

**ATTACHMENT 6: DECISION OF CBO TO REFUSE THE PROPOSED SIGN
VARIANCE, AND TO APPROVE CBO-DESIGNED VARIANCE**

DECISION NOTICE FIRST PARTY SIGN VARIANCE

Location: 40 Humewood Dr. (24-232466)

Any person who receives notice of the Chief Building Official's decision may appeal the decision to the Sign Variance committee, by filing the notice of appeal and paying the non-refundable fee (\$816.38) within 20 days of service of the notice of decision. Please contact the Sign By-Law Unit for more information.

For more
information:



Phone:
416-392-8000



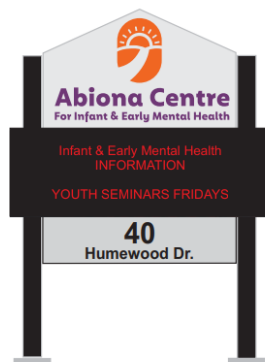
Website:
www.toronto.ca/signs



Email:
signbylawunit@toronto.ca

Please reference the address and file number, so we can better assist you.

WHAT IT'S ABOUT – THE PROPOSAL:



Proposal to erect and display one first party illuminated double-sided ground sign displaying static copy, located on the south frontage. The sign would measure 3.66 metres vertically and 2.03 metres horizontally. A portion of the sign face contains readograph copy which would be changed electronically, measuring 0.76 metres vertically by 2.03 metres horizontally.

ABIONA CENTRE

DECISION: **APPROVED** **WITH** **CONDITIONS**

It is the Chief Building Official's decision to grant the requested variance(s) required for the proposal, provided that the following conditions are met:

- Notwithstanding 694-18.E(5), The illumination shall not exceed 150 nits at any time.
- Notwithstanding 694-18.A(C), The sign shall not be illuminated between the hours of 9:00 p.m. and 7:00 a.m.
- Notwithstanding 694-14.J, The readograph copy display may only be changed once per day.
- Evergreen landscaping, at least 1.0 meter in height, shall be installed and maintained in a 1.0 meter radius around the base of the sign.
- The proposal is to be erected substantially in accordance with the submission materials included as part of the sign variance application.



Decision date: February 7, 2025

Last day to appeal: February 28, 2025

PLEASE TURN THE PAGE FOR IMPORTANT INFORMATION



Mailed on: February 7, 2025

PLEASE SEE BELOW FOR MORE INFORMATION

THE CHIEF BUILDING OFFICIAL AND SIGN VARIANCE APPLICATIONS:

The role of the Chief Building Official is to make a fair and impartial decision regarding Sign Variance Applications for proposals which deviate from the prescribed regulations of the Sign By-law (Chapter 694, Signs, General), of the City of Toronto Municipal Code. The Chief Building Official considers the submission material provided by the applicant and interested parties, in favour or against the proposal. The Chief Building Official then makes a decision on the application, weighing the submissions filed with respect to the application. The Chief Building Official may grant a variance where it has been established that the proposed sign:

- Belongs to a sign class permitted in the sign district where the premises is located;
- Is not a third party sign;
- Is compatible with the development of the premises and surrounding area;
- Supports the Official Plan objectives for the subject premises and surrounding area;
- Will not adversely affect adjacent premises;
- Will not adversely affect public safety, including traffic and pedestrian safety;
- Is not a sign expressly prohibited by §694-15B of Chapter 694;
- Does not alter the character of the premises or surrounding area; and
- Is, in the opinion of the Chief Building Official, not contrary to the public interest.

DATE DECISION MAILED ON: February 7, 2025

LAST DAY TO APPEAL THE DECISION OF THE CHIEF BUILDING OFFICIAL TO THE SIGN VARIANCE COMMITTEE: February 28, 2025

APPEALING THE CHIEF BUILDING OFFICIAL'S DECISION:

Any person who receives notice of the Chief Building Official's decision may appeal the decision of the Chief Building Official to the Sign Variance Committee, by filing the notice of appeal in the form and manner approved by the Chief Building Official and paying the non-refundable fee prescribed in Chapter 441, Fees and Charges, within 20 days of service of the notice of decision.

Please note that a decision of the Sign Variance Committee, in the case of a decision to refuse to grant a variance, is final and binding on the date the decision was issued; and in the case of a decision to grant a variance or to grant a variance with conditions, the decision is final and binding 21 days after the date the decision was issued unless an application to consider is filed by the ward councillor in accordance with Subsection 694-30S of the City of Toronto Municipal Code.

Appeal forms and other information are available at the address described below.

**City-Wide Priorities Unit: Toronto City Hall, 16th Floor, East Tower
100 Queen Street West, Toronto, ON, M5H 2N2**