

Part 1 Compliance

Section 1.1. General

1.1.1. Application of this By-law

1.1.1.1. Application of this By-law

- 1) This By-law applies to any one or more of the following:
 - a) the design and construction of a new *building*,
 - b) the *occupancy* of any building,
 - c) a change in *occupancy* of any *building*,
 - d) an *alteration* of any *building*,
 - e) an addition to any *building*,
 - f) the demolition of any *building*,
 - g) the reconstruction of any *building* that has been damaged by fire, earthquake or other cause,
 - h) the correction of an *unsafe condition* in or about any *building*,
 - i) all parts of any *building* that are affected by a change in *occupancy*,
 - j) the work necessary to ensure safety in parts of a *building*
 - i) that remain after a demolition,
 - ii) that are affected by but that are not directly involved in alterations, or
 - iii) that are affected by but not directly involved in additions,
 - k) except as permitted by the Fire By-law, the installation, replacement, or *alteration* of materials or equipment regulated by this By-law,
 - l) the work necessary to ensure safety in a relocated or removed *building* during and after relocation or removal,
 - m) safety during construction of a *building*, including protection of the public,
 - n) the design, installation, extension, *alteration*, renewal or repair of *plumbing systems*,
 - o) the *alteration*, rehabilitation and change of *occupancy* of *heritage buildings*,
 - p) the design and *construction* of a *marina*,
 - q) the *alteration* of a *marina*, and
 - r) retaining structures greater than 1.2 m in height.
- 2) This By-law does not apply to the following:
 - a) *sewage*, water, electrical, telephone, rail or similar public infrastructure systems located on, or in a *street* or a public transit right of way,
 - b) utility towers and poles, and television, radio and other communication aerials and towers, except for loads resulting from their being located on or attached to *buildings*,
 - c) mechanical or other equipment and *appliances* not specifically regulated in these regulations,
 - d) flood control and hydro electric dams and structures,
 - e) accessory *buildings* less than 10 m² in building area that do not create a hazard,
 - f) with the permission of the *authority having jurisdiction*, temporary *buildings* including
 - i) construction site offices,
 - ii) seasonal storage *buildings*,
 - iii) **deleted**,
 - iv) emergency facilities, and
 - v) similar structures with the permission of the *Chief Building Official*,
 - g) factory built housing and components complying with CSA-Z240 MH Series standard, but this exemption does not extend to on site preparations (siting, foundations, mountings), connection to services and installation of *appliances*,

- h) areas that are specifically exempted from provincial *building* regulations by provincial or federal enactments.
- i) an existing residential *building* with not more than two *dwelling units* located on a parcel which is the subject of an application for a *building permit* to construct a laneway house if there is no renovation or change in use of the existing *building*,
- j) a *noncombustible container* used only for storage of emergency supplies and required by the City’s Emergency Social Services Program if
 - i) the *building area* of the *container* is no more than 15 m²,
 - ii) the *container* is located at least 3 m from any *building*, and
 - iii) the location of the *container* does not obstruct the *exit* path of an *existing building* and the firefighter’s access path to an *existing building*,
- k) structures necessary for the operation of a *public bike share station* if the *public bike share station*
 - i) does not interfere with any public works, public facilities or public amenities,
 - ii) does not include any enclosed structures,
 - iii) does not obstruct the *exit* path of an *existing building* and the firefighter’s access path to an *existing building*, and
- l) structures necessary for the operation of an e-scooter station if the e-scooter station
 - i) does not interfere with any public works, public facilities or public amenities,
 - ii) does not include any enclosed structures,
 - iii) does not obstruct the *exit* path of an *existing building* and the firefighter’s access path to an *existing building*.

Rev 13971

Rev 13971

Rev 13971

3) This By-law applies to both site-built and factory-constructed *buildings*. (See Note A-1.1.1.1.(3).)

4) *Farm buildings* shall conform to the requirements in the National Farm Building Code of Canada 1995.

5) For *heritage buildings*, the Alternative Compliance Measure for Heritage Buildings in Section 11.5. of Division B and the alternative compliance measures in Sentence (6) may be substituted for requirements contained elsewhere in this By-law. (See Note A-1.1.1.1.(5).)

6) Alternative compliance measures to assist in the rehabilitation of *existing buildings* in Section 11.3. of Division B may be substituted for the requirements contained elsewhere in this By-law if the conditions for using the alternatives have been met.

7) Alternative compliance measures to assist in the conversion of *existing buildings* in Section 11.4 of Division B may be substituted for the requirements contained elsewhere in this By-law if the conditions for using the alternative have been met.

1.1.1.2. Application to Existing Buildings

1) Where a *building* is altered, rehabilitated, renovated or repaired, or there is a change in *major occupancy*, the *building* shall be upgraded in accordance with Part 11 of Division B. (See Appendix A.)

1.1.2. Internal References to this By-law

1.1.2.1. Book I (General) of the By-law

1) This is the first of the two Books, Book I (General) and Book II (Plumbing Systems), that together form the Building By-law.

1.1.2.2. Internal References to the By-law

1) Unless a Book is specified, references to “the Vancouver Building By-law,” “the Building By-law,” “the By-law,” “this By-law” and the like shall be read as references to the Book in which they appear.

1.1.3. Appendices, Notes and Annotations

1.1.3.1. Appendices, Notes and References to Appendices and Notes have No Legal Effect

1) The Appendices and Notes of this By-law have no legal effect, except for the Appendices and Appendix Notes that are directly referenced in a Part of this By-law, being the following:

- a) the following Notes:
 - i) A-1.4.1.2.(1) Designated flood plain of Division A, including Figures A-1.4.1.2.(1)-C, D and E,
 - ii) A-1.4.1.2.(1) Flood construction level requirements of Division A,
 - iii) A-Table 9.23.3.5.-B of Division B,
 - iv) A-9.23.13. of Division B, including Table A-9.23.13., and
 - v) A-11.2.1.2. of Division B,
 - b) Appendix C of Division B, and
 - c) Appendix D of Division B.
- 2)** References in parentheses to the Appendices and Notes of this By-law have no legal effect.