

DRAFT BUILDING BY-LAW

GOVERNANCE AND PRIORITIES COMMITTEE

FEBRUARY 28, 2022



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CITY OF
YELLOWKNIFE

OVERVIEW

- The City of Yellowknife Building By-law applies to:
 - Design, construction, occupancy of all new buildings, and
 - Alteration, reconstruction, demolition, remodel, relocation and change of occupancy to all existing buildings
- The City's Building By-law adopts the National Building Code (NBC) and sets out elevated standards to meet our northern climate

BACKGROUND

- By-law 3815 Adopted June 26, 1995
- Replaced by the Current Building By-law was adopted in 2008
- 2017 Council Motion directed Administration to repeal and replace

HIGHLIGHTS AND CHANGES

- Divided Draft By-law into two parts
 - Part 1 Administrative, and
 - Part 2 Local Construction Requirements
- Encourages reduced construction costs
 - Increasing options for some home sprinkler system design;
 - Increased clarity for using foundations stipulated in the NBC; and
 - Reduced the requirement to have an engineered foundation on accessory buildings

HIGHLIGHTS AND CHANGES CONT'D

- The changes will make the permitting process easier for stakeholders
- The administrative sections will be operationalized into the CityView during the upgrade
- No changes have been made to the energy efficiency section approved by Council in 2019



COMMUNITY INFORMATION

- To inform the public and our stakeholders of the draft, we will post on;
 - Website www.yellowknife.ca/BuildingBylaw
 - Social media platforms
 - Fact Sheets
- Communicate with those in the industry

NEXT STEPS

- Community information period
- GPC
- Council approval
- Implementation date

Questions?