



Mid-West Planning District

Box 96, Miniota, MB R0M 1M0

midwestplanning.ca | 1-888-919-1740

The Mid-West Planning District (MWRPD) regulates all building in the four member municipalities (Rural Municipality of Ellice-Archie, Prairie View Municipality, Hamiota Municipality and Rural Municipality of Oakview).

The Planning District is responsible for building inspections, permits (building, plumbing, demolition), planning (conditional uses, variances, rezoning), zoning memorandums, and fire prevention inspections.

MWRPD has a new website with information, downloadable PDF forms, brochures and a fee listing.

midwestplanning.ca

Development Permits vs. Building Permits

A Development Permit is not a building permit. A building permit must be obtained prior to any construction. A Development Permit is required when the property to be developed, meaning any change in site development or land use.

The issuance of the Development Permit confirms all applicable zoning regulations have been met for a given project, including most types of construction, changes to land use, home based businesses, temporary uses and structures, and signs.

The issuance of a Building Permit ensures that the submitted building plans and required drawings meet the Manitoba Building Code and Manitoba Plumbing Code. Residential Building Permits and Plumbing Permits are issued concurrently. Inspections are required according to the complexity of the plans submitted and are unique to the project.

Demolition Permits

A Demolition Permit is required prior to demolishing or removing any building with a floor area greater than 120 ft² from any property located within the Mid-West Planning District. The elimination of a building from a property affects that property's assessment and taxes. The MWRPD is responsible for notifying Manitoba Assessment of all building demolitions and removals associated with a Demolition Permit issued by the MWRPD.

What if I fail to take out a building permit?

If the work does not comply with the Manitoba Building Code requirements, costly repairs may result to you. Work that has been started that cannot be made to comply, may likely require removal. There are surcharges to the regular fees if work is started before obtaining a Building Permit. Legal action may need to be initiated to ensure compliance. Your insurance provider may deny coverage. Finally, selling your home may be difficult.



Mid-West Planning District

Box 96, Miniota, MB R0M 1M0

midwestplanning.ca | 1-888-919-1740

Development Permits

There are three types of Development Permits. The lists below are examples and should not be considered exhaustive. If you do not see your project type on the list, please contact us.

Residential

- New House
- Renovations & Alterations
- Attached Garage / Carport
- Additions, porches, verandas, three season rooms
- Basement development
- Foundation repairs
- Wood stoves & fireplaces
- Decks over 8" above ground
- Wheelchair ramps
- Detached accessory buildings (detached garage, sheds, workshop)
- Accessory use structures (pools, hot tubs, gazebos, towers, wind turbine, solar panels)
- Temporary structures
- Home-based business
- Plumbing (including sump pumps, pits and back water valves)
- Installation of mechanical devices (plumbing, heating, ventilation, hydronic systems)
- Intensifying the use of land or buildings / structures
- Change in Occupancy
- Change of use of the land / buildings
- Locating / relocating buildings / structures
- Demolition

Commercial / Industrial

- New construction
- Additions
- Renovations

- Signs
- Demolition
- Change in Occupancy
- Installation of mechanical devices (plumbing, heating, ventilation, hydronic systems)
- Intensifying the use of land or buildings / structures
- Change of use of the land / buildings
- Locating / relocating buildings / structures
- Altering or enlarging buildings or structures

Agricultural

- Barns
- Sheds
- Workshops
- Machinery storage
- Grain storage
- Solar Array
- Wind turbine
- Tower
- Animal confinement facilities
- Corrals
- Paddocks
- Locating / relocating buildings / structures
- Altering or enlarging buildings or structures
- Installation of mechanical devices (plumbing, heating, ventilation, hydronic systems)
- Intensifying the use of land or buildings / structures
- Change of use of the land / buildings including Aggregate Pits
- Demolition

When thinking of a new project, contact us and we'll help you through the process and find out what permits you will require.