

Standard Residential Demolition Permit Service Capping Requirements

When a serviced building is demolished, the Town requires all utility services to be capped and restored to their pre-construction condition, consistent with the state following subdivision development but prior to building construction. The following requirements apply to all standard residential demolition permits:

Sewer Service

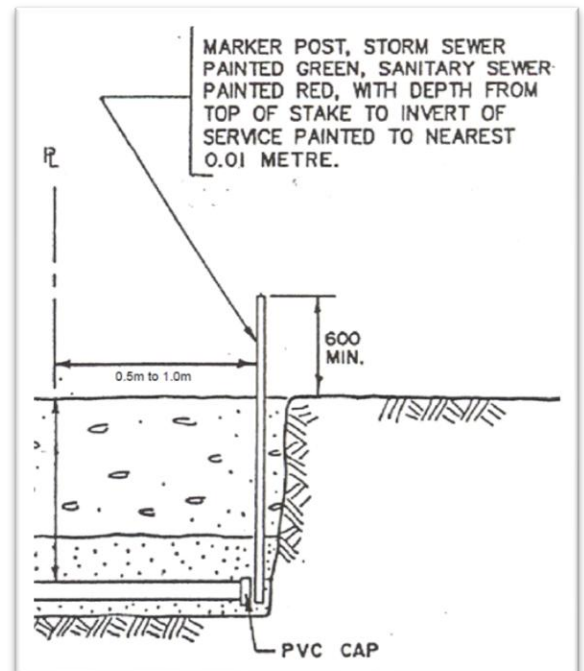
- Cap with a **watertight gasket cap** located **0.5 m to 1.0 m** **inside the property line**.
- Place a **2x4 vertically against the cap**, extending 600mm above finished grade and backfill.
- Paint the exposed portion of the 2x4 **RED**.
- Clearly note the **invert depth** on the marker to assist with future locating and foundation depth planning.

Storm Service

- Cap with a **watertight gasket cap** located **0.5m to 1.0m** **inside the property line**.
- Place a **2x4 vertically against the cap**, extending 600mm above finished grade and backfill.
- Paint the exposed portion of the 2x4 **GREEN**.
- Clearly note the **invert depth** on the marker to assist with future locating and foundation depth planning.

Water Service

- Cut the existing water service pipe and extend it approximately 600mm above finished grade, located between **0.5 m and 1.0 m** **inside the property line**.
- Bend the exposed water service pipe into a **"V" shape** to effectively cap the service, and remove any excess pipe 300mm beyond the bend.
- Install a **BLUE** painted 2x4 marker extending above grade at the location of the bent pipe to identify the service.



Inspections

Upon request for inspection, the Building Inspector will inspect each service after it is capped and before backfilling to confirm compliance. After backfilling, demolition completion, and final site grading, the Inspector will verify that the 2x4 stakes are installed and marked as required.

Variances

Any proposed deviations from these requirements must receive prior approval from both the **Building Department** and the **Utilities Department**.

Please note : This information was prepared to provide convenient information, and should not be considered a replacement for reviewing the bylaw or associated legal documents. If there is a contradiction between this guide and relevant municipal bylaws and/or applicable codes, please refer to the bylaws and/or codes for legal authority.