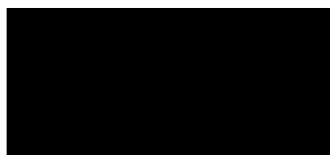


Development Permit Notice of Decision

Date of Decision: September 21, 2026



Proposed Development: **Signage: Freestanding Sign (1.07m x 2.44m) w/landscaping**
Legal Description: Plan 072 7472, Block n/a, Lots 1-28
Municipal Address: 89 Rue Monette, Beaumont, AB
Land Use District: Integrated Neighbourhood
Permit Application No: 2026-124
Tax Roll: 004550

Development Permit Status: Approved with conditions

Development Permit Conditions

The development noted above is considered a Discretionary Use within the Integrated Neighbourhood (IN) 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, 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. The location of the Freestanding Sign (1.07m x 2.44m) is approved as per the attached site plan.
3. Landscaping is approved as per the attached landscaping plan.
4. Sign shall maintain a minimum 1.0m setback to property line.

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.

Development Permit Notice of Decision

Date of Decision: September 21, 2026

Permit Number: 2026-124

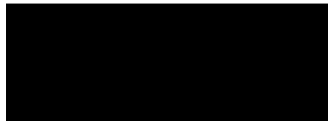
2. This Development Permit is issued under the City of Beaumont *Land Use Bylaw 944-19*. It does not exempt you from compliance with any other municipal bylaw or statutory plan applicable to the Proposed Development, to any relevant federal or provincial statute or regulation, or to any easement, covenant, 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 is required to be posted on site.

Furthermore, given that this Development Permit is for a development that may be of public interest, general information regarding this approved Permit may 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



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.

Development Permit Notice of Decision

Date of Decision: September 21, 2026

Permit Number: 2026-124

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:	September 21, 2026
Appeal deadline:	October 12, 2026
Permit active (if no appeals filed):	October 13, 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. Please visit our website for more details at www.beaumont.ab.ca.

