

THE CORPORATION OF THE VILLAGE OF CHASE

BY-LAW NO. 49

A BY-LAW TO REGULATE SIGNS

The Corporation of the Village of Chase in open meeting assembled enacts as follows:

PART 1. - GENERAL AND ADMINISTRATIVE:

1. Definitions:-

In this By-law -

- (a) "Corporation" means The Corporation of the Village of Chase.
- (b) "Council" means the Municipal Council of the Village of Chase
- (c) "Sign" means any structure, natural object or thing or part thereof or device attached thereto or painted or represented thereon which is used as, or which is in the nature of, an announcement, direction or advertisement, or which is used to attract the attention of the public to any object, product, place, activity, person, institution, organization or business, and which is placed so as to be seen by the general public.
- (d) "Window Sign" means any sign affixed to the inside of a window in view of the general public.
- (e) "Business Sign" means a sign used for identification purposes, which directs attention to a business or profession conducted upon the premises at which the sign is located.
- (f) "Facia Sign" means any flat sign which does not project more than 12" from the face or wall of any building or structure to which it is attached, running for its whole length parallel to the face or wall of such building or structure.
- (g) "Freestanding Sign" means any sign supported on a structure which is independent of any building or other structure.
- (h) "Wall Sign" means any sign painted directly upon any wall or other part of any building or structure.
- (i) "Projecting Sign" means any sign which projects more than 12" from the face or wall of any building or structure to which it is attached.
- (j) "Marquee or Canopy" means any fixed structure projecting from the face of a building for the purpose of affording protection to the public from the weather.
- (k) "Roof Sign" means any sign erected upon or above a roof or parapet of any building.
- (l) "Sign Area" means the entire area within a single continuous perimeter enclosing the extreme limits of such sign. However, such perimeter shall not include any structural elements lying outside the limits of such sign, and not forming an integral part of the display.
- (m) "Directly Illuminated Sign" means any sign designed to give any artificial light directly (or through any transparent or translucent material) from a source of light incorporated in or connected with such sign.

Definitions (Continued)

- (n) "Indirectly Illuminated Sign" means a sign illuminated with a light so shielded that no direct illumination from it is visible elsewhere than on the sign and in the immediate proximity thereof.
 - (o) "Flashing Sign" means any directly or indirectly illuminated sign on or in which artificial light is not maintained stationary and constant in intensity and colour at all times.
 - (p) "Temporary Sign" means any sign of cloth or other material displayed for a limited period of time.
 - (q) "Traffic Control Device" means a sign, Stop sign, signal, line, parking space, barrier, traffic control signal, traffic control flashing signal or device placed or erected under the provisions of the Motor Vehicle Act or the Streets and Traffic Regulation By-law of the Corporation for the purpose of regulating and controlling street traffic only and not for any advertising or promotional purposes.
2. Nothing in this By-law shall apply to or affect the placing, erecting, or operation of any traffic control device.
3. No person shall hereafter erect, construct, or alter any sign in the Municipality without first obtaining a permit as provided in this By-law, and no person shall maintain or suffer any such sign to remain on or affixed to the lands or premises of which he is the owner or occupier unless he is the holder of a valid and subsisting permit in respect of the said sign pursuant to this By-law.
4. Subject to the provisions of this By-law, the following may be erected or placed without a permit:-
- 4. 01 One temporary unlighted sign of not more than eight feet pertaining to the sale, lease, hire or rental of the property on which the sign is displayed. Such sign shall be located not nearer than 10'0" to adjoining premises, nor nearer than 5'0" to a street line.
 - 4. 02 Signs erected by the Corporation for any Municipal purpose.
 - 4. 03 One unlighted sign of not more than SIX square feet, containing only the words ENTRANCE or EXIT, at each entrance or exit from an off street parking lot.
 - 4. 04 One temporary sign of not more than TEN square feet in area giving the name of the Contractors, Engineers, and Architects engaged upon the construction, alteration or demolition of a building or structure, provided that such sign is removed prior to the final inspection of such building or structure under the Building By-law of the Corporation.
 - 4. 05 Signs upon the boundaries of private land directed toward the prevention of trespassing.
 - 4. 06 Window Signs which do not exceed fifteen percent of the window area.
5. 5. 01 It shall be unlawful for any person to post or display advertisements, posters, (including election posters) or handbills without first having obtained the written authorization of the Corporation under the hand of the Clerk to do so.

