



**Obtain a valid Township Building Permit  
BEFORE starting any construction or demolition.**

What's your project?  
The checkmarks show  
the documents you need

Check the items you are  
submitting

	New homes & additions	Renovations	Deck, garage, gazebo, shed, workshop, etc.	Demolition project	Temporary Event Tent	Solid Fuel Appliance (woodstove etc)
Permit Application (pages 3-4)	✓	✓	✓	✓		
Owner Authorization (page 5)	✓	✓	✓	✓		
Schedule 1: Designer Information (page 6)	✓	✓	✓	Note 1	Note 2	Note 3
★Planning and Zoning Review (pages 7-8)	✓	✓	✓		Page 8	
Heat Loss/Gain Report & Duct Ventilation Design (Hydronics if proposed) (by qualified HVAC Designer)	✓	✓				
Energy Efficiency Design Summary (The Prescriptive option is included on pages 9-10; request the Performance option if applicable.)	✓	✓				
\$\$ Security Deposit	For the amount due with application, see bottom of page 5					
<b>Construction Drawings</b>	✓	✓	✓			
Provide <b>two (2)</b> complete sets of construction drawings <b>to scale</b> as well as a <b>digital copy</b> of the proposed <b>Building Plans and Specifications</b> , sufficiently detailed to complete the project as per the Township Building By-Law and Ontario Building Code. Paper size 11x17" is recommended, or larger so that text is readable.						
<b>1. Demolition permit:</b> engineering required for structure three (3) stories or more above ground						
<b>2. Event tent:</b> permit required for one or more tents with a combined floor area over 60m <sup>2</sup> . Provide manufacturers specifications and installation instructions.						
<b>3. Wood heat appliance:</b> provide a floor plan with heater location, emissions ratings, and installation specifications for the appliance and chimney.						
<i>The Chief Building Official may require additional information for Plans Review, prior to issuing a building permit.</i>						

