster BC  
 T: 778-397-1394  
 F: 1-888-738-3846  
 E: [prioritypermits@shaw.ca](mailto:prioritypermits@shaw.ca)

**Client:** Knight Signs  
**Address:** 1606-152 St.  
 Surrey, BC

**Project:** Westminster Savings  
**Date:** 01/09/20

**Drawing By:** SC  
**Scale:** 1/32" = 1'





West Partial Elevation

South Elevation

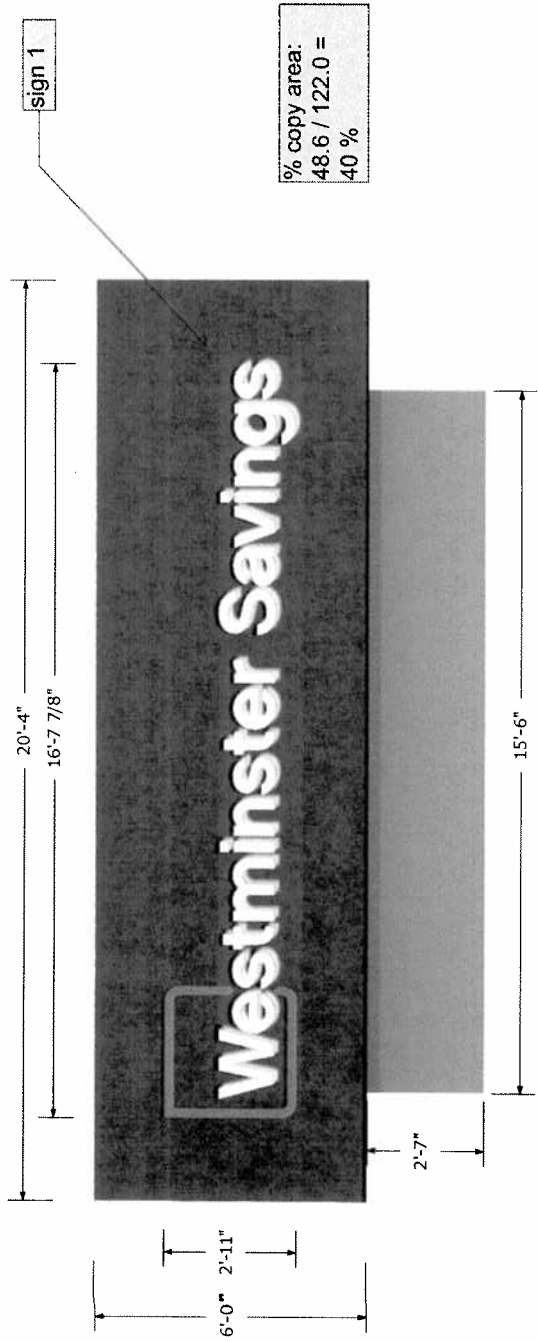
#104 - 713 Columbia St.  
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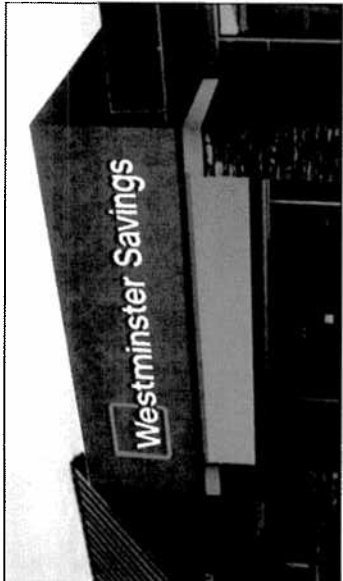
Project: Westminster Savings Drawing By: SC  
 Date: 2011/07/05 Scale: 1/10"=1'

Client: Knight Signs  
 Address: 1600-152 St.  
 Surrey, BC

SITE CHECK IS REQUIRED PRIOR TO PRODUCTION



SIGN #1 SCALE: 3/8"=1'-0"



SIGN #1

EXISTING

**SIGN 1.**  
**ITEM 1.** REFACE EXISTING SF FASCIA W/  
 PUSHED THRU COPY

**TYPE:** ALUMINUM

**LIGHTING:** EXISTING

**FACE:**  
 NEW 12G ALUMINUM FACE PAINTED DARK  
 BLUE W/ ROUTED/ PUSHTHRU- 1/2" CLEAR  
 PLEXI COPY AND TRANSLUCENT VINYL ON  
 FACES  
 LOGO: ROUTED OUT AND BACKED UP WITH  
 3/16" WHITE PLEXI AND TRANSLUCENT  
 VINYL ON FACE

**CABINET:**  
 EXISTING PAINTED DARK BLUE

**MOUNTING:**  
 MOUNTED FACE OVER FRAME

**ITEM 2.**  
 REFACE EXISTING FASCIA DISPLAY

**LIGHTING:**  
 N/A

**FACE:**  
 NEW FABRICATED 12G ALUMINUM PANEL  
 PAINTED GREY GELDING

**MOUNTING:**  
 \*MOUNTED FACE OVER FRAME

**ITEM 3.**  
 REPAINT EXISTING STRUCTURE GREY  
 GELDING

Quantity 1

Vinyl Colours:	Paint Colours:
*AVERY PLUS 3005C UC 900-461-T *3M 3630-20 WHITE	*CABINET PAINTED TO MATCH PMS 647 DARK BLUE *Alum. Panel/ Existing Structure Painted to match 21/ MP03337 Grey Gelding
1 <sup>st</sup> Surface	2 <sup>nd</sup> Surface

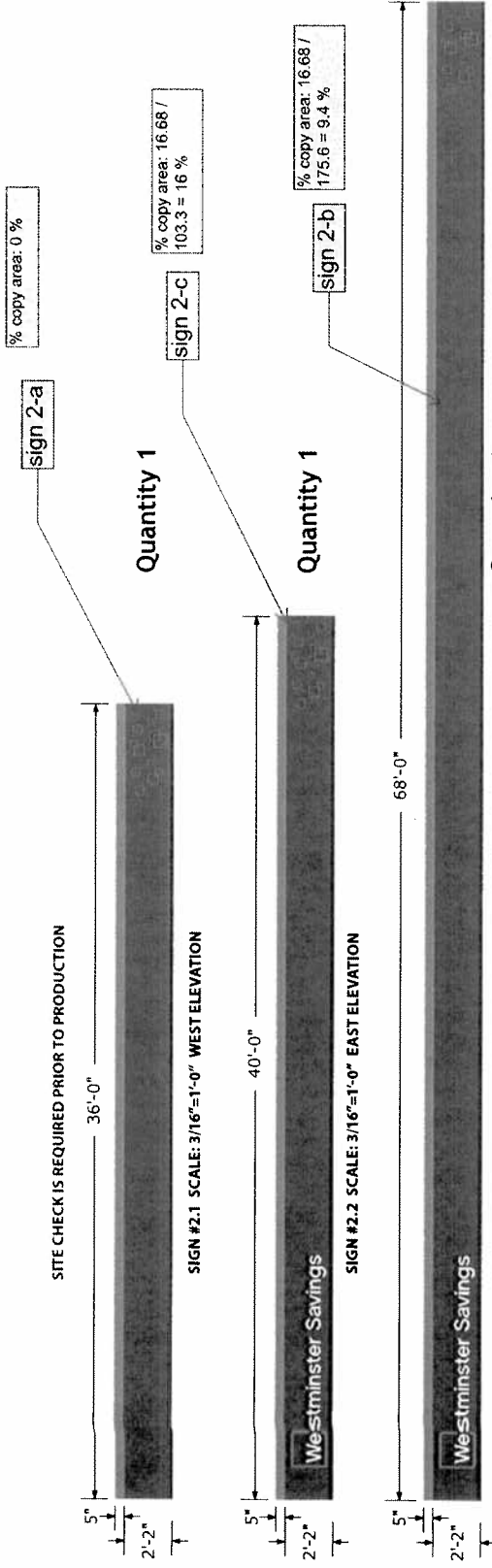
Colours shown are strictly representational

