



District of Port Hardy
Building & Licensing Services

7360 Columbia St., PO Box 68 Port Hardy, BC V0N 2P0
 Tel. (250) 949-6665 Fax: (250) 949-7433
<http://www.porthardy.ca>

Building Permit Application

PLEASE DO NOT PRINT DOUBLE SIDED, SINGLE SIDED ONLY.

Description of Property DATE: _____ ROLL NO. _____ PERMIT # _____

Civic Address _____ PID _____

Legal Lot(s) _____ Block _____ Section _____ Plan _____ Township _____

Was this house build prior to 1990? _____ yes _____ no Zoning _____

Owner

(Required)

Name		Company	
Mailing Address		City	
Email		Postal Code	
Phone	Cell	Fax	

**Applicant –
 if different
 from owner
 (Agent
 Authorization
 required)**

Name		Company	
Address		City	
Email		Postal Code	
Phone	Cell	Fax	

Architect

Name		Company	
Phone	Cell	Fax	

Contractor

Name		Company	
Address		City	
Email		Postal Code	
Phone	Cell	Fax	

Building Permit is requested to: (please check one)

- Erect new structure
- Add to existing structure
- Alter existing structure
- Demolish existing structure
- Renewal of existing Permit

Describe current use of building(s): (please check one)

- Single family dwelling
- Two family dwelling
- Bed & Breakfast
- Single family dwelling w/ suite
- Multiple family dwelling
- Commercial
- Industrial
- Institutional day use
- Parks
- Public/Institutional
- Accessory Building
- Other
- CSA Z 240
- CSA A 277

Proposed use of buildings? _____

Estimated Cost of Construction? _____

Detailed description of work to be done: _____

Number of dwelling units? _____

Existing floor area? _____ m² **Proposed Additional Floor Area** _____ m²

Pursuant to Bylaw No. 11-2005, "Building Bylaw", the following information must be provided on, or with the Building Permit Application form.

- (1) The application shall:
 - a) be made in the form prescribed by the District of Port Hardy;
 - b) be signed by the owner;
 - c) state the intended use or uses of the building;
 - d) include **2** paper copies (for complex buildings you must provide **3** paper copies and one digital copy) of the specifications and scale drawings of the building with respect to which the work is to be carried out showing the following in **METRIC UNITS OF MEASUREMENTS**:

PLANS MUST CONFORM TO Division C Part 2 Section 2.2.2 OF THE BC BUILDING CODE.

- (i) the dimensions of the land on which the building is, or is to be, situated, including setbacks;
- (ii) the dimensions of the building, the position, height and horizontal dimensions;
- (iii) dimensions of all buildings on the land referred to in Clause (i);
- (iv) the proposed use of each room or floor area; and dimensions of each room;
- (v) a survey of the building site by a registered provincial surveyor, indicating metric geodetic elevations of property at building perimeter, taken prior to any construction;
- (vi) the technical information specified in other parts of Bylaw No. 11-2005 required to be included on the drawings relating to those parts;

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(vii) such other information as is necessary to illustrate all essential features of the design of the building ie. Section views which show natural grade with dimensions and geodetic elevations;

(viii) diagram of building, sewer, storm drain and water services.

(2) Notwithstanding any other provisions of Bylaw No. 11-2005, whenever in the opinion of the District of Port Hardy, the proposed work required specialized technical knowledge, it may be required as a condition of the issuance of any permit that all drawings, specifications and plot plans, or any part thereof, be prepared and signed by and the construction carried out under the supervision of an architect or professional engineer.

***Please note - before an application can be accepted the following information must be present at the time of application.**

- Hazardous Materials Survey (PRE 1990 RENOVATIONS REQUIRE WORKSAFE BC BL. N.O.P.)
- A letter of Authorization is required if the applicant is not the property owner.
- 2 Sets of Plans (in metric)** meeting the requirements of the current BC Building Code
*Complex Buildings require **3 Sets** of plans and 1 electronic copy on CD. **All drawings and plans submitted with a building permit application must show metric dimensions. ANY PLANS THAT ARE NOT IN METRIC MEASUREMENT WILL BE RETURNED WITHOUT BEING REVIEWED.**
- Required Letters of Assurance in the form of a **Schedule B**, signed by the registered professional, must be accompanied with a proof of insurance letter.
- Copy of current Certificate of Title (no older than 30 days) and copies of any title restrictions e.g. restrictive covenants, easements, rights of way. **Please note: The District of Port Hardy will provide this service for a fee as set out in the User Rates bylaw.**
- The existing and finished ground levels to an established datum at the corners of the building or structure, location of existing buildings if applicable and any existing easements or rights-of-way
- Schedules Documentation from the Homeowner Protection Office is required for new dwelling construction.
- Applicants Acknowledgement Schedule C Signed.