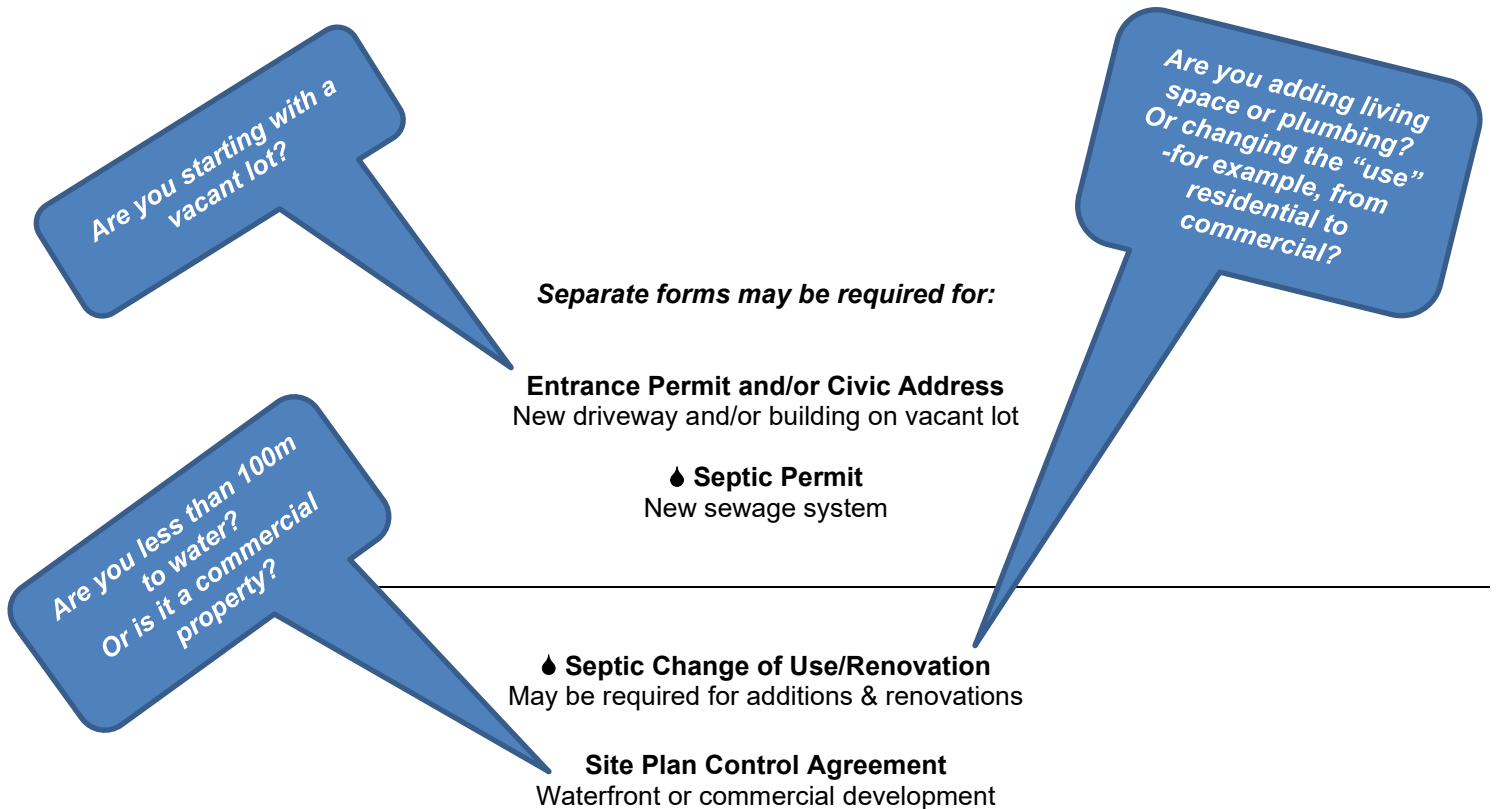
**Tips**

- Email address of applicant is required on page 3 for receiving inspection reports.
- Schedule 1: Designer Information: If the owner is the designer, complete only section D (tick the 3<sup>rd</sup> box and fill in the word "owner" as the "Basis for exemption"). Date and sign.

★✓ – see over

★ The Planner checks your application to make sure that the project corresponds to Zoning By-Laws, the Official Plan, other applicable laws, and if required, with Conservation Authorities, the Environmental Protection Act and Source Water Protection Act. If you already have a Site Plan Control Agreement, it may substitute for page 8 or it may need to be updated. Please include your Site Plan Control Agreement number or date at the top of the Property Plan sketch (page 8).

- ✓ The Building Official checks that the building plans meet the Ontario Building Code, which sets standards for the design and construction of buildings to meet objectives such as health, safety, fire protection, accessibility and resource conservation. Other laws may also apply: Institution, animal housing, heritage buildings, conservation & environmental protection areas, etc



These application forms are available on our website [www.tayvalleytwp.ca](http://www.tayvalleytwp.ca) or by contacting the Administrative Assistant: 613-267-5353 ext 129 or [planningassistant@tayvalleytwp.ca](mailto:planningassistant@tayvalleytwp.ca)

- ◆ Septic APPROVAL must be obtained BEFORE a building permit is issued

**Any structure over 10m<sup>2</sup> (108 square feet) requires a building permit.  
If it's smaller AND attached to another structure, it also requires a permit.**

**Not sure if you need a permit? CALL BEFORE STARTING!**  
(There is a 100% surcharge in fees, minimum \$500, for building without permit)

**Chief Building Official, Tay Valley Township, 613-267-5353 ext 124  
[cbo@tayvalleytwp.ca](mailto:cbo@tayvalleytwp.ca)**

# Application for a Permit to Construct or Demolish

This form is authorized under subsection 8(1.1) of the Building Code Act.

