

BY-LAW 2005/49

CONSOLIDATION

BEING A BY-LAW RESPECTING CONSTRUCTION, DEMOLITION AND CHANGE OF USE PERMITS IN THE MUNICIPALITY OF WEST NIPISSING

WHEREAS Section 7 of the *Building Code Act*, S.O. 1992, Chapter 23, as amended authorizes Council to pass by-laws respecting construction, demolition and change of use permits and related matters;

AND WHEREAS the Council of the Municipality of West Nipissing desires to repeal By-law 99-20, as amended and enact a new building by-law for the issuance of permits and related matters, including a fee schedule for all applicable building permit fees:

NOW THEREFORE THE COUNCIL OF THE CORPORATION OF THE MUNICIPALITY OF WEST NIPISSING ENACTS AS FOLLOWS:

PART I - DEFINITIONS

1. For the purposes of this By-law, the following definitions and interpretations shall govern:
 - (1) “**Act**” means the *Building Code Act*, 1992, S.O. 1992, Chapter 23 as amended;
 - (2) “**Applicant**” means the owner of a building or property who applies for a permit or the person authorized by the owner to apply for a permit on the owner’s behalf;
 - (3) “**Architect**” means a holder of a license, a certificate of practice, or a temporary license under the Architect’s Act as defined in the *Building Code*;
 - (4) “**As constructed plans**” means as constructed plans as defined in the *Building Code*;
 - (5) “**Building**” means a building as defined in Section 1(1) of the Act;
 - (6) “**Building Code**” means the regulations made under Section 34 of the Act;
 - (7) “**Chief Building Official**” means the Chief Building Official appointed by Council under Section 3 of the Act for purposes of enforcement of the Act;
 - (8) “**Construct**” means to construct a building as defined in Section 1(1) of the Act;
 - (9) “**Corporation**” means the Corporation of the Municipality of West Nipissing;
 - (10) “**Demolish**” means to do anything in the removal of a building or any material part thereof as defined in Section 1(1) of the Act;
 - (11) “**Forms**” means the applicable Provincial or municipal prescribed forms as set out in Schedule “C” to this By-law;
 - (12) “**Inspector**” means an inspector appointed under Section 3 of the Act;
 - (13) “**Owner**” includes, in respect of the property on which the construction or demolition will take place, the registered owner, a lessee and a mortgagee in possession;
 - (14) “**Permit**” means written permission or written authorization from the Chief Building Official to perform work regulated by this By-law and the Act, or to change the use of a building or part of a building or parts thereof as regulated by the Act;
 - (15) “**Plumbing**” means plumbing as defined in Section 1(1) of the Act;
 - (16) “**Professional Engineer**” means a person who holds a license or a temporary license under the *Professional Engineer’s Act*;
 - (17) “**Registered Code Agency**” means a person or entity that has the qualifications and meets the requirements described in subsection 15.11(4) of the Act;
 - (18) “**Regulations**” means regulations made under the Act;

(19) “**Sewage system**” means a sewage system as defined in Section 1(1) of the Act;

(20) “**Work**” means construction or demolition of a building or part thereof, as the case may be.

2. Terms not defined in this By-law shall have the meaning ascribed to them in the Act or the *Building Code*.

PART II - CLASS OF PERMIT

3. Classes of permits with respect to the construction, demolition and change of use of buildings and permit fees shall be as set out in Schedules “A”.

PART III - PERMIT APPLICATION

4. To obtain a permit, the owner or an agent authorized in writing by the owner shall file with the Chief Building Official an application in the prescribed form as set out in Schedule “C” to this By-law.

General Requirements

5. All applications for a permit, in addition to meeting all other application requirements set out in this By-Law, shall:

- (1) identify and describe in detail the work, use and occupancy to be covered by the permit for which the application is made;
- (2) identify and describe in detail the existing uses and the proposed use(s) for which the premises are intended;
- (3) include the legal description, the municipal address and where appropriate the unit number of the land on which the work is to be done;
- (4) be accompanied by plans and specifications as described in this By-law;
- (5) be accompanied by the required fees as calculated in accordance with Schedules “A” to this By-law;
- (6) be accompanied by the completed “Listing of Applicable Law” form in accordance with Schedule “C” to this By-law;
- (7) state the name, address and telephone number of the owner, and where the owner is not the applicant, the authorized agent, and where applicable, the qualified architect, engineer or other designer and the constructor or person hired to carry out the construction or demolition, as the case may be;
- (8) when Section 2.3 of the *Building Code* applies, be accompanied by a signed acknowledgement of the owner on the prescribed form that an architect or professional engineer, or both, have been retained to carry out the general review of the construction or demolition of the building;
- (9) when Section 2.3 of the *Building Code* applies, be accompanied by a signed statement of the architect or professional engineer, or both, on the form prescribed, undertaking to provide general review of the construction or demolition of the building;
- (10) include, where applicable, the applicant’s registration number where an applicant is a builder or vendor as defined in the *Ontario New Home Warranties Plan Act*; and
- (11) be signed by the owner or authorized agent who shall certify as to the truth of the contents of the application.

6. In addition to the general requirements set out above, an application for a construction permit shall:

- (1) use the provincial application form, “Application for a Permit to Construct or Demolish”;
- (2) include complete plans and specifications, documents and other information as required by section 2.4.1.1B of the *Building Code* and as described in this By-law for the work covered by the permit.

7. In addition to the general requirements set out above, an application for a construction permit for

part of a building shall:

- (1) use the provincial application form, “Application for a Permit to Construct or Demolish”;
- (2) include plans and specifications covering the work for which more expeditious approval is desired, together with such information pertaining to the remainder of the work as may be required by the Chief Building Official;
- (3) be accompanied by the required fee for the entire project and required administrative fee for the partial permit as calculated in accordance with Schedule “A” to this By-law; and
- (4) where a partial permit is requested the application is deemed to be incomplete.

8. In addition to the general requirements set out above, an application for a demolition permit shall:

- (1) use the provincial application form, “Application for a Permit to Construct or Demolish”;
- (2) when Section 2.3 of the *Building Code* applies, be accompanied by a signed statement of field review by the owner on a form prescribed by the Chief Building Official;
- (3) include complete plans and specifications, documents and other information as required by section 2.4.1.1B of the *Building Code* and as described in this By-law for the work to be covered by the permit;
- (4) be accompanied by satisfactory proof that arrangements have been made with the proper authorities for the cutting off and plugging of all water, sewer, gas, electric, telephone or other utilities and services; and

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~~(5) be accompanied by a Property Status Form prescribed by the Chief Building Official and;~~

- (6) indicate method of demolition.