ALL CONSTRUCTION AND PLUMBING TO BE IN ACCORDANCE WITH THE LATEST BRITISH COLUMBIA BUILDING AND PLUMBING CODES.

Archaeological Sites in Port Hardy

IT IS EVERYONE'S RESPONSIBILITY TO PROTECT ARCHAEOLOGICAL SITES ON BOTH PUBLIC AND PRIVATE LAND.

The District of Port Hardy lies within the traditional territory of the Kwakiutl People which has a rich history in and around Port Hardy. As a result of that history archaeological sites are known in Port Hardy and some are identified by the Archaeological Branch of BC and protected by the *Heritage Conservation Act*.

Recognizing a Possible Site

Physical evidence of B.C.'s original inhabitants are represented in today's landscape by a wide variety of archeological site types. Most sites show evidence of art, habitations, resource gathering and production, tool making, and traditional ceremonial or ritual activities, such as:

- Rock art, including pictographs and petroglyphs
- Surface features such as depressions created by former habitations, earthen fortifications, rock cairns, fish traps and clam gardens
- Stone, bone, antler, wood or shell artifacts that have become visible on the land surface owing to erosion or recent land altering activity
- Buried cultural or human remains that may be sighted in a cutbank, excavation, eroded shoreline, or other exposed deposit

Protecting Archaeological Finds or Human Remains

If you think you have discovered an archaeological site, contact us. You may also want to contact the archaeology or anthropology department of your closest university or college, as they may be able to give you some insights into what you have found. Additionally, you may want to contact a professional consulting archaeologist.

If you think you have discovered human remains, please contact us immediately and **do not disturb the remains**. We'll notify the Coroner's Office and the local policing authority. The Coroner's Office will determine if human remains are of archaeological significance. We may also arrange for a qualified anthropologist or archaeologist to provide an assessment of the remains.

If the remains are of archaeological significance, we'll attempt to dispose of them in a culturally appropriate manner. Generally, if remains are still buried and are under no immediate threat of further disturbance, they will not be excavated or removed. If the remains have been partially or completely removed, we'll facilitate disposition.

If a cultural affiliation for the remains can be determined, we'll contact an organization representing that cultural group or First Nation.

If you find anything of archaeological significance on your property, please **STOP WORK** and call the District Office at 250-949-6665 and the Archaeological Branch at 250-953-3334.

SCHEDULE C

APPLICANT(S) ACKNOWLEDGEMENT

- (1) I acknowledge that if I am granted a building permit pursuant to this application that I am responsible for the compliance with the current edition of the British Columbia Building Code, this bylaw and any other applicable enactment, Code, regulation or standard relating to the work in respect of which the permit is issued whether or not the said work is undertaken by me or by those whom I may retain or employ to provide design and/or construction services;
- (2) I acknowledge that neither the issuance of a permit under this bylaw the acceptance nor review of plans, specification drawing or supporting documents, nor inspections made by or on the behalf of the municipality constitute a representation, warranty, assurance or statement that the current edition of the British Columbia Building Code, the Building Bylaw of the District of Port Hardy or any other applicable enactment, code, regulation or standard has been complied with;
- (3) Where the Municipality requires that Letters of Assurance be provided by a Registered Professional pursuant to the British Columbia Building Code, the District of Port Hardy Building Bylaw and the *Community Charter*, I confirm that I have been advised in writing by the Municipality that it relied exclusively on the letters of assurance of Professional Design and Commitment for Field Review prepared by _____ (insert name) in reviewing the plans, drawings, specification and supporting documents submitted with this application for a building permit, further I confirm that I have relied only on the said Registered Professional for the adequacy of plans, drawing specification and supporting documents submitted with this application.
- (4) I understand that I should seek independent legal advice in respect of the responsibilities I am assuming upon the granting of a building permit by the Municipality pursuant to this application and in respect of the execution of this acknowledgement.
- (5) I confirm that the information submitted with this application is accurate and may be relied upon by the municipality and that I am the registered owner(s) of the property referred to in this application.
- (6) I acknowledge that as per Building Bylaw 11-2005 the following conditions apply to all building permits;
 - 15 (f) Every permit is issued upon the condition that the permit shall expire and the rights of the owner under the permit shall terminate if:
 - 15 (f) the work authorized by the permit is not commenced within 6 months from the date of issuance of the permit; or
 - 15 (f) If the work authorized has not received a final inspection within one year of the date of the issuance of the permit, and;
- (7) I am aware that I am responsible for the protection of archaeological sites and will notify the District Office and the Archaeological Branch immediately when items of cultural significance are found (see page 3 and 4)