FREESTANDING SIGN - NON-ILLUMINATED

Permit No. 2026-124

Freestanding Sign



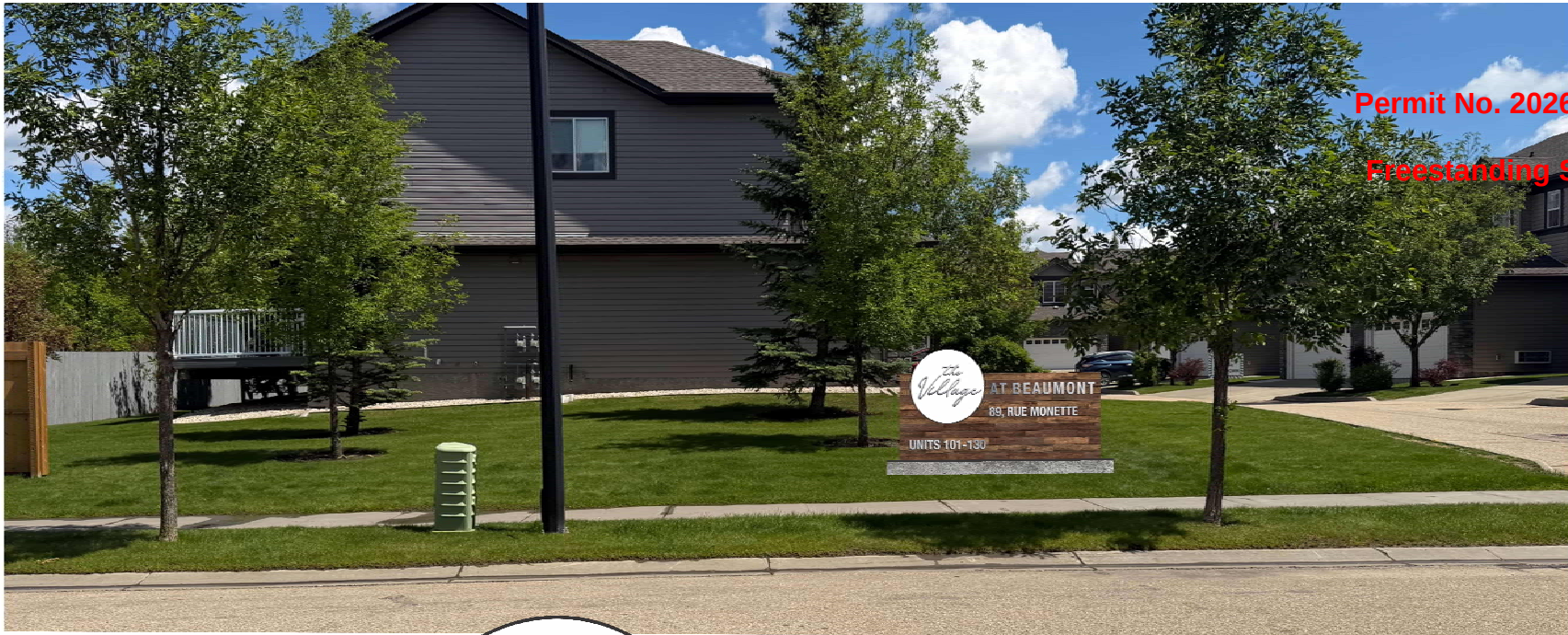
ELEVATION PLAN

SCALE: NTS

Approved September 21, 2026

Development Officer