9. In addition to the general requirements set out above, an application for a conditional permit pursuant to subsection 8(3) of the Act, shall:

- (1) use the provincial application form, “Application for a Permit to Construct or Demolish”;
- (2) include complete plans and specifications, documents and other information as required by section 2.4.1.1B of the *Building Code* and as described in this By-law for the work to be covered by the permit;
- (3) state the reasons why the applicant believes that unreasonable delays in construction would occur if a conditional permit is not granted;
- (4) state the necessary approval which must be obtained in respect of the proposed building and the time in which such approvals will be obtained;
- (5) state the time in which plans and specifications of the complete building will be filed with the Chief Building Official; and
- (6) require the owner and such other persons as the Chief Building Official determines to enter into an agreement with the municipality.

10. In addition to the general requirements set out above, an application for a change of use permit shall:

- (1) use the application form in Schedule “C” to this By-law, “Application for a Change of Use”;
- (2) describe the building in which the use is to be changed, by a description that will readily identify and locate the building;
- (3) identify and describe in detail the current and proposed uses of the building or part of a building for which the application is made;
- (4) include plans and specifications showing the current and proposed use of all parts of the building, and which contain sufficient information to establish compliance with the requirements of the *Building Code*, including: floor plans, details of wall, ceiling and roof assemblies identifying required fire resistance ratings and load bearing capacities and, details of the existing “sewage system”, if any; and

11. An application for occupancy of an unfinished building permit pursuant to Section 2.4.3 of the *Building Code*. shall:
 - (1) use the application form in Schedule “C to this By-law, “Application for Permit to Occupy a Building Prior to Completion”;
 - (2) indicate the total floor area proposed for occupancy;
 - (3) indicate the total number and location of units proposed for occupancy; and
 - (4) be signed by the owner or authorized agent who shall certify the truth of the contents of the application.
12. After the issuance of a permit under the Act notice of any material change to a plan, specification, document or other information on the basis of which the permit was issued, shall be given in writing, to the Chief Building Official together with the details of such change, which is not to be made without the prior written authorization of the Chief Building Official.
13. Notification of any material change may be in the form of an application for revision to a permit where changes are major and may take the form a revision permit being issued.
14. The Chief Building Official may, where the relevant provisions of this By-law are met, issue a permit for part of a building subject to compliance with the Act, the *Building Code* and any other applicable law.
15. The Chief Building Official may, where the relevant provisions of this By-law and Subsections 8(3) to 8(5) of the Act, are met, issue a conditional permit for a building subject to compliance with the Act, the *Building Code* and any other applicable law.
16. The Chief Building Official is authorized to enter into agreements with respect to conditional permits.
17. The issuance of a permit for a part of a building or a conditional permit shall not be construed to authorize construction beyond that for which approval was given, nor obligate the Chief Building Official to grant any further permit or permits for the building.
18. Where an application for a permit remains incomplete or inactive for six months after it is made, the application may be deemed by the Chief Building Official to have been abandoned and notice thereof shall be given to the applicant.
19. Where an application has been deemed to be abandoned, a new application must be filed for the proposed work.

PART IV - PLANS AND SPECIFICATIONS

20. Every applicant shall submit sufficient information, including plans, specifications, documents and other information, with each application for a permit to enable the Chief Building Official to determine whether or not the proposed construction, demolition or change of use will conform with the Act, the *Building Code* and any other applicable law.
21. Each application shall, unless otherwise determined by the Chief Building Official, be accompanied by two complete sets of plans and specifications required under this By-law.
22. Plans shall be drawn to scale on paper or other durable material shall be legible and, without limiting the generality of the foregoing, shall include such working drawings as set out in Schedule “D” to this By-law.
-  Furthermore the Applicable Law Declaration form Addendum to Schedule “D” attached hereto will have to be completed and attached to the permit application.
23. Site Plans submitted shall be referenced to a current plan of survey certified by a registered Ontario Land Surveyor and a copy of such survey shall be filed with the municipality unless this requirement is waived because the Chief Building Official is able, without having a current plan of survey, to determine whether the proposed work is in compliance with the Act, the *Building Code*, and any other applicable law. The site plan shall show:
 - (1) lot size and the dimensions of property lines and setbacks to any existing or proposed buildings;

- (2) existing and finished ground levels or grades; and
 - (3) existing right-of-way, easements and municipal services.
24. The Chief Building Official may refuse an application if any of the above is deemed to be incomplete or insufficient at the time of application.
25. On completion of the construction, the Chief Building Official may require that a set of plans of the building or any class of buildings as constructed including a plan of survey showing the location be filed with the Chief Building Official.

PART V - EQUIVALENTS

26. Where an application for a permit or for authorization to make a material change to the plan, specification, document or other information on the basis of which a permit was issued, contains an equivalent material, system or building design for which authorization under Section 9 of the Act is requested, the application shall provide:
- (1) a description of the proposed material, system or building design for which authorization under Section 9 of the Act is requested;
 - (2) any applicable provisions of the *Building Code*; and
 - (3) evidence that the proposed material, system or building design will provide the level of performance required by the *Building Code*.
27. Such information may be provided by incorporation in the permit application or in the prescribed form "Equivalent Evaluation and Authorization" in Schedule "C".

PART VI - PRESCRIBED NOTICES AND INSPECTIONS

28. The person to whom a permit has been issued under Section 8 of the Act shall give to the Chief Building Official notice of the readiness for inspection in accordance with prescribed notices described in s. 2.4.5.1 of the *Building Code*. These mandatory notification stages and inspections are listed in Schedule "E" to this By-Law.
29. Notices shall be given as required by s. 2.4.5.1 of the *Building Code*.

PART VII - REGISTERED CODE AGENCIES

30. Where the Municipality has entered into agreements with registered code agencies the Chief Building Official is authorized to enter into services agreements with registered code agencies and appoint them to perform specified functions from time to time pursuant to s. 4.1 of the Act.

PART VIII - FEES

31. The Chief Building Official shall determine the required fees for the work proposed and the applicant shall pay the fees calculated in accordance with Schedule "A" and "B" to this By-law. No permit shall be issued until the fees therefore have been paid in full.
32. Where Fees payable in respect of an application for a construction or demolition permit issued under Subsection 8(1) of the Act or a conditional permit issued under Subsection 8(3) of the Act are based on a floor area, the floor area shall mean the total floor space of all stories above grade, or below grade for an underground building, measured as the horizontal area between the outer face of exterior walls and to the centre of party walls or demising walls.
33. Fees payable in respect of a conditional permit issued under Subsection 8(3) of the Act shall be paid for the complete project plus the applicable additional fee in accordance with Schedule "A" to this By-law.
34. Where Fees payable in respect of an application for a change of use permit issued under Subsection 10(1) of the Act are based on a floor area, the floor area shall mean the total floor space of all stories subject to the change of use.