Office use		
Security deposit \$	Paid date	Permit number
Date received	Roll number	

Application to: **TAY VALLEY TOWNSHIP**  
 217 Harper Road, Perth, ON K7H 3C6 (613-267-5353)

A. Project information	<i>Complete the application form in INK.</i>
------------------------	----------------------------------------------

Street address	Unit/apt number	Lot/Concession
Municipality	Postal code	Plan/survey number/other description
Project value estimate \$	Area of work (m <sup>2</sup> )	

B. Purpose of application
---------------------------

<input type="checkbox"/> New construction	<input type="checkbox"/> Addition to an existing building	<input type="checkbox"/> Alteration/repair	<input type="checkbox"/> Demolition	<input type="checkbox"/> Conditional Permit
-------------------------------------------	-----------------------------------------------------------	--------------------------------------------	-------------------------------------	---------------------------------------------

Proposed use of building	Current use of building
--------------------------	-------------------------

Description of proposed work
------------------------------

C. Applicant	Applicant is: <input type="checkbox"/> Owner or <input type="checkbox"/> Authorized agent of owner
--------------	----------------------------------------------------------------------------------------------------

Last name	First name	Corporation or partnership
Street address	Unit number	Lot/Concession
Municipality	Postal code	Province
E-mail		
Telephone number (    )	Fax (    )	Cell number (    )

D. Owner (if different from applicant)
----------------------------------------

Last name	First name	Corporation or partnership
Street address	Unit number	Lot/con.
Municipality	Postal code	Province
E-mail		
Telephone number (    )	Fax (    )	Cell number (    )

<b>E. Builder (optional)</b>			
Last name	First name	Corporation or partnership (if applicable)	
Street address			Unit number
Municipality	Postal code	Province	E-mail
Telephone number ( )	Fax ( )	Cell number ( )	
<b>F. Tarion Warranty Corporation (Ontario New Home Warranty Program)</b>			
i.	Is proposed construction for a new home as defined in the <i>Ontario New Home Warranties Plan Act</i> ? If no, go to section G.	<input type="checkbox"/> Yes	<input type="checkbox"/> No
ii.	Is registration required under the <i>Ontario New Home Warranties Plan Act</i> ?	<input type="checkbox"/> Yes	<input type="checkbox"/> No
iii.	If yes to (ii) provide registration number(s): _____		
<b>G. Required Schedules</b>			
i. Attach Schedule 1 for each individual who reviews and takes responsibility for design activities			
ii. Attach Schedule 2 where application is to construct on-site install or repair a sewage system.			
<b>H. Completeness and compliance with applicable law</b>			
i)	This application meets all the requirements of clauses 1.3.1.3 (5) (a) to (d) of Division C of the Building Code (the application is made in the correct form and by the owner or authorized agent, all applicable fields have been completed on the application and required schedules, and all required schedules are submitted). Payment has been made of all fees that are required, under the applicable by-law, resolution or regulation made under clause 7(1)(c) of the <i>Building Code Act, 1992</i> , to be paid when the application is made.	<input type="checkbox"/> Yes	<input type="checkbox"/> No
ii)	This application is accompanied by the plans and specifications prescribed by the applicable by-law, resolution or regulation made under clause 7(1)(b) of <i>Building Code Act, 1992</i> .	<input type="checkbox"/> Yes	<input type="checkbox"/> No
iii)	This application is accompanied by the information and documents prescribed by the applicable by-law, resolution or regulation made under clause 7(1)(b) of the Building Code Act, 1992 which enable the chief building official to determine whether the proposed building, construction or demolition will contravene any applicable law.	<input type="checkbox"/> Yes	<input type="checkbox"/> No
iv)	The proposed building, construction or demolition will not contravene any applicable law.	<input type="checkbox"/> Yes	<input type="checkbox"/> No
<b>I. Declaration of applicant</b>			
I _____ certify that:			
(print name)			
1. The information contained in this application, attached schedules, attached plans and specifications, and other attached documentation is true to the best of my knowledge.			
2. If the owner is a corporation or partnership, I have the authority to bind the corporation or partnership.			
_____		_____	
Date		Signature of applicant	

Personal information contained in this form and schedules is collected under the authority of subsection 8(1.1) of the *Building Code Act, 1992*, and will be used in the administration and enforcement of the *Building Code Act, 1992*. Questions about the collection of personal information may be addressed to: a) the Chief Building Official of the municipality or upper-tier municipality to which this application is being made, or, b) the inspector having the powers and duties of a chief building official in relation to sewage systems or plumbing for an upper-tier municipality, board of health or conservation authority to whom this application is made, or, c) Director, Building and Development Branch, Ministry of Municipal Affairs and Housing 777 Bay St., 2nd Floor. Toronto, M5G 2E5 (416) 585-6666

