



Town of High Level
10511 – 103rd Street
High Level, Alberta T0H 1Z0

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October 31, 2024

Amanda Penney
PO Box 656
High Level, AB
T0H 1Z0

NOTICE OF APPROVAL

Development Permit Application Number:	DP24-078
Tax Roll Number:	0358.000
Applicant:	Amanda Penney
Registered Landowner:	NORTH PEACE HOLDINGS INC., KEDYL CORP.
Civic Address:	9805 100 STREET
Legal Land Location:	Lot 18, Block 23, Plan 4507NY
Municipality:	Town of High Level
Development Involving:	1ft x 4ft Signage affixed to permanent freestanding sign (10ft x 6ft)

has been APPROVED, subject to the conditions on the attached sheet and as per the site plan submitted by the Applicant.

Upon receipt of this Notice of Approval, you are authorized to proceed with the development specified, provided that all conditions are complied with, and development approved under this permit is in accordance with all approved plans and applications submitted by the Applicant.

Date of Issue: October 31, 2024

Date Approval First Publicized: November 1, 2024

Date Permit Effective: October 31, 2024

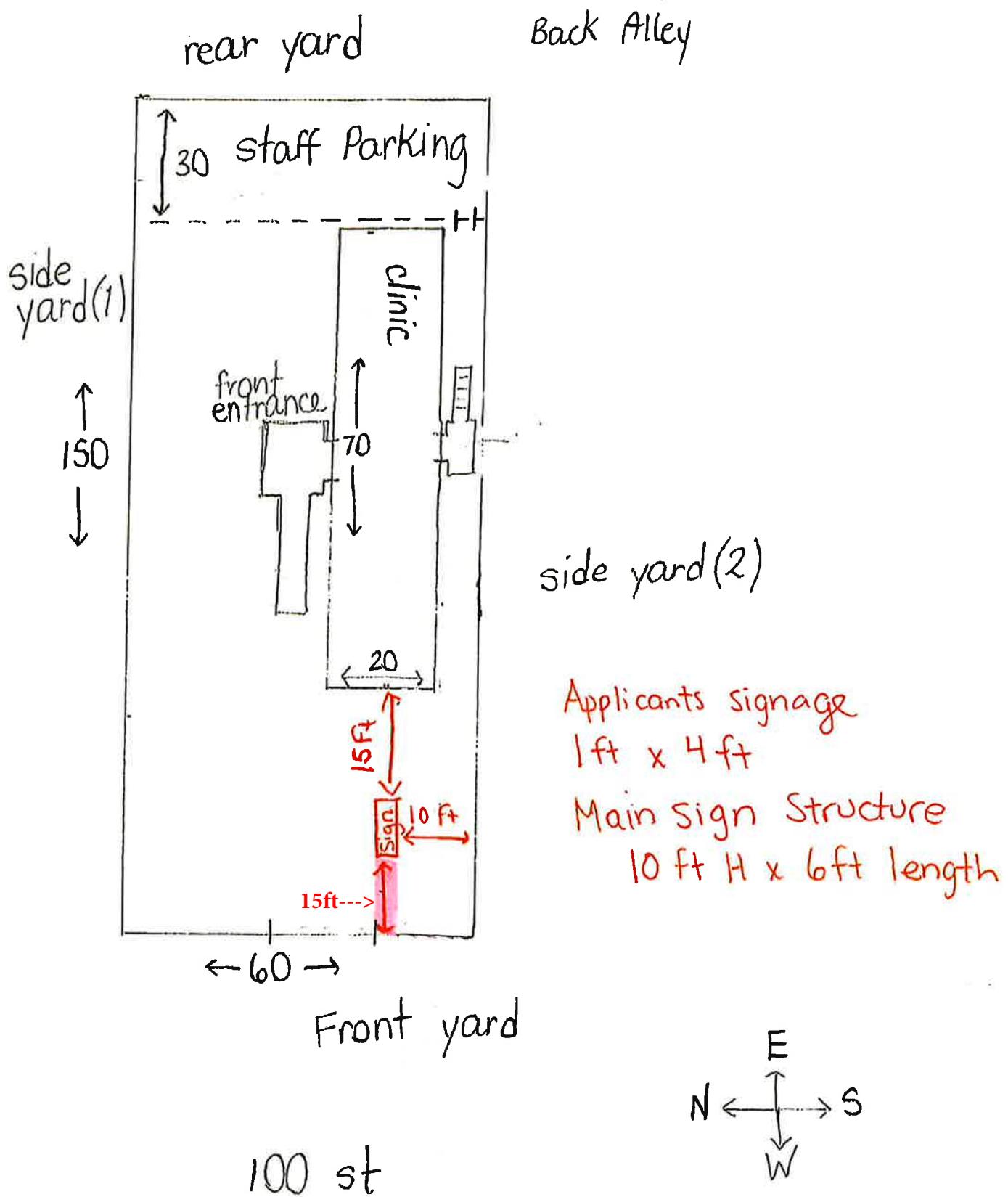
SIGNATURE OF DEVELOPMENT AUTHORITY

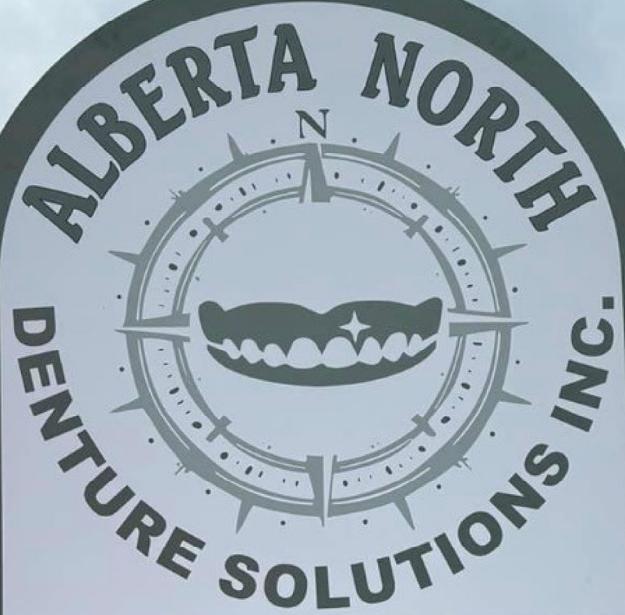
1. A permit issued in accordance with this Notice of Approval is valid for a period of one (1) year from the date of its issue. If at the expiry of this period the development has not been commenced or carried out with reasonable diligence, this permit shall be null and void, unless a permit extension has been filed with the Town of High Level Planning and Development Department.

CONDITIONS OF APPROVAL

Development Permit Number: DP24-078

1. **An applicant for, or in possession of a valid Development Permit is not relieved from full responsibility for ascertaining, complying with and carrying out development in accordance with the requirements of:**
 - a. **The following:**
 - i. Environmental Protection and Enhancement Act;
 - ii. National Building Code – Alberta Edition;
 - iii. National Fire Code – Alberta Edition;
