

Development Permit Notice of Decision

Date of Decision: July 31, 2026

G7 Print & Signs Corp.
2920 21 Avenue NW
Edmonton, AB T6T 0K3

Proposed Development: Commercial Signage: Fascia Signs (6) w/Variance,
Projecting Signs (6) - Beaumont Plaza
Legal Description: Plan 172 2682, Block 3, Lot 71
Municipal Address: 5302 50 Street, Beaumont, AB
Land Use District: Main Street
Permit Application No: 2026-104
Tax Roll: 008899

Development Permit Status: Approved with conditions

Development Permit Conditions

The development noted above, **Projecting Signage, is considered a Permitted Use** within the Main Street (MS) District and has been **approved** by the Development Authority, subject to the conditions listed below.

The development noted above, **Fascia Signage, is considered a Discretionary Use with Variance** within the Main Street (MS) District and has been **approved** by the Development Authority, subject to the conditions listed below.

Unless otherwise provided for in this approval, all requirements of the City of Beaumont *Land Use Bylaw 944-19* shall be met. **Be sure to review all the documentation included with this permit.**

1. **As this permit has been issued for a discretionary use with a variance, this permit shall not come into full force and effect until expiration of the required 21-day appeal period, pending no appeals. Refer to appeal information below.**
2. Development shall commence within one year from the date of decision noted above. If the development does not commence within this time, a new development permit shall be required.
3. Locations of the Fascia Sign(s) and Projecting Sign(s) are approved as per the attached drawings.
4. **A Variance has been granted to *Land Use Bylaw 944-19, Section 4.2.4.2(c)* and the requirement for gooseneck lighting.**

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5. Permit approval authorizes the installation of:

- a. Six (6) 0.71m x 1.22m Fascia Sign Panels on East building face
- b. Six (6) 0.51m x 0.61m Projecting Signs, at a height of 2.50m from building grade:
 - i. Three (3) on South building corner
 - ii. Three (3) on North building corner

Additional Information

1. This application is **not** a building permit. Work or construction shall not commence until an applicable Building Permit has been issued under the [Alberta Safety Codes Act, RSA 2000, c S-1](#), the [National Building Code – Alberta Edition 2023](#), and all other applicable bylaws and/or regulations.
2. This Development Permit is issued under the City of Beaumont *Land Use Bylaw 944-19*. It does not exempt you from compliance with any other municipal bylaw or statutory plan applicable to the Proposed Development, to any relevant federal or provincial statute or regulation, or to any easement, covenant, agreement, or contract affecting the subject lands.
3. Contact *Alberta One Call*, at 1-800-242-3447 to locate underground services prior to construction, if applicable.

Permit Notification Information

In accordance with the City of Beaumont *Land Use Bylaw 944-19*, notice regarding this Development Permit shall be posted on site. Signage requirements shall be determined through the City's Sign Coordinator.

Furthermore, given that this Development Permit is for a development that may be of public interest, general information regarding this permit will be published on the City of Beaumont website.

For more information regarding this Development Permit, its conditions, or the Land Use Bylaw, contact the Development Authority who made the decision on this permit:



Patricia Lauzé
Development Officer



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Appeal Information

Any Development Permit may be appealed to the Subdivision and Development Appeal Board (SDAB) or the Land and Property Rights Tribunal if the permit was:

- a) issued for a permitted use with a variance, or for a discretionary use, or
- b) issued with conditions, or
- c) refused.

An appeal may be filed by:

- a) the person applying for the permit, and/or
- b) any person affected by the issuance of the permit.

As the person applying for the permit, you may appeal the decision of the Development Authority regarding the permit or any conditions placed on the permit (as listed above) within 21 days after the date on which the decision is made.

Notice of Decision:	July 31, 2026
Appeal deadline:	August 21, 2026
Permit active (if no appeals filed):	August 22, 2026

To file an appeal or to get information on the appeal process you must contact the Secretary of the SDAB directly at 780-929-8782 or at legislative@beaumont.ab.ca. Appeals must be filed no later than 4:30 p.m. on the date indicated above. Please visit our website for more details at www.beaumont.ab.ca.



