

# What kind of permit do I need?

## Municipalities (St. George, Saint Andrews, McAdam Harvey)

Building permit	Development permit
<p>Any structural alteration, addition, construction of occupied property (residential/commercial) including attached decks, installation of bedroom windows (egress requirements).</p> <p>Any garage or accessory (storage) building greater than 600 square feet: must meet code (Frost walls or engineered slab)</p> <p>Cost: varies based on nature of work.</p> <p>Roofing, siding, or similar non-structural renovation does NOT require a permit, but may still have to meet municipal design standards or other bylaws: call us to confirm.</p>	<p>For building an accessory building less than 600 square feet: sheds and garages. Also includes steps or small decks NOT attached to a house</p> <p>Cost: \$50.</p> <p>Advantages: do not have to meet standards of national Code. (ie: can use milled lumber)</p> <p>Disadvantages: cannot be used for residential occupancy of any kind.</p> <p>Must still conform to zoning bylaws for setback and height</p>

## Unincorporated areas (Southern York County, all of Charlotte County)

Building permit	Development permit
<p>Any structural alteration, addition, construction of occupied property (residential/commercial) including attached decks, installation of bedroom windows (egress requirements).</p> <p>Any residential building greater than 604 square feet.</p> <p>Any primary commercial/business structure not considered “accessory” to the land use, OR accessory buildings with area &gt;2,100 square feet or truss span &gt; 32 feet.</p> <p>Cost: varies based on nature of work.</p> <p>Roofing, siding, or similar non-structural renovation does NOT require a permit</p>	<p>For building an accessory building less than 2100 square feet AND a truss span less than 32 feet: sheds and garages OR Residential occupancy less than 604 square feet (camp).</p> <p>Also includes steps or small decks NOT attached to a house</p> <p>Cost: \$50.</p> <p>Advantages: do not have to meet standards of national Code. (ie: can use milled lumber)</p> <p>Disadvantages: In <i>some</i> situations may not be used for <b>primary occupancy</b>.</p> <p>Must still conform to zoning regulations for setback and land use in planning areas like Pennfield, Lepreau, Bayside, St. David, etc.</p>



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