

BUILDING DEPOSIT

TOWN OF GRAND COULEE

BYLAW NO 15-2017

A BYLAW OF THE TOWN OF GRAND COULEE IN THE PROVINCE OF SASKATCHEWAN FOR BUILDING DEPOSIT

The Council of the Town of Grand Coulee in the Province of Saskatchewan enacts as follows:

1. Property owners will be required to place a building deposit in the amount of two thousand dollars (\$2,000.00) with the Town at the time of applying for a building permit for a primary building.
2. The Town will refund the deposit upon the completion of the building and lot in accordance with the prescribed terms contained in Appendix A of this bylaw and the lot purchase agreement, if any, and upon completion of the application for the refund. The deposit may be retained and forfeited in whole or in part in the event completion of such terms does not meet the Town's requirements.
3. Bylaw 04-2015 is hereby repealed.
4. This bylaw shall come into force and effect on the day of its final reading.

SEAL

Mayor

Administrator

Read a third time and adopted
this 11th day of April, 2017.

Administrator

TOWN OF GRAND COULEE
BYLAW NO 15-2017
APPENDIX A

Date: _____

Dear: _____

Re: _____

This is to advise you of your deposits and requirements of your permit for the above property.

1. ITEMS REQUIRED TO RECEIVE A REFUND OF THE BUILDING DEPOSIT

The Town has adopted a Bylaw whereby a \$2,000.00 building deposit will be collected at the time of the building permit, to ensure the requirements for the building permit and the lot purchase agreements, where applicable, are adhered to by the builder/owner.

A. BUILDING PERMIT REQUIREMENTS

_____ Surveyor Certificate and/or Real Property Report

_____ Finished grade levels certified (Finished grade level for the lot is the responsibility of the builder).

_____ The final building inspection and occupancy must be approved by the Town building inspector before occupancy. Move in prior to obtaining an occupancy permit may result in forfeiture of the deposit.

_____ Deficiencies must be corrected as listed on the final building inspection report. Once the deficiencies are corrected, a building inspection maybe be required, if stated on the final report. Any extra inspection costs will be taken from the deposit.

_____ Completion of outside construction items on the house.

_____ Water meter and reader installed and verified working.

B. LOT PURCHASE AGREEMENT REQUIREMENTS

_____ Landscaping,

_____ Fences,

_____ Driveways,

_____ And any other requirement stated in the lot purchase agreement, signed with the developer.

“OWNER” INFORMATION

The homeowner is responsible to have a licensed plumber come pick up a water meter at the Town Office and install it. The water meter is supplied free of charge. PLEASE NOTIFY THE TOWN OFFICE minimum 2 WEEKS PRIOR TO MOVE IN DATE.

If you have any questions, please contact the Town Office at 306-352-8694.