Chief Building Official  
Tay Valley Township  
217 Harper Road  
Perth ON K7H 3C6  
[cbo@tayvalleytwp.ca](mailto:cbo@tayvalleytwp.ca)  
613-267-5353 ext 124

*Note to Owner: The Authorized Agent information must be declared if a person other than the legal land Owner(s), either (a) is the applicant for a permit, (b) obtains the permit by paying the required fees in full, or (c) is the person in charge of construction. At any time, this agent authority may be rescinded, transferred or cancelled by advising the Tay Valley Township Chief Building Official in writing.*

*Note to Agent: The Authorized Agent is to maintain a responsible relationship with the Owner(s) and to the satisfaction of all local authorities for the duration of all construction.*

I/We, Owner(s) of the property with Tax Roll # \_\_\_\_\_

- choose NOT to appoint an Agent.  
 OR  
 hereby appoint the following as our Authorized Agent:

Agent Name / Company \_\_\_\_\_

Agent Mailing address \_\_\_\_\_ Postal Code \_\_\_\_\_

Phone # \_\_\_\_\_ Cell # \_\_\_\_\_ Fax # \_\_\_\_\_

Email \_\_\_\_\_

**DECLARATION of OWNER AND AGENT**

- I understand that a signed building application authorizes the Tay Valley Township building inspector to enter the subject property and any buildings thereon for the purposes of inspection (Ontario Building Code Act s.12.1.)
- I understand that the issuance of a permit shall not be deemed a waiver of any of the provisions of any By-Laws or requirements of the Building Code Act or regulations made thereunder, notwithstanding anything included in or omitted from the plans or other material filed in support of or in connection with the application.
- I acknowledge that in the event a permit is issued, any departure from plans, specifications or building locations proposed in the application, is prohibited and could result in permits being revoked.
- I further acknowledge that in the event the permit is revoked, for any cause or irregularity or nonconformity, there shall be no right of claim whatsoever against Tay Valley Township or any official thereof and any such claim is hereby expressly waived.

Owner name \_\_\_\_\_ Agent name \_\_\_\_\_

Owner Signature \_\_\_\_\_ Agent Signature \_\_\_\_\_

Date \_\_\_\_\_ Date \_\_\_\_\_

*Personal information is collected pursuant to the Building Code Act and forms part of a public record open to inspection by any person upon request at the office of the clerk during normal office hours. See Municipal Freedom of Information and Protection of Privacy Act.*

**REFUNDABLE SECURITY DEPOSIT**

A Security Deposit is required by By-Law. Upon satisfactory completion of the project, **the security deposit will be refunded to the OWNER.** Please include the security deposit with your application, as follows:

*If the property has a **Site Plan Control Agreement***

- \$1500** New Dwelling or Cottage or Addition that increases floor space by more than 20%
- \$1000** Addition less than 20% increase, or renovation, or accessory building
- \$1000** Commercial development

*If there is no Site Plan Control Agreement*

- \$750** New Dwelling
- \$500** Addition or Renovation
- \$250** Accessory building (including Agricultural)

# Schedule 1: Designer Information

Use one form for each individual who reviews and takes responsibility for design activities with respect to the project.

