

Building Standards Advisory

Promoting construction of safe, healthy, habitable buildings

Saskatchewan Amendments to the National Building Code 2015

In Canada, provincial and territorial governments have the authority to enact legislation that regulates building design and construction within their jurisdictions. *The Uniform Building and Accessibility Standards Act* is the legislation that sets out the framework for development, adoption, and implementation of building and accessibility standards in the Province of Saskatchewan. Under this framework, Saskatchewan has adopted the National Building Code 2015 effective and in force January 1, 2018. Saskatchewan amends the National Building Code as found in the Appendix of *The Uniform Building and Accessibility Standards Regulations*. For added reference, Section 9.36. Energy Efficiency is not in force until January 1, 2019, and 3.1.2.5.(2)(d) is not in force until April 1, 2019.

Saskatchewan has adopted the National Building Code 2015 effective and in force January 1, 2018.

Appendix

Amendments to the National Building Code of Canada 2015

[Subsection 3(1)]

- 1 The National Building Code of Canada 2015 is amended in the manner set forth in this Appendix.
- 2 Sentence 1.1.1.1.(3) of Division A is repealed.
- 3 Article 1.4.1.2. of Division A is amended:

(a) by adding the following definition after the definition of *Alteration*:

Alternative family care home means a *dwelling unit* used as a single housekeeping unit where *care* is provided to the residents,

- that provides sleeping accommodation for not more than 10 occupants, and
- that is in a *building* where:
 - the occupancy of the *building* is either *residential occupancy* or *care occupancy*, and
 - there is not more than one other *dwelling unit* (See Note A-1.4.1.2.(1)); and

(b) by adding the following definition after the definition of *Caisson*:

Capable of self-preservation means that a person is capable of recognizing and responding to an emergency given his or her physical, cognitive and behavioural abilities, and is able to arise and walk, or transfer from a bed or chair to a means of mobility, and leave the *building* or move to a safe location on his or her own without the assistance of another person.



- 4 Sentence A-1.4.1.2.(1) of the Notes to Part 1 of Division A is amended by adding the following information after the second paragraph of the definition of *Care Occupancy*:

Care occupancies include *occupancies* within the following:

- the following *buildings* that are governed by *The Mental Health Services Act*:
 - an approved home
 - an approved facility providing *care* service without *treatment*
 - an in-patient facility providing *care* service without *treatment*
- the following *buildings* that are governed by *The Personal Care Homes Act*:
 - a convalescent home
 - a hospice home
 - a personal care home
- the following *buildings* that are governed by *The Residential Services Act*:
 - an approved private-service home
 - an approved home
 - a boarding home
 - a custodial residence
 - a detoxification home without *treatment*
 - an emergency shelter
 - a group home
 - a group living home
 - a maternity home
 - the North View Home
 - a nursing home
 - a palliative care facility
 - the South View Home
 - a private-service home
 - a residential service facility
 - a respite home
 - a special-care home
 - a transition house
- the following *buildings* that are governed by *The Youth Justice Administration Act*:
 - a custodial home
 - a place of open custody
- the following *buildings* that are governed by *The Youth Drug Detoxification and Stabilization Act*:
 - a detoxification home without *treatment*
 - a detoxification facility without *treatment*
- Any other home or other *building* similar to those mentioned above where *care* is provided.

- 5 Article 1.3.1.1. of Division B is repealed and the following is substituted:

1.3.1.1. Effective Date

- 1) Except as provided in Sentences (2) and (3) or otherwise in this Code, the documents referenced in this Code shall include all amendments, revisions, reaffirmations, reapprovals, addenda and supplements effective to 30 June 2014.
- 2) All references to CSA B149.1 'Natural Gas and Propane Installation Code' will be a reference to the latest edition adopted pursuant to *The Gas Inspection Regulations*.



- 3) All references to CSA C22.1 ‘Canadian Electrical Code, Part 1’ will be a reference to the latest edition adopted pursuant to *The Electrical Inspection Regulations*.