Quote Number:	2700-04-11-WS-DJ-REV3
Job Number:	*
Drawing Number:	DWG - 1

<p><b>Project Name:</b>                  Westminster Savings - White Rock                  1608 - 152nd Street, White Rock, BC</p> <p><b>Account Manager:</b> Dale Wlasiuchuk</p> <p><b>Date:</b> APRIL 19, 2011    <b>Scale:</b> 3/8"=1'-0"</p>		<p><b>Art Department Revisions</b>                  *REV 1-MAY 02, 2011: SIGN #1 ITEM 2 Revised Paint                  FROM DARK BLUE TO 2011: SIGN #1 ITEM 2 Revised Paint                  TO GREY GELDING                  *REV 3-JUNE 19, 2011: SIGN #1 NO CHANGES</p>		<p><b>Production Department Revisions</b>                  *CONCEPTUAL ONLY                  not finalized until confirmed                  by survey, permits                  and shop drawings.</p>	
<p><b>Client's Approval</b></p> <p>Date: _____</p>		<p><b>Account Manager Approval</b></p> <p>Date: _____</p>		<p><b>S.1</b> SF ILLUMINATED DISPLAY W/ PUSHED THRU GRAPHICS</p>	

**KNIGHT SIGNS**  
 1444 Progress Way  
 15000 of Pacific Blvd. Langley, BC  
 Tel: 604-464-2171 Fax: 604-464-2172

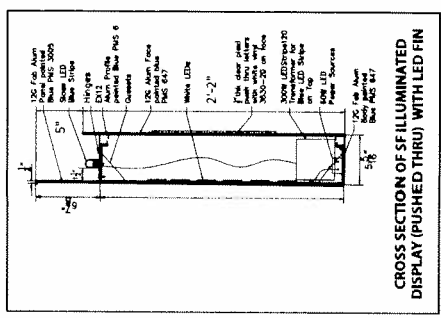
The original drawing is the property of Knight Signs Inc. It is to be used only for the project and site shown. It is not to be used for any other project without the written permission of Knight Signs Inc. Copyright © 2011



**SIGN 2.**  
**ITEM 1. SF FASCIA W/ PUSHED THRU COPY**  
**TYPE:** ALUMINUM  
**LIGHTING:** LED  
**FACE:** FACE OVER FRAME  
 12G ALUMINUM FACE PAINTED DARK BLUE W/ ROUTED/ PUSH THRU- 1/2" CLEAR PLEXI COPY AND TRANSLUCENT VINYL ON FACES LOGO-ROUTED/ BACKED UP-3/16" WHITE PLEXI COPY AND TRANSLUCENT VINYL ON FACES  
 \* LT BLUE VINYL SQUARE GRAPHICS (NON ILLUMINATED)  
**CABINET:**  
 5-5/16" DEEP FABRICATED 12G ALUMINUM BODY PAINTED DARK BLUE  
**MOUNTING:**  
 MOUNTED TO WALL  
 (SITE CHECK IS REQUIRED FOR MOUNTING METHOD)



**SIGN 3.**  
**ITEM 1. REPLACEMENT SIGN FACE FOR EXISTING ST FASCIA DISPLAY**  
**TYPE:** ALUMINUM  
**LIGHTING:** N/A  
**FACE:** FACE OVER FRAME  
 12G ALUMINUM FACE PAINTED DARK BLUE  
**CABINET:**  
 EXISTING PAINTED DARK BLUE



**ITEM 2.**  
 LED HALO LIT FIN  
**LIGHTING:**  
 SLOAN LED BLUE STRIPE  
**FACE:**  
 FABRICATED 12G ALUMINUM PANEL PAINTED LT BLUE  
**MOUNTING:**  
 \*MOUNTED TO CABINET

Vinyl Colours:	Paint Colours:
*EVERY PMS 3005C UC 900-661-T *3M 3630-20 WHITE	*PAINTED TO MATCH PMS 3005 D *PAINTED TO MATCH PMS 3005 LT. BLUE
*1" Surface	*2" Surface

**Project Name:**  
Westminister Savings - White Rock  
1608 - 152nd Street, White Rock, BC

**Account Manager:** Dale Wlasciuk

**Date:** APRIL 19, 2011 **Scale:** 3/16"=1'-0"

**Art Department Revisions**  
 \*REV 1-MAY 02, 2011: SIGN F2 Deleted Opt 2  
 \*REV 1-MAY 25, 2011: SIGN F2 NO CHANGES  
 \*REV 3-JUNE 16, 2011: SIGN F2/3 NO CHANGES

**Production Department Revisions**  
 CONCEPTUAL ONLY  
 not finalized until confirmed by survey, permits and shop drawings.

**Quote Number:** 2700-04-11-WS-DJ-REV3  
**Job Number:** \*  
**Drawing Number:** DWG - 2

**Sign Number:** \*  
**S.2/3** SF ILLUMINATED DISPLAY W/ PUSHED THRU GRAPHICS W/ LED HALO LIT FIN

Client's Approval \_\_\_\_\_ Date \_\_\_\_\_

Account Manager Approval \_\_\_\_\_ Date \_\_\_\_\_

**KNIGHT SIGNS**  
 1142 Progress Ave  
 Coquitlam, B.C. V3K 4G6  
 Canada Tel: 604-636-2371 Fax: 604-636-2372  
 Copyright © 2010

**SIGN 4.**  
**DF ILLUMINATED PYLON DISPLAY W/**  
**PUSHED THRU /BACKED UP GRAPHICS**

**ITEM 1.**  
**MODEL: DF CABINET**

**TYPE: ALUMINUM**

**LIGHTING: T12**

**FACE: FACE OVER FRAME**  
 12G ALUMINUM FACE PAINTED DARK BLUE  
 with  
 \*\*Westminster Savings\* ROUTED/PUSH  
 THRU- 1/2" CLEAR PLEXI COPY AND  
 TRANSLUCENT VINYL ON FACES  
 \*Logo: ROUTED OUT AND BACKED UP WITH  
 3/16" WHITE PLEXI AND TRANSLUCENT  
 VINYL ON FACE  
 \*\*atm\* ROUTED OUT AND BACKED UP WITH  
 3/16" WHITE PLEXI AND TRANSLUCENT  
 VINYL ON FACE

