

DISTRICT OF HIGHLANDS

BY-LAW NO. 163

BUILDING REGULATION AMENDMENT BYLAW

A By-law of the District of Highlands to amend the “Building Regulation By-Law No. 61”

The Council of the District of Highlands, in open meeting assembled,
ENACTS AS FOLLOWS:

1. The District of Highlands Building Regulation By-Law No. 61, 1995 is hereby amended as follows:
 - (a) The preamble of By-Law No. 61 shall be removed and replaced with the following:

WHEREAS the Local Government Act and the Regulations made pursuant thereto provide that the Building Code of British Columbia applies to the District of Highlands.

AND WHEREAS the Council of District of Highlands believes their role in building regulation is guided by the following principles:

- a) The design review is limited and only concerned with health and life safety issues,
- b) Building inspections are intended as an audit function at specific stages of construction for health and safety concerns, and
- c) The building inspection role is not to “guarantee” the work or to ensure the quality of the construction.

District of Highlands Building Regulation Amendment By-Law No. 163, 2001

THEREFORE the Council of the District of Highlands, in open meeting assembled, enacts and retains this by-law for the purpose of regulating construction within the District of Highlands for the general public interest. The activities undertaken by or on behalf of the District of Highlands pursuant to this by-law are for the sole purpose of providing a limited and interim spot checking function for reasons of public health and safety. It is not contemplated nor intended, nor does the purpose of this by-law extend:

- a) to the protection of owners, owner/builders or builders from economic loss,
 - b) to the assumption by the District of Highlands of any responsibility for ensuring the compliance by an owner, his representatives or any employee, contractor or design professionals retained by him, with the current edition of the British Columbia Building Code, the requirements of this by-law or any applicable codes or standards,
 - c) to providing to any person a warranty of design or workmanship with respect to any building or structure for which a building permit is issued under this by-law, or
 - d) to providing a warranty or assurance that construction undertaken pursuant to building permits issued by the District of Highlands is free of any defects.
2. Appendix "I" of Building Regulation By-Law No. 61 be deleted in its entirety and replaced with the Appendix "I" attached to this by-law.
 3. This By-Law may be cited for all purposes as the "District of Highlands Building Regulation Amendment By-Law No. 163, 2001.

District of Highlands Building Regulation Amendment By-Law No.163, 2001

READ A FIRST TIME THIS 3RD DAY OF JULY, 2001

READ A SECOND TIME THIS 3RD DAY OF JULY, 2001

READ A THIRD TIME THIS 3RD DAY OF JULY, 2001

ADOPTED THIS 16TH DAY OF JULY, 2001

MAYOR

CLERK