<b>A. Project Information</b>					
Street address				Unit/apt no.	Lot/Con.
Municipality		Postal code	Plan number/ other description		
<b>B. Individual who reviews and takes responsibility for design activities</b>					
Name			Firm		
Street address				Unit/apt no.	Lot/Con.
Municipality		Postal code	Province	E-mail	
Telephone number (     )		Fax number (     )		Cell number (     )	
<b>C. Design activities undertaken by individual identified in Section B. [Building Code Table 3.5.2.1 of Division C]</b>					
<input type="checkbox"/> House		<input type="checkbox"/> HVAC – House		<input type="checkbox"/> Building Structural	
<input type="checkbox"/> Small Buildings		<input type="checkbox"/> Building Services		<input type="checkbox"/> Plumbing – House	
<input type="checkbox"/> Large Buildings		<input type="checkbox"/> Detection, Lighting and Power		<input type="checkbox"/> Plumbing – All Buildings	
<input type="checkbox"/> Complex Buildings		<input type="checkbox"/> Fire Protection		<input type="checkbox"/> On-site Sewage Systems	
Description of designer's work					
<b>D. Declaration of Designer</b>					
I _____ declare that (choose one as appropriate):					
(print name)					
<input type="checkbox"/> I review and take responsibility for the design work on behalf of a firm registered under subsection 3.2.4. of Division C, of the Building Code. I am qualified, and the firm is registered, in the appropriate classes/categories.					
Individual BCIN: _____					
Firm BCIN: _____					
<input type="checkbox"/> I review and take responsibility for the design work and am qualified in the appropriate category as an "other designer" under subsection 3.2.5. of Division C, of the Building Code.					
Individual BCIN: _____					
Basis for exemption from registration: _____					
<input type="checkbox"/> The design work is exempt from the registration and qualification requirements of the Building Code.					
Basis for exemption from registration and qualification: _____					
I certify that:					
1. The information contained in this schedule is true to the best of my knowledge.					
2. I have authority to bind the corporation or partnership (if applicable).					
_____				_____	
Date				Signature of Designer	

**NOTE:**

1. For the purposes of this form, "individual" means the "person" referred to in Clause 3.2.4.7(1) d), of Division C, Article 3.2.5.1. of Division C, and all other persons who are exempt from qualification under Subsections 3.2.4. and 3.2.5. of Division C.

2. Schedule 1 is not required to be completed by a holder of a license, temporary license, or a certificate of authorization, issued by the Ontario Association of Architects. Schedule 1 is also not required to be completed by a holder of a license to practise, a limited license to practise, or a certificate of authorization, issued by the Association of Professional Engineers of Ontario.

**Owner** \_\_\_\_\_ **Address** \_\_\_\_\_ **Zoning** \_\_\_\_\_

Permitted Uses				
Agriculture	Rural over 2 hectares	Residential & Rural <2 ha	RS	RLS
single dwelling accessory dwelling/dwelling unit agricultural use conservation use B&B	<i>As Agriculture, plus:</i> existing cemetery kennel place of worship	single dwelling B&B	single dwelling (seasonal use only)	single dwelling (permanent use)

Proposed Work: \_\_\_\_\_ Proposed Use: \_\_\_\_\_ Permitted above? Yes \_\_\_ No \_\_\_

**Is the site vacant (no dwelling unit)?** \_\_\_ Yes \_\_\_ No

**Is the building lot accessed by a private road?** \_\_\_ Yes \_\_\_ No

**Is the site in Intake Protection Zones 8-10 for Source Water Protection?** \_\_\_ Yes \_\_\_ No

If the proposal is for a new residential unit, are there barns within 500m? (yes > MDS I) \_\_\_ Yes \_\_\_ No

If the proposal is for a new barn - are there residential dwellings within 500m? (yes > MDS II) \_\_\_ Yes \_\_\_ No

- greater than 5 nutrient units? (yes > Nutrient Management Strategy) \_\_\_ Yes \_\_\_ No

Are there any of the following? Pit (within 300m) \_\_\_ Quarry (500m) \_\_\_ Significant Wildlife Habitat (50m) \_\_\_  
Salvage Yard (300m) \_\_\_ Waste Disposal Site (500m) \_\_\_

