

1920.00

**TOWN OF HIGH LEVEL  
DEVELOPMENT PERMIT**

**PERMIT NO.:** **DP25-021**  
**PROPOSED USE:** Permitted Use – 61.78 ft<sup>2</sup> Sign, 45.75 ft<sup>2</sup> Sign, & 33.47 ft<sup>2</sup> Sign (Fascia Signs)  
**APPLICANT:** Chris West, Priority Permits Ltd.  
**LANDOWNER:** Jared Snyder, Brown Investments Inc.  
**LOCATION:** Lot 3, Block 1, Plan 142 3377

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**A development involving Application No DP25-021 has been Approved with Conditions.**

1. The site shall be developed in accordance with the site drawings and information attached hereto as Schedule A.
2. Development must be commenced within one (1) year from the Date of Issue. If at the expiry of this period, the development has not commenced, this Permit shall be null and void.
3. The Applicant/Registered Owner shall ensure there is no damage to municipal property resulting from this permit. Costs for repairs of municipal property will be assessed by the Town of High Level and will be charged back to the applicant.

You are hereby authorized to proceed with the development specified, provided that any stated conditions are complied with, that all other applicable permits are obtained, and that the appropriate appeal period has been exhausted. Should an appeal be made against this decision to the Subdivision and Development Appeal Board, this Development Permit shall not come into effect until the appeal has been determined and the Permit upheld, modified or nullified.

DATE OF DECISION OF DEVELOPMENT PERMIT: **July 11, 2025**

DATE OF ISSUE OF DEVELOPMENT PERMIT: **July 11, 2025**

DATE OF VALIDITY OF DEVELOPMENT PERMIT: **August 2, 2025**

SIGNATURE OF DEVELOPMENT AUTHORITY:



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Viv Thoss

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NOTES:

1. If the development is found to be incorrectly placed, the applicant may be required to move or remove the development at the sole expense of the Applicant/Registered Owner. Any changes to the attached plans will require a new development permit.
2. An appeal can be made by filing a written notice of appeal along with payment to the **Subdivision and Development Appeal Board (10511 103<sup>rd</sup> Street, High Level, AB, T0H 1Z0)** within 21 days from the date of the receipt of this decision. In the case of an appeal made by a person referred to in section 685(2) of the *Municipal Government Act*, within 21 days after the date on which the notice of the issuance of the permit was given.
3. **This is a Development Permit ONLY.** Issuance of this Permit does not excuse the applicant from satisfying all other applicable municipal, provincial and/or federal requirements.

**OTHER PERMITS ARE REQUIRED**

In the interest of public safety and as required by the Safety Codes Act construction permits must be obtained before commencing any work. Required permits may include building, electrical, gas, plumbing, and private sewage. Additionally, the Town of High Level requires permits for water & sewer connection, new accesses, and driveways.

**PLEASE NOTE**

The Applicant and/or Registered Owner are responsible for applying for, and receiving, all necessary permits prior to beginning construction. Ensure that you or your contractors obtain all other required permits related to the development. For more information regarding how to obtain the required permits, contact Superior Safety Codes 1-866-999-4777. If you are unsure which additional municipal permits you may need, please contact [development@highlevel.ca](mailto:development@highlevel.ca).

**SCHEDULE A**

Approved July 11, 2025



(5 pages)