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2920 21 AVE NE
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Phone # 587-712-0713
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Development Officer
For Fascia Signs (6)
Use/Location Only

Sign Purposal

Customer : Abhishek Jariwala
Address : 5302 50 St
Beaumont AB T4X 2Y2

Customer Sign :

Landlord Sign :

Date of Sign:

6 Fascia Signs like this, same size

Dibond Sheet
Flush mounted
on exterior wall
with screws.



Dibond Sheet
Flush mounted
on exterior wall
with screws.

Screw For mounting

Printed

Dibond Sheet 48" x 20"

Dibond Fascia Sign

20"

48"

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For Projecting Signs (3)
Use/Location Only

3 projecting signs



Projecting signs

Picture for refrance



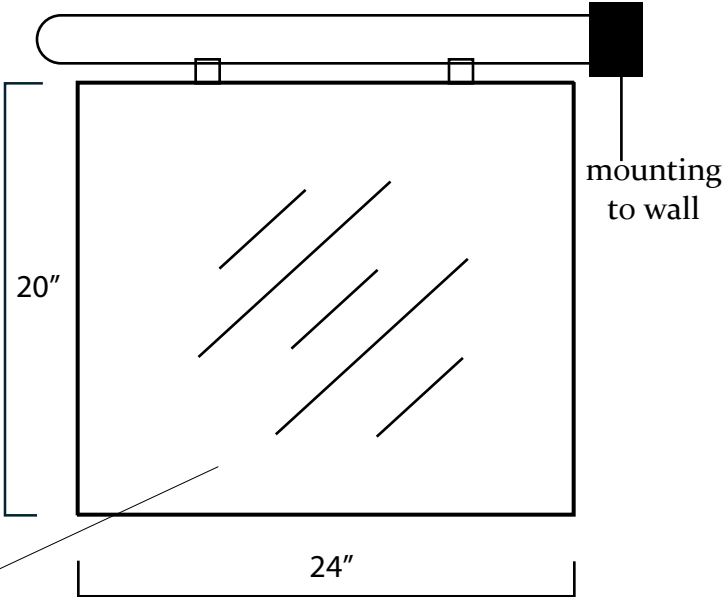
Sign Purposal

Customer : Abhishek Jariwala
Address : 5302 50 St
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Customer Sign :

Landlord Sign :

Date of Sign:



Projecting signs



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3 projecting signs



Projecting signs

Picture for refrance



Sign Purposal

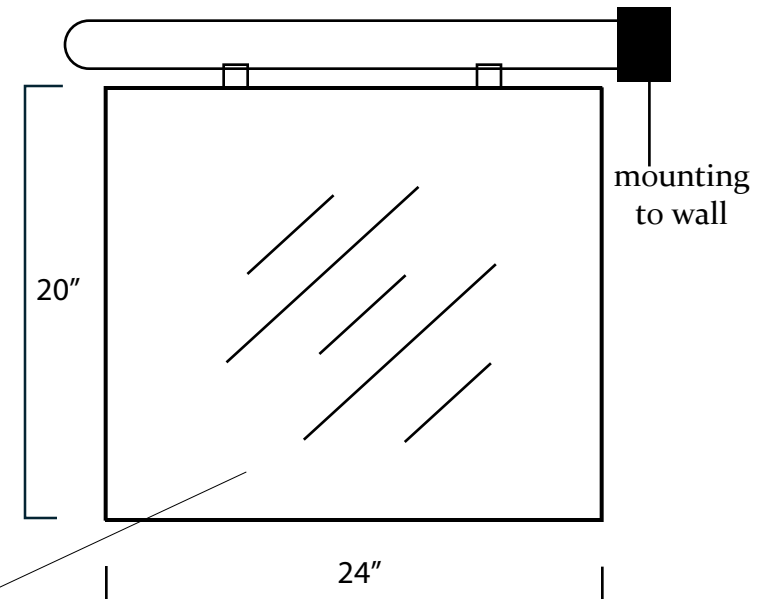
Customer : Abhishek Jariwala

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Customer Sign :

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Date of Sign:



Projecting signs

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