For Freestanding Sign
Use/Location Only



Permit No. 2026-124

Freestanding Sign



ELEVATION VIEW

SCALE: NTS

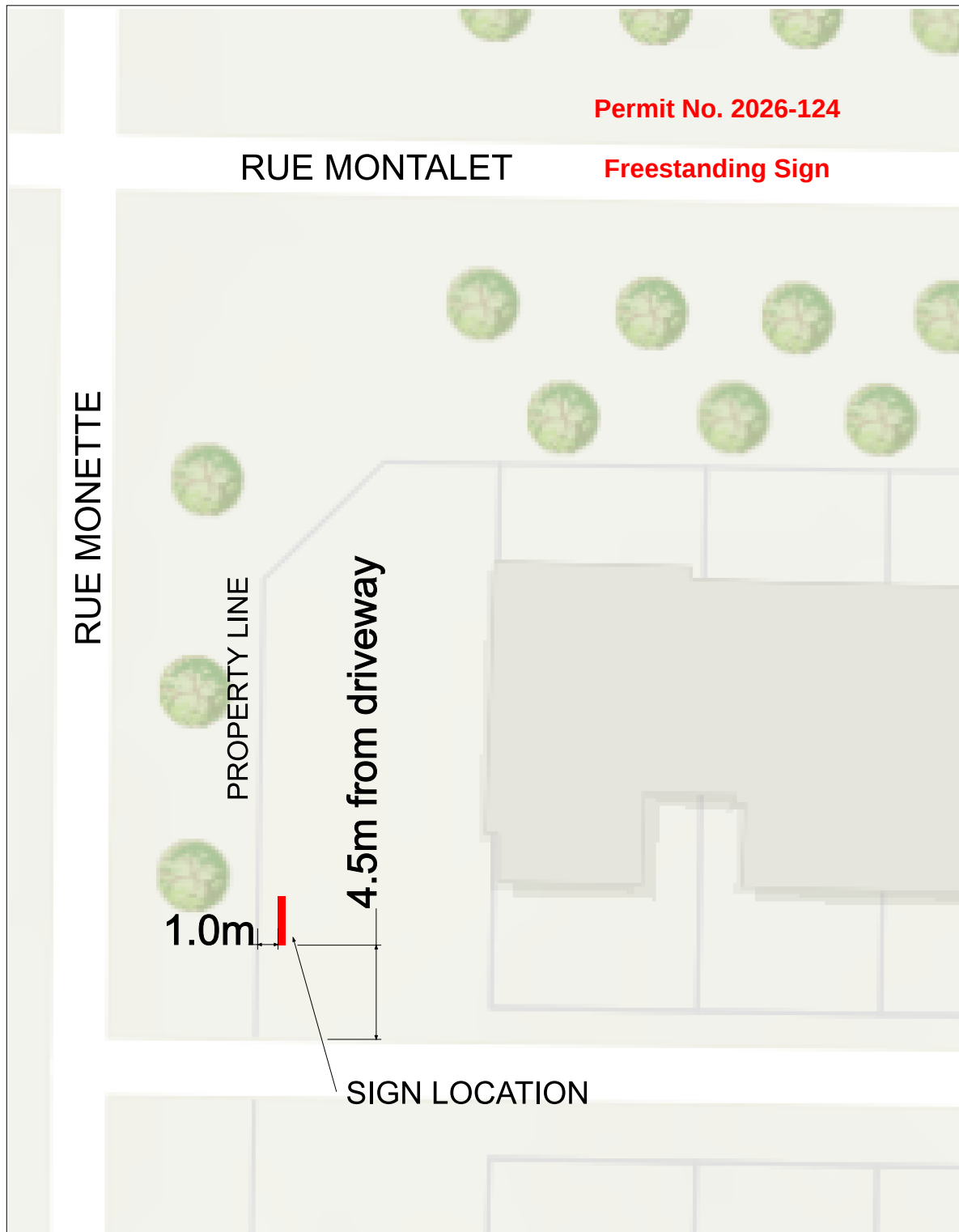
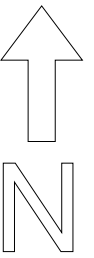
Approved