**CABINET: ALUMINUM CABINET 12"± DEEP**  
 PAINTED DARK BLUE

**FRAME: EX /FACE OVER FRAME**

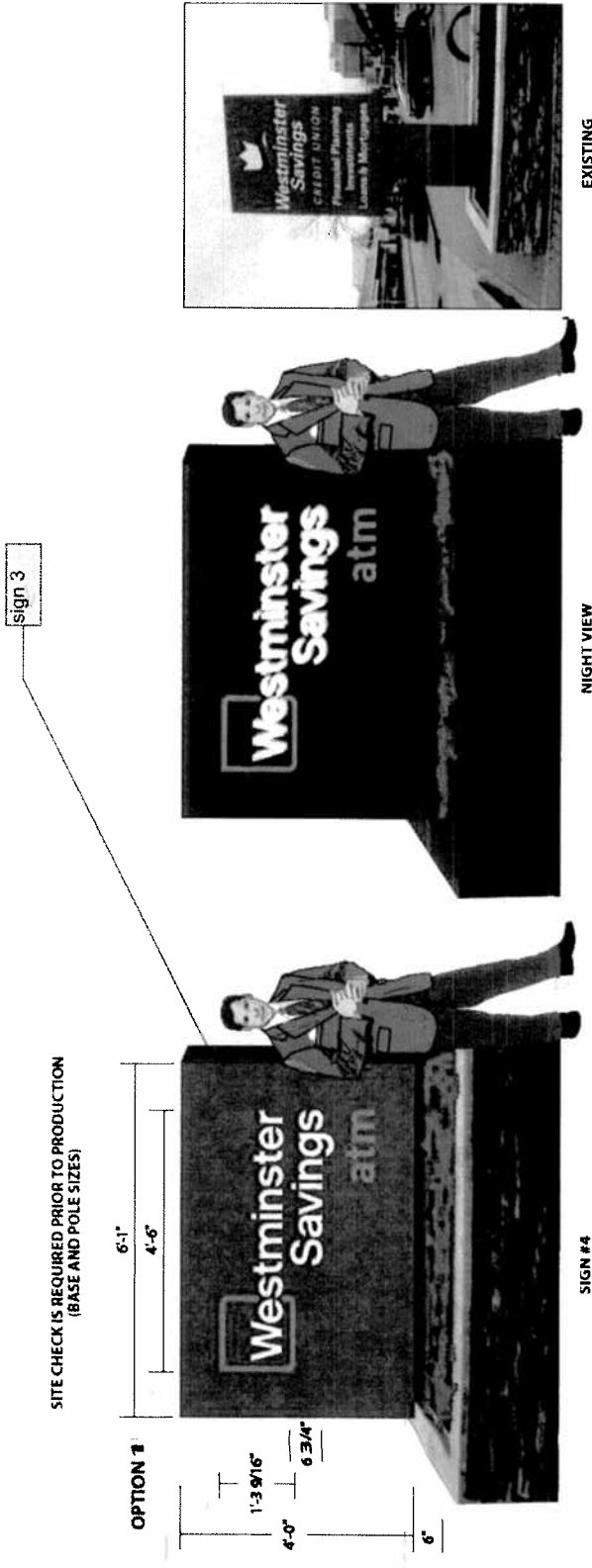
**ITEM 2. STRUCTURE**

**BASE: USE EXISTING BASE AND POLE CUT**  
 TO SIZE

**EXTRAS:**

**OPTION 1:**  
 \*ALUMINUM CLADDING PAINTED DARK  
 BLUE

**MOUNTING:**  
 MOUNTED IN EXISTING PLANTER TO  
 REPLACE EXISTING DF PYLON DISPLAY



EXISTING

NIGHT VIEW

SIGN #4  
 SCALE: 1/2"=1'-0"

note: low lying ground cover planting

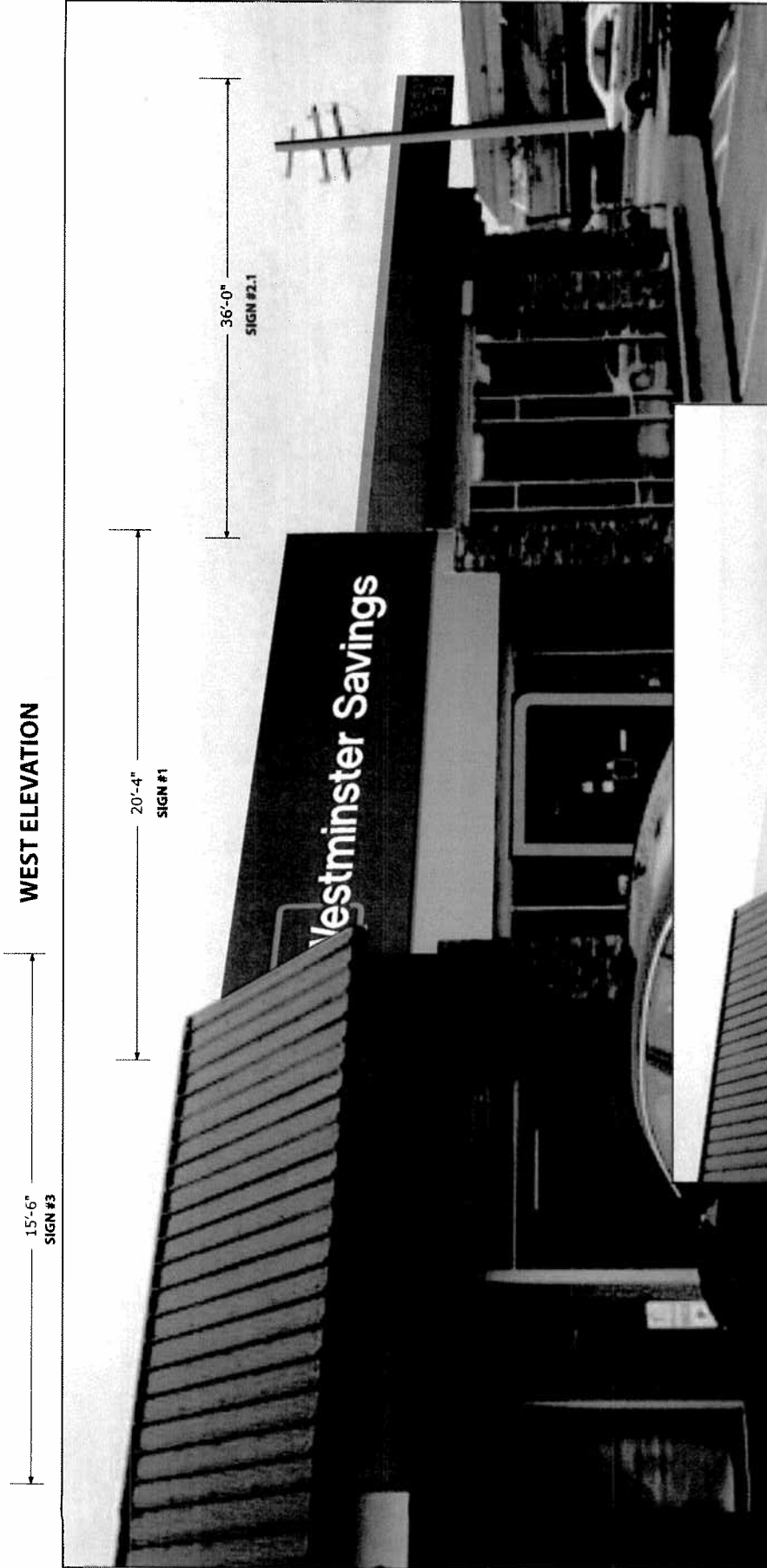
<b>Vinyl Colours:</b>	<b>Paint Colours:</b>
*AVERY PMS 3005C UC 900-661-T *JM 3630-20 WHITE	*PAINTED TO MATCH PMS 647 DARK BLUE
<b>X1 1<sup>st</sup> Surface</b>	<b>2<sup>nd</sup> Surface</b>
Colours shown are strictly representational	
<b>Quote Number:</b> 2700-04-11-WS-DJ-REV4	<b>Sign Number:</b> *
<b>Job Number:</b> *	
<b>Drawing Number:</b> DWG - 3	

Quantity 1

<p><b>KNIGHT SIGNS</b>                  115 - 100th Ave. S.E. Suite 100                  Dallas, TX 75243                  Phone: 972-444-2271 Fax: 972-444-2275</p> <p><small>The original drawing is the property of Knight Signs, Inc. and is not to be reproduced or distributed in whole or in part without written permission from Knight Signs, Inc. Copyright © 2010</small></p>	<p><b>Project Name:</b>                  Westminster Savings - White Rock                  1608 - 152nd Street, White Rock, BC</p> <p><b>Account Manager:</b> Dale Wlasichuk</p> <p><b>Date:</b> APRIL 19, 2011 <b>Scale:</b> 1/2"=1'-0"</p>	<p><b>Art Department Revisions</b>                  *REV 1-MAY 25, 2011: SIGN #4 No. Changes                  *REV 2-JUNE 16, 2011: SIGN #4 NO CHANGES                  *REV 4-Aug 26, 2011: SIGN #4 Revised to New DF Pylon (Two Options)</p>	<p><b>Production Department Revisions</b>                  CONCEPTUAL ONLY                  not finalized until confirmed                  by survey, permits                  and shop drawings</p>
	<p><b>Client's Approval</b> _____ <b>Date</b> _____</p> <p><b>Account Manager Approval</b> _____ <b>Date</b> _____</p>	<p><b>S.4 OPTION 1</b></p>	



