



# Required Clearances for Demolition Permit

The Corporation of the City of London  
 Planning and Economic Development  
 Building Division

Contact name	
Telephone number	
Fax number	Cell number
E-mail address	

## Step 1 This form must be completed by Applicant PRIOR TO application for a permit to demolish buildings in the City of London.

Property location				Service information <input type="checkbox"/> City sewer <input type="checkbox"/> Septic system <input type="checkbox"/> Well			Date of application (YMD)	
Type of building				Is well to be abandoned? <input type="checkbox"/> Yes <input type="checkbox"/> No			Is this a corner lot? <input type="checkbox"/> Yes <input type="checkbox"/> No	
Ground floor area	Gross floor area above grade	Gross floor area including basement	No. of storeys	Non-residential floor area above grade	No. of units with less than 2 bedrooms	No. of units with 2 or more bedrooms		
Structural design characteristics of the building						Method of demolition		
OWNER Name				CONTRACTOR Name				
Street address				Street address				
City	Province	Postal code		City	Province	Postal code		

## Step 2 AFTER completing Step 1, Applicant to submit this form to City of London. Please e-mail this form to heritage@london.ca. This section to be completed by the Heritage Planner.

1. Designated under the Ontario Heritage Act - individually or within a Heritage Conservation District? <input type="checkbox"/> No <input type="checkbox"/> Yes (Council approval required)				2. Listed on the Register of Cultural Heritage Resources? <input type="checkbox"/> No <input type="checkbox"/> Yes (Council approval required)			
3a. Heritage Review not required (Only if "No" to number 1 and 2.)		Reviewed by (Please print name.)		Signature		Year   Month   Day	
3b. Heritage Review required (Only if "Yes" to number 1 and 2.)		<input type="checkbox"/> Notice in Writing/Letter of Intent received <input type="checkbox"/> Building Condition Report received		Date notice issued (YYYY-MM-DD)		Applicable time frame for decision <input type="checkbox"/> 60 days <input type="checkbox"/> 90 days	
Council approval date (if required)		Reviewed by (Please print name.)		Signature		Year   Month   Day	

## Step 3 AFTER Step 2 is completed, Applicant will make arrangements with the following offices for required clearance approvals.

<b>BELL TELEPHONE COMPANY</b> Fax number: 519 673-5305 Follow-up calls: 519 850-6476 519 850-6504 E-mail: Bell.LondonEng@Bell.ca	Name of contact	Signature of acknowledgement
	Date of approval	
<b>London District Energy</b> Phone no: 519 432-5066 Fax no: 519 432-0491 (Not required for single detached dwelling units or residential garages and sheds)	Name of contact	Signature of acknowledgement
	Date of approval	
<b>LONDON HYDRO</b> (Entire Bldg. demo only) Phone no: 519 661-4749 Fax no: 519 661-5589 <b>ELECTRICAL SAFETY AUTHORITY</b> (partial demos only) Phone no.: 1-877-372-7233	Name of contact	Signature of acknowledgement
	Date of approval	
<b>ROGERS COMMUNICATIONS</b> Email: londondemo.permits@rci.rogers.com	Name of contact	Signature of acknowledgement
	Date of approval	
<b>UNION GAS LIMITED</b> Phone no: 1-877-362-7434, ext. 5111124	Name of contact	Signature of acknowledgement
	Date of approval	
<b>PUBLIC PROPERTY COMPLIANCE</b> Phone no: 519-661-2848 Email: streetpermit@london.ca	Name of contact	Signature of acknowledgement
	Date of approval	
<b>WATER OPERATIONS</b> Water Meter Shop Phone no: 519 661-4739 Fax no: 519 661-4630	Name of contact	Signature of acknowledgement
	Date of approval	

## Step 4 AFTER Step 3 is completed, Applicant to bring completed clearance approval forms to the City of London, Building Division, City Hall, 300 Dufferin Avenue, 7th floor.

OFFICE USE ONLY		
<b>PLAN EXAMINER</b> Building Division 7th Floor, Room 706, City Hall Phone no: 519 661-4555	Name	Signature
	<input type="checkbox"/> Structural characteristics of building and method of demolition <input type="checkbox"/> General review of demolition <input type="checkbox"/> Securities	
	Date of approval	



## Demolition Permit Application Policies

The following policy shall apply to all applications for demolition permits:

1. In accordance with the Ontario Building Code Article 1.2.2.3 of Division C. Demolition of a Building, the applicant for a permit respecting the demolition of a building shall retain a professional engineer to undertake the general review of the project during demolition where:
  - a. the building exceeds 3 storeys in building height or 600 m<sup>2</sup> (6460 ft<sup>2</sup>) in building area,
  - b. the building structure includes pre-tensioned or post-tensioned members,
  - c. it is proposed that the demolition will extend below the level of the footings of any adjacent building and occur within the angle of repose of the soil, drawn from the bottom of such footings, or
  - d. explosives or a laser are to be used during the course of demolition.
  
2. If the building is serviced by a septic tank, the tank shall be pumped out by a licenced operator and capped until approved for future use by the City of London, Building Division, or the septic tank shall be pumped out by a licenced operator, broken and filled with sand or gravel, or the entire tank shall be removed and backfilled. Proof to be provided to the City that removal was completed by a licenced installer.
  
3. Wells to be abandoned must be done in accordance with Ministry of Environment regulations.
  
4. The applicant for a demolition permit must provide security as follows:
  - a. \$2,000 for single and/or semi-detached dwellings;
  - b. \$10.00 for every square metre (or part thereof) of ground floor area, with a minimum of \$2,000 and a maximum of \$10,000 for townhouses, apartments, commercial, institutional and industrial type buildings.
  - c. The security may be in the form of cash, certified cheque or letter of credit. All financial instruments, other than cash, are accepted on behalf of and, must be in a form that is satisfactory to the City Treasurer.
  
5. The purpose of the security is to ensure that, the demolition contractor or designated site personnel;
  - a. properly seal all private drain connections (PDC's), and
  - b. properly backfills the foundation excavation and grades the site to the satisfaction of the Chief Building Official. Grading will be enforced under the Ontario Building Code.

NB: The contractor is responsible for calling the Building Division at 519-661-4555 and arranging to have the work inspected.
  
6. When all items in #5 above have been completed, and inspected by the Building Division, the security will be released to the person who submitted same.