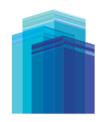
PLANNING & DEVELOPMENT SERVICES ADVISORY



Modular Buildings – Building Permit Application Requirements

Modular Building Definition:

A building or part of a building constructed off-site and transported for installation. Typical modular building applications include trailers, sea-can or shipping containers, portable classrooms and any other pre-manufactured building or addition.

When a building and development permit is not required:

- Sea-can or shipping containers used for temporary cold storage. Common temporary uses
 include loading and unloading items into or from a container or for short-term storage during an
 active building permit. Using a sea-can as a shed or for a storage solution requires a building
 permit application. For more information, please see the advisory published by the provincial
 Building Standards and Licensing Branch here.
- Temporary building to be used in connection with construction work and located on the construction site may be erected without a permit but shall be removed immediately upon completion of the work—Bylaw 2003-7, Section 2.4.3. Typical examples include, site construction offices, washrooms, etc.

Modular Building Check list:

*Note: the following check list is not a comprehensive list for all building and development permit application requirements and is only a guide to detail the additional information required for modular buildings. Please see the Commercial Information Package for complete permit requirements.

Applicant	Required Items – All items may not be required depending on application scope
	 CAN/CSA A-277 Certificate of Compliance Shall have an expiration date which is not before the modular building construction See NBC A-1.1.1.1.(2) for additional information
	Modular Building Drawing Package Shall be signed and sealed by a design professional licensed in Saskatchewan when the modular building or addition falls under Part 3 of the NBC
	Foundation Drawings, Including Cribbing





Applicant	Required Items – All items may not be required depending on application scope
	All foundations, including cribbing shall require structural drawings signed and sealed by a structural engineer licensed in Saskatchewan
	 Modular Connections and Anchorage Full connection details for modular-to-foundation or modular-to-modular attachment Designed to 9.23 for Part 9 buildings or signed and sealed by a structural engineer licensed in Saskatchewan for Part 3 buildings
	Barrier Free Requirements • As required by the UBAS ACT and Section 3.8 of the NBC
	National Energy Code for Buildings • All applicable forms and drawings. See compliance document

For more information on Building Permits, Building Safety or Zoning Information, please visit Regina.ca or contact <u>Service Regina</u>.



