

BUILDING AND PLUMBING REGULATION BYLAW AMENDMENT BYLAW (NO. 2)
A BYLAW OF THE CITY OF VICTORIA

The purpose of this Bylaw is to amend the *Building and Plumbing Regulation Bylaw* to impose local building requirements in relation to the reduction of greenhouse gas emissions in accordance with the emission level standards in the BC Building Code, and update the Energy Step Code requirements.

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Under its statutory powers, including sections 8(3)(l) of the *Community Charter*, the Council of the Corporation of the City of Victoria, in an open meeting assembled, enacts the following provisions:

Title

- 1 This Bylaw may be cited as the "Building and Plumbing Regulation Bylaw Amendment Bylaw (No. 2)".

Definition

- 2 "Building Bylaw" means the Building and Plumbing Regulation Bylaw No. 17-113.

Amendments to the Building Bylaw

- 3 The Building Bylaw is amended
 - (a) in section 2 by adding the following definition immediately after the definition of "cost of construction":

"emissions level" means the greenhouse gas emissions level as described in Article 9.37.1.3 of Division B for buildings regulated under Part 9 of the Building Code and Article 10.3.1.3 of Division B for building regulated under Part 3 of the Building Code;" ; and

- (b) by repealing section 11A and replacing it with the following:

“11A A building regulated by Part 3 of the Building Code that is six storeys or less must be designed and constructed to meet the minimum performance requirements specified in Step 3 of the Energy Step Code.”.

Greenhouse Gas Emissions Levels on November 1, 2023 for Part 9 Buildings

- 4 The Building Bylaw is amended by

- (a) in the table of contents by adding, immediately below section 11A, the following:
“11B Greenhouse Gas Emission Levels”; and
- (b) inserting, immediately after section 11A, the following as a new section 11B:

“Greenhouse Gas Emission Levels

11B A building regulated by Part 9 of the Building Code with major occupancy classified as residential occupancy must be designed and constructed in conformance with emissions level 4.”.

Greenhouse Gas Emissions Levels on July 1, 2024 for Part 3 Buildings Six Storeys or less

- 5 The Building Bylaw is amended by renumbering section 11B as 11B(1) and adding the following as a new subsection (2):

“(2) A building regulated by Part 3 of the Building Code with major occupancy classified as residential that is six storeys or less must be designed and constructed in conformance with emission level 4.”.

Greenhouse Gas Emissions Levels on November 1, 2024 for Part 3 Residential Buildings

- 6 The Building Bylaw is amended in section 11B by deleting subsection (2) and replacing it with the following:

“(2) A building regulated by Part 3 of the Building Code with major occupancy classified as residential occupancy, business and personal services occupancy, or mercantile occupancy must be designed and constructed in conformance with emissions level 4.”.

Effective Date

- 7 This bylaw comes into force on May 1, 2023, except:

- (a) section 4, which comes into force on November 1, 2023;

- (b) section 5, which comes into force on July 1, 2024; and
- (c) section 6, which comes into force on November 1, 2024.

READ A FIRST TIME the **20th** day of **April** 2023.

READ A SECOND TIME the **20th** day of **April** 2023.

READ A THIRD TIME the **20th** day of **April** 2023.

ADOPTED on the day of 2023.

CITY CLERK

MAYOR