PART IX - CHANGING PERMIT FEES

35. Prior to passing a By-law to change the fees the Township shall:

- (1) hold at least one public meeting at which any person who attends has an opportunity to make representations with respect to the matter;
 - (2) ensure that a minimum of 21 days notice of the public meeting is given to every person and organization that has, within five years before the day of the meeting, requested such notice; and
 - (3) ensure that the notice include an estimate of the costs for administering and enforcing the Act, the amount of the fee and change to the existing fee and the rationale for imposing or changing the fee.
36. Any person or organization wishing to receive notice as set out above should make such request in writing to the Clerk’s office.

PART X - REFUNDS

37. In the case of withdrawal of an application or, abandonment of all or a portion of the work or, the non-commencement of the work or, the refusal or revocation of a permit, upon written request by the applicant the Chief Building Official shall determine the amount of paid permit fees that may be refunded to the applicant, if any, in accordance with Schedule “B” to this By-law.

PART XI - FENCING

38. Where, in the opinion of the Chief Building Official, a construction or demolition site presents a particular hazard to the public, the Chief Building Official may, under Clauses 7(i) and 7(j) of the Act, require the erection of such fencing as the Chief Building Official deems necessary to abate that hazard.
39. The height of every fence shall be a minimum of 4 feet (1.2 meters) and a maximum of 6 feet (1.8 meters), to be measured from the highest adjacent grade and, shall be of a description as determined by the Chief Building Official.

PART XII - TRANSFER OF PERMITS

40. Every person who acquires land on which construction or demolition is occurring in respect of which a permit has been issued, shall apply to transfer the permit.
41. Every application for a transfer of permit shall be submitted to the Chief Building Official and shall:
- (1) use the provincial application form, “Application for a Permit to Construct or Demolish”;
 - (2) include such information as may be determined by the Chief Building Official; and
 - (3) be accompanied by the required fee as required in Schedule “A” to this By-law.

PART XIII - PENALTY

42. Every person who contravenes any provision of this By-law is guilty of an offence and liable:
- (1) on a first conviction to a fine of not more than \$50,000, and
 - (2) on any subsequent conviction, to a fine of not more than \$100,000.
43. Where the person convicted is a corporation, the maximum fines are \$100,000 on a first offence and \$200,000 for any subsequent conviction.

PART XIV - MISCELLANEOUS

44. All Schedules to this By-law form part of this By-law.
45. A reference to the singular or the masculine shall be deemed to refer to the plural or feminine as the context may require.

PART XV - REPEAL

46. By-law 99-20, as amended, is hereby repealed.

PART XVI - SHORT TITLE

47. This by-law shall be known and may be cited as the “Building By-law”.

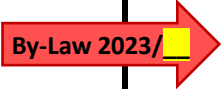
PART XVII - EFFECTIVE DATE

48. This By-law comes into force on July 12, 2005.

READ A FIRST TIME AND CONSIDERED READ A SECOND AND THIRD TIME AND FINALLY ENACTED AND PASSED this 12th day of July, 2005.

MAYOR

CLERK



PERMIT FEES for BY-LAW 2023/ , Amending By-Law 2005/49 - BUILDING DEPARTMENT - SCHEDULE "A"	
BUILDING CLASSIFICATION	PERMIT FEE
➤ NEW CONSTRUCTION	
GROUP "A" Assembly Occupancies	Schools, libraries, theatres, churches, restaurants, etc. \$11.00 per \$1,000 of construction value plus \$80.00 administration fee
GROUP "B" Institutional Occupancies	Hospitals, nursing homes, care homes, etc. \$11.00 per \$1,000 of construction value plus \$80.00 administration fee
GROUP "C" Residential Occupancies	Single family dwellings, semi-detached dwellings, duplexes, apartments, hotels, motels, seasonal, etc. \$1.20 per square foot of gross floor area, excluding crawl spaces, plus \$80.00 administration fee
GROUP "D" Business and Personal Services Occupancies	Offices, banks, medical clinics, etc. \$11.00 per \$1,000 of construction value plus \$80.00 administration fee
GROUP "E" Mercantile Occupancies	Retail stores, supermarkets, department stores, etc. \$11.00 per \$1,000 of construction value plus \$80.00 administration fee
GROUP "F" Industrial Occupancies	Warehouses, factories, etc. \$11.00 per \$1,000 of construction value plus \$80.00 administration fee
ACCESSORY BUILDINGS	Garages, carports, sheds, etc. \$0.65 per square foot of gross floor area, plus \$80.00 administration fee
FLAT FEE PERMITS	Decks, pools, greenhouses, weeping tiles, re-cladding, sign permits \$185.00
FARM BUILDING	New Construction / Additions / Renovations or Alterations \$0.65 per square foot of gross floor area, plus \$80.00 administration fee
➤ ADDITIONS	
GROUPS "A", "B", "D", "E" or "F"	\$11.00 per \$1,000 of construction value, plus \$80.00 administration fee
GROUP "C" (all)	\$1.20 per square foot of gross floor area, excluding crawl spaces, plus \$80.00 administration fee
➤ RENOVATIONS OR ALTERATIONS	
GROUPS "A", "B", "C" (all), "D", "E" or "F"	\$11.00 per \$1,000 of construction value, plus \$80.00 administration fee
DEMOLITION PERMIT	\$110.00
CHANGE OF USE PERMIT	\$11.00 per \$1,000 of construction value plus \$80.00 administration fee
PERMIT EXTENSION FEE	\$80.00
➤ ILLEGAL CONSTRUCTION	
FEE FOR ILLEGAL CONSTRUCTION	Double the permit fee to a maximum of \$2,500.00

CREATED : JULY 2005

The Corporation of the Municipality of West Nipissing

SCHEDULE “B” OF BY-LAW 2005/49

REFUNDS

STATUS OF PERMIT APPLICATION :		PERCENTAGE OF FEE ELIGIBLE FOR REFUND
1.	Application withdrawn in writing, no processing of review submitted	95% maximum
2.	Application withdrawn in writing plans reviewed and prior to permit issuance	75% maximum
3.	Application withdrawn in writing or revoked, prior to construction, after the permit has been issued	50% maximum
4.	Application withdrawn in writing or revoked, six (6) days or more after permit has been issued	0%
<u>NOTES :</u>		
1.	No refunds after any building inspections are carried out.	
2.	No refund shall result in the retention by the Municipality of West Nipissing of an amount less than \$50.00.	