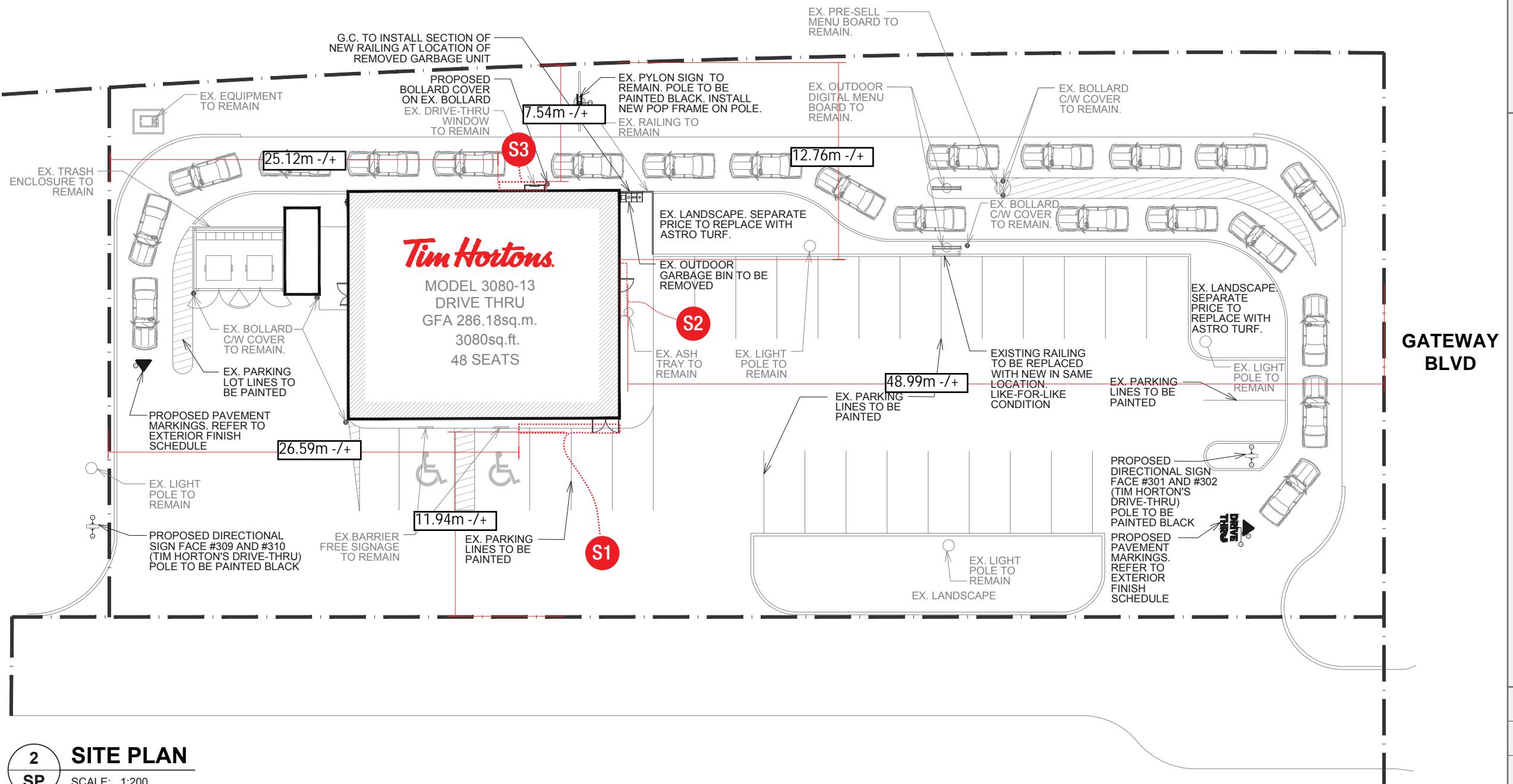
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Viv Thoss  
Development Authority

S1 S2 S3

Z

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2  
SP  
SITE PLAN  
SCALE: 1:200

Hectares: 1.56  
Acres: 3.85

## PROPOSED BUILDING PLAN FOR REFERENCE

## Notes:

- S1** 42" H. ILLUMINATED CHANNEL LETTERS
- S2** 36" H. ILLUMINATED CHANNEL LETTERS
- S3** 68" H. ILLUMINATED MAPLE LEAF

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REV. ISSUED FOR PAGE BY DATE

Drawn By: BABU L.

Account Manager: CHRIS B.

Reviewed By: JOSH L.

