



**MangoTree**  
Family Health Team

28 Brock Road North  
Guelph, ON N1H 6H9  
Phone: 519-224-0540 Fax: 519-224-0550

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**RE: Sign bylaw variance request for 28 Brock Road North, Puslinch**

**Applicant: Mango Tree Family Health Team**

The applicant is requesting a highway road sign at our office at 28 Brock Road North of four feet by six feet at a one meter front set back.

**Safety**

There is presently a sign on the building however, this sign is not visible to oncoming traffic. The applicant is of the opinion that safety will be enhanced with a road sign visible to both northbound and southbound traffic. New patients commonly miss our location and have to make u-turns in adjacent properties. A road sign is required to identify our office for taxis and family members picking up family members on an urgent basis.

**Existing uses**

Adjacent signs at Aberfoyle Chiropractor at 32 Brock Rd N and Ren's Pet Depot at 20 Brock Rd N have signs that are larger than requested by the applicant. The proposed sign is similar in shape to the adjacent signs Therefore there is existing use of similar signs in the area and the requested sign is in keeping with the character of the street.

The sign fits in with the current environment.

Unlike to adjacent signs, the proposed sign will not be illuminated.

The current sign bylaw is best suited for rural farm properties with very large front setbacks, however the subject property is in an urban condition on a highway setting rather than a rural setting and the proposed sign is in proportion of the highway setting.

**Sign location**

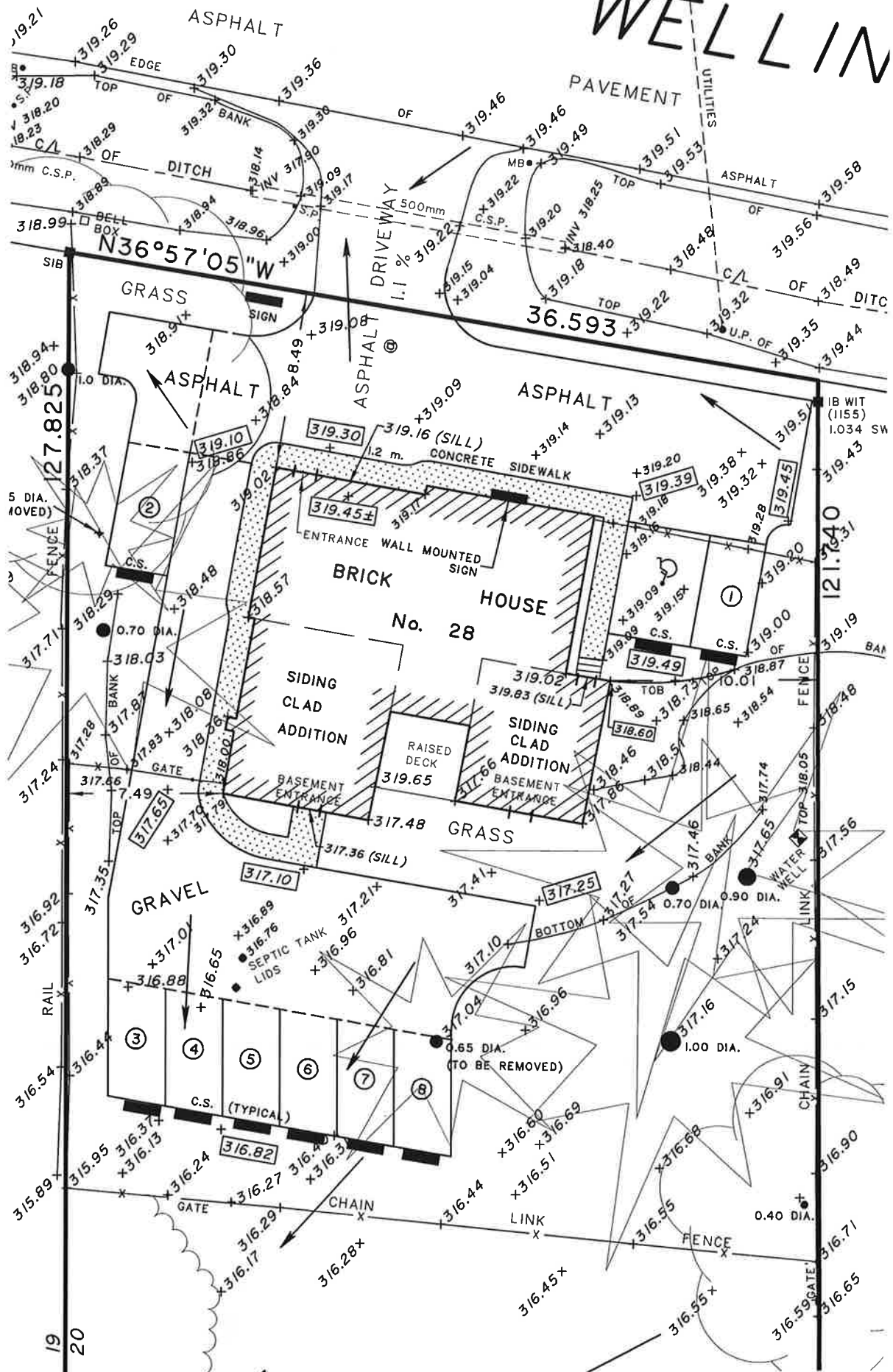
The building on the property was predated the re-zoning application and the front setback is 8.5m. For safety, the applicant requires a 1.2m walkway, 4.8m for a car to pass, and the 1.5m for the sign and 1m for the setback. The applicant is requesting a setback of 1m to accommodate the walkway and driveway.

