

**VILLAGE OF PORT CLEMENTS
BYLAW NO. 362
BUILDING BYLAW**

WHEREAS section 8(3)(l) of the Community Charter provides that a municipal Council may by bylaw regulate, prohibit and impose requirements in relation to buildings and other structures.

AND WHEREAS section 2(2) of the Buildings and Other Structures Bylaws Regulation, B.C. Reg. 86/2004 provides that a municipal Council may, for the purposes of section 9(4)(a) and (b) of the Community Charter, adopt a bylaw that establishes standards for the construction, alteration, repair and demolition of certain buildings or structures, subject to the restriction that the Bylaw may not establish standards that are additional to or different from the standards established by the British Columbia Building Code

AND WHEREAS Council for the Village of Port Clements wishes to provide for the application of the British Columbia Building Code to the design, construction and occupancy of all buildings throughout the Village.

AND WHEREAS Council intends that the owner of land on which a building is constructed shall be solely responsible to ensure that the design, construction and occupancy of that owner's building is in conformity with the provisions of the Village of Port Clements Zoning Bylaw No. 184, as amended or replaced from time to time.

NOW, THEREFORE, the Council of the Village of Port Clements, in open meeting assembled enacts as follows:

Title

1. This Bylaw may be cited as the "Building Bylaw, No. 362".

Definitions

2. In this Bylaw:

(a) "Building" and "owner" have the meaning set out in section 1.4 of Division A - Part 1 of the British Columbia Building Code 2006.

(b) "Building Code" means the British Columbia Building Code 2006 as adopted by the Minister pursuant to section 692(1) of the Local Government Act, as amended or re-enacted for time to time.

Application of Building Code

3. The design, construction and occupancy of all buildings within the Village must conform to the provisions of the Building Code.

Appendix "A" attached to and forming part of By-Law #362

Notice of Intention to Construct or to Change the Occupancy of a Building within the Village of Port Clements.

Owner: _____

Address: _____

Legal Description of Property: _____

Intended use of Building: _____

Zone in which property located: _____

Administrator Comments:

Acknowledgment

I/We the undersigned, hereby acknowledge my/our responsibility to abide by the requirements of the Village of Port Clements Building By Law #362 in relation to any construction on the above mentioned property, and to fully comply with the construction standards of the Building Code. I/We also understand that the Village of Port Clements will not be responsible for providing a Building Inspector to inspect the construction at any stage or to review my building plans for compliance with the Building Code, and that as the owner it is my full and sole responsibility to ensure that the design, construction and occupancy of the building is in compliance with the Building Code. I/we further understand that failure to comply with the above provisions may result in legal enforcement proceedings, and may result in a fine as set out in By Law #362.

Owner

Administrator