

STARTING A NEW BUSINESS

There are various steps involved when starting a new business in the Town of Battleford. This package includes the following forms: Development Permit, Building Permit, Commercial-Industrial Builders Incentive, Sign Guidelines, and Business License. Please fill out all required forms and pay all associated fees.

PROCESS

1. Development Permit

Any change of use or alteration to the building requires a development permit. This ensures the type of business is permitted in the zoning district and conforms to the Zoning Bylaw.

2. Building Permit

A Building Permit is required if there is any new construction or structural alterations planned. Building Permits must be obtained prior to any construction.

3. Commercial-Industrial Builders Incentive

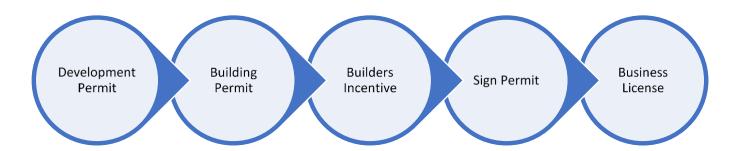
A tax incentive is open to any company or individual(s) desiring to construct a new commercial or industrial building in the Town of Battleford.

4. Signs

All signs require a development permit to ensure they meet zoning regulations. Free standing signs require a building permit along with a development permit. Please obtain the required application forms from the Town Hall.

5. Business License

All businesses or persons providing goods or services in Battleford must obtain a Town of Battleford Business License. Please refer to Table 1 to determine the type of business. A business license is valid for the calendar year, being January 1st to December 31st and must be renewed annually. Please ensure you meet all provincial and federal regulations prior to applying for a Town of Battleford business license.



This is to be used as a quick reference only. More information may be required depending on the type of development. Please refer all your questions to Town Hall at 306-937-6200.

TABLE 1. Type of Business	Local	Non-Local
Automatic Devices & Vending Machines		J
General Contractors	J	
Sub-contractors:	J	<u> </u>
Electrical	•	
Plasterers/Drywall Applicators/Brick Layers		
Painting/Decorating/Sign Painting		
Plumbing & Heating		
Roofing & Eavestroughing		
Landscaping		
Sewer Line Cleaners		
Excavation & Paving Trades		
• Welders		
Interior & Exterior Renovations		
Service/Support/Maintenance/Repair Contractors:	J	J
Septic Tank Cleaning	•	
Caterers (Bar Services & Mobile Canteens)		
Carpet Cleaners		
Janitorial Services		
Yard Maintenance (more than 6 months – includes snow removal, lawn &		
garden)		
Handyman/Repairman		
Auctioneers		
• Locksmiths		
 Photographers 		
Building Movers (Mobile Homes/RTM Home Movers)		
Appraisal Companies		
Security System Sale Companies		
Seasonal Yard Maintenance	J	J
(under 6 months – snow removal, lawn & garden)		
Home Based Business	J	
Commercial/Industrial Businesses	J	
Direct Sellers:	J	\checkmark
 Not required to be licensed under the Direct Sellers Act 		
 Direct Sellers (A) – over \$100/sale 		
Direct Sellers (B) – under \$100/sale		
Farmer's Market	J	J
Taxi Cabs	J	
Real Estate Agencies	J	√
Transient Traders:	J	\checkmark
General Merchandise – per day		
General Merchandise – annual		
Fish, Fruit, Produce - annual		
Second-Hand Stores		
Unclassified:	J	J
• Sales – between \$1.00 - \$50.00/sale		
• Sales – over \$50.00 but under \$100.00/sale		
• Sales – over \$100.00/sale		
Special Events (per event):		J
• Concerts		
• Cabarets		
Wrestling		
Circus (per day)		J



TOWN OF BATTLEFORD Application #: ____

Application #:

APPLICATION FOR DEVELOPMENT PERMIT

THIS IS NOT A DEVELOPMENT PERMIT -

You are advised to check the regulations in the Town of Battleford Zoning Bylaw that govern the type of development being proposed prior to completing this application. Fill out only those sections of the application which are relevant to your proposal. Attach additional sheets if necessary.