 - iv. Natural Resources Conservation Board Act;
 - v. Public Development Act;
 - vi. Safety Codes Act;
 - vii. Water Act; and
 - viii. Any amendment thereto;
 - b. **Town of High Level Building Permit and Standards Bylaw;**
 - c. **The requirements of any other Federal, Provincial or Municipal enactment or any other law; and**
 - d. **The conditions of any Caveat, Restrictive Covenant, Easement or other Instrument affecting the subject Building or Land.**
2. **The development shall not be altered, changed or modified from the approved plans and specifications without written authorization from the Development Authority.**
3. **The Applicant and/or Registered Owner are responsible to ensure that they or their contractors obtain all other required permits related to this development.**
4. All portions of the sign must be located upon the site for which this Development Permit has approved.
5. Any sign no longer advertising a genuine business or service on these premises must be removed by the property within sixty (60) days of termination of the business or service.
6. **Unless otherwise specified in this BYLAW, the following SETBACKS are to be adhered to for all SIGNAGE: a) Located a minimum of 1.5m/4.9ft. from any LOT LINE; b) Located a minimum of 3m/9.85ft. from any ACCESS to the SITE; c) Located a minimum of 6m/19.6ft. from an intersection; and d) no higher than 5/16.4ft. above FINISHED GRADE. This sign cannot exceed a maximum height of 5m / 16.4ft. above finished grade.**
7. No portion of any sign may encroach onto Town-owned land, or Provincial highway right-of-ways.
8. The Registered Owner or Lessee of the property where this sign is located must not allow the sign, its supports, electrical system or anchorage to become unsightly.
9. The signage shall not be altered, changed or modified from the approved plans and specifications without written authorization from the Development Authority.





780·841·6424

9805-100 St



EXTENSIONS
FACIAL WAXING
TINTING
780.841.9799



AMANDA'S
HAIR & ESTHETICS

403-828-4101