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BUILDING PERMITS-

Construction Requirements- Section 8 of the UBAS Regulations states-

-An owner who undertakes to construct or have constructed a building within the scope of Parts 3 to 7 of the Code, shall have an architect or engineer complete the design or design review of the building and all building systems.

-An owner who undertakes to construct or have constructed a building with a structure within the scope of Part 4 of the Code shall have an architect or engineer complete the design or design review of the structure, an inspection of construction of the structure to ensure compliance with the design and the reviews required by the Code.

-An owner who undertakes to construct or have constructed a building within the scope of Part 9 of the Code shall ensure that a competent person acceptable to the appropriate Local Authority has designed or reviewed the design of the building.

-An owner who undertakes to construct or have constructed with a structure within the scope of the NECB shall have an architect or engineer complete the design or design review of the structure, an inspection of construction of the structure to ensure compliance with the design and the reviews required by the NECB.

-An owner shall ensure that copies of any inspection or review reports made pursuant to this section are made available to a Building Official or the appropriate Local Authority as the case may be.

What requires a building permit-

-A building permit is required whenever work regulated by the Act and Regulations is to be undertaken and shall include, but not limited to

New building construction, including garages, decks and modular homes

Structural changes to existing buildings, including solar panels

New and ready to move (RTM) buildings

Demolition, repair, relocation, alteration or addition to an existing building or structure

Change of occupancy or use of an existing building

Accessory buildings larger than 10 sq metres (100 sq ft)

Decks over 200 mm (8 inches) above grade and roof enclosures over existing or new decks

Basement development in existing or new buildings



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What doesn't require a building permit?

Fence

Detached structures under 10 sq metres (100 sq ft)

Decks less than 200mm (8 inches) from the ground

Replacing shingles

Replacing siding, stucco, soffits, fascia

Replacing same size windows and doors

Interior non structural work (painting, patching, decorating, floor covering, cabinets)

No owner or agent of the owner shall work or authorize work or allow to proceed on a project for which a permit is required unless a valid permit exists for the work to be done. The owner and agents of the owner shall ensure that work regulated by the bylaw is completed in conformity with applicable codes, regulations, standards and any municipal bylaws.

In the scope of the proposed work requires the technical expertise of an Architect or Professional Engineer the Building Official, may require, as a condition of the application, that all of the drawings and specifications, or any part thereof, be prepared, reviewed, sealed and signed by the Architect or Engineer who shall be registered in the Province of Saskatchewan.

IMPORTANT NOTE - Some Plan Reviews may take weeks to complete before approval can be granted so please take that into consideration when planning or scheduling your project and ensure all necessary approvals are in place prior to building permit application to avoid delay.

REG CHURKO

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