1	Applicant Inf	ormation	2	Registered Ov	vner Information	(if differer	nt from a	ipplicant)
	Full Name			Full Name				
	Address			Address				
	Phone			Phone				
	Fax			Fax				
	Email			Email				
3	Property Info	ormation (include any applicable)						
	Civic Address _							
	Lot	Block Registered Plan No.						
		¼ Sec	'	wp	Rge		Mer.	W3M
4	Proposed De	velopment Information						
	a) Existing use of	of land and/or buildings:						
					EVICTING CIZE.			
					_ EXISTING SIZE:			
	b) Proposed us	e of land and/or buildings:						
					PROPOSED SIZE	:		
	a) Duamagad ag	and alternation of buildings.						
	c) Proposed coi	nstruction and alteration of buildings: _						
	d) List any adjacent or nearby land uses:							
	e) Any addition	al information which may be relevant:_						
	f) Proposed dat	e of start: g)	Prop	osed date of co	ompletion:			

5	Development Context
	Consult the Town of Battleford Official Community Plan Bylaw, Map 1 – Future Land Use Concept, and indicate with x whether
	the proposed development site is located within any of the following areas: Existing Residential Future Industrial Future Community Service Future Parks & Recreation Future Parks & Infrastructure Future Utilities & Infrastructure Potential Residential Potential Mixed-Use Potential Commercial Potential Potential Commercial Potential Commercial Potential Commercial
	Future Residential Potential Industrial Potential Community Service Potential Parks & Recreation Potential Utilities & Infrastructure
6	Site Plan / Vicinity Map On the last page of this application, or on an additional attached page, include a Site Plan of the proposed development that
7	clearly shows: a) boundaries and dimensions of the site and adjacent lots b) location and size of all existing and proposed buildings and structures c) utility lines, easements, or topographic features Application Fees d) treed areas, water courses or bodies, landscaping and proposed lot grade information e) location of existing and proposed access points to streets and lanes
,	As per the Town of Battleford Zoning Bylaw, Section 3.14 – Fees, the applicable fees for a development permit are as follows:
	a) Permitted principal use: \$100.00 e) Discretionary accessory use: \$200.00 b) Permitted accessory use: \$100.00 f) Discretionary ancillary use: \$200.00 c) Permitted ancillary use: \$100.00 g) Development appeal fee: up to \$50.00 d) Discretionary principal use: \$200.00 (as specified by the Development Appeals Board) These fees are in addition to any fees relating to a zoning amendment. All relevant fees must be included with this application.
8	Declaration of Applicant
	I, of the of in the Province of Saskatchewan, solemnly declare that the above statements contained within this application are true, and I make this solemn declaration conscientiously believing it to be true, and knowing that it is of the same force and effect as if made under oath, and by virtue of the Canada Evidence Act. I have no objection to the entry upon the land described herein by the person(s) authorized by the Town of Battleford for the purpose of site inspections required for reviewing this application.
	Signature of Applicant Date

SITE PLAN / VICINITY MAP



TOWN OF BATTLEFORD APPLICATION FOR BUILDING PERMIT

Continued on Reverse

FORM A PERMIT # The undersigned owner or agent hereby applies for a permit to: construct; ____ alter; ___ re-construct; ___ move-in pre-built; ___ move-in existing, a building according to the information below and to the plans and documents attached to this application. _____ Two-Unit Dwelling Type of Building: _____ One-Unit Dwelling Other _____ Intended Use: Civic address of construction: _____ Telephone: _____ Mailing Address: Telephone: Mailing Address: Contractor: ______Telephone: _____ Mailing Address: ___ Zoning District: **CONSTRUCTION DETAILS** Wall Building Size: _____ Length: ____ Width: ____ Height: ____ Fire Escapes: No. of Stairways: No. of Storeys: ___ Width of Stairways: ____ No. of Exits: _____ Width of Exits: ____ If moved in, year built: ______ (include exterior and interior pictures) ___ Date of Proposed Move: ___ Mover: ____ MATERIAL: SIZE: SPACING: OTHER DETAILS: ITEM: Footings: Mobile Homes: * Blocking: Foundation: Ext. Walls: Int. Walls: Roof: Studding: Floor Joists: Beams: Rafters (Truss): Chimney: Other: Heating: Size: No. Baths: _____ Sinks: ____ W.C.'s: ____ Urinals: ____ Plumbing: _____ Foundation Soil Classification and Type: Lighting:

CONTRACTORS

	NAME:	MAILING	ADDRESS:	TELEPHONE:	
Structural:					
Plumbing:					
Electrical:					
Painting & Decorating:					
Excavation & Trucking:					<u>—</u>
Roofing:					
Masonry:					
Estimated Cost of	of Building: (excluding	site): \$			
Floor area of buil	ding: (excluding unfin	ished basement)		sq. ft. (m)	
Building Permit F	ee \$		Receipt No.		
compliance with	the building bylaw of	the municipality and with a not be carried out by the	any other applicable by	·	
FORM B (com	npleted by Building	Inspector)			
		, ,	to		
a building to be u			on civic address or lo		
_		Block			_
		ed			
of 6 months, unle	ess by prior written ag ons, any deviation, om	reement from the municip	ality or its authorized r	in that period or if work is su representative. This permit is quires approval from the mu	s issued under the
Estimated value of	construction \$		Permit fee \$		<u> </u>
Date zoning.building.per	mit.application.June/201		Signature of Authorized F	Representative	



