

FREQUENTLY ASKED QUESTIONS

WHEN DO I NEED A DEMOLITION PERMIT? You need a demolition permit to completely or partially remove any type of buildings or structures. If you need to demolish an existing detached garage, in order to build a new detached garage you will need a demolition permit and a development permit. The same applies to new houses.

HOW LONG WILL IT TAKE TO RECEIVE MY DEMOLITION PERMIT? Demolition permits, can usually be issued the same day of the application, as long as the fees have been paid, and no special approvals need to be obtained. Most permits are issued within 5 business days

HOW MUCH WILL THE PERMIT COST? There is a very nominal fee for a Demolition Permit based on the square meter size of the building or structure. There is also a refundable security deposit fee.

WHAT INSPECTIONS SHOULD I EXPECT? There will generally be only one inspection for a Demolition project. The inspection will be performed when the project is completed. The finished site should conform to Town of Inuvik **By-law No. 1804: Unsightly Land & Premises By-law**. A copy can be downloaded from our website (www.inuvik.ca)

HOW LONG IS MY PERMIT GOOD FOR? The development permit shall become void if the development has been discontinued for a period of 180 days or has not been actively carried on for a period of 365 days

WHAT ABOUT A MOBILE/MANUFACTURED HOME? The demolition of a mobile/manufactured home requires a demolition permit.

WHAT ABOUT ASBESTOS? Most of the older buildings contain asbestos related products and insulation materials. For example floor tiles or steam pipes might contain asbestos materials. When dealing with hazardous materials it is important to contact WSCC or an environmental consulting firm to determine if a hazardous materials assessment needs to be done

CAN I START DEMOLITION BEFORE MY PERMIT IS ISSUED? No, work must not begin prior to permit issuance. Once all the necessary fees are paid, your development permit will be issued and you may begin demolition. Beginning demolition without a permit can result in fines and penalties



Visit us:

<http://www.inuvik.ca/planning-development/>

This brochure is not a legal document. It is intended to offer general guidance to explain the requirements for Demolishing a building or structure in the Town of Inuvik. Any contradiction, dispute or difference between this brochure and applicable bylaws, plans, policies or guidelines will be resolved by reference to the bylaws or other official documents. Please refer to the Zoning By-Law 2583/P+D/15 for a complete list of regulations or contact:

Town of Inuvik Planning and Development

Town of Inuvik
P.O. Box 1160
#2 Firth Street
Inuvik, NT X0E 0T0

Phone: 867-777-8614
Fax: 867-777-8601
E-mail: kjoseph@inuvik.ca

Town of Inuvik Development and Planning

DEMOLITION OF A STRUCTURE



TOWN OF INUVIK
Our Community • Our Spirit



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Demolishing a Building:

WHAT YOU SHOULD KNOW

- In the Town of Inuvik, **Demolition** of any building/ structure or part of any building requires Development approval. This includes, the demolition of commercial buildings, a house, sheds, garages and mobile homes
- All Demolition permits must be obtained prior to commencing work
- Any asbestos containing materials disturbed or removed as part of the building demolition must be removed from the premises and correctly disposed as per the GNWT Asbestos Removal and Disposal Guidelines
- Special conditions apply when disposing asbestos contained materials at the Town of Inuvik Solid Waste Disposal Facility (SWDF). For more information, Please contact the Director of Public Works (867-777-8615) or email: rcampbell@inuvik.ca
- Prior to demolishing the building, the applicant should notify the fire department (867-777-8637) to discuss the proper safety procedures
- Prior to commencing the demolition it is the responsibility of the owner and/or contractor to ensure **ALL SERVICES ARE DISCONNECTED.**

Before any Demolition please remember to contact the Utility companies to ensure all services are Disconnected



DEVELOPMENT APPLICATION

A complete application includes:

- Completed copy of Form A
- Type of Building or Structure to be Demolished
- Demolition Methods to be used
- Proof that all applicable regulatory authorities have been advised of the proposed demolition, and have received and reviewed any required safety plans
- Planned Demolition start Date
- Planned Demolition Completion Date
- Development application fee

Applications can be downloaded from <http://www.inuvik.ca/planning-development/> or picked up at the Town office #2 Firth Street



DEVELOPMENT FEES

A non-refundable fee and refundable security deposit are required for each Demolition Permit :

Non-refundable Application Fee	Refundable Security Deposit Fee
First 100 Sq. m \$20.00 Up to No Limit	\$5.00 per Sq. m
Each additional 100 sq. m \$10.00	Minimum Deposit: \$200

UPON COMPLETION OF THE DEMOLITION

- When the work is complete, the site must be cleaned and all the debris removed to a suitable disposal site as per the Town of Inuvik as specified in **By-law No. 1804: Unsightly Land & Premises By-law.** Contact the Planning and Development Department for final inspection.
- When the site is restored to the Town's satisfaction, you must request the refund by visiting the Town of Inuvik Office. The refund is **not** automatically sent out.

HAZARDOUS MATERIALS

Before applying for a Demolition Permit, property owner and/or contractor should contact WSCC office: (867) 678-2301 or Fax: (867) 678-2302 or an environmental consulting firm to determine if a hazardous materials assessment needs to be done



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