

THE CORPORATION OF THE TOWNSHIP OF TEMAGAMI

94-250
BY-LAW NO. 350

Being a By-law respecting Building Permits and Inspections

WHEREAS subsection (2) of Section 5 of the Building Code Act, RSO, 1990, Chapter B.13, empowers council to pass certain by-laws respecting building permits and inspections.

NOW THEREFORE, the Corporation of the Township of Temagami enacts as follows;

- 1) The Chief Building Official of the Township of Temagami, appointed by by-law 93-311 is responsible for enforcing the Building Code Act and this by-law. This authority rests on council and the chief building official does not have the discretion to vary the procedures set out in this by-law.
- 2) No permit shall be assigned without first notifying the Chief Building Official and submitting payment of the required fee.
 - a) When, in order to expedite work, approval of a portion of the building or project is desired prior to the issuance of a permit for the complete building or project, application shall be made and fees paid for the complete project. Complete plans and specifications covering the portion of the work for which immediate approval is desired shall be filed with the Chief Building Official.
 - b) Where a permit is issued for part of a building or project this shall not be construed to authorize construction beyond the plans for which approval was given nor that approval will necessarily be granted for the entire building or project.
 - c) After issuance of the permit, an application may be made for a revision to the permit and such application shall be made in the same manner as for the original permit except that minor changes may be approved in writing by the Chief Building Official.
 - d) The Chief Building Official may issue a renewal of a permit, subject to Section 6 of the Act, provided that the required renewal fee is paid and that the plans and specifications are made to comply with all the requirements of the Act in effect at the time of the renewal.

3. To obtain a permit, the owner or his authorized agent shall file an application in writing by completing the prescribed form available at the office of the Corporation of the Township of Temagami. The prescribed form shall be as set out in Schedule 'A' to this By-law. Forms for orders and for inspection reports shall also be set out in Schedule 'A' of this by-law. Every application shall be submitted to the Chief Building Official and shall:

- a) Identify and describe in detail the work and occupancy to be covered by the permit for which application is made,
- b) describe the land on which the work is to be done, by a description that will readily identify and locate the building lot,
- c) include complete plans and specifications as described in the By-law and show the occupancy of all parts of the building,
- d) state the valuation of the proposed work including materials and labour and be accompanied by the required fee,
- e) state the names, addresses and telephone numbers of the owner, architect or engineer or other designer or constructor,
- f) be accompanied, where applicable, by a written acknowledgment of the owner that he has retained an architect or professional engineer to carry out the field review of the construction wherein required by the Building Code,
- g) be signed by the owner or his authorized agent who shall certify the truth of the contents of the application.

4. Sufficient information shall be submitted with each application for a permit to enable the Chief Building Official to determine whether or not the proposed work will conform to the Act and any other applicable laws. Building plans shall be drawn to scale, shall be legible and without affecting the generality of the foregoing, shall include such working drawings as set out in Schedule 'B*' to the By-law unless otherwise specified by the Chief Building Official.

5. Site plans shall be referenced to an up-to-date survey and when required to provide compliance with the Act, a copy of the survey shall be submitted to the Chief Building Official. Site plans shall show:

- a) lot size and dimensions of property lines and setbacks to any existing or proposed buildings,
- b) existing and finished ground levels or grades,
- c) existing rights-of-way, easements and municipal services.

6. Fees for a required permit shall be as set out in Schedule 'C' to this By-law and are due and payable upon submission of an application for a permit. The fee shall be based on the cost of valuation of the proposed work. Such cost of valuation shall mean the total cost of all work regulated by the permit including the cost of all material, labour, equipment, overhead and professional and related services. The Chief Building Official may place a valuation on the cost of the proposed work for the purposes of establishing the permit fee, and where disputed by the applicant, the applicant shall pay the required fee under protest and upon completion of the project, shall submit an audited statement of the actual costs, and where the audited costs are determined to be less than the valuation, the Chief Building Official shall issue a refund.

7. Pursuant to Section 5 (2) (e) of the Building Code Act, the owner or an authorized agent shall notify the Chief Building Official at least two business day(s) prior to each event for which notice in advance of construction is required under the Building Code.


8. Upon completion of the construction of buildings for which a permit has been issued, a set of plans of the building as constructed and completed, shall be submitted to the Chief Building Official.

9. In the case of abandonment of all or a portion of the work, or the non-commencement of any project, the Chief Official shall determine the amount of the refund of paid permit fees that may be returned to the applicant, if any, in accordance with Schedule "C" attached to and forming part of this Bylaw.

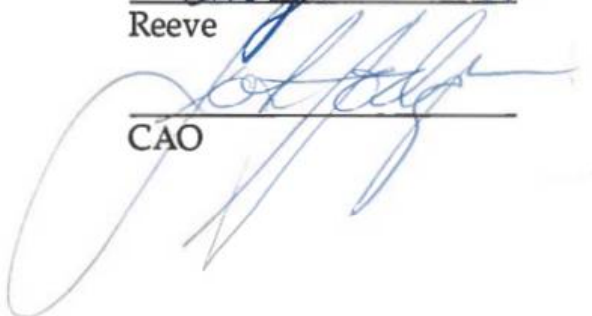
10. This by-law rescinds bylaw #68-13A.

Read a first and second time this 11 day of August 1994

Read a third and final time this 11 day of August 1994



Reeve



CAO

SCHEDULE "A"

This is Schedule "A" to Bylaw No. 94-350

- 1) Application to Permit
- 2) Building Permit
- 3) Demolition Permit
- 4) Stop Work Order
- 5) Order to Comply
- 6) Building Inspector's Report

SCHEDULE "B"

This is Schedule "B" to Bylaw No. 94-350
respecting

list of plans or working drawings to
Accompany Application

- 1) the site plan
- 2) floor plans
- 3) foundation plans
- 3) framing plans
- 4) roof plans
- 5) sections and details
- 6) building elevations
- 7) plumbing drawings

SCHEDULE 'C
To Building Bylaw No. 94-350

RESOLUTION # 93-49

SCHEDULE OF RATES:

- (i) for buildings, alterations costing up to \$10,000.00 - \$20.00
- (ii) for buildings, alterations costing over \$10,000.00 - \$12.00 for the first \$1000.00 and \$3.00 per additional \$1000.00 and \$1.80 per additional \$1,000.00 over \$10,000.00
- (iii) for demolition of buildings -\$10.00.