



## "WHEN DO I NEED A BUILDING PERMIT"?

### A BUILDING PERMIT IS REQUIRED FOR:

- New building construction in both urban and rural locations
- Structural changes or renovations
- Building relocation
- Change of building use or occupancy
- Increasing wall opening sizes
- Building repairs or renovations
- Interior alterations, interior development and basement development
- All accessory buildings
- Exterior stairs or landings
- Decks that are greater than 200mm above grade
- Roof enclosures over an existing or new deck
- Re-roofing projects where roof sheathing is being replaced or insulation is being removed

### PROJECT EXAMPLES REQUIRING A PERMIT:

Seed Cleaning Plants, Grain Loading Terminals, Fertilizer Storage Buildings, Power Plants, Mines, Welding Shops, Mechanic/Tire Shops, Auto Body Shops, Commercial Interior development, etc.

### A BUILDING PERMIT IS NOT REQUIRED FOR:

- Fences, driveways and sidewalks
- Cosmetic repairs such as paint or minor repairs to exterior finishes
- Siding replacement that does not include any structural components such as sheathing
- Replacing windows and doors in existing opening that are not increasing in width
- Roof replacement that does not include any structural components such as sheathing
- Retaining walls that are not connected to a structure or whose failure would not be detrimental to a structure

### EXEMPTIONS FROM REQUIRING A PERMIT:

1. **Residential** accessory buildings 10m<sup>2</sup> (107ft<sup>2</sup>) or less are exempt from requiring building permits. Zoning setback requirements must still be adhered to.
2. **Farm Buildings** that are specifically used for Farming Operations. This exemption does not apply to one and two-unit dwellings, or buildings constructed in RM's or on farm's that are used to earn off Farm Income including Seed Cleaning Plants, Grain Loading Terminals, Fertilizer Storage Buildings, mechanic/welding shops, etc.