

MUNICIPALITY OF BRENDA-WASKADA

Email : office@brendawaskada.ca

Application for Development, Building, Demolition or Moving Permit

Ward _____ Roll # _____

OWNER INFORMATION

Registered Owner(s)*: _____

Mailing Address: _____ Phone No. _____

Building Contractor: _____

Mailing Address _____ Phone No. _____

Building Designer: _____

Mailing Address _____ Phone No. _____

*An application may be filed by any person other than the owner, but only if that person provides written authorization by the owner(s) to file an application for this property.

LAND LOCATION AND SIZE

Street Address _____

Lot(s): _____, Block _____, Plan No. _____

Qtr: _____, Section _____ Township _____ Range _____ WPM

Size of Property: _____ feet by _____ feet **OR** _____ acres

DESCRIPTION OF PROPOSED DEVELOPMENT

Brief description of proposed use or development _____

_____ -

Dimensions of proposed building _____ ft. by _____ ft. Height*: _____ ft.

*Height is the average height between peak and the eaves, measured to the ground level.

Estimated Date of Completion _____

SUPPORTING INFORMATION

Site Plan

A site plan showing the following information is required:

1. the shape and dimensions of the property to be used or built upon,
2. the location and dimensions of existing buildings and structures,
3. the locations and dimensions of the proposed building, structure, or addition, including separation distances from the property lines.
4. the use or uses of existing and proposed buildings on the site, and

5. vehicle access and utility connections that may be required to service the building.

Building Plans

In accordance with the Municipality of Brenda-Waskada Building By-law and the Manitoba Building Code, building plans are required for all non-agricultural building, including houses, private garages, commercial and industrial buildings, institutional buildings, and accessory buildings over 100 square feet in floor area. Building plans are not required for pre-engineered agricultural buildings (such as barns, machine sheds, grain storage structures, etc.) located on land zoned for agricultural uses.

Additional Information:

In some situations, other information may also be required by the Council to determine conformity with local by-laws.

Demolition Permit- complete Development Permit sections

Date building is to be demolished _____

Moving Permit-complete Development Permit sections

Location where building is _____ Location where building is moving to _____

DECLARATION

I, _____, hereby make application for permission to proceed with a development as described above, in accordance with and as more fully illustrated on the attached site plan and other related documents.

I undertake to comply with all of the requirements of the R.M. of Brenda/Village of Waskada Zoning By-law and any other municipal by-law that may be applicable to the proposed development, along with any regulations, order, condition of approval, or other municipal requirement that applies to the proposed development.

I understand that the approval of the proposed development by the Municipality/Village or its authorized agent in no way relieves me from complying with the requirements or regulations of any other Provincial or Federal department or agency, or any utility company, with respect to any aspect of the proposed development, including any environmental approval, highway setback or access approval, hydro, telephone or natural gas requirement, or any other requirement that may be applicable. I also undertake to obtain any approval requirement of these departments, agencies, or companies prior to the commencement of construction, unless otherwise authorized by that department, agency or company.

I undertake to ensure that the proposed building and related construction activity, including excavation, will take place entirely within the owner's property as described above, and will not take place on any adjacent land, unless the written consent of the adjacent landowner is obtained prior to such activity. I also undertake to contact all utility companies prior to excavation in areas where underground utilities exist.

I undertake to indemnify and save harmless the R.M. of Brenda/Village of Waskada against all losses, costs, charges or damages caused by or arising out of anything done pursuant to the development permit or to any other municipal approval issued in connection with this proposed development.

I understand that a minimum of 24 hours is required for any building inspection service that I may request.

Owner(s) Signature(s) _____

Date _____

FOR MUNICIPAL USE

Zoning By-law: _____

Property Zoned: _____

Proposed Use: Permitted Use, Conditional Use*, or Not Permitted

*Conditional Use requires approval of an order by Council prior to the issuance of permit.

Minimum Required Yards* Front _____ ft. Side _____ ft. Rear _____ ft.

*Measured to the exterior of the main portion of the wall. Certain features such as eaves, alcoves, bay windows, etc. are allowed to project into yards, as per Zoning By-law.

Projections Acceptable Yes No Maximum Allowable Height _____ ft.

Minimum Floor Area of Dwellings _____ ft.

Nearest Livestock operation is _____ ft. (Size _____ Animal Units)

Special setback requirement(s) _____

(eg. From livestock operations, pipelines, railways, highways, sewage lagoons and existing development)

Proposed Development appears to comply with all of the above requirements Yes No

If the proposed development does not comply with all of the requirements noted above, a Variation Order would have to be considered by Council prior to the issuance of this permit.

Building: Type of Construction: _____

Approximate Value of Construction \$ _____

Basic Permit Fee \$ _____ Receipt No. _____

CONDITIONS OF APPROVAL

ADDITIONAL APPROVALS APPARENT OR REQUIRED

Municipal:	<input type="checkbox"/> Access/Approach	<input type="checkbox"/> Sewer Connection	<input type="checkbox"/> Water Connection
Provincial:	<input type="checkbox"/> Highway Setback	<input type="checkbox"/> Highway Access	<input type="checkbox"/> Environment
	<input type="checkbox"/> Hydro	<input type="checkbox"/> MTS	<input type="checkbox"/> Other _____

APPROVED BY: _____ DATE: _____

Signing Officer