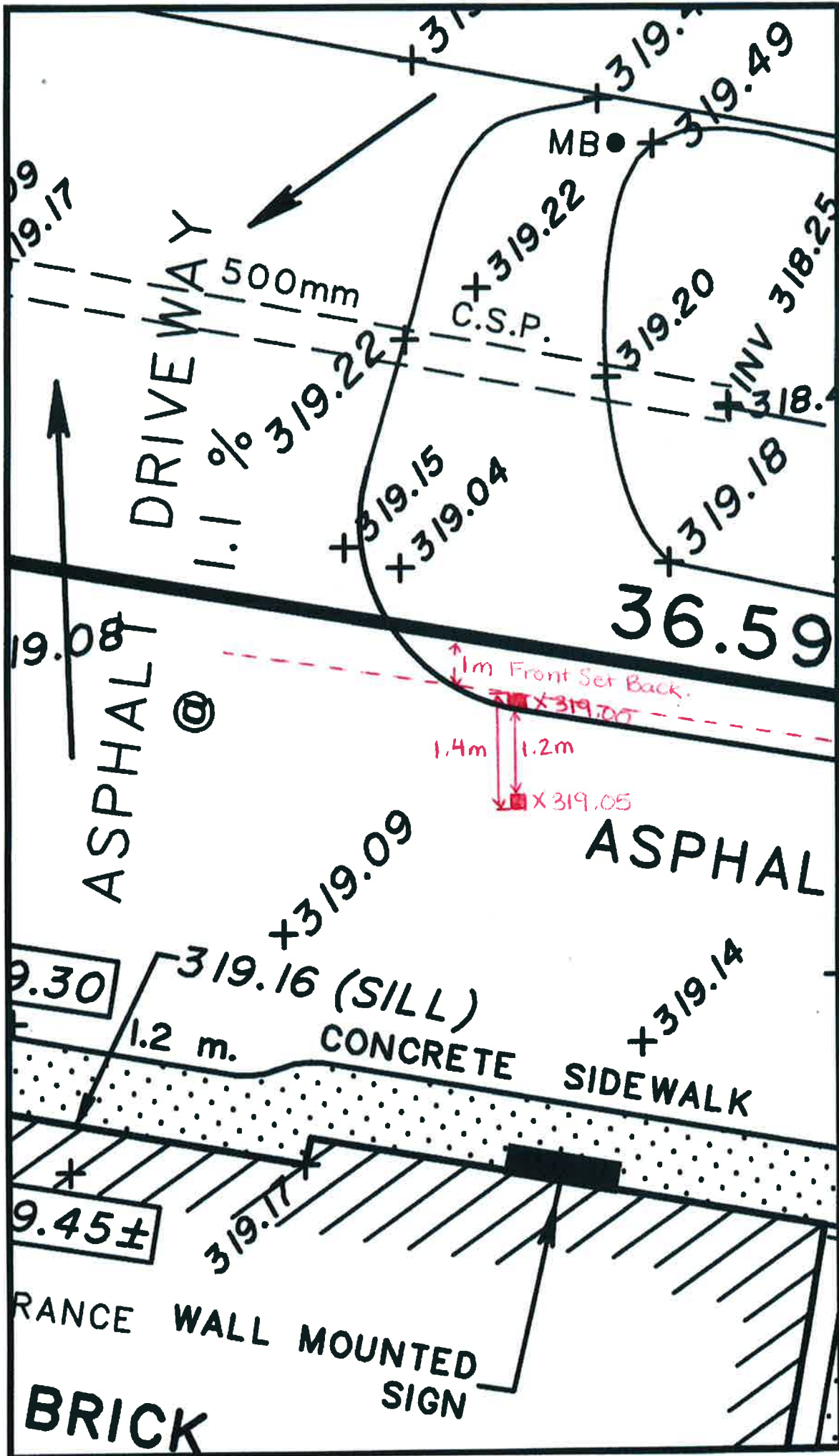
# ROAD

PIN

71197-0101

# WELLIN





**28**

**Brock Rd. N.**



***MangoTree***  
**Family Health  
Team**

*Inspiring Better Health*

**519-224-0540**  
**mangotreefht.com**

4' x 6' double sided sign  
Installed on 7' high 4 x 4 wood posts

**SignArt**  
Star Advertising

DATE

DRAWN BY

*Ron Smith*

REVISED

APPROVED (please sign)

AS IS

WITH CORRECTIONS

20 Patrick St. Kitchener ON (519)745-6472 fax 745-6086 www.signart.ca