WEST ELEVATION



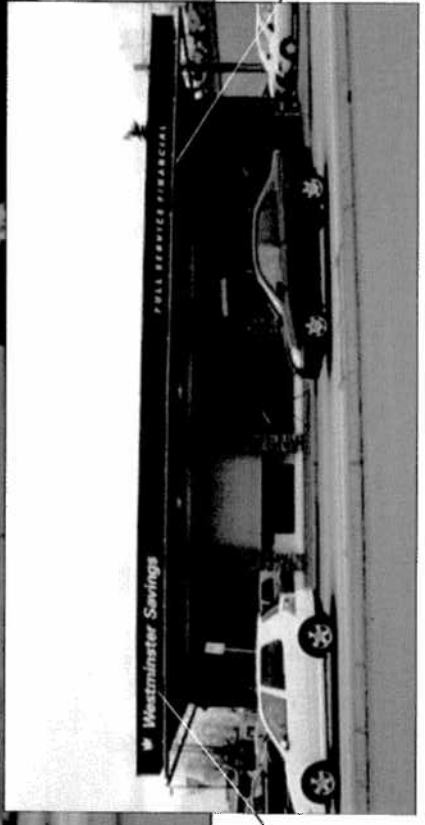
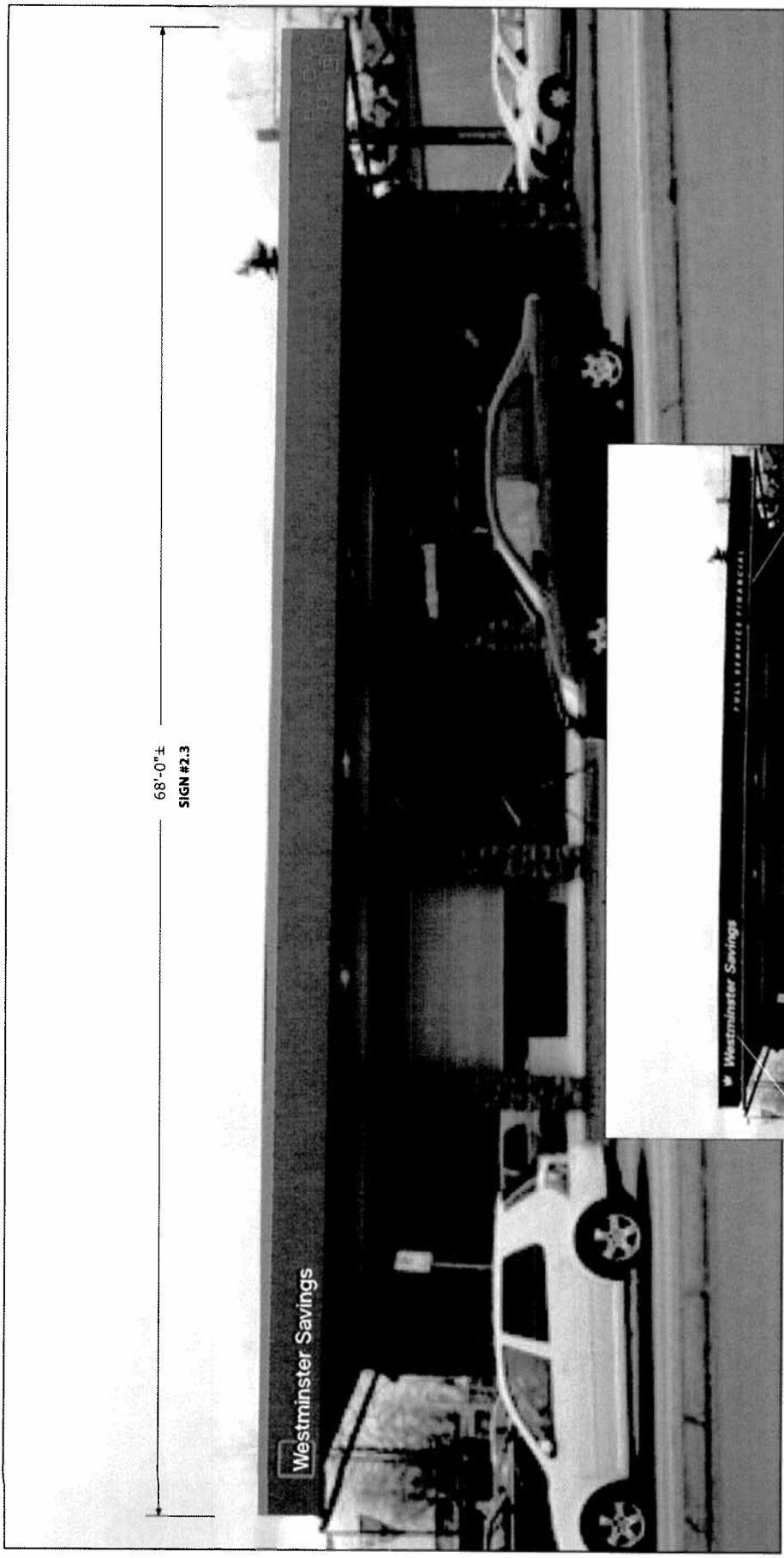
SIGN #2.1

REMOVE EXISTING PIPE

SIGN #3

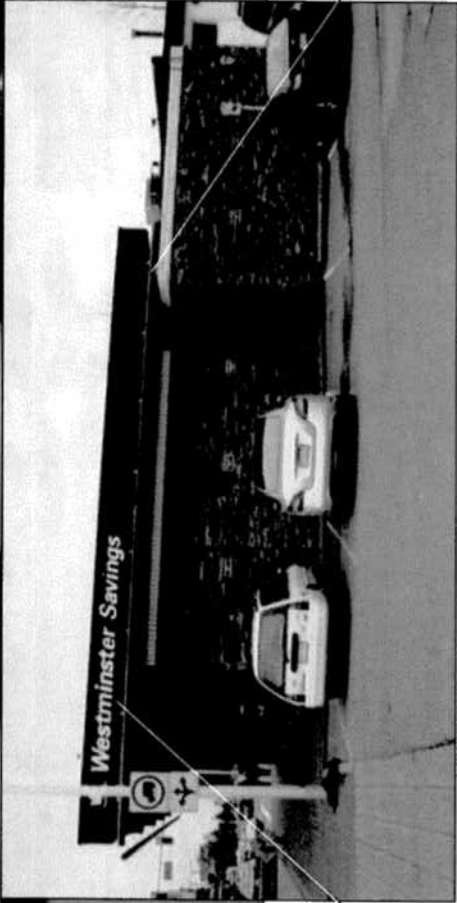
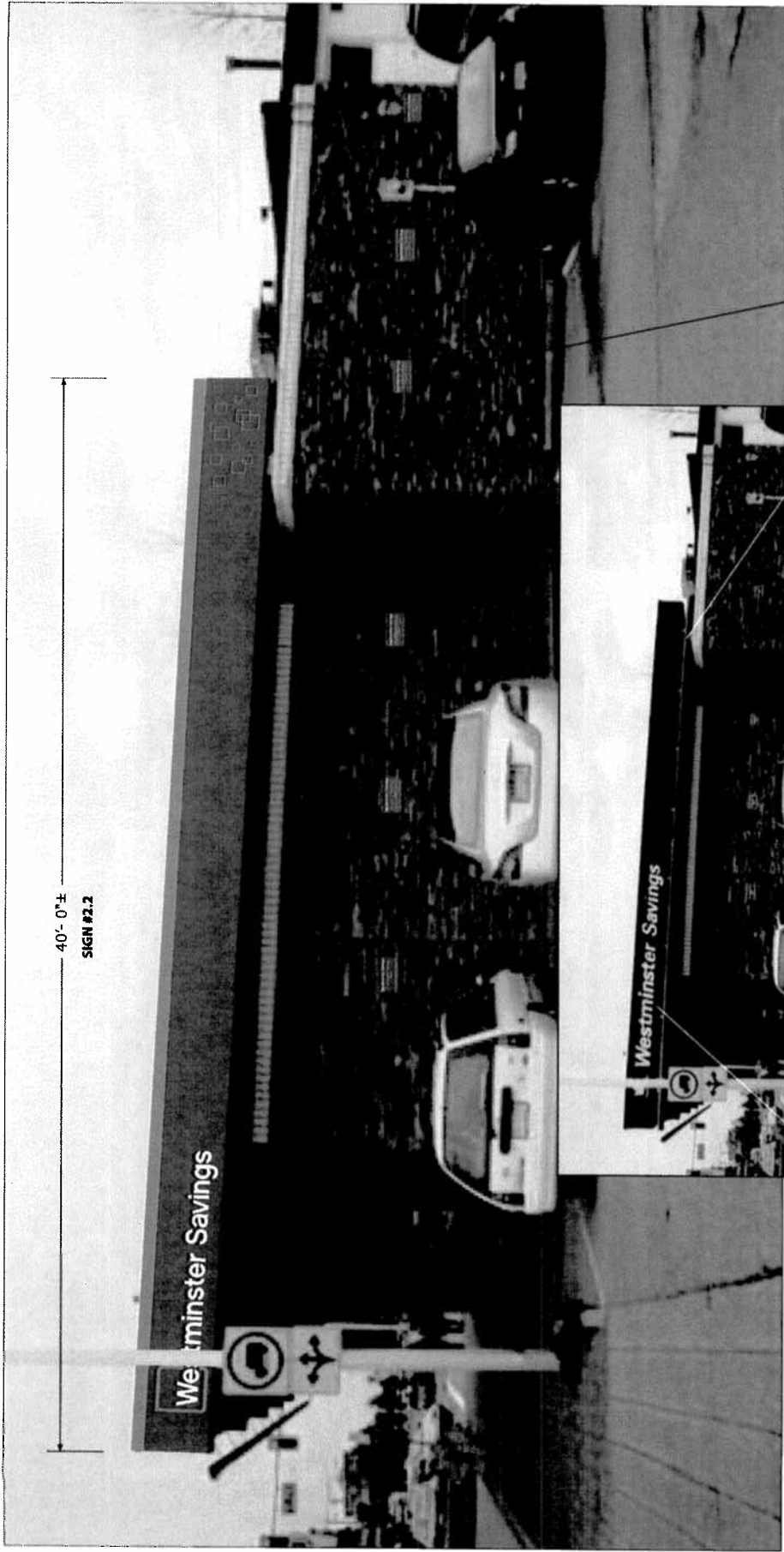
EXISTING WEST ELEVATION

