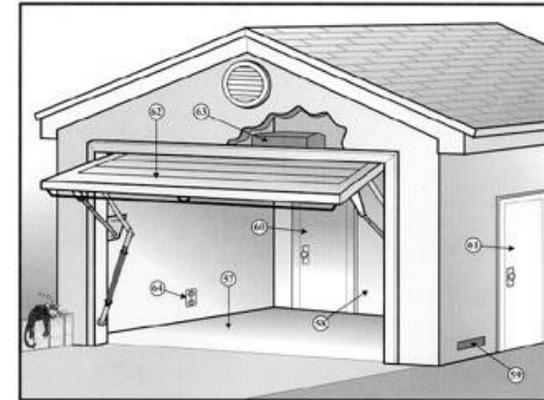


ENGINEER BEFORE YOU APPLY FOR YOUR BUILDING PERMIT.

## RESIDENTIAL GARAGE

# Municipality Of Colchester

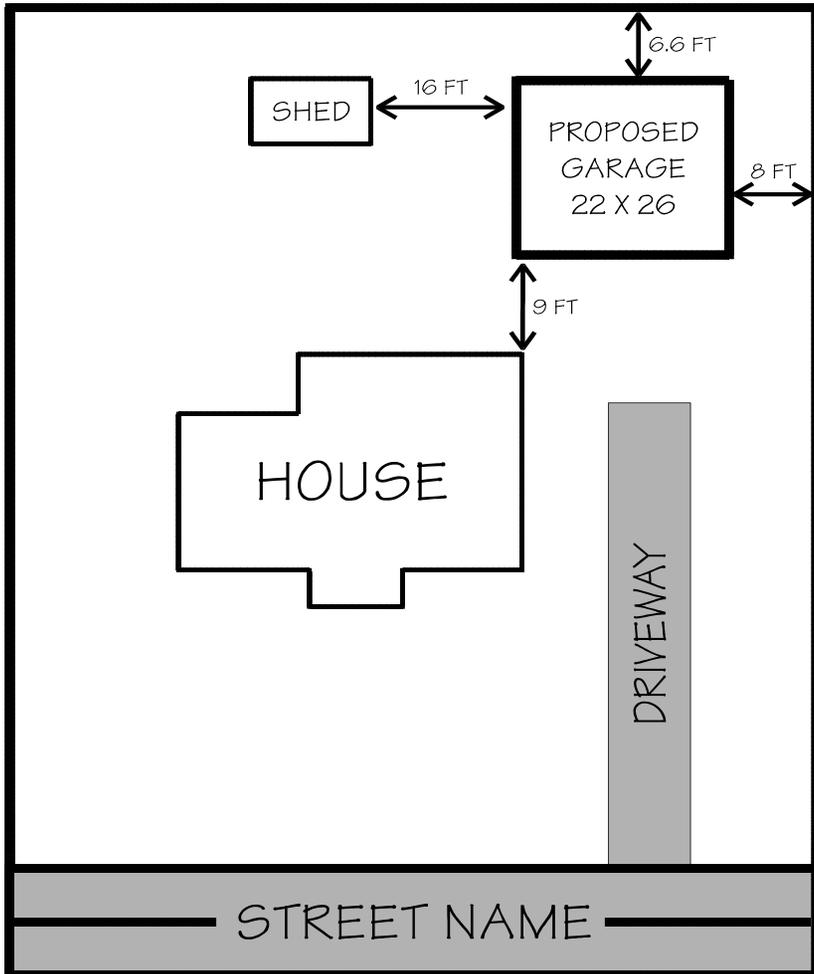


You will require a Building Permit in order to build a garage or accessory structure in Colchester County.\* If you are planning on constructing a building in a zoned area, then you also require a Development Permit (regardless of the size). To obtain your permits, you must first submit a precise plot plan and details of how the building will be constructed, for example, the type of foundation, wall, floor and roof framing information. When building an accessory building, there will be minimum distances from property lines and from other structures that you must comply with. These required distances vary from one area to another, please call the Community Development Department at 902-897-3170 for relevant information in your area.

\* The only exemption to getting a Building Permit is if your proposed accessory building is less than 215 sq ft in area (10' x 20'), however a Development Permit is still required if located in a zoned area.

**NOTE: WET SITES OR COMPACTED GRAVEL MORE THAN 12 INCHES THICK WILL REQUIRE AN APPROVAL FROM AN**

## Plot Plan Example



### Details Required

It is required that you provide a detailed plot plan when applying for a Building Permit. Shown above is an example with distances from all property lines and any other structure on the property. Indicate the distances you desire for your property similar to those shown above to be reviewed by the Building Inspection Department.

## Information Required For Accessory Buildings

The following information will be required before your permit is issued.

Foundation Type: \_\_\_\_\_

	Size	Length	Spacing
Wall Studding			
Beam Supporting Floor			
Second Floor Joists			
Roof Rafters / Prefab Trusses			

Graded Lumber: Yes \_\_\_\_\_ No \_\_\_\_\_

Own Lumber \_\_\_\_\_\*

Type of Heating System: \_\_\_\_\_

Flue: Prefab \_\_\_\_\_ Masonry \_\_\_\_\_

Plumbing Required: Yes \_\_\_\_\_ No \_\_\_\_\_

Plumber: \_\_\_\_\_

\* If using your own lumber then you must provide a letter from a Licensed Grader, qualified under the NLGA Standard Grading Rules for Canadian Lumber, stating that the lumber meets or exceeds #1, #2 or better as per Maritime Lumber Bureau Standards.

**\*You will be required to pay a permit fee of 2 ¢ per sq ft at the time of application (cash, debit or cheque).**



Municipality of the County of Colchester  
 1 Church Street  
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 Ph: 902-897-3170 Fax: 902-843-4061