- 5.02 The Clerk before issuing the authorization mentioned in the preceding paragraph shall require the applicant to pay a deposit of One Hundred Dollars (\$100.00) to ensure the removal of the advertisements, posters, or handbills within sixty days (60) of the date of granting authorization, which sum shall be forfeit in the event that removal is not effected within the time limit aforesaid.
- 5.03 No person shall scatter or drop from any aeroplane, motor car, truck or other vehicle whatsoever or by hand any such advertisement, poster notice, placard or sign or any hand bill relating to any Federal, Provincial or Municipal Election or urging any person to vote for any person, party or group.
- 5.04 In the case of any such sign, sign boards, bill boards or hoardings or any erection or construction in connection therewith being constructed or erected or maintained within the Municipality or in the case of any such advertisements, posters, notices or placards being affixed, erected or distributed in contravention of this By-law, then the person responsible therefor shall forthwith remove the same.
- 5.05 The provisions of this section shall not apply to any notices exhibited by the authority of the Dominion of Canada, the Province of British Columbia, or any Municipal authority.
6. Every applicant for a sign permit shall submit to the Chief Inspector an application in writing. Such application shall be accompanied by plans and specifications showing:
- (a) The dimensions and weight of the sign.
 - (b) The area of all sides of the structure used as sign.
 - (c) The dimensions and weight of the supporting members of the sign.
 - (d) The overall height of the sign and the amount of clearance beneath it, both measured from finished grade.
 - (e) The proposed location of the sign in relation to the boundaries of the lot upon which it is to be situated.
 - (f) The proposed location of the sign in relation to the face of the buildings upon or in front of which it is to be affixed.
 - (g) If the sign is to be illuminated, the colours to be used.
 - (h) If incandescent lamps are used, the number to be installed.
 - (i) If gas tubing is used, the length of illuminated tubing to be installed.
7. Every applicant for a sign permit shall pay to the Municipality at the time of such application, fees according to the following scale:-
- (a) For wall signs - \$5.00
 - (b) For a permit to alter or move a sign for which a permit has been issued a fee of \$2.00, unless such alteration involves the moving of a structure to another property, when the fee shall be \$10.00.
 - (c) For a temporary permit - \$2.00
 - (d) For roof signs - \$15.00
 - (e) For business projecting signs - \$10.00
 - (f) For all other "business" signs, including facia signs, freestanding signs - \$10.00
8. The Chief Inspector shall consider the application, and if the same is in order, and the proposed sign conforms to the following conditions, viz;
- (a) It conforms with all requirements of this and of the Building and zoning By-laws of the Corporation.
 - (b) It does not conflict unduly with existing signs.
 - (c) It does not create a condition dangerous to traffic, nor interfere with nor obstruct the view of the traffic control devices in any way.
 - (d) It is located in such a position as not to be dangerous or a public nuisance.
 - (e) It is not attached to nor does it obstruct the free use of any fire escape,

then he shall issue a permit to the applicant according to the form set forth in Schedule D hereto.

PART 11 - STRUCTURAL:

1. All signs and the supports and fastenings thereof shall be maintained at all times in a safe condition. If any sign is in the opinion of the Chief Inspector dangerous or unsightly, or is placed or erected in contravention of the By-law, then the Chief Inspector may order the owner or person in charge of the sign to abate the danger, or remove same.
2. In default of compliance with such order, the abatement or removal may be done by the Municipality and the expense and costs thereof with a penalty of ten dollars (10.00) added thereto may be recovered with interest at the rate of six percent per annum in like manner as taxes in arrears.
3. The structural safety of the roof, wall or other support which directly or indirectly supports any sign shall be carefully investigated by the Chief Inspector and reinforced or strengthened, if necessary, to comply with the requirements of this and the Building By-law. All metallic supporting parts of a sign shall be galvanized or painted with three coats of preservatives exterior paint, except where the structural supports are made of non-corrosive metal.
4. Where necessary, the projecting cantilever system shall be used to support signs, and in no case shall the "A" frame system be used.
5. All signs and the supports and fastenings thereof shall have sufficient strength to support all possible live and dead loads, and shall be capable of resisting wind pressure of 40 pounds per square foot on exposed surfaces, in both cases without torsion.
6. All signs including the hangers and supports thereof, within the Fire Limits as defined in the Building By-law shall be constructed of non-combustible materials.
7. Non-structural trim may be of metal, wood, plastic, or any combination thereof. Facings, letters and decoration in all types of sign may be made of metal or approved combustible plastic, and in the case of signs, other than electric signs, may be made of wood.
8. No sign, nor any guy, stay, or attachment thereto shall be erected, placed, or maintained by any person on rocks, fences, or trees, nor in such a manner as to interfere with any electric light, power, telephone or telegraph wires, or the supports thereof.
9. No temporary signs other than those herein before specifically permitted, shall be displayed within the Municipality, except signs announcing the date of an event or function of a social, charitable, or religious nature; provided that the permission of The Council must be obtained to erect such signs upon or over public property; and provided further that such signs shall not be erected or posted for a period of more than two weeks prior to the date of the event or function and shall be removed within three days thereafter.
10. Save as provided in this By-law no sign or construction in connection therewith shall be placed or maintained on, within, or above any road allowance or Municipal property, except in the case of a sign fixed to a marquee.
11. Provided however that Facia Signs may project not more than 12" over public property when attached to a building erected on or up to the property line.
11. Save as provided in this By-law, no sign shall be placed or painted on any fence or hoarding erected in connection with the construction, alteration, or demolition of a building.
12. Every sign and the immediate surrounding premises shall be maintained by the owner or person in charge thereof in a clean sanitary and inoffensive condition and free and clear of all obnoxious substances, rubbish and weeds.
13. A sign which was erected before the coming into force of this By-law shall not be rebuilt or relocated without conforming to the requirements of this By-law; and all signs which do not conform to the requirements hereof shall be altered to conform or be removed within a period of three years from the date of the coming into force of this By-law.
14. The Chief Inspector may enter at all reasonable times any land or premises in order to ascertain whether or not the provisions of this By-law are being observed, and

PART 11 - STRUCTURAL (Continued)

15. No person shall hereafter erect or maintain any flashing or rotating sign.

PART 111 - BOND AND PENALTY:

1. Any person who erects, owns, maintains, or who continues the use of any sign of any description whatsoever which projects on or over any street shall be fully liable for any claims and demands, actions, suits, or other proceedings, and all loss and costs of whatsoever kind which may be caused by, or in any way be attributable or incidental to the erection, construction, maintenance or use of such projecting sign, or appurtenance thereto, during the maintenance of any such sign; and the Council may demand, if they consider it necessary, that a Bond of Indemnity be deposited with the Clerk of The Municipality or a Policy of Insurance be provided to the satisfaction of The Council indemnifying or insuring the Municipality against all claims and demands, actions, suits, or other proceedings, and against all loss and costs of whatsoever kind, which may be caused by, or in any way be attributable or incidental to the erection, construction, maintenance or use of such projecting sign, or appurtenance thereto, during the maintenance of any such sign; such Bond of Indemnity or Policy of Insurance to be continued and in full force and effect during the maintenance and use of any such sign.

2. Every person who violates any provision of this By-law shall be guilty of an offence and shall be liable upon summary conviction to a fine of not less than Ten Dollars (\$10.00) and not more than One Hundred Dollars (\$100.00) in respect of the first offence and in the case of subsequent offences to a fine of not less than Twenty Dollars (\$20.00) and not more than Two Hundred Dollars (\$200.00) or in either case to imprisonment for not longer than Thirty (30) days; or both. A separate offence shall be deemed to be committed upon each day during or in which a violation occurs or continues.