SOUTH ELEVATION



EXISTING

EAST ELEVATION



SIGN #5

REMOVE EXISTING PIPE

REMOVE EXISTING  
SIGN LETTERS

EXISTING

(the "City")

DEVELOPMENT VARIANCE PERMIT

NO.: 7911-0178-00

Issued To: CHARTERHOUSE PROPERTIES LIMITED, INC. NO. 499918  
("the Owner")

Address of Owner: 800 475 Georgia Street W  
Vancouver, BC  
V6B 4M9

1. This development variance permit is issued subject to compliance by the Owner with all statutes, by-laws, orders, regulations or agreements, except as specifically varied by this development variance permit.
2. This development variance permit applies to that real property including land with or without improvements located within the City of Surrey, with the legal description and civic address as follows:

Parcel Identifier: 001-203-479  
Lot 1 Section 14 Township 1 New Westminster District Plan 19188  
  
1608 -152 Street  
  
(the "Land")
3. Surrey Sign By-law, 1999, No. 13656, as amended is varied as follows:
  - (a) The permitted width of a free-standing sign in a Special Sign Area is increased from 2/3 of the height of the sign to the same as the height of the sign.
4. This development variance permit applies to only that portion of the buildings and structures on the Land shown on Schedule A which is attached hereto and forms part of this development variance permit. This development variance permit does not apply to additions to, or replacement of, any of the existing buildings shown on attached Schedule A, which is attached hereto and forms part of this development variance permit.
5. (a) The signs shall conform to drawings numbered 7911-0178-00(A ) through to and including 7911-0178-00(H ) (the "Signs").

6. The Land shall be developed strictly in accordance with the terms and conditions and provisions of this development variance permit.
7. This development variance permit shall lapse if the Owner does not substantially start any construction with respect to which this development variance permit is issued, within two (2) years after the date this development variance permit is issued.
8. The terms of this development variance permit or any amendment to it, are binding on all persons who acquire an interest in the Land.
9. This development variance permit is not a building permit.

AUTHORIZING RESOLUTION PASSED BY THE COUNCIL, THE      DAY OF      , 20 .  
ISSUED THIS      DAY OF      , 20 .

\_\_\_\_\_  
Mayor – Dianne L. Watts

\_\_\_\_\_  
City Clerk – Jane Sullivan



[www.prioritypermits.com](http://www.prioritypermits.com)  
**PRIORITY PERMITS**  
 Your Sign Permit Solution

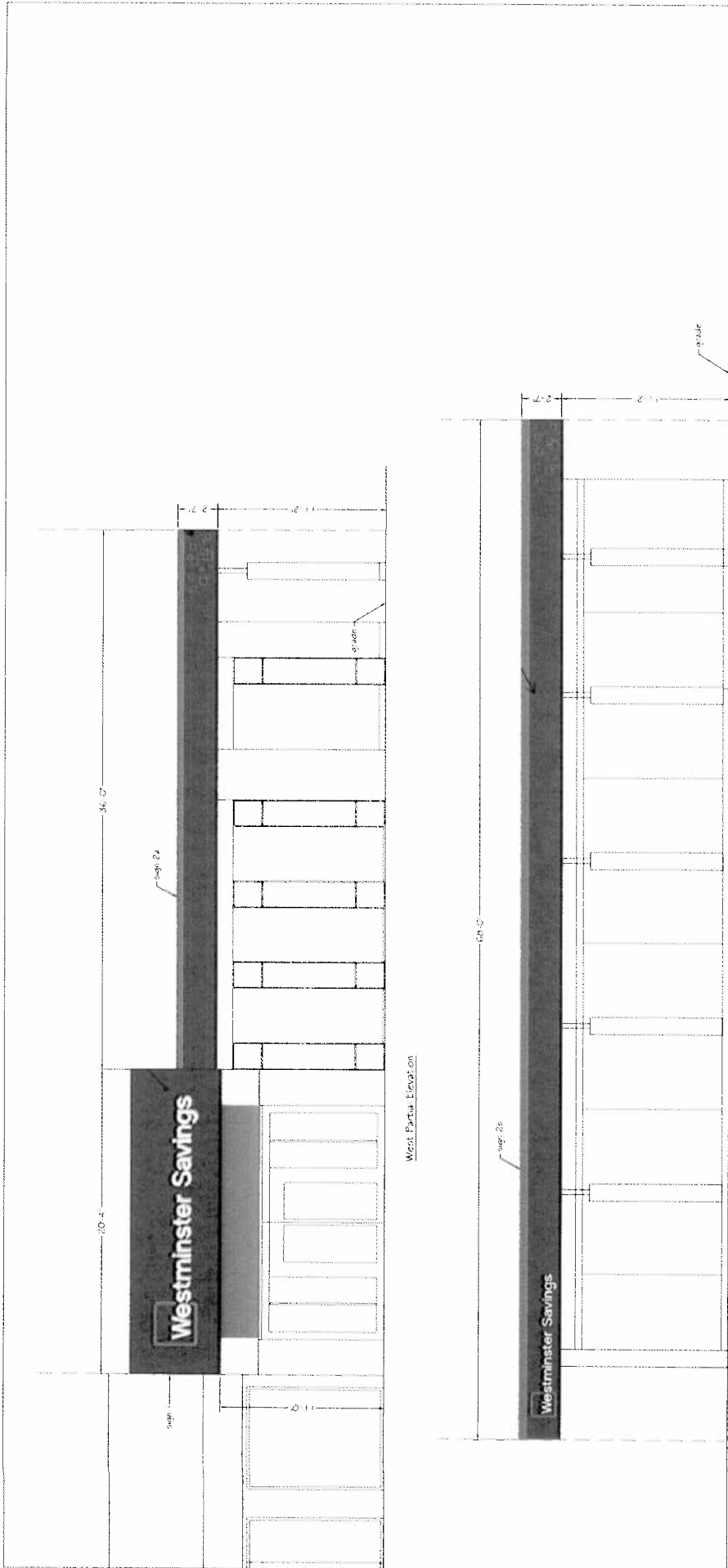
#104 - 713 Columbia St.  
 New Westminster BC  
 T: 778-397-1394  
 F: 1-888-738-3846  
 E: [prioritypermits@shaw.ca](mailto:prioritypermits@shaw.ca)