The Corporation of the Municipality of West Nipissing

SCHEDULE “C” OF BY-LAW 2005/49

Application for a Permit to Construct or Demolish

This form is authorized under subsection 8(1.1) of the *Building Code Act, 1992*

For use by Principal Authority				
Application number:		Permit number (if different):		
Date received:		Roll number:		
Application submitted to: _____ (Name of municipality, upper-tier municipality, board of health or conservation authority)				
A. Project information				
Building number, street name		Unit number	Lot/con.	
Municipality	Postal code	Plan number/other description		
Project value est. \$		Area of work (m ²)		
B. Purpose of application				
☐ New construction	☐ Addition to an existing building	☐ Alteration/repair	☐ Demolition	☐ Conditional Permit
Proposed use of building		Current use of building		
Description of proposed work				
C. Applicant				
Applicant is: ☐ Owner or ☐ Authorized agent of owner				
Last name		First name	Corporation or partnership	
Street address		Unit number	Lot/con.	
Municipality	Postal code	Province	E-mail	
Telephone number	Fax	Cell number		
D. Owner (if different from applicant)				
Last name		First name	Corporation or partnership	
Street address		Unit number	Lot/con.	
Municipality	Postal code	Province	E-mail	
Telephone number	Fax	Cell number		

E. Builder (optional)

Last name		First name	Corporation or partnership (if applicable)	
Street address			Unit number	Lot/con.
Municipality	Postal code	Province	E-mail	
Telephone number	Fax		Cell number	

F. Tarion Warranty Corporation (Ontario New Home Warranty Program)

i. Is proposed construction for a new home as defined in the <i>Ontario New Home Warranties Plan Act</i> ? If no, go to section G.	☐ Yes	☐ No
ii. Is registration required under the <i>Ontario New Home Warranties Plan Act</i> ?	☐ Yes	☐ No
iii. If yes to (ii) provide registration number(s): _____		

G. Required Schedules

- i) Attach Schedule 1 for each individual who reviews and takes responsibility for design activities.
- ii) Attach Schedule 2 where application is to construct on-site, install or repair a sewage system.

H. Completeness and compliance with applicable law

i) This application meets all the requirements of clauses 1.3.1.3 (5) (a) to (d) of Division C of the Building Code (the application is made in the correct form and by the owner or authorized agent, all applicable fields have been completed on the application and required schedules, and all required schedules are submitted). Payment has been made of all fees that are required, under the applicable by-law, resolution or regulation made under clause 7(1)(c) of the <i>Building Code Act, 1992</i> , to be paid when the application is made.	☐ Yes	☐ No
ii) This application is accompanied by the plans and specifications prescribed by the applicable by-law, resolution or regulation made under clause 7(1)(b) of the <i>Building Code Act, 1992</i> .	☐ Yes	☐ No
iii) This application is accompanied by the information and documents prescribed by the applicable by-law, resolution or regulation made under clause 7(1)(b) of the <i>Building Code Act, 1992</i> which enable the chief building official to determine whether the proposed building, construction or demolition will contravene any applicable law.	☐ Yes	☐ No
iv) The proposed building, construction or demolition will not contravene any applicable law.	☐ Yes	☐ No

I. Declaration of applicant

I _____ declare that:

(print name)

1. The information contained in this application, attached schedules, attached plans and specifications, and other attached documentation is true to the best of my knowledge.

2. If the owner is a corporation or partnership, I have the authority to bind the corporation or partnership.

Date Signature of applicant

Personal information contained in this form and schedules is collected under the authority of subsection 8(1.1) of the *Building Code Act, 1992*, and will be used in the administration and enforcement of the *Building Code Act, 1992*. Questions about the collection of personal information may be addressed to: a) the Chief Building Official of the municipality or upper-tier municipality to which this application is being made, or, b) the inspector having the powers and duties of a chief building official in relation to sewage systems or plumbing for an upper-tier municipality, board of health or conservation authority to whom this application is made, or, c) Director, Building and Development Branch, Ministry of Municipal Affairs and Housing 777 Bay St., 2nd Floor. Toronto, M5G 2E5 (416) 585-6666.

Schedule 1: Designer Information

Use one form for each individual who reviews and takes responsibility for design activities with respect to the project.

A. Project Information

Building number, street name

Unit no.

Lot/con.

Municipality

Postal code

Plan number/ other description

B. Individual who reviews and takes responsibility for design activities

Name

Firm

Street address

Unit no.

Lot/con.

Municipality

Postal code

Province

E-mail

Telephone number

Fax number

Cell number

C. Design activities undertaken by individual identified in Section B. [Building Code Table 3.5.2.1. of Division C]

☐ House

☐ Small Buildings

☐ Large Buildings

☐ Complex Buildings

☐ HVAC – House

☐ Building Services

☐ Detection, Lighting and Power

☐ Fire Protection

☐ Building Structural

☐ Plumbing – House

☐ Plumbing – All Buildings

☐ On-site Sewage Systems

Description of designer's work

D. Declaration of Designer

I _____ declare that (choose one as appropriate):

(print name)

I review and take responsibility for the design work on behalf of a firm registered under subsection 3.2.4.of Division C, of the Building Code. I am qualified, and the firm is registered, in the appropriate classes/categories.

Individual BCIN: _____

Firm BCIN: _____

I review and take responsibility for the design and am qualified in the appropriate category as an “other designer” under subsection 3.2.5.of Division C, of the Building Code.

Individual BCIN: _____

Basis for exemption from registration: _____

The design work is exempt from the registration and qualification requirements of the Building Code.

Basis for exemption from registration and qualification: _____

I certify that:

1. The information contained in this schedule is true to the best of my knowledge.

2. I have submitted this application with the knowledge and consent of the firm.

Date

Signature of Designer

NOTE:

1. For the purposes of this form, “individual” means the “person” referred to in Clause 3.2.4.7(1) (c).of Division C, Article 3.2.5.1. of Division C, and all other persons who are exempt from qualification under Subsections 3.2.4. and 3.2.5. of Division C.

2. Schedule 1 is not required to be completed by a holder of a license, temporary license, or a certificate of practice, issued by the Ontario Association of Architects. Schedule 1 is also not required to be completed by a holder of a license to practise, a limited license to practise, or a certificate of authorization, issued by the Association of Professional Engineers of Ontario.