\_\_\_ Yes \_\_\_ No

Zone / Provisions	Requirements for Dwellings & Cottages				Existing	With changes
	A	RU	R	RS/RLS		
<b>Lot Area</b>	40ha 99 acres	<i>Dwelling</i> 1ha/2.47ac (1 acre in hamlet)	<i>Other Use</i> 2ha /5ac	4050m <sup>2</sup> 1 acre		m <sup>2</sup> or ha
<b>Lot Frontage</b> (shoreline is the front on a water lot)	60m/197ft 91m on Adam	60m/197ft 45m in hamlet	60m/197ft 45m in hamlet	60m/197ft 91m on Adam		m
<b>Water Setback</b> (true horizontal from high water to building)	30m/99ft	30m/99ft		30m/99ft		m
<b>Road Setback</b> (n/a for water lots)	15m/50ft	10m/33ft		10m/33ft		m
	<i>If there is no survey, measure setback requirement above PLUS from lotline to:</i> private road edge of right-of-way OR township road centreline plus 10m OR county road centreline plus 13m					
<b>Rear Yard</b>	15m/50ft			7.5m/25ft		m
<b>Exterior Side Yard</b> (corner lot)	15m/50ft			10m/33ft		m
<b>Side Yard</b> (direction _____)				6m/20ft		m
<b>Side Yard</b> (direction _____)						m
<b>Dwelling Unit Area Minimum</b>				75m <sup>2</sup> /807sqft		m <sup>2</sup>
<b>Dwelling Height Maximum</b>				9m/30ft		m
<b>Total Footprint</b> of all buildings and decks						m <sup>2</sup>
<b>Total area of all living space</b> (include all above-ground storeys of dwelling and any full basement)						m <sup>2</sup>

For deck construction/renovation only, complete the last 2 columns with the proposed size and setback:

If your dwelling is set back this much from the water:	then the maximum allowable size of a deck on the water side of the dwelling is:	Deck setback	Deck size
More than 30 metres	No size limit, may encroach 3m into the 30m setback requirement	m	m <sup>2</sup>
Between 15 and 30 metres	Maximum 2m encroachment; maximum size 28 m <sup>2</sup>	m	m <sup>2</sup>
Between 6 and 15 metres	Maximum 1.5m encroachment; maximum size 14 m <sup>2</sup>	m	m <sup>2</sup>
Less than 6 metres	No deck allowed on the water side	m	m <sup>2</sup>

Office use:						
Lot Coverage Maximum	20%	20%	20%	10%		%
Floor Space Index Maximum	N/A	N/A	N/A	12%		%
Current OP _____	Tree Canopy Policy _____	Fire Department _____	Public Works _____			
Planning Approval ___ Yes ___ No	Date _____	Reviewer _____				
<i>Planning Approvals Required or Referenced</i>						
Zoning Amendment			Official Plan Amendment			
Minor Variance			Limited Services Agreement			
			Site Plan Control			

Use this or a separate page to show your entire property. Use paper sized 8.5x11" or 8.5x14" or 11x17". Draw to scale.

*Use metric measurements.*

If available, use a surveyor's drawing as the base for your plot plan.

If you have or require a site plan control agreement, it includes the property plan. **Site plan agreement #** \_\_\_\_\_ **dated** \_\_\_\_\_

Plot plan (site sketch) must include:

- Lot boundaries and dimensions
- All buildings, structures, utilities, wells, sewage systems, rights-of-way and easements
- Size of all above
- Setbacks from all buildings and decks to lot lines and water
- Lot entry, grading, drainage patterns
- Barns (capable of housing livestock) within 500 metres
- Adjacent roads (indicate private, township, county)
- Features that may affect the application, such as railways, watercourses, drainage ditches, wooded areas, high-water mark

**SHOW ALL LOCATIONS & SIZES OF ALL EXISTING AND PROPOSED BUILDINGS ON THE LOT**



## Energy Efficiency Design Summary: Prescriptive Method

(Building Code Part 9, Residential)

This form is used by a designer to demonstrate that the energy efficiency design of a house complies with the building code using the prescriptive method described in Subsection 3.1.1. of SB-12. This form is applicable where the ratio of gross area of windows/sidelights/skylights/glazing in doors and sliding glass doors to the gross area of peripheral walls is not more than 22%.