**Client:** Knight Signs  
**Address:** 1606-152 St.  
 Surrey, BC

**Project:** Westminster Savings  
**Date:** 06/10/2010

**Drawing By:** SC  
**Scale:** 1/32" = 1'





South Elevation

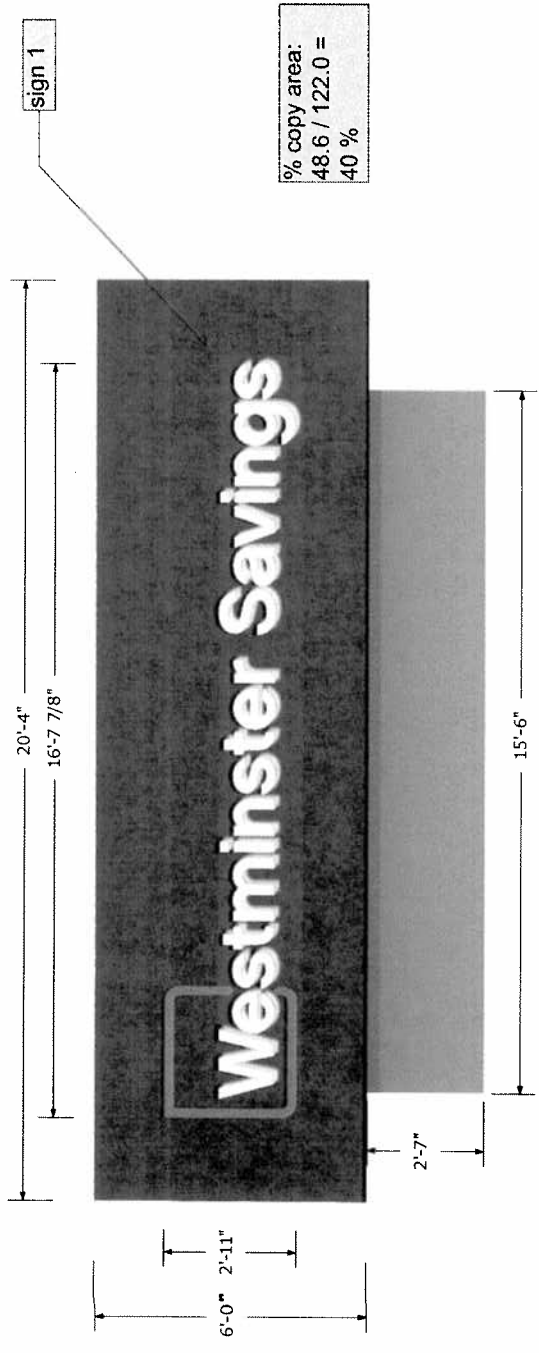
www.prioritypermits.com  
**PRIORITY PERMITS**  
 Your Sign Permit Solution 

8104 - 713 Columbia St.  
 New Westminster BC  
 T: 778-337-1394  
 F: 1-888-738-3946  
 E: prioritypermits@shaw.ca

Client: Knight Signs  
 Address: 1600-152 St.  
 Surrey, BC

Project: Westminster Savings  
 Drawing By: SC  
 Date: 2011/07/05  
 Scale: 1/10"=1'

SITE CHECK IS REQUIRED PRIOR TO PRODUCTION



**SIGN 1.**  
**ITEM 1.** REFACE EXISTING SF FASCIA W/  
 PUSHED THRU COPY

**TYPE:** ALUMINUM

**LIGHTING:** EXISTING

**FACE:**  
 NEW 12G ALUMINUM FACE PAINTED DARK  
 BLUE W/ ROUNDED/PUSHTHRU- 1/2" CLEAR  
 PLEXI COPY AND TRANSLUCENT VINYL ON  
 FACES  
 LOGO: ROUTED OUT AND BACKED UP WITH  
 3/16" WHITE PLEXI AND TRANSLUCENT  
 VINYL ON FACE

**CABINET:**  
 EXISTING PAINTED DARK BLUE

**MOUNTING:**  
 MOUNTED FACE OVER FRAME

**ITEM 2.**  
 REFACE EXISTING FASCIA DISPLAY

**LIGHTING:**  
 N/A

**FACE:**  
 NEW FABRICATED 12G ALUMINUM PANEL  
 PAINTED GREY GELDING

**MOUNTING:**  
 \*MOUNTED FACE OVER FRAME

**ITEM 3.**  
 REPAINT EXISTING STRUCTURE GREY  
 GELDING



Vinyl Colours:	Paint Colours:
*AVERY PLUS 3005C UC 900-461-T *3M 3630-20 WHITE	*CABINET PAINTED TO MATCH PMS 647 DARK BLUE *Alum. Panel/ Existing Structure Painted to match 21/ MP03337 Grey Gelding

Quantity 1

<p><b>SIGN #1</b></p> <p>Project Name: Westminster Savings - White Rock                  1608 - 152nd Street, White Rock, BC                  Account Manager: Dale Wlasiuchuk                  Date: APRIL 19, 2011 Scale: 3/8"=1'-0"</p> <p>Client's Approval _____ Date _____</p>		<p><b>EXISTING</b></p> <p>Art Department Revisions                  *REV 1-MAY 02, 2011: SIGN #1 ITEM 2 Revised Paint                  FROM DARK BLUE TO 2011: SIGN #1 ITEM 2 Revised Paint                  TO GREY GELDING                  *REV 3-JUNE 19, 2011: SIGN #1 NO CHANGES</p>		<p>Production Department Revisions                  *CONCEPTUAL ONLY                  not finalized until confirmed                  by survey, permits                  and shop drawings.</p>	
<p>Sign Number: *</p> <p>Quote Number: 2700-04-11-WS-DJ-REV3</p> <p>Job Number: *</p> <p>Drawing Number: DWG - 1</p>		<p>Colours shown are strictly representational</p>		<p>Account Manager Approval _____ Date _____</p>	
<p>SIGN #1</p>		<p>SIGN #1 SCALE: 3/8"=1'-0"</p>		<p>S.1 SF ILLUMINATED DISPLAY W/ PUSHED THRU GRAPHICS</p>	

**KNIGHT SIGNS**  
 1444 Progress Way  
 15000 of Pacific Blvd, Langley, BC  
 Tel: 604-462-2711 Fax: 604-462-2712

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**SIGN 4.**  
**DF ILLUMINATED PYLON DISPLAY W/**  
**PUSHED THRU /BACKED UP GRAPHICS**

**ITEM 1.**  
**MODEL: DF CABINET**

**TYPE: ALUMINUM**

**LIGHTING: T12**

**FACE: FACE OVER FRAME**  
 12G ALUMINUM FACE PAINTED DARK BLUE  
 with  
 \*\*Westminster Savings\* ROUTED/PUSH  
 THRU- 1/2" CLEAR PLEXI COPY AND  
 TRANSLUCENT VINYL ON FACES  
 \*Logo: ROUTED OUT AND BACKED UP WITH  
 3/16" WHITE PLEXI AND TRANSLUCENT  
 VINYL ON FACE  
 \*\*atm\* ROUTED OUT AND BACKED UP WITH  
 3/16" WHITE PLEXI AND TRANSLUCENT  
 VINYL ON FACE