Approved by Client:

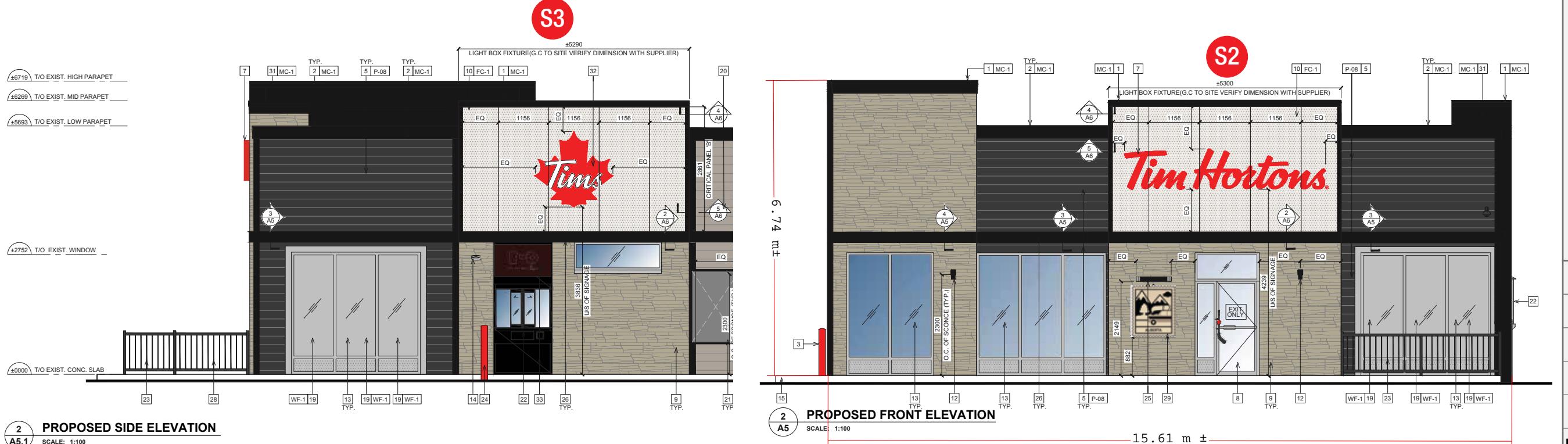
S1 S2 S3

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## Notes:

- S1 42" H. ILLUMINATED CHANNEL LETTERS
- S2 36" H. ILLUMINATED CHANNEL LETTERS
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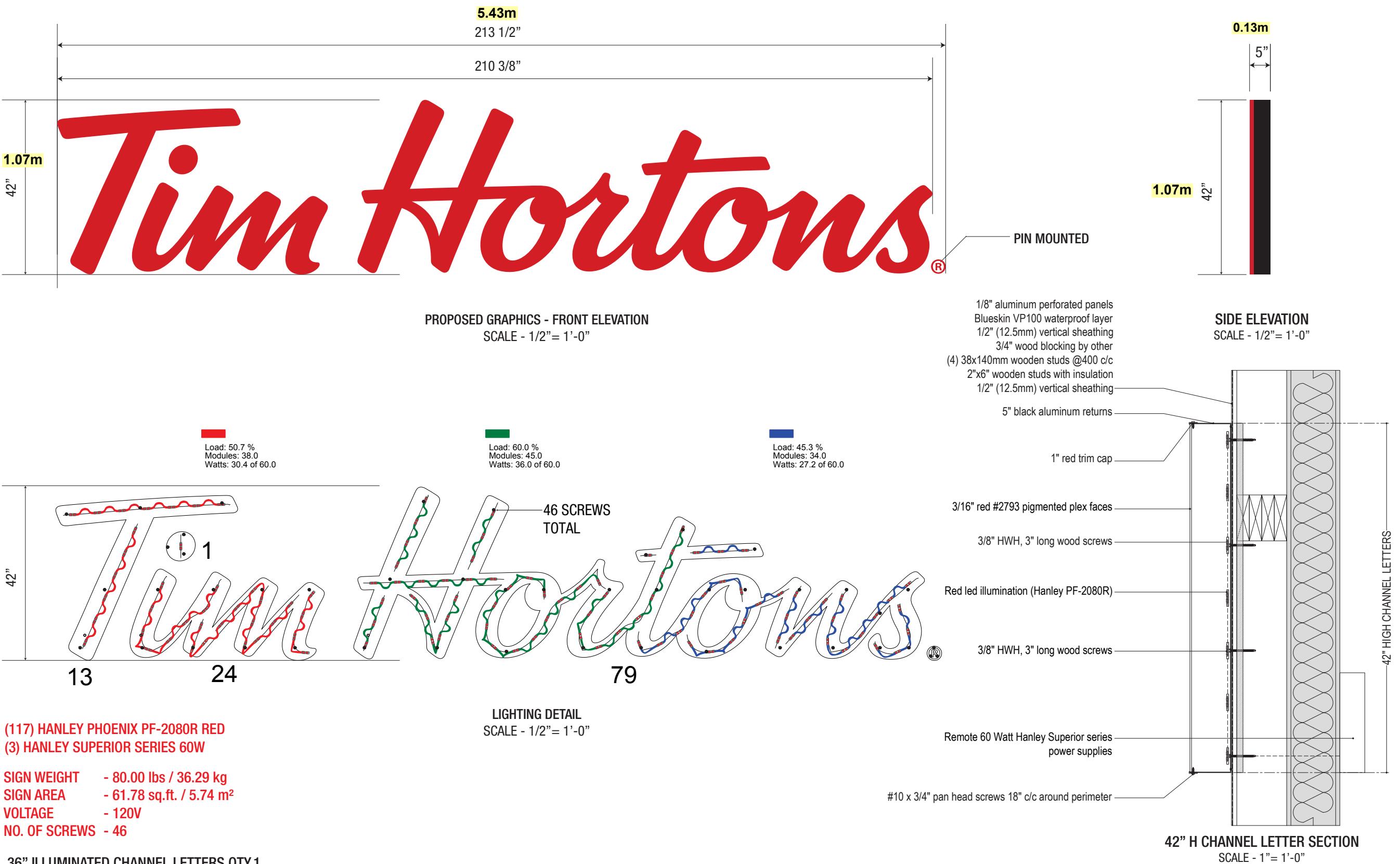
Account Manager: CHRIS B.

Reviewed By: JOSH L.

Approved by Client:

## PROPOSED ELEVATIONS FOR REFERENCE

S1



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**Notes:**

- ILLUMINATED CHANNEL LETTERS
  - Faces: 3/16" red #2793 pigmented Plexiglas.
  - Trim: 1" red trim cap.
  - Returns: 5" deep pre-painted gloss black aluminum.
  - Illumination: Hanley PF-2080R red LED illumination.
  - Power Supplies: Remote Hanley superior series 60 Watts LED power supplies.
  - Mounting: Installed on an existing surface using #14, 3-inch long flat head square drive steel wood screws. Install as shown.