For use by Principal Authority	
Application No:	Model/Certification Number

### A. Project Information

Building number, street name	Unit number	Loc/Con
Municipality	Postal code	Reg. Plan number / other description

### B. Prescriptive Compliance [indicate the building code compliance package being employed in this house design]

SB-12 Prescriptive (input design package): Package: \_\_\_\_\_ Table: \_\_\_\_\_

### C. Project Design Conditions

<b>Climatic Zone (SB-1):</b> <input type="checkbox"/> Zone 1 (< 5000 degree days) <input type="checkbox"/> Zone 2 (≥ 5000 degree days)	<b>Heating Equipment Efficiency</b> <input type="checkbox"/> ≥ 92% AFUE <input type="checkbox"/> ≥ 84% < 92% AFUE	<b>Space Heating Fuel Source</b> <input type="checkbox"/> Gas <input type="checkbox"/> Propane <input type="checkbox"/> Solid Fuel <input type="checkbox"/> Oil <input type="checkbox"/> Electric <input type="checkbox"/> Earth Energy
<b>Ratio of Windows, Skylights &amp; Glass (W, S &amp; G) to Wall Area</b>		<b>Other Building Characteristics</b>
Area of walls = _____ m <sup>2</sup> or _____ ft <sup>2</sup>	W, S & G % = _____	<input type="checkbox"/> Log/Post&Beam <input type="checkbox"/> ICF Above Grade <input type="checkbox"/> ICF Basement <input type="checkbox"/> Slab-on-ground <input type="checkbox"/> Walkout Basement <input type="checkbox"/> Air Conditioning <input type="checkbox"/> Combo Unit <input type="checkbox"/> Air Sourced Heat Pump (ASHP) <input type="checkbox"/> Ground Sourced Heat Pump (GSHP)
Area of W, S & G = _____ m <sup>2</sup> or _____ ft <sup>2</sup>	Utilize window averaging: <input type="checkbox"/> Yes <input type="checkbox"/> No	

### D. Building Specifications [provide values and ratings of the energy efficiency components proposed]

Energy Efficiency Substitutions				
<input type="checkbox"/> ICF (3.1.1.2.(5) & (6) / 3.1.1.3.(5) & (6))				
<input type="checkbox"/> Combined space heating and domestic water heating systems (3.1.1.2.(7) / 3.1.1.3.(7))				
<input type="checkbox"/> Airtightness substitution(s)  Airtightness test required (Refer to Design Guide Attached)	<input type="checkbox"/> Table 3.1.1.4.B Required: _____ Permitted Substitution: _____			
	<input type="checkbox"/> Table 3.1.1.4.C Required: _____ Permitted Substitution: _____			
Required: _____		Permitted Substitution: _____		
Building Component	Minimum RSI / R values or Maximum U-Value <sup>(1)</sup>		Building Component	Efficiency Ratings
<b>Thermal Insulation</b>	Nominal	Effective	<b>Windows &amp; Doors</b> Provide U-Value <sup>(1)</sup> or ER rating	
Ceiling with Attic Space			Windows/Sliding Glass Doors	
Ceiling without Attic Space			Skylights/Glazed Roofs	
Exposed Floor			<b>Mechanicals</b>	
Walls Above Grade			Heating Equip.(AFUE)	
Basement Walls			HRV Efficiency (SRE% at 0° C)	
Slab (all >600mm below grade)			DHW Heater (EF)	
Slab (edge only ≤600mm below grade)			DWHR (CSA B55.1 (min. 42% efficiency))	# Showers _____
Slab (all ≤600mm below grade, or heated)			Combined Heating System	

(1) U value to be provided in either W/(m<sup>2</sup>.K) or Btu/(h.ft<sup>2</sup>.F) but not both.

### E. Designer(s) [name(s) & BCIN(s), if applicable, of person(s) providing information herein to substantiate that design meets the building code]

Qualified Designer Declaration of designer to have reviewed and take responsibility for the design work.		
Name	BCIN	Signature

Form authorized by OHSB, OBOA, LMCBO. Revised December 1, 2016.

## Guide to the Prescriptive Energy Efficiency Design Summary Form

This form must accurately reflect the information contained on the drawings and specifications being submitted. Refer to Supplementary Standard SB-12 for details about building code compliance requirements. Further information about energy efficiency requirements for new buildings is available from the provincial building code website or the municipal building department.

