



Tweidt Building Code Enforcement Services

When is an Architect or Professional Engineer Required? Information Handout

Section 8 of the *Uniform Building and Accessibility Standards (UBAS) Regulations* states that:

1. An owner who undertakes to construct or have constructed a building within the scope of Part 3 of the Code shall have an architect or engineer complete the design or design review of:
 - a) the building; and
 - b) all building systems.
2. An owner who undertakes to construct or have constructed a building with a structure within the scope of Part 4 of the Code shall have an architect or engineer complete:
 - a) the design or design review of the structure;
 - b) an inspection of construction of the structure to ensure compliance with the design; and
 - c) the reviews required by the Code.
3. An owner who undertakes to construct or have constructed a building within the scope of Part 9 of the Code shall ensure that a competent person acceptable to the appropriate local authority has designed or reviewed the design of the building.

In summary, projects that are within Part 3 of the Code that require an Architect's or Engineer's involvement for design and review include, but are not limited to, buildings and building systems of:

- All Assembly (Group A) Occupancies & All Institutional (Group B) Occupancies
- Residential (Group C) Occupancies that:
 - a) exceed 600 square metres in building area, or
 - b) exceed 3 storeys in building height
- Business and Personal Service (Group D) Occupancies that:
 - a) exceed 600 square metres in building area, or
 - b) exceed 3 storeys in building height
- Mercantile (Group E) Occupancies that:
 - a) exceed 600 square metres in building area, or
 - b) exceed 3 storeys in building height
- Low (Group F, Division 3) and Medium Hazard (Group F, Division 2) Industrial Occupancies that:
 - a) exceed 600 square metres in building area, or
 - b) exceed 3 storeys in building height
- All High Hazard (Group F, Division 1) Industrial Occupancies
- All buildings or building structures designed under Part 4 of the NBC

NOTE: If an architect or engineer is required to be involved in the design please ensure that he/she is licensed in the province of Saskatchewan.



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Classification by Group and Division under the National Building Code

Examples	Group	Division
Motion picture theatres Opera houses Television studios (admitting a viewing audience) Theatres, including experimental theatres	A	1
Art Galleries Lecture halls Auditoria Libraries Bowling alleys Licensed beverage establishments Churches and similar places of worship Museums Club, non-residential Passenger stations and depots Community halls Recreational piers Court rooms Restaurants Dance halls Schools and colleges, non-residential Exhibition halls (other than classified in Group E) Undertaking premises Gymnasia	A	2
Arenas Indoor swimming pools with or without spectator seating Rinks	A	3
Amusement park structures (not elsewhere classified) Grandstands Reviewing stands Bleachers Stadia	A	4
Jails Penitentiaries Police stations (with detention quarters) Prisons Psychiatric hospitals (with detention quarters) Reformatories (with detention quarters)	B	1



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Examples

Group

Division

Children's custodial homes
Convalescent homes
Hospitals
Infirmarys
Nursing homes
Orphanages
Psychiatric hospitals (without detention quarters)
Reformatories (without detention quarters)
Sanatoria (without detention)

B

2

Apartment
Boarding houses
Clubs, residential
Colleges, residential
Convents
Dormitories
Hotels
Houses (incl. One-Unit and Two-Unit Dwellings)
Lodging houses
Monasteries
Motels
Schools, residential

C

Banks
Barber and hairdressing shops
Beauty parlors
Dental offices
Dry cleaning establishments, self-service, not using flammable or explosive solvents or cleaners
Laundries, self-service
Medical offices
Offices
Police stations (without detention quarters)
Radio stations
Small tool and appliance rental and service establishment

D

Department stores
Exhibition halls
Markets
Shops
Stores
Supermarkets

E



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Classification by Group and Division under the National Building Code

Examples

Group

Division

Bulk plants for flammable liquids
Bulk storage warehouses for hazardous substances
Cereal mills
Chemicals manufacturing or processing plants
Distilleries
Dry Cleaning plants
Feed Mills
Flour mills
Grain elevators
Lacquer factories
Mattress factories
Paint, varnish and pyroxylin product factories
Rubber processing plants
Spray painting operations
Waste paper processing plants

F

1

Aircraft hangars
Box factories
Candy plants
Cold storage plants
Dry Cleaning establishments not using flammable or explosive solvents for cleaners
Electrical substations
Factories
Freight depots
Helicopter landing areas on roofs
Laboratories
Laundries, except self-service
Mattress factories
Planing mills
Printing plants
Repair garages
Salesroom
Services stations
Storage rooms
Television studios (not admitting a viewing audience)
Warehouses (in which the combustible content is more than 50kg/m² or 1,200MJ/m²)
Wholesale rooms
Woodworking factories
Workshops

F

2



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Examples	Group	Division
Creameries Factories Laboratories Power plants Salesrooms Samples display rooms Storage garages including open air parking garages Storage rooms Warehouses (in which the combustible content is 50kg/m ² or 1,200MJ/m ² or less) Workshops	F	3