TOWN OF BATTLEFORD COMMERCIAL-INDUSTRIAL BUILDERS INCENTIVE PROGRAM APPLICATION GUIDELINES

Implemented – July 2007

Revised - June 6, 2017

ELIGIBILITY:

The program is open to any company or individual(s) desiring to construct a **new**, commercial or industrial building in the Town of Battleford. Commercial or industrial buildings built for speculation purposes by contractors are subject to certain conditions. The incentive <u>does not include</u> existing commercial or industrial buildings moved into Town but it <u>does include buildings for rent or lease</u>. This incentive cannot be combined with any other incentive offered by the Town of Battleford.

INCENTIVE:

All approved applicants will be eligible for the following incentive:

1) No municipal taxes will be levied for a **2-year period**, commencing 90 days from the date the <u>building permit</u> is approved.

APPLICATION PROCEDURES:

Applicants are encouraged to proceed as follows:

- 1) Determine eligibility by discussion with Town Office Staff.
- 2) Submit an application, on the approved form (see reverse side), **prior to construction**. No applications will be accepted once construction commences, with the exception of spec buildings.
- 3) Applications should be submitted at the same time as the building permit application.

CONDITIONS OF BUILDINGS BUILT ON SPEC BY CONTRACTORS:

The person making application for the commercial or industrial building built on spec by a contractor must:

- 1) Be the **first owner** of the commercial or industrial building.
- The start dates and incentives of the program remain the same as stated in the section INCENTIVE. (date of application, not date of offer to purchase between the contractor/buyer).
- 3) If the commercial or industrial building is not approved under this program before it becomes taxable, the commercial or industrial building no longer qualifies for the incentive program.

TRANSFERABILITY:

The Incentive Program applies **only to the original applicant(s)** and is not transferable, but terminates should the property be sold.

Council reserves the right to change or amend these guidelines from time to time as deemed necessary (without notice). Please ensure you have the most recent application guidelines.



COMMERCIAL/INDUSTRIAL BUILDERS INCENTIVE PROGRAM APPLICATION FORM

			Date	
I/We.				
, -,	(Print) Name(s)			
of				
	Mailing Address			
hereb	y make application for a	Commercial/Industrial Builde	ers Incentive for construction of:	
	New Commercial/Indu	ıstrial Building	Contractor Spec Build	ing
Lot: _		Block:	Plan:	
Street	t Address:			_
I/We	understand the Incentive	is as follows:		
1)	No municipal taxes wil approved.	l be levied for a 2-year perio	d, commencing 90 days from the date the b	uilding permit is
	further agree and unders nates should the propert		es only to the original applicant(s) and is not	transferable, but
Applic	cant(s) Signature		pplicant(s) Signature	_
		APPLICATIO	ON APPROVAL	
			ercial/Industrial Builders Incentive Program for the above application and as set out in the	
Buildi	ng Permit No.	dated the	day of	_
				_
Date			Chief Administrative Officer	
FOR C	OFFICE USE ONLY:			
Date	of Building Permit Approv	<i>r</i> al:		<u> </u>
Date	of Incentive Application A	pproval:		
	xemption Period: ercial-Industrial Incentive Guid	Start:elines- Revised June 6, 2017	Expiry:	<u> </u>

SIGN GUIDELINES

Sign: any device, letters, figures, symbols, emblems, or pictures which are affixed to, or represented directly or indirectly upon a building or structure, which identify or advertise any object, product, place, activity, person, organization or business; and which is visible on or from a street or public thoroughfare.

REQUIRED PERMITS

Development permits are required for all signs, excluding temporary signs for election, sales, lease, or other temporary information. Building permits are required for all free-standing signs. Applicants must complete a Development Permit Application, Building Permit Application (if required) and submit a site plan, structural drawings, and construction details. A development permit is valid for 12 months. If the sign has not been erected within 3 months from the date of issue, a new permit must be obtained, unless prior written approval has been granted. All contractors are required to be licensed with the Town and should be listed on the permit.

PLOT PLANS

Submit <u>in ink</u>, a **plot plan <u>drawn to scale</u> on an 8 1/2" x 11" paper (use a ruler) or PDF** indicating the direction (north) or use area provided on the Development Permit Application. Show the lot size, locations of all existing and proposed buildings and signs, and all setbacks. Date and sign the plot plan, include street address and legal description. Pictures or pamphlets can be submitted in addition to permit and plot plan. Submit a copy of a surveyor's certificate if available. **All measurements are to be done in metric.**

INSPECTIONS

Please contact the Town's Building Inspector, Ryan Shepherd, CCA at 306-441-3989. Allow 2 business days' notice before inspections are required.