September 21, 2026

Development Officer

For Freestanding Sign
Use/Location Only





SITE PLAN

Approved September 21, 2026

Development Officer

For Freestanding Sign
Use/Location Only

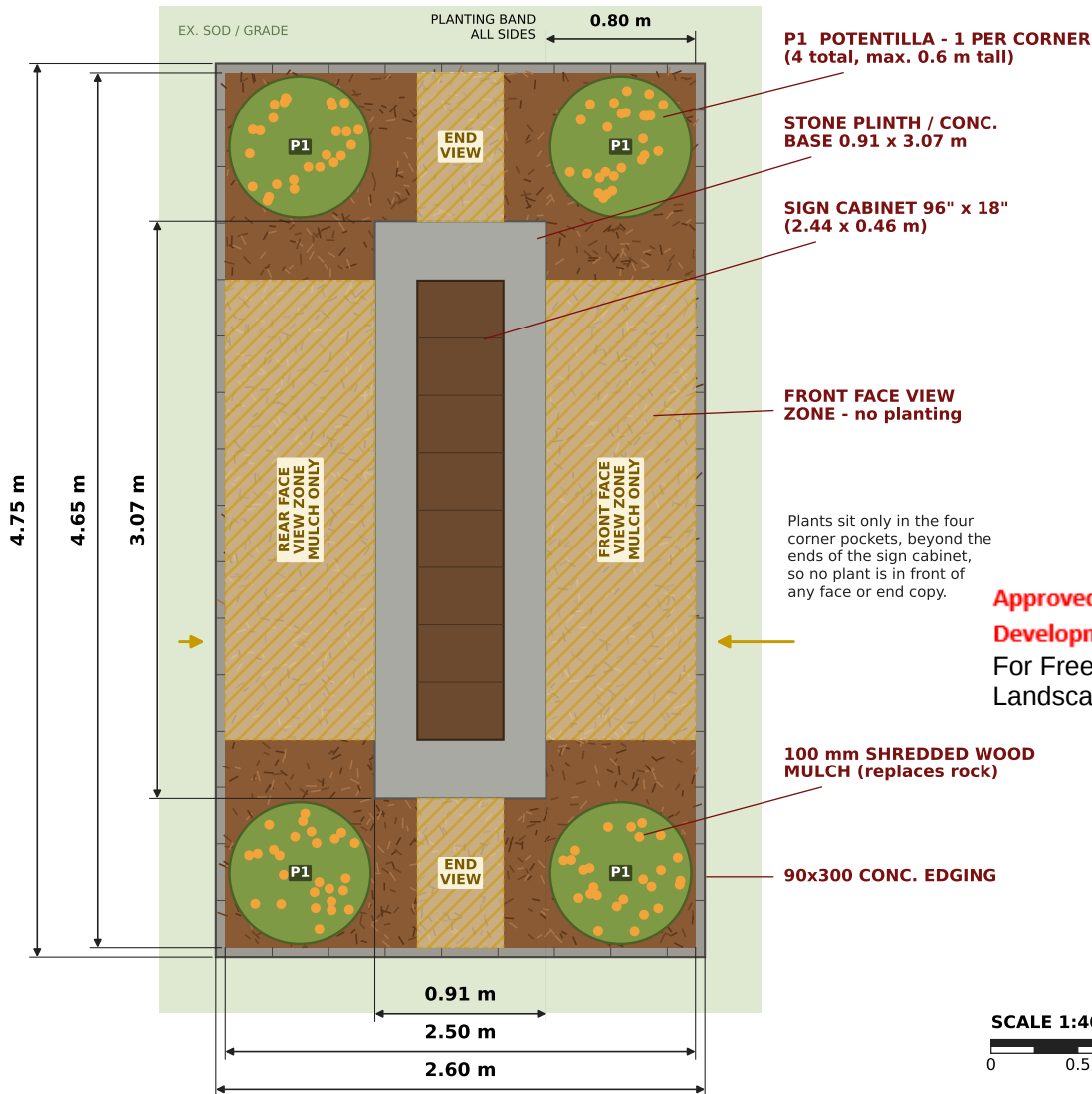


DRAWING: SITE PLAN

PROJECT: The Village at Beaumont Sign

LOCATION: 89, Rue Monette, Beaumont

Top view | Scale 1:40 (letter) | plants drawn at mature spread | plants kept out of all sign viewing corridors



Freestanding Sign

Development Officer
For Freestanding Sign
Landscaping Only

SCALE 1:40

0 0.5 1 2 m

KEY	QTY	BOTANICAL / COMMON NAME	SIZE AT PLANTING	MATURE SIZE	SPACING	ZONE
	4	<i>Potentilla fruticosa</i> 'Mango Tango' Mango Tango Potentilla - Low mound, blooms Jun-frost, salt & drought tolerant	#2 pot, min. 300 mm ht	0.6 m H x 0.75 m W	1 per corner	2

Plant material to Canadian Landscape Standard. See sheet L-2 for elevation, notes and material list.