The building code permits a house designer to use one of four energy efficiency compliance options:

1. Comply with the SB-12 Prescriptive design tables (this form is for this option (Option 1)),
2. Use the SB-12 Performance compliance method, and model the design against the prescriptive standards,
3. Design to Energy Star, or
4. Design to R2000 standards.

### COMPLETING THE FORM

#### B. Compliance Options

Indicate the compliance option being used.

- SB-12 Prescriptive requires that the building conforms to a package of thermal insulation, window and mechanical system efficiency requirements set out in Subsection 3.1.1. of SB-12. Energy efficiency design modeling and testing of the building is not required under this option. Certain substitutions are permitted. In which case, the applicable airtightness targets in Table 3.1.1.4.A must be met.

#### C. Project Design Conditions

**Climatic Zone:** The number of degree days for Ontario cities is contained in Supplementary Standard SB-1  
**Windows, Skylights and Glass Doors:** If the ratio of the total gross area of windows, sidelights, skylights, glazing in doors and sliding glass doors to the total gross area of walls is more than 17%, higher efficiency glazing is required. If the ratio is more than 22%, the SB-12 Prescriptive option may not be used. The total area is the sum of all the structural rough openings. Some exceptions apply. Refer to 3.1.1.1. of SB-12 for further details.  
**Fuel Source and Heating Equipment Efficiency:** The fuel source and efficiency of the proposed heating equipment must be specified in order to determine which SB-12 Prescriptive compliance package table applies.  
**Other Building Conditions:** These construction conditions affect SB-12 Prescriptive compliance requirements.

#### D. Building Specifications

**Thermal Insulation:** Indicate the RSI or R-value being proposed where they apply to the house design. Under the SB-12 Prescriptive option, alternative ICF wall insulation is permitted in certain conditions where other design elements meet higher standards. Refer to SB-12 for further details. Where effective insulation values are being used, the Authority Having Jurisdiction may require supporting documentation.

### BUILDING CODE REQUIREMENTS FOR AIRTIGHTNESS IN NEW HOUSES

All houses must comply with increased air barrier requirements in the building code. Notice of air barrier completion must be provided and an inspection conducted prior to it being covered.

The air leakage rates in Table 3.1.1.4.A are not requirements. This provision is a voluntary provision for when credits for airtightness are claimed. Credit for air tightness allows the designer to substitute the requirements of compliance packages as set out in Table 3.1.1.4.B or 3.1.1.4.C. Neither the air leakage test nor compliance with airtightness targets given in Table 3.1.1.4.A are required, unless credit for airtightness is claimed. Table 3.1.1.4.A provides airtightness targets in three different metrics; ACH, NLA, NLR. Any one of them can be used. OBC Reference Default Air Leakage Rates (Table 3.1.1.4.A)

Building Type	Airtightness Targets				
	ACH @ 50 Pa	NLA @ 10 Pa		NLR @ 50 Pa	
Detached dwelling	2.5	1.26 cm <sup>2</sup> /m <sup>2</sup>	1.81 in <sup>2</sup> /100ft <sup>2</sup>	0.93 L/s/m <sup>2</sup>	0.18 cfm50/ft <sup>2</sup>
Attached dwelling	3.0	2.12 cm <sup>2</sup> /m <sup>2</sup>	3.06 in <sup>2</sup> /100ft <sup>2</sup>	1.32 L/s/m <sup>2</sup>	0.26 cfm50/ft <sup>2</sup>

The building code requires that a blower door test be conducted to verify the air tightness of the house during construction if the SB-12 Prescriptive option with airtightness credit being applied. Results of the airtightness test may need to be submitted to the Authority Having Jurisdiction. Airtightness of less than 2.5 ACH @ 50 Pa (or NLA or NLR equivalent) in the case of detached houses, or 3.0 ACH @ 50 Pa (or NLA or NLR equivalent) in the case of attached houses is necessary to meet the required energy efficiency standard.

#### E. House Designer

The building code requires designers providing information about whether a building complies with the building code to have a BCIN. Exemptions apply to architects, engineers and owners designing their own house.

Form authorized by CHBA, OBOA, LMCSO. Revised November 30, 2016.