

Township of Laird

Building Permit Application

Information Sheet

- Please supply a **Site Plan** noting the distance from the property lines and other related items with your application.
 - For buildings over 484 sq. ft., please supply **Drawings** from a qualified person with a **BCIN #** or from the homeowner if he/she has code knowledge.
 - Also, as of **Jan. 1/12**, all addition or new homes must supply drawings of heating & HRV layout with energy or to meet Energy Rating, etc. “See Form”
- A) Please contact the **Algoma Public Health** @ (705)-942-4646 Ext. 3113 to determine if a Certificate of Approval is required.
- B) The **Chief Building Official** (Glen Irwin) @ (705) 971-5116 requires three (3) days notice prior to the following inspections:
- 1) Sight Inspection
 - 2) Form Inspection
 - 3) Plumbing Ground Run
 - 4) Foundation Inspection (before backfill)
 - 5) Framing Inspection
 - 6) Plumbing Inspection – Rough-in with Test on (Water or Air) by Master Plumber
 - 7) Insulation, Air and Vapour Barrier Inspection
 - 8) Mechanical Inspection (i.e. air exchangers, furnace)
 - 9) Final Inspection
- C) The **Ontario Building Code** requires that:
- 1) Foundations are 4'6" into the ground with 6" exposed above ground
 - 2) Footings are a minimum of 6" deep X 18" wide – 1 storey buildings
 - 3) Soft Ground, Slab On Grade Dwellings, Two Storey Garages and Garage Slabs wider than 32' may require a P. Eng.
- D) **Laird Township Zoning By-law 531** requires the following setbacks:
- Areas zoned AGRICULTURAL and SUMMER COTTAGE:
- Dwelling - Front yard - 15 metres or 49.21 feet minimum
 - Side yards - 8 metres or 26.25 feet minimum
 - Rear yards - 15 metres or 49.21 feet minimum
- Areas zoned HAMLET:
- Dwelling - Front yard - 15 metres or 49.21 feet minimum
 - Side yards - 5 metres or 16.40 feet minimum
 - Rear yards - 15 metres or 49.21 feet minimum
- Accessory Building for ZONES LISTED ABOVE:
- Front yard - 15 metres or 49.21 feet minimum
 - Side yards - 2 metres or 6.56 feet minimum
 - Rear yards - 2 metres or 6.56 feet minimum

PLEASE NOTE: - The property owner is responsible to make sure to Building Inspector has been notified for any inspections.

- Any contractor engaged by property owners will held responsible for damage caused to municipal roadways.
- No person shall cause drainage problems on abutting lands by altering the topography of the land.
- When building, be sure to keep your property FIRE SMART! Check out how at www.firesmartcanada.ca