**COLOUR SPEC:**

- RED #2793 PIGMENTED PLEX FACES
- BLACK RETURN

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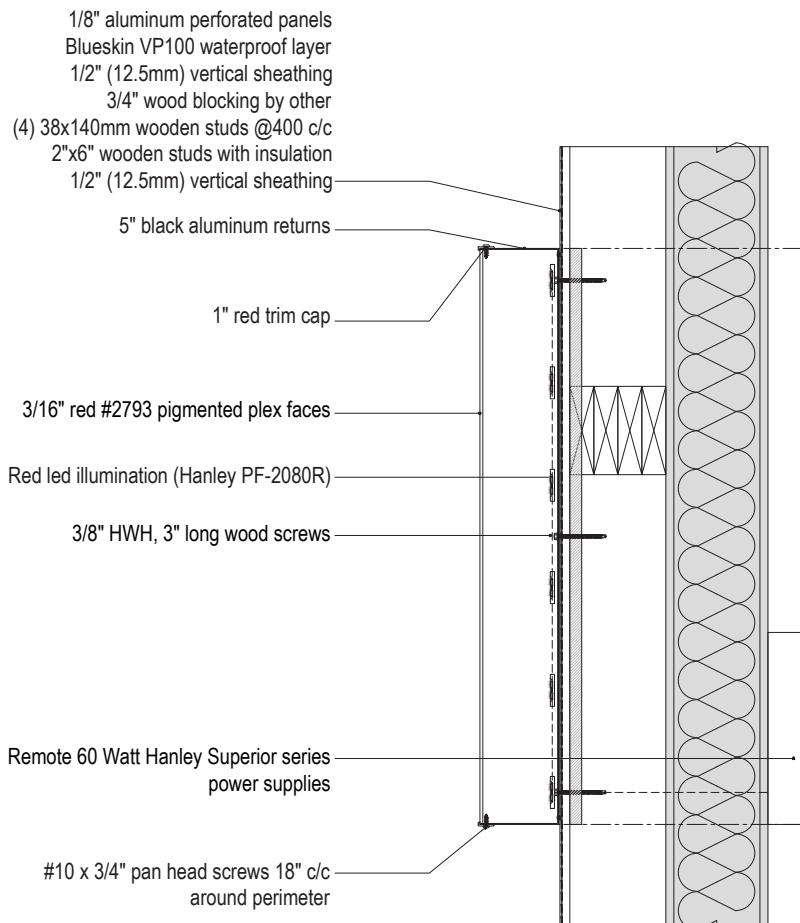
Reviewed By: JOSH L.

Approved by Client:

S2

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MAX MODS PER SERIES	MAX MODS PER POWER SUPPLY	 <b>PRINCIPAL SLOAN</b> <i>We Speak Sign Language</i> 3490 Venture Dr. San Angelo, TX 76905 1-325-227-4577 www.principalsloan.com layouts@pindustries.com	THESE DRAWINGS AND SPECIFICATIONS ARE THE CONFIDENTIAL PROPERTY OF PRINCIPAL INDUSTRIES. ANY REPRODUCTION OR USE WITHOUT PRIOR WRITTEN CONSENT IS PROHIBITED.		
Hanley Phoenix PF-2080 Red 60	Hanley Phoenix PF-2080 Red 75 MODS PER 60W PS		Tim Horton's - 192754		
			DATE: 06 Feb 2024	DRAWN BY : Bethany Townes	AMP DRAW: 2.20 A
			SIGN HEIGHT: 36 in	SIGN DEPTH: 5 in	FACE MATERIAL: Flex Face
				MODULES PER FOOT: 2.42	LIGHTING: Face Lit



**SIGN WEIGHT** - 60 lbs / 27.26 kg  
**SIGN AREA** - 45.75 sq.ft. / 4.25 m<sup>2</sup>  
**VOLTAGE** - 120V  
**NO. OF SCREWS** - 30 Minimum

42" H. ILLUMINATED MAPLE LEAF - QTY. 01

**Notes:**

**ILLUMINATED CHANNEL LETTERS**

- Faces: 3/16" red #2793 pigmented Plexiglas.
- Trim: 1" red trim cap.
- Returns: 5" deep pre-painted gloss black aluminum.
- Illumination: Hanley PF-2080R red LED illumination.
- Power Supplies: Remote Hanley superior series 60 Watts LED power supplies.
- Mounting: Installed on an existing surface using #14, 3-inch long flat head square drive steel wood screws. Install as shown.