Application for a Permit to Construct or Demolish – Effective January 1, 2014

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Schedule 2: Sewage System Installer Information

A. Project Information			
Building number, street name		Unit number	Lot/con.
Municipality	Postal code	Plan number/ other description	
B. Sewage system installer			
Is the installer of the sewage system engaged in the business of constructing on-site, installing, repairing, servicing, cleaning or emptying sewage systems, in accordance with Building Code Article 3.3.1.1, Division C?			
☐ Yes (Continue to Section C)		☐ No (Continue to Section E)	
		☐ Installer unknown at time of application (Continue to Section E)	
C. Registered installer information (where answer to B is "Yes")			
Name		BCIN	
Street address		Unit number	Lot/con.
Municipality	Postal code	Province	E-mail
Telephone number	Fax	Cell number	
D. Qualified supervisor information (where answer to section B is "Yes")			
Name of qualified supervisor(s)		Building Code Identification Number (BCIN)	
E. Declaration of Applicant:			
I _____ declare that: (print name)			
I am the applicant for the permit to construct the sewage system. If the installer is unknown at time of application, I shall submit a new Schedule 2 prior to construction when the installer is known;			
OR			
I am the holder of the permit to construct the sewage system, and am submitting a new Schedule 2, now that the installer is known.			
I certify that:			
1. The information contained in this schedule is true to the best of my knowledge.			
2. If the owner is a corporation or partnership, I have the authority to bind the corporation or partnership.			
_____		_____	
Date		Signature of applicant	

Demande de permis de construire ou de démolir

Le présent formulaire est approuvé en vertu du paragraphe 8 (1.1) de la Loi de 1992 sur le code du bâtiment.

Section réservée à l'autorité principale			
Numéro de la demande :		Numéro du permis (s'il diffère de celui de la demande) :	
Date de réception :		Numéro du rôle :	
Destinataire de la demande : _____ (Nom de la municipalité, de la municipalité de palier supérieur, du conseil de santé ou de l'office de protection de la nature)			
A. Renseignements relatifs au projet			
Numéro du bâtiment, nom de la rue		Numéro d'unité	Lot/conc.
Municipalité	Code postal	Numéro de plan / autre description	
Valeur approximative du projet (en \$)		Étendue des travaux (en m ²)	
B. Objet de la demande			
☐ Nouvelle construction ☐ Ajout à un bâtiment existant ☐ Modification/ réparation ☐ Démolition ☐ Permis conditionnel			
Usage proposé du bâtiment		Usage actuel du bâtiment	
Description des travaux proposés			
C. Auteur de la demande			
L'auteur de la demande est : ☐ le propriétaire ou ☐ le mandataire autorisé du propriétaire			
Nom de famille	Prénom	Société constituée en personne morale ou société de personnes	
Adresse municipale		Numéro d'unité	Lot / conc.
Municipalité	Code postal	Province	Courriel
Numéro de téléphone	Télécopieur	Numéro de téléphone cellulaire	
D. Propriétaire (s'il ne s'agit pas de l'auteur de la demande)			
Nom de famille	Prénom	Société constituée en personne morale ou société de personnes	
Adresse municipale		Numéro d'unité	Lot/conc.
Municipalité	Code postal	Province	Courriel
Numéro de téléphone	Télécopieur	Numéro de téléphone cellulaire	

E. Constructeur (facultatif)

Nom de famille	Prénom	Société constituée en personne morale ou société de personnes (le cas échéant)	
Adresse municipale		Numéro d'unité	Lot/conc.
Municipalité	Code postal	Province	Courriel
Numéro de téléphone	Télécopieur	Numéro de téléphone cellulaire	

F. Tarion Warranty Corporation (Ontario New Home Warranty Program)

i. La construction proposée consiste-t-elle en la construction d'un logement neuf au sens de la <i>Loi sur le Régime de garanties des logements neufs de l'Ontario</i> ? Dans la négative, passer à la section G	☐ Oui	☐ Non
ii. L'inscription est-elle exigée aux termes de la <i>Loi sur le Régime de garanties des logements neufs de l'Ontario</i> ??	☐ Oui	☐ Non
iii. Si la réponse à la question ii est « Oui », indiquer le ou les numéros d'inscription : _____		

G. Annexes requises

- i) Joindre l'annexe 1 pour chaque personne qui passe en revue les activités de conception et en assume la responsabilité.
ii) Joindre l'annexe 2 si la demande vise la construction sur les lieux, l'installation ou la réparation d'un système d'égouts.

H. Intégralité et conformité avec les lois applicables

i) La présente demande répond à toutes les exigences des alinéas 1.3.1.3 (5) a) à d) de la division C du code du bâtiment (la demande est présentée par le propriétaire ou le mandataire autorisé sur le bon formulaire, tous les champs applicables de la demande et des annexes requises ont été remplis et toutes les annexes requises sont présentées).	☐ Oui	☐ Non
Tous les droits exigés aux termes du règlement municipal, de la résolution ou du règlement applicable pris en application de l'alinéa 7 (1) c) de la <i>Loi de 1992 sur le code du bâtiment</i> , qui doivent être payés au moment de la présentation de la demande, ont été acquittés.	☐ Oui	☐ Non
ii) La présente demande est accompagnée des plans et des devis prescrits par le règlement municipal, la résolution ou le règlement applicable pris en application de l'alinéa 7 (1) b) de la <i>Loi de 1992 sur le code du bâtiment</i> .	☐ Oui	☐ Non
iii) La présente demande est accompagnée des renseignements et des documents prescrits par le règlement municipal, la résolution ou le règlement applicable pris en application de l'alinéa 7 (1) b) de la <i>Loi de 1992 sur le code du bâtiment</i> , qui permettent au chef du service du bâtiment de déterminer si le bâtiment, la construction ou la démolition proposé contreviendra à quelque loi applicable que ce soit.	☐ Oui	☐ Non
iv) Le bâtiment, la construction ou la démolition proposé ne contreviendra à aucune loi applicable.	☐ Oui	☐ Non

I. Déclaration de l'auteur de la demande

Je, _____, déclare que :
(nom en caractères d'imprimerie)

1. les renseignements que contient la présente demande ainsi que les annexes, les plans, les devis et autres documents ci-joints sont à ma connaissance véridiques;
2. si le propriétaire est une société constituée en personne morale ou une société de personnes, j'ai le pouvoir de lier cette société.