I ACKNOWLEDGE THAT I HAVE READ AND UNDERSTOOD THE APPLICATION FORM.

Signature: Owner _____ Date: _____

AGENT AUTHORIZATION FORM

Neither the granting of a Building Permit, nor the approval of the relevant drawings and specifications, nor inspections made by the authority having jurisdiction, shall in any way relieve the registered owner(s) from full responsibility for carrying out the work, or having the work carried out in full accordance with the requirements of the current British Columbia Building Code.

When the applicant is someone other than the registered owner(s) of the property on which the construction is to be undertaken, the Building Permit application shall be accompanied by this statement, signed by the owner(s) as follows:

I/we _____, the registered owner(s) of
Name of Owner(s) – Please Print

_____ hereby
Civic or Legal Address of Property – Please Print

Authorize _____ as

My/our agent to apply for a Permit to undertake construction on my/our property. As the registered owner(s), I/we understand and agree that I/we am/are responsible to ensure that construction is carried out according to law and in compliance with the Building Bylaw and BC Building Code.

Date

Signature of Owner

Date

Signature of Owner

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Registered Professional's Proof of Insurance

ATTENTION: District of Port Hardy Building Department

RE: Building Permit No. : _____

Civic Address: _____

Project Description: _____

This is to confirm that the undersigned registered professional is insured by a policy of insurance covering liability to third parties for errors and omissions in the provision of professional services in respect of the captioned project, **a certificate for insurance which is attached.**

The undersigned will notify both the Building Official and the owner who has engaged the undersigned to provide professional services in respect of the captioned project, in writing, of any termination of or change in terms of the coverage provided by the policy, immediately upon being informed of or becoming aware of such termination or change.

Signature of Registered Professional

Print Name

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OFFICE USE ONLY:

Auto Washer	Interceptor / Acid Neutralizer	Altering Storm / Sewer
Basin	Janitor Sink	Sump Pump / CB
Bath	Laundry Tubs	Toilets
Dishwasher	Sanitary	Underground Irrigation
Drainage Repair	Shower	Backflow Preventer
Drinking Fountain	Sink	Urinal
Floor Drains	Sprinkler Heads	Water Service Meter
Hot Water Tank	Storm	Other
Hose Bibs		

Description of Works:

**OPERATIONAL SERVICES TO ADVISE
WATER & SEWER CONNECTIONS**

Water Pipe Size			
Sewer Pipe Size			
	Yes	No	Cost
Installation of New Water Meter			
Standard Water Connection			
Non Standard Water Connection			
Sewer Connection			
Non Standard Sewer Connection			
Total Servicing Costs			

RAAD Archaeological Site #

Zoning Required	Setbacks
Maximum Height:	
Front:	Rear:
Left Side:	Right Side:
Maximum Lot Coverage	%
Class of Building (BCBC):	
Proposed	Setbacks
Maximum Height:	
Front:	Rear:
Left Side:	Right Side:
Maximum Lot Coverage	%

Cost of Permit Fees	\$
Contractor/Damage Deposit	\$
LISA Fee	\$
Servicing Cost Fees	\$
Total Fees Dues	\$

SPECIAL APPROVALS	REQD	NOT REQD	Notes
Development Permit			
Highways Dept			
Site Profile			
Variances			
Business License			
Damage Deposit			
HPO Registration Number			
Application Approved			
Building Inspector: _____			
Date: _____			
Op. Services: _____			
Date: _____			
Planning Dept: _____			
Date: _____			
Finance Review: _____			
Date: _____			