SIGHT TRIANGLES

Signs are not to be located in any sight triangle (see Figure 1 below) or in a manner that is visually obstructing or that jeopardizes public safety.

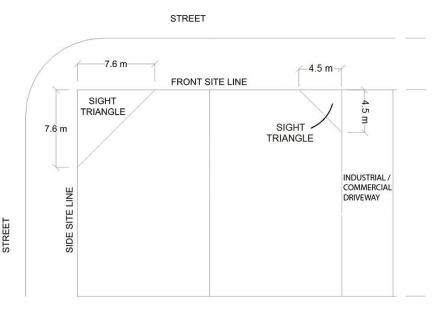


Figure 1 Sight Triangles

SIGN REGULATIONS

Residential, Restricted Development, and Future Urban Development Districts:

Uses:	Residential	Commercial	Community Service
Max. # of Signs	1 ⁽¹⁾	2	2
Max. Total Sign Face Area (m ²)	0.4 ^{(1) (2)}	6	10
Max. # of Freestanding Signs	0 ⁽¹⁾	1	1
Max. Height of Freestanding Signs (m)	n/a	2.5	3
Max. Per Face Area for Free Standing Signs (m ²)	n/a	2	2.5
Max. Total Face Area for Freestanding Signs (m ²)	n/a	4	5

- (1) Multiple unit dwellings and dwelling groups are permitted one additional sign, up to 1.5m² area, showing the name of the building or group
- (2) In the R4 and R4A residential districts, the maximum total face area is 0.75m² provided the sign does not exceed 1.2 metres in height.

Community Service District:

Uses:	Residential	Commercial	Community Service
Max. # of Signs	1 ⁽¹⁾	3	3
Max. Total Sign Face Area (m ²)	0.4 ⁽¹⁾	18	18
Max. # of Freestanding Signs	0	1	1
Max. Height of Freestanding Signs (m)	n/a	3	3
Max. Per Face Area for Free Standing Signs (m ²)	n/a	6	6
Max. Total Face Area for Freestanding Signs (m ²)	n/a	12	12

⁽¹⁾ Multiple unit dwellings and dwelling groups are permitted one additional sign, up to 1m² area, showing the name of the building or group

Commercial & Industrial Districts:

Uses:	C1 – Commercial	C2 – Commercial M - Industrial	Community Service	Residential
Max. # of Signs	n/a	n/a	3	1 ⁽¹⁾
Max. Total Sign Face Area (m²)	n/a	n/a	18	0.4 ⁽¹⁾
Max. # of Freestanding Signs	1 (min site width 20m)	1	1	0
Max. Height of Freestanding Signs (m)	6	10	4	n/a
Max. Per Face Area for Free Standing Signs (m²)	5	13.5	6	n/a
Max. Total Face Area for Freestanding Signs (m²)	10	27	12	n/a

⁽¹⁾ Multiple unit dwellings and dwelling groups are permitted one additional sign, up to 1m², showing the name of the building or group.

Portable Signs:

Max. Per Face Area (m²)	6
Max. Total Face Area (m²)	12
Max. Height (m)	3
Distance from Other Portable Signs (m)	20

This is to use as a quick reference only. More information may be required depending on the type of development. Please refer all your questions to Town Hall at 937-6200.



BUSINESS LICENSE APPLICATION

Business Information	2 Optional Webpage Information
Business Name	Business Name
Applicant's Name	
Mailing	
Address	
	Website
Phone	_
3 Type of License	
Please specify services, goods or merchandise offered	d for sale:
Check one:	
☐ Commercial-Industrial	☐ Farmer's Market
☐ Home Based Business	☐ Taxi Cab
☐ Automatic/Vending Machines	☐ Real Estate
☐ Contractor	☐ Second Hand Store
☐ Sub-Contractor	Unclassified
☐ Service/Support/Maintenance/Repair	☐ Special Event
☐ Seasonal Yard Maintenance	☐ Circus
☐ Transient Trader – location approved by owner:	
□ Yes □ No	
	attached)
Street Address	
I hereby certify the above information is true and cor	rect.
Date	Applicant's Name (Print)
Please make cheques payable to:	
Town of Battleford	
Box 40, Battleford, SK. SOM 0E0 Ph: (306) 937-6200 Fax: (306) 937-2450	Applicant's Signature
For Office Use Only	
License Fee \$ Receipt No	o License No
Expiry Date	
Type of License	
Civic Location	
Conditions or Remarks	
Town Approval Date	Chief Administrative Officer