6 The following entry is added to Table 1.3.1.2. of Division B where it would appear alpha-numerically:

ULC CAN/ULC-S132-16	Standard Method of Tests for Emergency Exit and Emergency Fire Exit Hardware	3.4.6.16.(2)
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7 Article 3.1.2.5. of Division B is repealed and the following substituted:

3.1.2.5. Alternative Family Care Homes

- 1) *Alternative family care homes* with 5 or fewer occupants-in-care and 10 or fewer total occupants are permitted to be classified as *residential occupancies* within the application of Part 9, but only if:
 - a) interconnected *smoke alarms* are installed in accordance with Article 9.10.19.3.,
 - b) carbon monoxide alarms are installed in accordance with Article 9.32.3.9., and
 - c) emergency lighting is provided in accordance with Article 9.9.12.3.
- 2) *Alternative family care homes* with 6 or more occupants-in-care and 10 or fewer total occupants are permitted to be classified as *residential occupancies* within the application of Part 3, but only if:
 - a) interconnected *smoke alarms* are installed in accordance with Article 3.2.4.20.,
 - b) carbon monoxide alarms are installed in accordance with Article 6.9.3.1.,
 - c) emergency lighting is provided in accordance with Subsection 3.2.7., and
 - d) either:
 - i) the occupants are *capable of self-preservation*, or
 - ii) the *building* is *sprinklered* throughout.

8 Sentence 3.2.5.12.(2) of Division B is repealed and the following substituted:

- 2) Instead of the requirements of Sentence (1), NFPA 13R, ‘Installation of Sprinkler Systems in Low-Rise Residential Occupancies,’ is permitted to be used for the design, construction and installation of an automatic sprinkler system installed
 - a) in a *building of residential occupancy* throughout that
 - i) is not more than 4 *storeys* in *building height* and conforms to Articles 3.2.2.47., 3.2.2.48., 3.2.2.50., 3.2.2.51., or 3.2.2.54., or
 - ii) is not more than 3 *storeys* in *building height* and conforms to Article 9.10.1.3., or
 - b) in a *building of care occupancy* provided
 - i) it contains not more than 2 *suites of care occupancy*,
 - ii) it has not more than 10 occupants in each *suite*, and
 - iii) is not more than 3 *storeys* in *building height* and conforms to Articles 3.2.2.42. to 3.2.2.46.

(See Note A-3.2.5.12(2).)

9 Sentence 3.2.5.12.(3) of Division B is repealed and the following substituted:

- 3) Instead of the requirements of Sentence (1), NFPA 13D, ‘Installation of Sprinkler Systems in One- and Two-Family Dwellings and Manufactured Homes,’ is permitted to be used for the design, construction and installation of an automatic sprinkler system installed
 - a) in a *building of residential occupancy* throughout that contains not more than 2 *dwelling units*, or



- b) in a *building* of *care occupancy*, provided
 - i) it contains not more than 1 *suite* of *care occupancy*, it has not more than 10 occupants and a 30-minute water supply demand can be met, or
 - ii) it contains not more than 2 *suites* of *care occupancy*, it has not more than 5 occupants in each *suite* and a 30-minute water supply demand can be met.

(See Note A-3.2.5.12(2)).

- 10 Clause 3.2.7.9.(1)(b) of Division B is amended by adding the words ‘and the *building* is within the scope of Subsection 3.2.6.’ after ‘supplied to the *building*’.
- 11 Sentence 3.3.2.7.(1) of Division B is amended by adding the words ‘locking or’ before the word ‘latching’ and by adding the words ‘lock or’ before the word ‘latch’.
- 12 Sentence 3.4.6.16.(2) of Division B is amended by striking out the words ‘If a door is equipped with a latching mechanism, a device that will release the latch and allow the door to swing wide open’ and replacing it with the words ‘If a door is equipped with a locking or latching mechanism, a device that complies with ULC-S132 ‘Standard Method of Tests for Emergency Exit and Emergency Fire Exit Hardware’ and that will release the lock or latch and allow the door to swing wide open.’
- 13 Sentence 3.4.6.16.(3) of Division B is amended by adding the words ‘lock or’ before each occurrence of the word ‘latch’.
- 14 Sentence 3.5.4.1.(1) of Division B is amended by adding the words ‘that is more than 3 *storeys* in *building height*’ after ‘If one or more elevators are provided in a *building*’.
- 15 The following Article is added after Article 3.8.2.11. of Division B:

3.8.2.12. Residential Occupancies

- 1) Notwithstanding Clause 3.8.2.8.(2)(a), in a *building* of *residential occupancy*, except where *dwelling units* are intended to be individually controlled by separate *owners*, at least the greater of
 - a) one, or
 - b) 5%of the *suites* required to be accessible by a *barrier-free* path of travel shall be *barrier-free* in conformance with Article 3.8.3.22. (See Article 9.5.2.3.)
- 16 Clause 3.8.2.8.(2)(a) of Division B is amended by adding the words ‘except as required in Article 3.8.2.12.’ after ‘a *suite* of *residential occupancy* or a *suite* of *care occupancy*.’
- 17 The following Article is added after Article 3.8.3.21. of Division B:

3.8.3.22. Residential Occupancies

- 1) Except as provided in this Article, *suites* within a *residential occupancy* that are required to be *barrier-free* shall conform to the applicable requirements of this Article.
- 2) In washrooms there shall be
 - a) a floor space of at least 1 500 mm by 1 500 mm with no encroachment other than the water closet,
 - b) a door that
 - i) swings outward, unless sufficient room is provided within the washroom to permit the door to be closed without interfering with a wheelchair,
 - ii) slides, or



- iii) is a solid folding door,
- c) a water closet that conforms to Clauses 3.8.3.11.(1)(d) and (e) and Sentence 3.8.3.13.(1),
- d) a lavatory that conforms to Article 3.8.3.15.,
- e) where a bathtub is provided, a bathtub equipped with
 - i) faucet handles of the lever type without spring loading,
 - ii) a pressure equalizing valve or an automatic thermostatic mixing valve controlled by a lever or other device operable with a closed fist from the seated position,
 - iii) a recessed soap holder that is within reach of a person in a seated position,
 - iv) an integral slip-resistant bottom,
 - v) grab bars that have
 - A) a horizontal section not less than 900 mm in length mounted on the back wall not less than 150 mm nor more than 300 mm above the rim of the bathtub, and
 - B) a vertical section continued from the horizontal section to rise not less than 600 mm from the horizontal section and located not less than 275 mm nor more than 325 mm from the end of the bathtub at which the controls are located, and
 - vi) where a shower is provided, a shower equipped
 - A) without shower doors, and
 - B) with a hand-held shower head with not less than 1 500 mm of flexible hose, located adjacent to the faucets and controls so that it can be reached from the seated position and equipped with a support so that it can operate as a fixed shower head.

- 3) In kitchens there shall be
 - a) a clearance of not less than 1 500 mm between counters and all opposing base cabinets, countertops, appliances or walls, and
 - b) a clear turning circle of not less than 1 500 mm in diameter below countertop height.
- 4) In sleeping rooms there shall be a clear turning circle of not less than 1 500 mm in diameter on one side of the bed.
- 5) Balconies shall be *barrier-free* and shall conform to the size requirements of Sentence 3.3.1.7.(4).
- 6) Kitchen sinks, laundry sinks and other types of sinks shall have
 - a) faucet handles of the lever type without spring loading,
 - b) no sharp edges or rough corners, and
 - c) all exposed pipes 1 200 mm or less above the floor insulated or otherwise protected where they may constitute a burn hazard.

18 Article 6.9.3.1. of Division B is repealed and the following substituted:

6.9.3.1. Carbon Monoxide Alarms

- 1) This Article applies to every *building* that contains a *residential occupancy*, a *care occupancy* with individual *suites*, a *care occupancy* containing sleeping rooms not within a *suite*, a *treatment occupancy* or a *detention occupancy*, and that also contains
 - a) a fuel-burning *appliance*, or
 - b) a *storage garage*.



- 2) Carbon monoxide (CO) alarms required by this Article shall
 - a) conform to CAN/CSA-6.19, 'Residential Carbon Monoxide Alarming Devices,'
 - b) be equipped with an integral alarm that satisfies the audibility requirements of CAN/CSA-6.19, 'Residential Carbon Monoxide Alarming Devices,'
 - c) have no disconnect switch between the overcurrent device and the CO alarm, where the CO alarm is powered by the electrical system serving the *suite* (see Note A-6.9.3.1.(2)(c)), and
 - d) be mechanically fixed at a height above the floor as recommended by the manufacturer.
- 3) Where a fuel-burning *appliance* is installed in a *suite of residential occupancy*, a *suite of care occupancy*, a *treatment occupancy* or in a *detention occupancy*, a CO alarm shall be installed
 - a) inside each bedroom, or
 - b) outside each bedroom, within 5 m of each bedroom door, measured following corridors and doorways.
- 4) Where a fuel-burning *appliance* is installed in a *service room* that is not in a *suite of residential occupancy*, a *suite of care occupancy*, a *treatment occupancy* or in a *detention occupancy*, a CO alarm shall be installed
 - a) either inside each bedroom, or if outside, within 5 m of each bedroom door, measured following corridors and doorways, in every *suite of residential occupancy* or *suite of care occupancy* that shares a wall or floor/ceiling assembly with the *service room*, and
 - b) in the *service room*.
- 5) For each *suite of residential occupancy*, *suite of care occupancy*, *treatment occupancy* or *detention occupancy* that shares a wall or floor/ceiling assembly with a *storage garage* or that is adjacent to an attic or crawl space to which the *storage garage* is also adjacent, a CO alarm shall be installed
 - a) inside each bedroom, or
 - b) outside each bedroom, within 5 m of each bedroom door, measured following corridors and doorways.