**COLOUR SPEC:**

 RED #2793 PIGMENTED PLEX FACES
 BLACK RETURN

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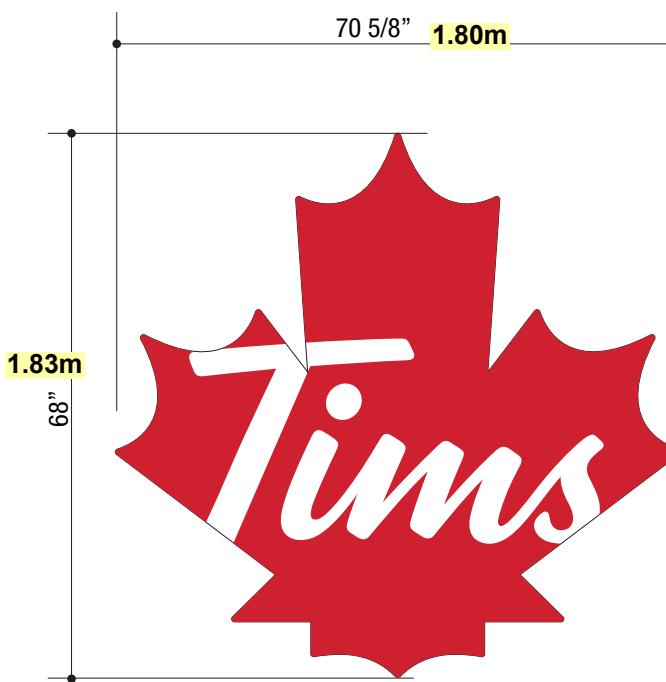
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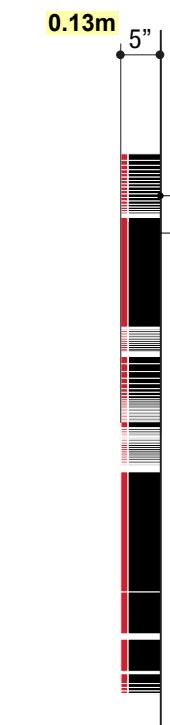
Reviewed By: JOSH L.

Approved by Client:

S3



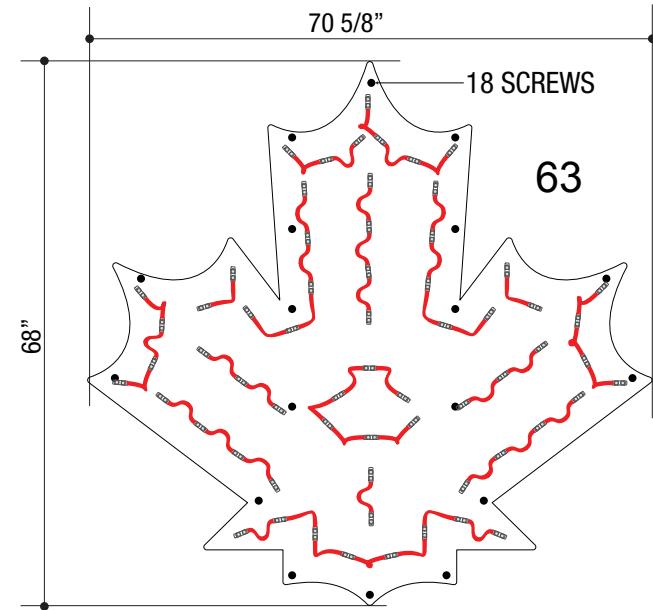
PROPOSED GRAPHICS- FRONT ELEVATION  
SCALE 1/2" = 1'-0



SIDE ELEVATION  
SCALE 1/2" = 1'-0

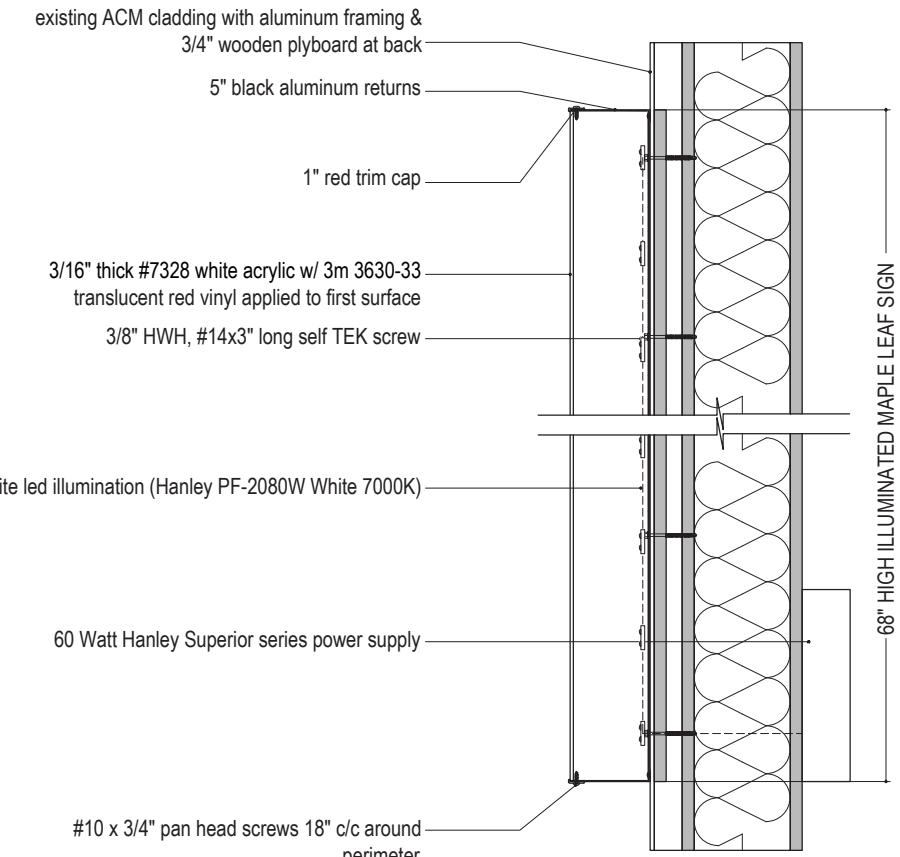
EXISTING EXTERIOR WALL  
ILLUMINATED TIMS MAPLE LEAF SIGN

- 3/16" #7328 WHITE ACRYLIC FACE WITH 3M TRANS. #3630-33 RED VINYL APPLIED TO FIRST SURFACE TO FACE
- 1" RED TRIM CAP
- 5" DEEP PRE PAINTED GLOSS BLACK ALUMINUM RETURNS
- WHITE LED ILLUMINATION (HANLEY PF-2080W)
- LED POWER SUPPLIES



LED LAYOUT DETAIL  
SCALE 1/2" = 1'-0

Load: 84.0 %  
Modules: 63.0  
Watts: 50.4 of 60.0  
PS: Hanley Superior Series 60W



SECTION DETAIL  
SCALE 1" = 1'-0

SIGN WEIGHT - 46 lbs / 20.86 kg  
SIGN AREA - 33.47 sq.ft. / 3.11 m<sup>2</sup>  
VOLTAGE - 120V  
NO. OF SCREWS - 18

68" H. ILLUMINATED MAPLE LEAF - QTY. 01

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Notes:

ILLUMINATED TIMS MAPLE LEAF SIGN

- Face: 3/16" white acrylic (#7328) with 3M red vinyl (#3630-33) applied to the front.
- Trim: 1" red trim cap.
- Returns: 5" deep gloss black aluminum.
- Illumination: Hanley PF-2080W 7000K white LEDs.
- Power Supplies: Remote Hanley superior series 60 Watts LED power supplies.
- Mounting: Secured with 3" long concrete/masonry screws, such as #14 x 3" flat head, steel, self-tapping, or suitable alternative for masonry. Install as shown.

COLOUR SPEC:

<span style="color: red;">■</span>	3M 3630-33 RED / PMS 186C VINYL
<span style="color: black;">■</span>	BLACK RETURN
<span style="color: white;">■</span>	#7328 WHITE ACRYLIC

NO. OF LED REQUIRED  
(HanleyLED Phoenix Series PF-2080) - 63

NO. OF POWER SUPPLIES - 1

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