**CABINET: ALUMINUM CABINET 12"± DEEP**  
 PAINTED DARK BLUE

**FRAME: EX /FACE OVER FRAME**

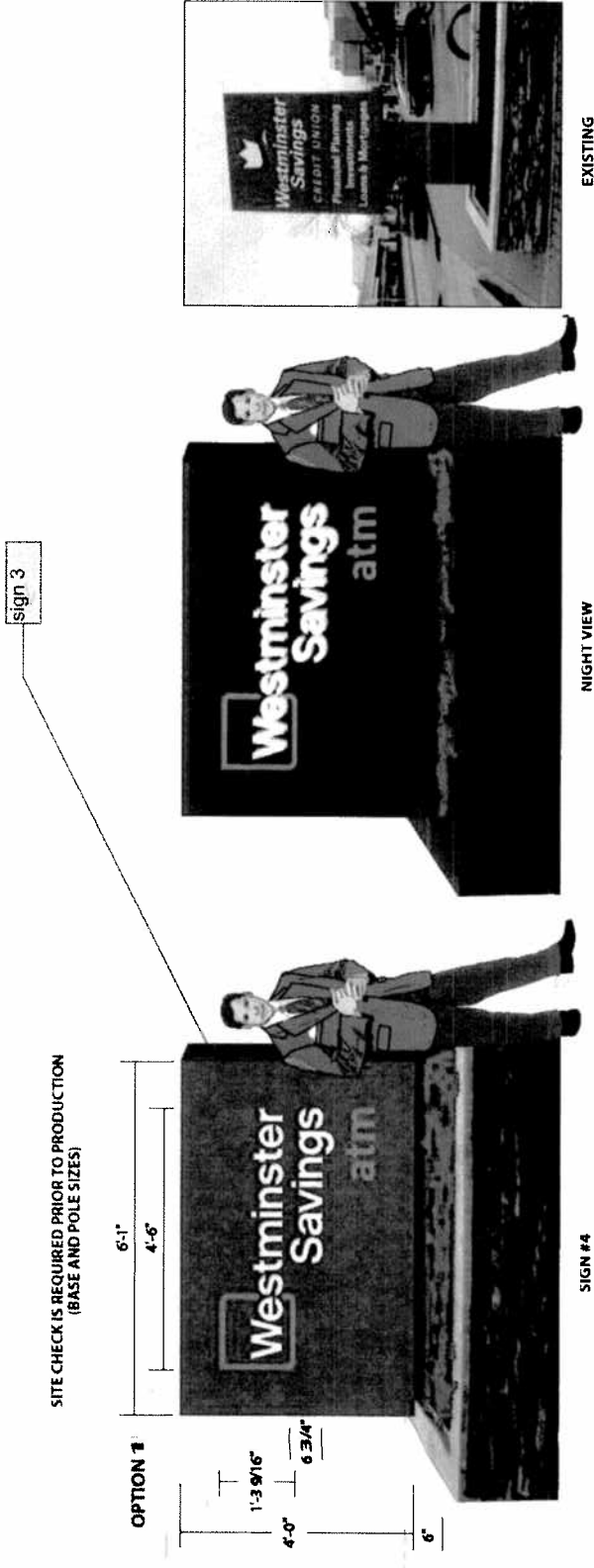
**ITEM 2. STRUCTURE**

**BASE: USE EXISTING BASE AND POLE CUT**  
 TO SIZE

**EXTRAS:**

**OPTION 1:**  
 \*ALUMINUM CLADDING PAINTED DARK  
 BLUE

**MOUNTING:**  
 MOUNTED IN EXISTING PLANTER TO  
 REPLACE EXISTING DF PYLON DISPLAY




**SITE CHECK IS REQUIRED PRIOR TO PRODUCTION**  
 (BASE AND POLE SIZES)

**SIGN #4**  
**SCALE: 1/2"=1'-0"**

**note: low lying ground cover planting**

<b>Vinyl Colours:</b>	<b>Paint Colours:</b>
*AVERY PMS 3005C UC 900-661-T *JM 3630-20 WHITE	*PAINTED TO MATCH PMS 647 DARK BLUE
<b>X 1<sup>st</sup> Surface</b>	<b>2<sup>nd</sup> Surface</b>
Colours shown are strictly representational	
<b>Quote Number:</b> 2700-04-11-WS-DJ-REV4	<b>Sign Number:</b> *
<b>Job Number:</b> *	
<b>Drawing Number:</b> DWG - 3	

**Quantity 1**

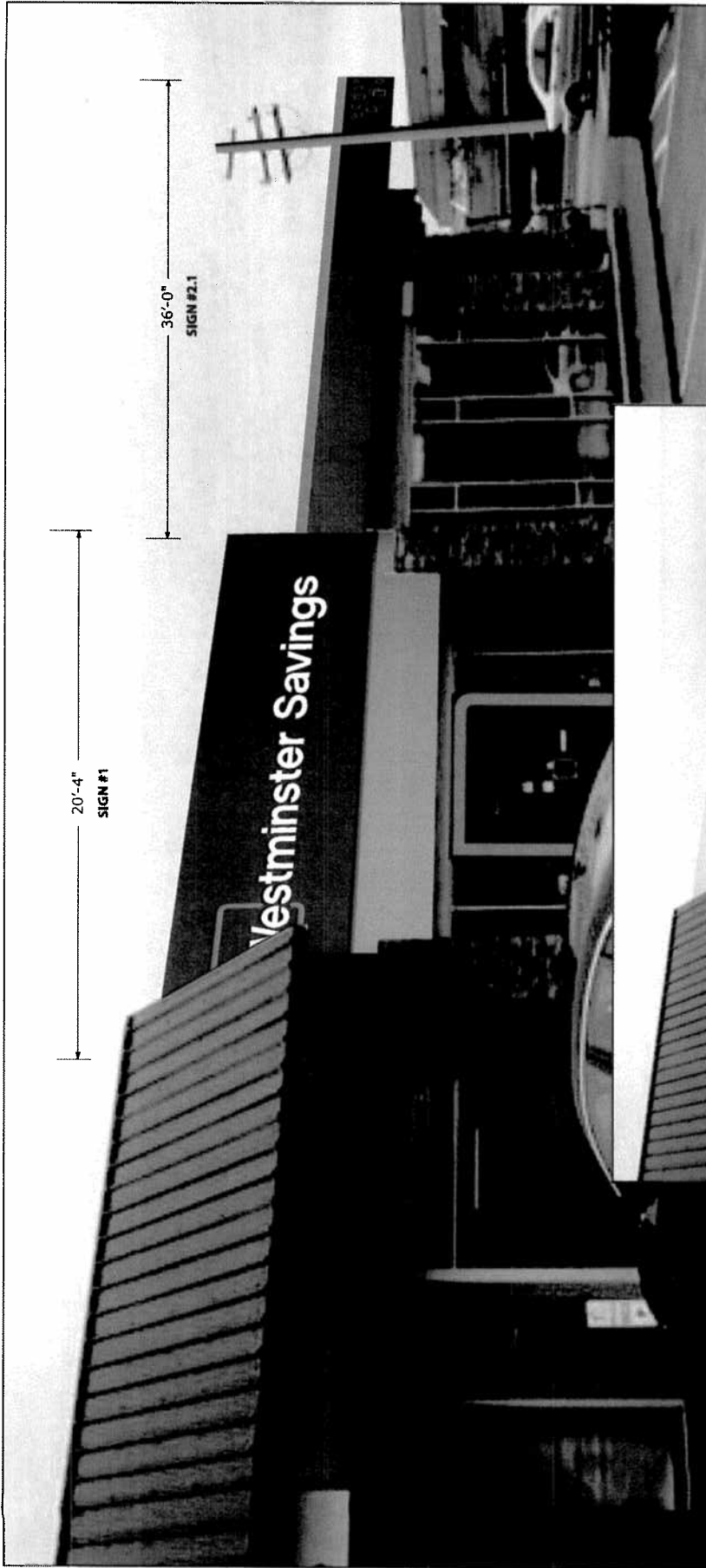
 <b>KNIGHT SIGNS</b> 115 - 10th Ave SE, Suite 100 Dulles, VA 20146 Phone: 703-261-2211 Fax: 703-261-2215 Email: info@knight-signs.com Copyright © 2010	<b>Project Name:</b> Westminster Savings - White Rock 1608 - 152nd Street, White Rock, BC <b>Account Manager:</b> Dale Wlasichuk <b>Date:</b> APRIL 19, 2011 <b>Scale:</b> 1/2"=1'-0"	<b>Art Department Revisions</b> Revised Oct. 1 *REV 2-MAY 25, 2011: SIGN #4 No. Changes *REV 3-JUNE 16, 2011: SIGN #4 NO CHANGES *REV 4-Aug 26, 2011: SIGN #4 Revised to New DF Pylon (Two Options)	<b>Production Department Revisions</b> CONCEPTUAL ONLY not finalized until confirmed by survey, permits and shop drawings
	<b>Client's Approval</b> _____ Date _____ Account Manager Approval _____ Date _____	<b>S.4 OPTION 1</b>	Date _____

