

# Amendments to The Building Bylaw, 2017

## ISSUE

The Province of Saskatchewan recently passed *The Construction Codes Act* (Act) that will repeal and replace *The Uniform Building and Accessibility Standards Act* (UBASA) on January 1, 2022. Amendments to Bylaw No. 9455, The Building Bylaw, 2017 (Building Bylaw) are needed to align with the new Act. Additional amendments to improve administration of the Building Bylaw are also proposed.

## RECOMMENDATION

That the Standing Policy Committee on PDCS recommend to City Council:

1. That the proposed amendments to Bylaw No. 9455, The Building Bylaw, 2017, as outlined in the report be approved, and
2. That the City Solicitor be requested to prepare the necessary bylaw amendments to Bylaw No. 9455, The Building Bylaw, 2017.

## BACKGROUND

In the Province of Saskatchewan, the design, construction and renovation of buildings is a shared responsibility. Under the existing UBASA and the recently updated Act, building owners are responsible for compliance with the Act, the National Building Code of Canada and the National Energy Code for Buildings. Municipalities will be responsible for the administration and enforcement of the Act and associated Codes.

The Building Bylaw governs the administration and enforcement of building, occupancy and demolition permits in compliance with *The Uniform Building and Accessibility Standards Act*. The Building Bylaw also governs the use of public spaces, construction standards for signs, legalizing existing suites and numbering of sites and buildings

## DISCUSSION/ANALYSIS

Amendments are proposed to the Building Bylaw to align with and make reference to the new Act when it comes into effect on January 1, 2022. Proposed amendments are general in nature and do not impact the current intent or application of provisions contained within the Building Bylaw.

In addition to the amendments related to the new Act coming into effect, Administration is recommending amendments to the building permitting practices associated with deep excavation and shoring systems to improve coordination with other civic bylaws and policies to help protect the public, property owners and public infrastructure.

## FINANCIAL IMPLICATIONS

There are no financial implications of this report. The amendments to the Building Bylaw will continue to support financial sustainability of the Building Standards Department and will improve coordination with other civic bylaws and policies.

### **OTHER IMPLICATIONS**

There are no privacy, social, or environmental implications identified.

### **NEXT STEPS**

Following engagement with industry by the Building Standards Department, the City Solicitor will prepare an amending bylaw to be brought forward for City Council approval in the fall of 2021, with the Building Bylaw amendments coming into effect January 1, 2022. Appropriate communications will be developed to inform industry of the changes.

### **REPORT APPROVAL**

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