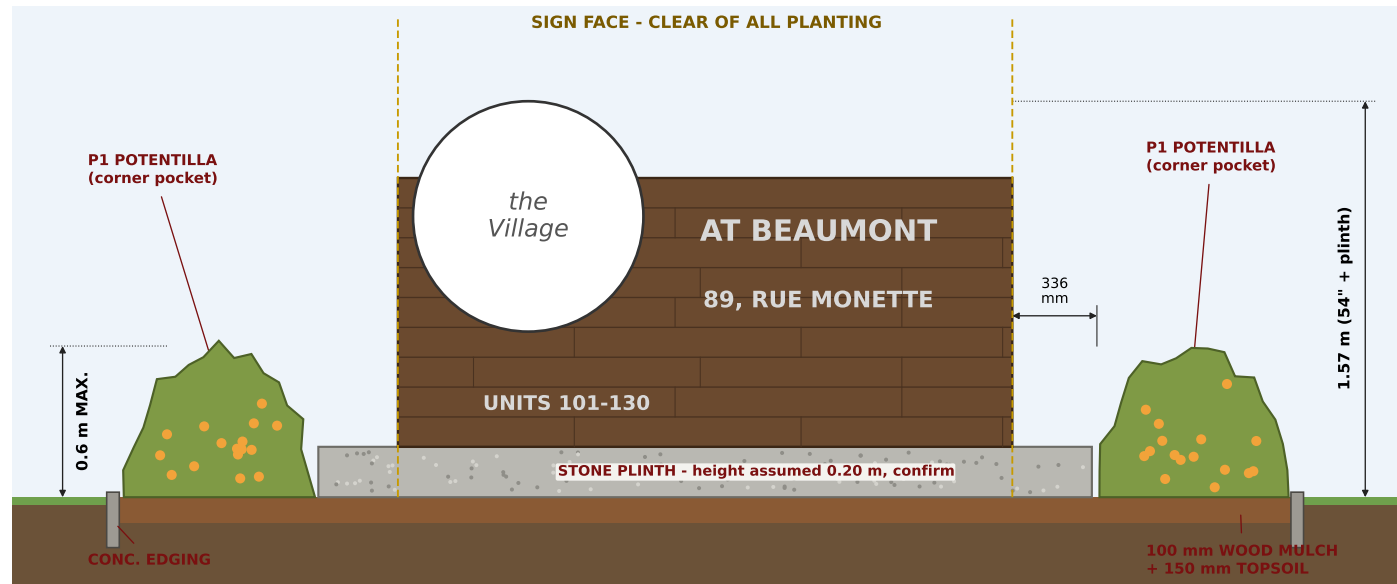
of 2

SIGN ELEVATION WITH PLANTING, NOTES & MATERIALS

East (front) elevation - rear elevation mirror image | Scale 1:30 (letter) | plants shown at mature size

Permit No. 2026-124

Freestanding Sign



EAST ELEVATION - SIGN WITH CORNER PLANTING

GENERAL NOTES

- 1. Landscaping at base of freestanding sign per City of Beaumont Land Use Bylaw 944-19, s.4.2.5.
- 2. All landscaping to comply with City of Beaumont General Design Standards, Section 4, and the Canadian Landscape Standard.
- 3. Plants located only in the four corner pockets, beyond the ends of the sign cabinet. No planting within the front, rear or end view zones (hatched on L-1).
- 4. Deciduous shrubs min. 300 mm height at planting (LUB 3.7.9 g). Prune annually to keep max. 0.6 m height; this also meets the 0.6 m corner-visibility limit.
- 5. 100 mm shredded wood mulch throughout bed (GDS 4.4.2); existing landscape rock removed. Keep mulch 50 mm clear of stems.
- 6. Minimum 150 mm high-quality topsoil in planting bed (LUB 3.7.9 h); 300 mm at shrub pits.
- 7. Locate underground utilities (Utility Safety Partners) before excavation. No excavation within 1.0 m of underground utilities without operator approval.
- 8. Finished grade to drain away from sign base at 2% min. (LUB 5.31.2).
- 9. Owner to maintain and replace dead plant material for two (2) growing seasons.
- 10. Sign location relative to property lines, driveway and sight triangles shown on Site Plan.

MATERIAL LIST

Shredded wood mulch, 100 mm	0.88 m³
Topsoil, 150 mm min.	1.32 m³
90x300 concrete edging	14.3 lin. m
P1 Mango Tango potentilla #2	4
Planting area	8.83 m²

Sign dims from Elevation Plan (NTS). Plinth height assumed 0.20 m - confirm.

Approved September 21, 2026
Development Officer
For Freestanding Sign
Landscaping Only



DRAWING: SIGN ELEVATION & NOTES
PROJECT: The Village at Beaumont Sign
LOCATION: 89 Rue Monette, Beaumont, AB
LEGAL: Plan _____ Block _____ Lot _____

Freestanding sign - landscaping at base
per Beaumont LUB 944-19 s.4.2.5

DATE: 2026-09-21
REV: B - Reduced planting, sign sightlines
DRAWN: _____

SHEET

L-2

of 2