WEST ELEVATION

15'-6"  
SIGN #3

20'-4"  
SIGN #1

36'-0"  
SIGN #2.1



SIGN #2.1

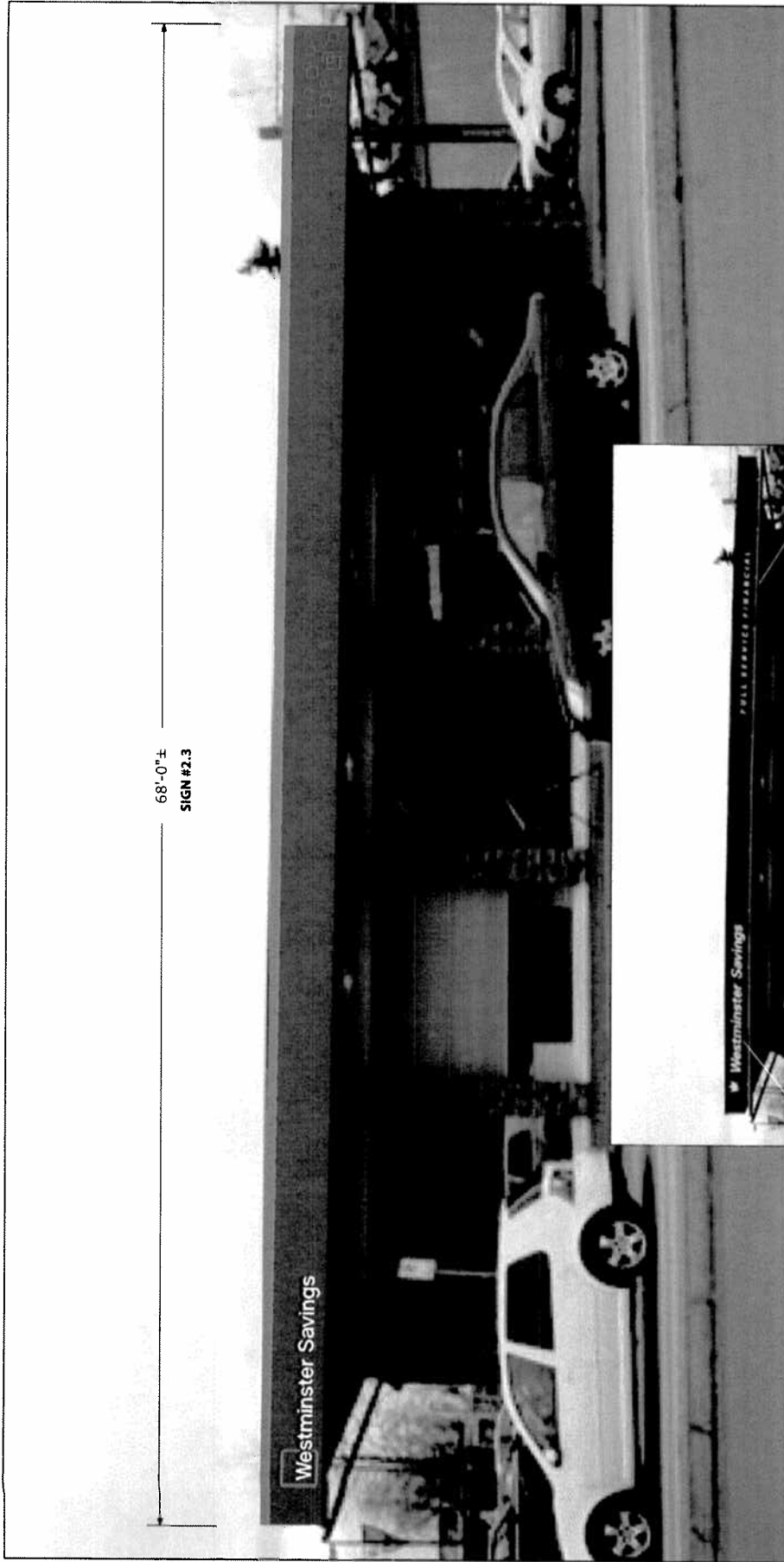
REMOVE EXISTING PIPE



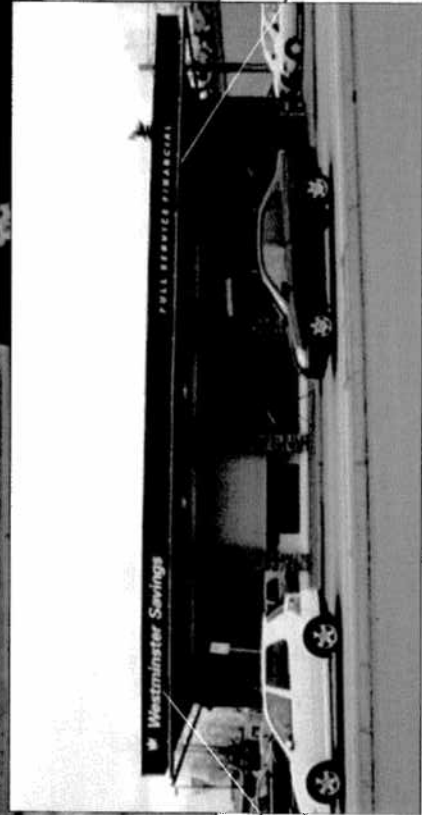
EXISTING WEST ELEVATION

SIGN #3

SOUTH ELEVATION



68'-0"±  
SIGN #2.3

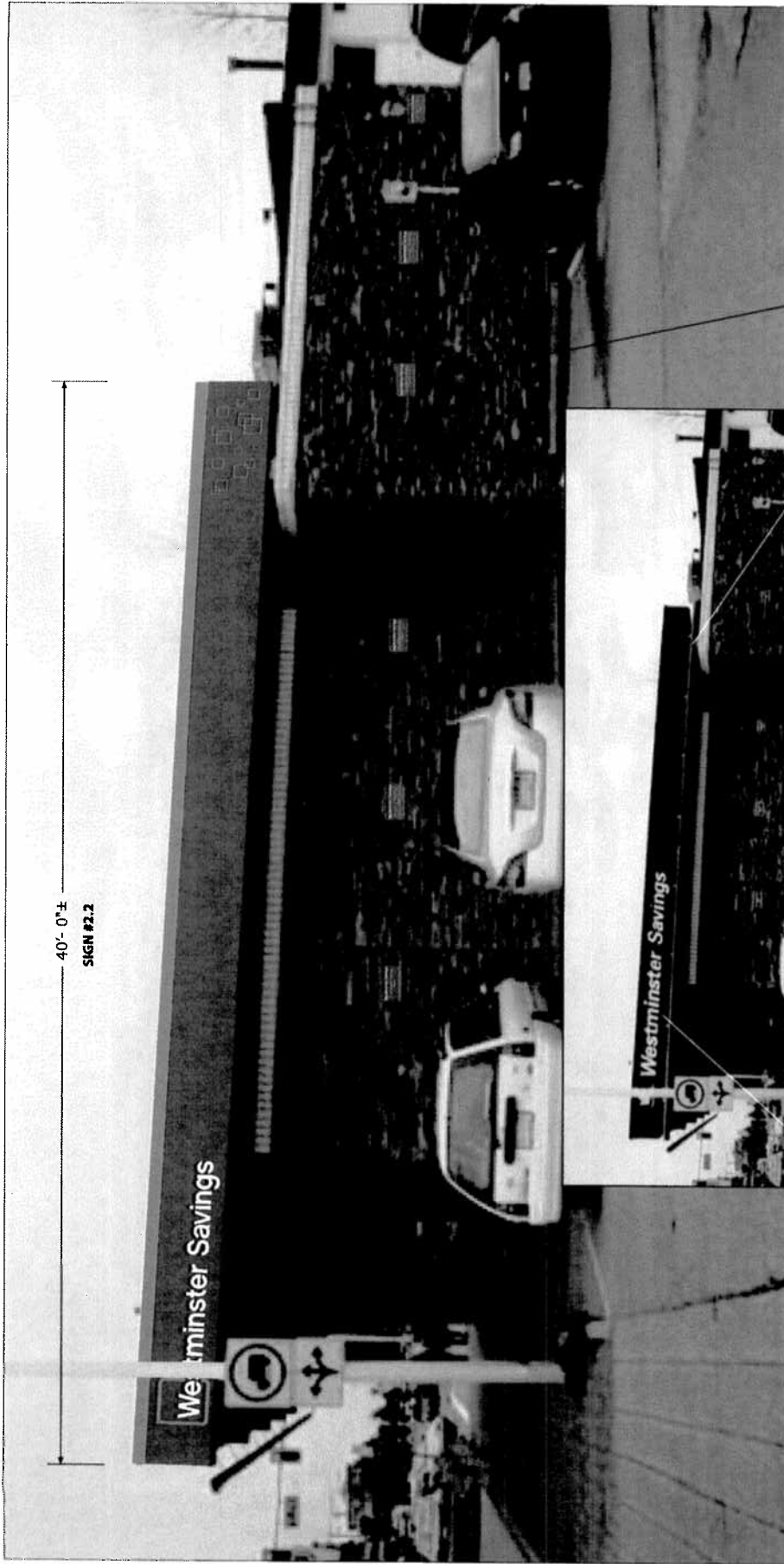


SIGN #2.3  
REMOVE EXISTING LETTERS

REMOVE EXISTING PIPE

EXISTING

EAST ELEVATION



SIGN #5

REMOVE EXISTING PIPE

REMOVE EXISTING  
SINTRA LETTERS

EXISTING