19 The following Article is added after Article 8.1.1.3. of Division B:

8.1.1.4. Occupational Health and Safety

- 1) In the case of conflict between the provisions of this part and *The Occupational Health and Safety Regulations, 1996*, the provisions of *The Occupational Health and Safety Regulations, 1996* govern.

20 Sentence 9.9.6.8.(1) of Division B is amended by adding the words 'lock or' before the word 'latch'.

21 Article 9.10.2.2. of Division B is repealed and the following substituted:

9.10.2.2. Alternative Family Care Homes

- 1) *Alternative family care homes* are permitted to be classified as *residential occupancies* (Group C) provided that the home conforms to Article 3.1.2.5.

22 Sentence 9.10.15.1.(1) of Division B is repealed and the following substituted:

- 1) This Subsection applies to
 - a) *buildings* that contain only *dwelling units* and have not more than one *dwelling unit* above another *dwelling unit*; and
 - b) houses with a *secondary suite* including their common spaces.

(See Note A-9.10.15.1(1).)



23 Sentence A-9.10.15.1.(1) of the Notes to Part 9 of Division B is repealed and replaced with the following:

A-9.10.15.1.(1) Application of Subsection 9.10.15.

The *buildings* to which Subsection 9.10.15. applies include:

- traditional individual detached houses with or without a *secondary suite*,
- semi-detached houses (doubles) where each house may contain a *secondary suite*,
- row houses, where any house may contain a *secondary suite* (see Sentence 9.10.11.2.(1)), and
- stacked *dwelling units* where one of them is a *secondary suite*.

Subsection 9.10.15. does not apply to stacked row houses or multiple unit *residential buildings* containing more than 4 total units including duplex units or *secondary suites*.

24 Article 9.32.3.9. of Division B is repealed and the following substituted:

9.32.3.9. Carbon Monoxide Alarms (See Note A-9.32.3.9.)

- 1) This Article applies to every *building* that contains a *residential occupancy*, a *care occupancy* with individual *suites*, a *care occupancy* containing sleeping rooms not within a *suite* or an *alternative family care home*, and that also contains
 - a) a fuel-burning *appliance*, or
 - b) a *storage garage*.
- 2) Carbon monoxide (CO) alarms required by this Article shall
 - a) conform to CAN/CSA-6.19 ‘Residential Carbon Monoxide Alarming Devices,’
 - b) be equipped with an integral alarm that satisfies the audibility requirements of CAN/CSA-6.19 ‘Residential Carbon Monoxide Alarming Devices,’
 - c) have no disconnect switch between the overcurrent device and the CO alarm, where the CO alarm is powered by the *dwelling unit’s* electrical system, and
 - d) be mechanically fixed at a height recommended by the manufacturer.
- 3) Where a room contains a solid-fuel-burning *appliance*, a CO alarm conforming to CAN/CSA-6.19 ‘Residential Carbon Monoxide Alarming Devices’ shall be mechanically fixed
 - a) at the manufacturer’s recommended height where these instructions specifically mention solid-fuel-burning *appliances*, or
 - b) in the absence of specific instructions related to solid-fuel-burning *appliances*, on or near the ceiling.
- 4) Where a fuel-burning *appliance* is installed in a *suite* of *residential occupancy*, in a *suite* of *care occupancy* or in an *alternative family care home*, a CO alarm shall be installed
 - a) inside each bedroom, or
 - b) outside each bedroom, within 5 m of each bedroom door, measured following corridors and doorways.
- 5) Where a fuel-burning *appliance* is installed in a *service room* that is not in a *suite* of *residential occupancy*, a *suite* of *care occupancy* or an *alternative family care home*, a CO alarm shall be installed
 - a) either inside each bedroom, or if outside, within 5 m of each bedroom door, measured following corridors and doorways, in every *suite* of *residential occupancy* or *suite* of *care occupancy* that shares a wall or floor/ceiling assembly with the *service room*, and
 - b) in the *service room*.



- 6) For each *suite of residential occupancy*, a *suite of care occupancy* or an *alternative family care home* that shares a wall or floor/ceiling assembly with a *storage garage* or that is adjacent to an attic or crawl space to which the *storage garage* is also adjacent, a CO alarm shall be installed
 - a) inside each bedroom, or
 - b) outside each bedroom, within 5 m of each bedroom door, measured following corridors and doorways.

- 7) Where CO alarms are installed in a house with a *secondary suite*, including their common spaces, the CO alarms shall be wired so that the activation of any one CO alarm causes all CO alarms within the house with a *secondary suite*, including their common spaces, to sound.

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