PART 1V - PERMITTED SIGNS:

1. Signs shall be permitted as set out in Schedule "A" of this By-law of which it is a part, and shall conform to the appropriate regulations embodied in this By-law.

This By-law may be cited for all purposes as "The Sign Regulations By-law No. 49."

Read a first time this 24 day of JUNE 1971

Read a second time this 22 day of JULY 1971

Read a third time this 22 day of JULY 1971

Reconsidered, adopted and finally passed this 29 day of JULY 1971.

S. Alva Brown
Mayor

Lloyd W Spicer
Clerk

Certified to be a true copy of "The Sign Regulations By-law No. 49"

Lloyd W Spicer
Clerk

A true copy of "The Sign Regulations By-law No. 49" registered in the office of the Inspector of Municipalities, this day of 1971

A true copy of By-law No. 49 registered in the office of the Inspector of Municipalities this 11th day of August 1971.
W. H. Smith
Deputy Inspector of Municipalities

SCHEDULE "A"

1. In "A" and "B" RESIDENTIAL ZONES - The following signs shall be permitted:-

- (a) One unlighted sign of not more than two square feet for each occupant of a building giving the name and occupation of the occupant carrying on a municipally licenced profession or business, said sign to be attached flat against the wall of the building.
- (b) One bulletin board of not more than twelve square feet for each church, school, library, golfcourse, park, community centre, hospital, or institution. In addition, not more than two unlighted directional signs of not more than two square feet area for each of the above uses. Such signs shall not exceed a height of eight feet above the ground. Directional signs shall be permitted on Municipal property or road allowances, subject to the approval of design and location by The Council.
- (c) Unlighted temporary signs of not more than twenty-four square feet in area, any single dimension not to exceed ten feet, advertising the sale of subdivisions and located thereon, providing that not more than one such sign shall be located fronting each major road which bounds the subdivision; and provided further that the display of such signs shall be limited to a six month period. At the expiration of such period, the applicant may request a further extension on time, otherwise the sign shall be removed.
- (d) One unlighted temporary sign of not more than forty square feet in area, any single dimension not to exceed two feet, giving the name of the Contractors, Engineers and/or Architects during a construction period, provided that the display of such sign shall be limited to a six months period. At the expiration of such fixed period of time, the applicant may request a further extension of time, otherwise the sign shall be removed.

2. In "C" COMMERCIAL ZONES AND "D" INDUSTRIAL ZONES - Signs as permitted in "A" and "B" RESIDENTIAL ZONES

FACIA SIGNS AND ROOF SIGNS:

The sign or signs for each premises shall not exceed two square feet for each lineal foot of street frontage of the premises. The sign or signs shall not exceed an area being twenty percent of the total exposed area of the wall.

FREE STANDING SIGNS:

- (a) Shall be located not nearer than 10'0" to any adjoining premises.
- (b) At road intersections shall be located not nearer than 10'0" to the intersection of the property lines.
- (c) The maximum area of one side of a sign shall be not greater than 150 square feet with a maximum height of 30 feet above the finished grade of site.
- (d) Only one free standing sign shall be permitted for each frontage facing a secondary or arterial highway for one enterprise or group of enterprises operating from the same premises.

PROJECTING SIGNS:

- (a) Shall not exceed per side more than 30 square feet in area.
- (b) No portion of such sign shall be less than 8 feet above the finished grade of the site.

SCHEDULE "D"

THE CORPORATION OF THE VILLAGE OF CHASE

BY-LAW NO. 49

SIGN PERMIT

Subject to the provisions of By-law No. 49, permission is hereby granted to:

..... for the
..... of a sign at
(erection, construction, alteration)
.....
(address or description of locality)

in conformity with the plans and specifications submitted by the applicant and approved by me.

Receipt is hereby acknowledge of the sum of \$..... permit fee.

Chief Inspector