_____ Date _____ Signature de l'auteur de la demande

Les renseignements personnels que contient le présent formulaire et les annexes sont recueillis en vertu du paragraphe 8 (1.1) de la *Loi de 1992 sur le code du bâtiment* et serviront à l'administration et à l'application de celle-ci. Les questions au sujet de la collecte de renseignements personnels peuvent être adressées a) au chef du service du bâtiment de la municipalité ou de la municipalité de palier supérieur auprès de laquelle la présente demande est déposée, b) à l'inspecteur qui possède les mêmes pouvoirs et les mêmes fonctions qu'un chef du service du bâtiment à l'égard des systèmes d'égouts ou des installations de plomberie dans la municipalité de palier supérieur, le conseil de santé ou l'office de protection de la nature auprès duquel la présente demande est déposée ou c) au directeur de la Direction du bâtiment et de l'aménagement du ministère des Affaires municipales et du Logement, au 777, rue Bay, 2e étage, Toronto (Ontario) M5G 2E5 ou au 416 585-6666.

Annexe 1 : Renseignements relatifs au concepteur

Utiliser le présent formulaire pour chaque personne qui passe en revue les activités de conception liées au projet et en assume la responsabilité.

A. Renseignements relatifs au projet

Numéro du bâtiment, nom de la rue

Numéro d'unité

Lot/conc.

Municipalité

Code postal

Numéro de plan / autre description

B. Personne qui passe en revue les activités de conception et qui en assume la responsabilité

Nom

Société

Adresse municipale

Numéro d'unité

Lot/conc.

Municipalité

Code postal

Province

Courriel

Numéro de téléphone

Numéro de télécopieur

Numéro de téléphone cellulaire

C. Activités de conception menées par la personne indiquée à la section B.
[Code du bâtiment, tableau 3.5.2.1. de la division C]

☐ Maison

☐ Petits bâtiments

☐ Grands bâtiments

☐ Bâtiments complexes

☐ CVCA – maison

☐ Installations techniques

☐ Détection, éclairage et alimentation électrique

☐ Protection contre les incendies

☐ Bâtiments – structure

☐ Plomberie – maison

☐ Plomberie – tous les bâtiments

☐ Systèmes d'égouts sur les lieux

Description du travail du concepteur

D. Déclaration du concepteur

Je, _____ déclare ce qui suit (cocher le choix qui convient) :
(nom en caractères d'imprimerie)

☐ Je passe en revue les travaux de conception et en assume la responsabilité au nom d'une société inscrite aux termes du paragraphe 3.2.4. de la division C du code du bâtiment. Je suis qualifié(e) et la société est inscrite dans les classes / catégories appropriées.

NICB individuel : _____

NICB de la société : _____

☐ Je passe en revue les travaux de conception et en assume la responsabilité, et je suis qualifié(e) dans la catégorie appropriée à titre « d'autre concepteur » aux termes du paragraphe 3.2.5. de la division C du code du bâtiment.

NICB individuel : _____

Fondement de la dispense d'inscription : _____

☐ Les travaux de conception sont dispensés des exigences d'inscription et de qualification du code du bâtiment.

Fondement de la dispense d'inscription et de qualification : _____

J'atteste que :

1. les renseignements que contient la présente annexe sont à ma connaissance véridiques.

2. j'ai déposé la présente demande au su et avec le consentement de la société.

Date

Signature du concepteur

REMARQUE :

1. Aux fins du présent formulaire, le terme « individuel » désigne la « personne » mentionnée à l'alinéa 3.2.4.7 (1) d) et à l'article 3.2.5.1 de la division C et toutes les autres personnes qui sont dispensées des exigences de qualification aux termes des paragraphes 3.2.4. et 3.2.5. de la division C.

2. Le titulaire d'un permis, d'un permis temporaire ou d'un certificat d'exercice délivré par l'Ordre des architectes de l'Ontario et le titulaire d'un permis d'exercice, d'un permis d'exercice restreint ou d'un certificat d'autorisation délivré par l'Ordre des ingénieurs de l'Ontario ne sont pas tenus de remplir l'annexe 1

Demande de permis de construire ou de démolir – Date d'entrée en vigueur : 1^{er} janvier 2014

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Annexe 2 : Renseignements relatifs à l'installateur du système d'égouts

A. Renseignements relatifs au projet				
Numéro du bâtiment, nom de la rue			Numéro d'unité	Lot/conc.
Municipalité	Code postal	Numéro de plan / autre description		
B. Installateur du système d'égouts				
L'installateur du système d'égouts s'adonne-t-il à la construction sur les lieux, à l'installation, à la réparation, à l'entretien, au nettoyage ou au vidage de systèmes d'égouts conformément à l'article 3.3.1.1 de la division C du Code du bâtiment?				
☐ Oui (Passer à la section C) ☐ Non (Passer à la section E.) ☐ Installateur inconnu au moment de la demande (Passer à la section E)				
C. Renseignements relatifs à l'installateur inscrit (la réponse fournie à la section B étant « Oui »)				
Nom			NICB	
Adresse municipale			Numéro d'unité	Lot/conc.
Municipalité	Code postal	Province	Courriel	
Numéro de téléphone	Télécopieur		Numéro de téléphone cellulaire	
D. Renseignements relatifs aux superviseurs qualifiés (la réponse fournie à la section B étant « Oui »)				
Nom du ou des superviseurs qualifiés		Numéro d'identification du code du bâtiment (NICB)		
E. Déclaration de l'auteur de la demande :				
Je, _____ déclare ce qui suit :				
(nom en caractères d'imprimerie)				
Je suis l'auteur de la demande de permis de construire le système d'égouts. Si l'installateur est inconnu au moment de présenter la demande, je déposerai une nouvelle annexe 2 avant la construction, lorsque l'installateur sera connu.				
OU				
Je suis le titulaire du permis de construire le système d'égouts et je présente une nouvelle annexe 2 maintenant que l'installateur est connu.				
J'atteste que :				
1. les renseignements que contient la présente annexe sont à ma connaissance véridiques;				
2. si le propriétaire est une société constituée en personne morale ou une société de personnes, j'ai le pouvoir de lier cette société.				
_____		_____		
Date		Signature de l'auteur de la demande		

The Corporation of the Municipality of West Nipissing

SCHEDULE “D” OF 2007/71
AMENDING BY-LAW 2005/49

PLANS AND SPECIFICATIONS

PLANS SHALL INCLUDE :

- Elevation Plans (Front, Rear, Right, Left)
- Floor Plan(s)
- Basement Plan / Foundation Plan
- Site Plan
- Cross Sections (Section View)
- Deck Plan
- Plumbing Plan (Plumbing plan will be excluded for a part 9 residential dwelling if the applicant attaches a signed agreement that he is going to hire a licensed plumber)
- Site Plan : showing size and location of all existing & proposed buildings, garages, pools, sheds, etc. on the property
 - * All property lines and dimensions as well as the distance between all structures and the property lines
 - * Drainage patterns
 - * Driveway
- One copy of the ventilation design summary
- One copy of a heat loss calculation with duct layouts

* If the lot was created after January 1st 2008, the site plan will need to be in accordance with the Lot Grading By-Law.

