



This issue of Building Edmonton was sent out on September 10, 2019

Website Updates for Commercial Buildings

We heard you! The edmonton.ca website has been updated to support customers applying for development and building permits for projects such as developing new commercial buildings and making changes to existing commercial buildings.

New website content includes application requirements, application standards, process diagrams, samples and checklists.

Major changes to the website include:

- Updates to the Permits, Development, and Construction webpage - edmonton.ca/permits
- New webpage: New Commercial Buildings - edmonton.ca/newbuildings
- New webpage: Changes to Existing Buildings - edmonton.ca/buildingchanges
- New webpage: Zoning Approval for Businesses - edmonton.ca/zoningforbusiness

In the Fall, the Urban Form Business Transformation initiative will focus on updates to website pages related to Safety Codes.

For more information about the Customer-Oriented Website Enhancements project, please contact uftransformation@edmonton.ca

Zoning Bylaw Renewal Survey

Help create and shape Edmonton's new Zoning Bylaw by providing your feedback through our [online survey](#).

The Zoning Bylaw is the rule book for how Edmonton is developed. It sets out the types and sizes of buildings that can be built on private properties, and what can happen on that property. Our current Zoning Bylaw is a patchwork quilt of regulations, overlays, amendments and zoning types. As Edmonton has grown and expanded, more and more patches have been added to the Zoning Bylaw to keep up with the changes. It's become very complex and now the current bylaw sometimes stands in the way of good development rather than encouraging it.

With your help, we will create a bylaw that lets us continue to make Edmonton a city that attracts new residents and new businesses to build communities that people will want to call home.

For more information, please visit the [project webpage](#).



House Permits: Subcontractor Information can now be Managed Online

To better align with how home construction projects are delivered, builders can now provide us with the subcontractor information [online](#) at any time following the initial application through to when inspections start to occur. We've also made it easier to find the subcontractors by their company name.

To update the subcontractor information, just open the house permit project from the dashboard and use the *Update Subcontractors* button next to the building permits listed in the project.

Subcontractors will be notified immediately by email that they've been listed on a house permit project. This will support ensuring that the correct contractors have been provided and enhance communication between builders and subcontractors.

A few process reminders:

1. We do not require the subcontractors to be provided at the time of application for house permits, including those that are requesting a footing and foundation partial building permit. Subcontractor information can still be provided if known but is optional.
2. Subcontractors must be provided prior to scheduling the associated trade inspections. You will be unable to schedule an inspection if the relevant subcontractor has not yet been provided.
3. With this new online feature for house permits, customers will no longer need to use the paper-based contractor change request form.

If you have any questions or feedback, please contact eservices@edmonton.ca.

New App Lets you Journey into Edmonton's Past

On This Spot is a new, free app that lets you take a virtual journey into Edmonton's past. The app features two walking tours, historic photos and a program that highlights historic areas to users wherever they are in the city. The On This Spot website also offers a range of then and now photos of Edmonton.

The app allows users to hold a mobile device up to specific buildings to view a historical overlay of what was once there. With location services, the app can let you know if you are near a historic site anywhere in the city.

The two walking tours highlight the history of Strathcona and the early life of pioneer John Walter, a prominent city builder of the early 1900s.



On This Spot Enterprises, developed the app in partnership with the City Planning Branch. The City provided much of the historical background for the app and worked with the Edmonton Archives to source photos.

Since its introduction on July 26, more than 3,600 people have downloaded the app.

To access the app go to www.onthisspot.ca

[Installation Guide for Residential Utility Services](#)

The [Installation Guide for New Residential Utility Services](#) has been updated and all updates have been approved by the City of Edmonton, EPCOR, ATCO, and Canadian Home Builders Association.

If you have any questions, please contact Gerry Wiles at 780.423.5862 or gerry.wiles@edmonton.ca.

*****Effective November 1, 2019*****

[Electrical Load Calculations for Secondary Suites](#)

The City has developed an [Electrical Load Calculations form](#) for when a Secondary suite and/or Garage/Garden suite is being added to a new or existing single-family home and is using the primary home electrical service to supply power for both or all dwelling units.

The [Electrical Load Calculations form](#) must be filled out and submitted at the permit application stage prior to starting the project.

This update is reflected in the 2018 Canadian Electrical Code and will also assist Epcor in managing infrastructure.