

DESIGNER REQUIREMENTS SUMMARY

R— means **Registration** (Company BCIN) required;
Q— means **Qualification** (Individual BCIN) required;

NOTE: This summary has been developed for generalized overview. Reference should always be made to the regulations for correct and detailed application of the requirements pertaining to designer qualifications.

House, Semi & Townhouse	Designed by	R	Q	Category of Qualification
New Building	Owner			House or Small Buildings
	'Tarion' Builder		Q	
	Designers	R	Q	
Heating, Ventilation and AC System (HVAC)	Owner			HVAC – House or Building Services
	'Tarion' Builder		Q	
	Designers		Q	
Plumbing System		No review of drawings for permit issuance required		
Accessory to Housing	Designed by	R	Q	Category of Qualification
Addition, Alteration or Repair	Owner			House or Small Buildings
	Designers		Q	
Deck or Porch (Appurtenant to a House)	Owner			House or Small Buildings
	Designers		Q	
New Detached Garage with Dwelling above	Owner			House or Small Buildings
	'Tarion' Builder		Q	
	Designers	R	Q	
Accessory Building (Less than or equal to 50m ²)		No Qualification or Registration requirements		
Accessory Building (Greater than 50m ²)	Owner			House or Small Buildings
	Designers	R	Q	
Factory-built House	Designers		Q	House or Small Buildings
Second Suite Added to House	Owner			House or Small Buildings
	Designers		Q	
General Building	Designed by	R	Q	Category of Qualification
New Small Building	Owner		Q	Small Buildings
	Designers	R	Q	
New Large Building	Owner		Q	Large Buildings or Complex Building
	Designers	R	Q	
New Complex Building	Owner		Q	Complex Buildings
	Designers	R	Q	
Addition, Alteration or Repair of Building	Owner		Q	Same as Building type
	Designers	R	Q	
Structural Systems	Owner		Q	Building Structural
	Designers	R	Q	
Plumbing Systems (Above Ground)	Owner		Q	Plumbing – All Buildings
	Designers	R	Q	
Heating, Ventilation and Air-Conditioning Systems	Owner		Q	Building Services
	Designers	R	Q	
Electrical, Lighting, Detection & Alarm Systems	Owner		Q	Detection, Lighting & Power or Fire Protection or Building Services
	Designers	R	Q	
Mechanical, Sprinkler & Fire Protection Systems	Owner		Q	Fire Protection or Building Services
	Designers	R	Q	
Miscellaneous Buildings	Designed by	R	Q	Category of Qualification
Farm Buildings (Less than or equal to 600m ²)		No Qualification or Registration requirements		
Farm Buildings (Greater than 600m ²)	Owner		Q	Large Building and Building Structural
	Designers	R	Q	
Tents (Less than or equal to 60m ²)		No permit required		
Tents (Less than or equal to 225m ²) (no bleachers or sidewalls)		No Qualification or Registration requirements		
Tents (Greater than 225m ²)	Owner		Q	Small Buildings
	Designers	R	Q	
Miscellaneous Building Element	Designed by	R	Q	Category of Qualification
Incidental Appliances and Equipment	All Designers	No Qualification or Registration requirements		
Pre-Engineered Elements	Engineer			
Grading Drainage	All Designers			
Underground Plumbing	All Designers			
Sewage System	Installer	R	Q	On-Site Sewage System
	Owner			
	Designers	R	Q	
Signs		No Qualification or Registration requirements		
Designated Structures	Owner		Q	Building Structural
	Designers	R	Q	

NOTES TO SUMMARY:

1. **Registered**, means, the Designer is registered with the Ministry of Municipal Affairs and Housing for the purpose of ensuring The Designer Carries the amount of Insurance prescribed by The Ontario Building Code. (see QUARTS at: www.obc.mah.gov.on.ca)
2. **Qualified**, means the Designer has successfully completed the examination program administered by The Ministry of Municipal Affairs and Housing in the category prescribed by The Ontario Building Code corresponding to the Building Type. (QUARTS at website above)
3. **Categories of Qualification**, means those categories listed in the Ontario Building Code.
4. **Designed by**, means an independent Designer, an owner Designer or a builder Designer who carries out design activities related to a Building.
5. **House**, means a detached house, semi-detached house, townhouse or row house containing not more than 2 dwelling units per house.
6. **Accessory building**, means a detached structure accessory to the main building on the same property.
7. **Small building**, means a building less than or equal to 600m² in building area, less than or equal to 3 storeys in building height, and used for Residential, Business/Services, Mercantile, or Medium Low Hazard Industrial occupancies.
8. **Large Building**, means a building which is greater than 600m² or is used for Assembly, Care/Detention or High Hazard Industrial occupancies.
9. **Complex Building**, means a building which is defined as a high building or contains an interconnected floor space.
10. **Architects**, are exempt from the Ministry Qualifications but are required to successfully complete the examination program of OAA.
11. **Engineers**, are to have the same Qualifications and Registration requirements, as all other Designers.
12. **BCIN**, means a five digit **Building Code Identification Number** assigned by The Ministry of Municipal Affairs and Housing.