

Building Inspections

Irrigation Lawn Sprinkler Requirements

Property owners are responsible for maintaining their property in good condition and in so doing may choose to install an irrigation (lawn sprinkler) system. Key details are covered in the following questions and answers:

Are there any restrictions regarding the installation of irrigation systems?

The installation of an irrigation (sprinkler) system is placed solely at the property owner's risk. Under no circumstances will the City consider damage claims to irrigation systems located on City-owned road allowances caused by snow ploughs or any other service activities.

What requirements govern the installation of irrigation systems?

- A **building permit for irrigation** is required for the connection of the irrigation system to the City's water system. A sketch showing the size and location of the irrigation backflow preventer connection should be supplied when applying for an irrigation permit.
- The permit fee is \$35.00 and can be obtained from the City of Nanaimo Building Inspections Section, 411 Dunsmuir Street.

A **backflow preventer**, installed by a licensed plumber, is required at the connection to the potable water system to prevent possible contamination of the water supply. Prior to putting the system into service, the backflow preventer must be tested by an approved tester. The Test Inspection Report and Notification of Installation is to be on site at the time of inspection by the City Inspector.

Backflow preventers must be retested on a yearly basis by an approved tester. Test inspection reports for single-family dwellings are required to be submitted to the City's Building Inspections Section for the initial installation only; it is then the homeowner's responsibility to ensure the backflow preventer is tested yearly in accordance with the *British Columbia Building Code*.

It is strongly recommended that irrigation systems be professionally installed to ensure minimal impact to the City boulevard and utility infrastructure. The installer and/or property owner is totally responsible for protecting all public infrastructure - including the above-ground and below-ground utilities - within the road allowance and on private property. Under no circumstances will the City allow the installation of irrigation pipes underneath the traveled portion of the public road.

Are there any other obligations on the property owner with respect to irrigation systems?

The sprinkler system should be designed so it does not spray over the roadway or sidewalk or in any way interfere with the public use of the road allowance.

In most cases, the best time to operate the sprinkler system is early morning. However, any time the system is in use, the property owner must follow the current water restriction schedule and ensure that it does not cause any public interference. The City will take action if it receives a complaint. In such cases, the owner may be requested to adjust or disable the system or possibly remove the system.



Notification of Installation of Irrigation (Lawn Sprinkler) System

Building Permit Number: _____
Civic Address: _____
Owner's Name: _____

Note: A copy of this form with the appropriate sections filled out must be available to the Plumbing Inspector at inspection stage. Failure to do so will require that the inspection be rescheduled.

This will confirm that:

1. The Lawn Sprinkler Irrigation system at the above address has been installed in compliance with the 2012 BC Plumbing Code and is ready for inspection at final stage when piping layout is complete and connected to the backflow preventer.
2. All Lawn Sprinkler Irrigation systems must have approved backflow protection. Identify which of the following irrigation systems are being installed:

_____ **High-Hazard:** Where chemicals or herbicides are injected into the irrigation system. An approved reduce backflow assembly, shall be required. Provide backflow prevention assembly test report upon inspection.

_____ **Low-Hazard:** An approved double check valve assembly will be required in all cases not determined to be high-health hazard. Provide backflow prevention assembly test report upon inspection.

3. Company Name: _____
Name of Installer: _____
City of Nanaimo Business License No.: _____
Telephone Numbers: Business _____ Cell _____ Home _____

Note: Except in the case of a homeowner installing irrigation system in his/her own home, the installer must be qualified by the Province of BC.

I hereby certify that the irrigation installation at the above address has been installed in accordance with the 2012 BC Plumbing Code:

Signature of Installer, Company Official, or Home Owner _____

Date _____