Although approvals vary from one building application to the next, they may include the following agencies;

- The Corporation of the Municipality of West Nipissing approval authorities:
 - Committee of Adjustment
 - Fire Services (705-753-6920)
 - Roads & Drainage (705-753-0952) /Sewer & Water (705-753-1220)
 - Agricultural Committee (705-594-2318)
 - Planning (705-753-6902)
- External approval authorities (Applicable Laws):
 - Health Unit
 - Ministry of Transportation, (705-497-5401) North Bay, (1-800-222-1047) Sudbury
 - The North Bay Mattawa Conservation Authority (705-474-5420)
 - The Ministry of Natural Resources (1-800-667-1940)
 - Department of Fisheries and Oceans (705-522-6421)
 - Ministry of Labour (1-800-461-6325)

- ☐ Permit Fee is paid
- ☐ Deed or Tax Bill to verify ownership and provide us with a legal description of the property
- ☐ Letter of authorization from property owner should applicant not be the owner
- ☐ Ensure that the SUBDIVISION AGREEMENT is registered on title and check for any special conditions.

Information required before the framing inspection:

- ☐ Engineer roof truss plan, if applicable
- ☐ Engineer floor I-joist plan, if applicable

REVISED: DECEMBER 2007

The Corporation of the Municipality of West Nipissing

SCHEDULE “D” OF 2007/71
AMENDING BY-LAW 2005/49

PLANS AND SPECIFICATIONS

PLANS SHALL INCLUDE :

Optional Information:

- ☐ Name of Certified Plumber: .
- ☐ Name of Certified HVAC Installer: .
- ☐ Name of Certified Sheet Metal Worker (Duct Work): .
- ☐ Name of Certified Electrician: .

NOTE:

- 1) The Chief Building Official may specify that not all the above mentioned plans are required to accompany an application for permit.
- 2) The Chief Building Official may specify that additional information is required to accompany an application for permit

By-Law 2006/07

REVISED: FEBRUARY 2006

The Corporation of the Municipality of West Nipissing

SCHEDULE “E” OF BY-LAW 2006/07
AMENDING BY-LAW 2005/49

MANDATORY STAGES OF INSPECTIONS

PRESCRIBED NOTICES/INSPECTIONS*
O.B.C. 2.4.5.1.(2)/2.4.5.3.(1)

NOTICE/INSPECTION	OBC REFERENCE	DESCRIPTION
Footing	2.4.5.1 (2)(a)	Readiness to Construct footings
Backfill	2.4.5.1 (2)(b)	Substantial completion of footings and foundations prior to commencement of backfilling
Framing – Part 9 Buildings	2.4.5.1 (2)(c)	Substantial completion of structural framing, if the building is within the scope of Part 9.
Framing – Other than Part 9 Building	2.4.5.1 (2)(d)	Substantial completion of structural framing, if the building is not a building to which Clause (c) applies,
HVAC Rough-In/Final – Part 9 Building	2.4.5.1 (2)(c)	Substantial completion of ductwork and piping for heating and air-conditioning, if the building is within the scope of Part 9
HVAC Rough-in – Other than a Part 9 Building	2.4.5.1 (2)(d)	Substantial completion of rough-in heating, ventilation, air-conditioning & air-contaminant extraction equipment, if the building is not a building to which Clause (c) applies.
Insulation	2.4.5.1 (2)(e)	Substantial completion of insulation, vapor barriers and air barriers.
Fire Separations and Closures	2.4.5.1 (2)(f)	Substantial completion of all required fire separations and closures.
Fire Protection Systems	2.4.5.1 (2)(f)	Substantial completion of all fire protection systems including standpipe, sprinkler, fire alarm, and emergency lighting systems.
Fire Access Routes	2.4.5.1 (2)(g)	Substantial completion of fire access routes
Building Sewers	2.4.5.1 (2)(h)(i)	Readiness for inspection and testing of building sewers
Building Drains	2.4.5.1 (2)(h)(i)	Readiness for inspection and testing of building drains.
Water Service Main	2.4.5.1 (2)(h)(ii)	Readiness for inspection and testing of water service main.
Fire Service Main	2.4.5.1 (2)(h)(iii)	Readiness for inspection and testing of fire service main.
Drainage and Venting Systems	2.4.5.1 (2)(h)(iv)	Readiness for inspection and testing of drainage systems and venting systems.
Water Distribution System	2.4.5.1 (2)(h)(v)	Readiness for inspection and testing of the water distribution system.
Plumbing Fixtures and Appliances	2.4.5.1 (2)(h)(vi)	Readiness for inspection and testing of plumbing fixtures and plumbing appliances.
Pool/Spa Suction and Gravity Outlet System	2.4.5.1 (2)(i)	Readiness for inspection of suction and gravity outlets, covers and suction piping serving outlets of an outdoor pool described in Clause 2.1.2.1.(1)(h), a public pool or a public spa.
Pool/Spa Circulation/Recirculation System	2.4.5.1 (2)(j)	Substantial completion of the circulation/recirculation system of an outdoor pool described in Clause 2.1.2.1.(1)(h), a public pool or public spa.
Site Services	2.4.5.1 (2)(m)	Substantial completion of installation of plumbing not located in a structure, before the commencement of backfilling.

By-Law 2006/07

REVISED: FEBRUARY 2006

The Corporation of the Municipality of West Nipissing

SCHEDULE “E” OF BY-LAW 2006/07
AMENDING BY-LAW 2005/49

MANDATORY STAGES OF INSPECTIONS

PRESCRIBED NOTICES/INSPECTIONS*
O.B.C. 2.4.5.1.(2)/2.4.5.3.(1)

Occupancy Prior To Completion	2.4.5.1 (2)(n)	Completion of construction & installation of components required to permit the issuance of an occupancy permit under Sentence 2.4.3.1.(2) or to permit occupancy under Sentence 2.4.3.2.(1), if the building or part of the building to be occupied is not fully completed.
Completion of Building**	Building Code Act Section 11	Completion of the building or part prior to occupancy or use.
Completion of Occupied Unfinished Building	2.4.3.3 (1)	Completion of the building where a person has occupied or permitted the occupancy under Section 2.4.3. – Occupancy of Unfinished Building

* Prescribed notices and/or inspections apply to all building types, unless otherwise noted.

** “Building” means, *Building Code Act*, Section 1. (1)

- (a) a structure occupying an area greater than ten square meters consisting of a wall, roof and floor or any of them or a structural system serving the function thereof including all plumbing, works, fixtures and service systems appurtenant thereto,
- (b) a structure occupying an area of ten square meters or less that contains plumbing, including the plumbing appurtenant thereto,
- (c) plumbing not located in a structure,
 - (c.1) a sewage system, or
- (d) structures designated in the building code.

RÉVISÉ: FÉVRIER 2006

By-Law 2006/07

La Corporation de la Municipalité de Nipissing Ouest

ANNEXE “E” DE L’ARRÊTÉ 2006/07
MODIFICATION DE L’ARRÊTÉ 2005/49

LES ÉTAPES OBLIGATOIRES D’INSPECTIONS

AVIS/INSPECTIONS PRESCRITES *

O.B.C. 2.4.5.1.(2)/2.4.5.3.(1)

AVIS/INSPECTION	RÉFÉRENCE OBC	DESCRIPTION
Prises de fondations	2.4.5.1.(2)(a)	Disposé à construire les fondations
Remblai	2.4.5.1.(2)(b)	L'achèvement substantiel de prises de fondations et des fondations avant le début du remblayage
L'encadrement – Bâtiments Partie 9	2.4.5.1.(2)(c)	L'achèvement substantiel d'encadrement structural, si le bâtiment est prévu dans la Partie 9.
L’encadrement – autre que Partie 9 du bâtiment	2.4.5.1.(2)(d)	L'achèvement substantiel d'encadrement structural, si le bâtiment n'est pas un bâtiment auquel la clause (c) s'applique.
CVC Chauffage, ventilation et conditionnement d’air – Partie 9 du Bâtiment	2.4.5.1.(2)(c)	L'achèvement substantiel de canalisation et de tuyauterie pour chauffer et climatiser, si le bâtiment est prévu dans la Partie 9
CVC Chauffage, ventilation et conditionnement d’air autre que la Partie 9 du bâtiment	2.4.5.1.(2)(d)	L'achèvement substantiel du chauffage, ventilation, climatisant et équipement d'extraction de contaminant d'air, si le bâtiment n'est pas un bâtiment auquel la Clause (c) s'applique.
Isolation	2.4.5.1.(2)(e)	L'achèvement substantiel d'isolation, les barrières de vapeur et des barrières d'air.
Séparations d'incendies et des fermetures	2.4.5.1.(2)(f)	L’achèvement substantiel de toutes fermetures et séparations contre les incendies.
Résistance au feu et combustibilité	2.4.5.1.(2)(f)	L’achèvement substantiel de tous les systèmes de résistance au feu et combustibilité y compris la colonne d'alimentation d’eau, l'arroseur, l'alarme à feu, et les systèmes d'éclairage d'urgence.
Routes d’accès pour incendies	2.4.5.1.(2)(g)	L’achèvement substantiel de routes d’accès pour incendies
Égouts de bâtiments	2.4.5.1.(2)(h)(i)	Disposé à l’inspection et l’essai d’égouts de bâtiments.
Canalisations sanitaires de bâtiments	2.4.5.1.(2)(h)(i)	Disposé à l’inspection et l’essai de canalisation de bâtiments
Service principal d’eau	2.4.5.1.(2)(h)(ii)	Disposé à l’inspection et l’essai du service principal de l’eau.
Service principal pour incendies	2.4.5.1.(2)(h)(iii)	Disposé à l’inspection et l’essai du service principal pour incendies.
Système d’assèchement et de ventilation	2.4.5.1.(2)(h)(iv)	Disposé à l’inspection et l’essai du système d’assèchement et de ventilation
Système de distribution de l’eau	2.4.5.1.(2)(h)(v)	Disposé à l’inspection et l’essai du système de distribution de l’eau
Accessoires de plomberie et Appareils	2.4.5.1.(2)(h)(vi)	Disposé à l’inspection et l’essai des accessoires et appareils de plomberie
Le système de succion de piscine /station thermique et la prise de gravité	2.4.5.1.(2)(i)	Disposé à l’inspection de prises de succion et gravité, les couvertures et la succion servies pour les prises pour piscine extérieure décrite dans la Clause 2.1.2.1.(1)(h), une piscine publique ou une station thermique publique.
Système circulatoire Piscine / station thermique	2.4.5.1.(2)(j)	L’achèvement substantiel du système circulatoire de piscine extérieure selon la Clause 2.1.2.1.(1) (h), d’une piscine publique ou d’une station thermique publique.

RÉVISÉ: FÉVRIER 2006

By-Law 2006/07

La Corporation de la Municipalité de Nipissing Ouest

ANNEXE “E” DE L’ARRÊTÉ 2006/07
MODIFICATION DE L’ARRÊTÉ 2005/49

LES ÉTAPES OBLIGATOIRES D’INSPECTIONS

AVIS/INSPECTIONS PRESCRITES *
O.B.C. 2.4.5.1.(2)/2.4.5.3.(1)

AVIS/INSPECTION	RÉFÉRENCE OBC	DESCRIPTION
Services au site	2.4.5.1.(2)(m)	L’achèvement substantiel de l’installation de plomberie pas localisé dans une structure, avant le début du remblayage.
Occupation avant l'achèvement	2.4.5.1.(2)(n)	Achèvement de la construction et de l’installation de composants exigés pour permettre l’émission d’un permis d’occupation selon la Clause 2.4.3.1.(2) ou pour permettre l’occupation selon la Clause 2.4.3.2.(1), si le bâtiment ou une partie du bâtiment à être occupé n’est pas entièrement complété.
Achèvement du bâtiment **	Loi sur le Code du bâtiment Section 11	L'achèvement du bâtiment ou d'une partie du bâtiment avant son occupation ou son emploi.
Achèvement de bâtiment inachevé occupé	2.4.3.3.(1)	L'achèvement du bâtiment où une personne a occupé ou a permis l'occupation sous la Section 2.4.3 . – L'occupation de bâtiment inachevé.

* Les notifications prescrites et/ou les inspections s'appliquent à tous les types de bâtiments, à moins qu'autrement marqué.

** “Bâtiment” veut dire *La Loi sur le Code du bâtiment* Section 1. (1)

(a) une structure occupant un secteur plus grand que dix mètres carrés consistant d'un mur, un toit et un plancher ou n'importe quel d'eux, ou un système structural servant la fonction de cela, y compris toute plomberie, tous travaux, toutes accessoires et systèmes d’entretiens avec leurs appartenances.

(b) une structure occupant un secteur de dix mètres carrés ou moins contenant la plomberie incluant la plomberie avec ses appartenances.

(c) la plomberie pas localisée dans une structure,
(c.1) un système d’égout, ou

(d) structures désignées dans *La Loi sur le Code du bâtiment*.