

BEING A BY-LAW TO AMEND BY/LAW NO. 1416 a by-law to regulate the construction and safety of buildings in the City of North Bay.

THEREFORE BE IT ENACTED AND IT IS HEREBY ENACTED BY THE MUNICIPAL COUNCIL OF THE CITY OF NORTH BAY AS FOLLOWS:

1. THAT PART 1 Section 5 be amended by adding thereto D;

(A) WHENEVER any building, fence, scaffolding or erection, or any part thereof, is by reason of its ruinous or dilapidated state, faulty construction or otherwise in an unsafe condition as regards danger from fire or risk of accident, the Inspector of Buildings shall notify the owner or his agent in writing, delivered by registered mail to the last known address of the owner or his agent, specifying wherein such danger exists and the time within which the same must be remedied, and the owner or his agent shall proceed to put such building, fence, scaffolding or erection, or part thereof, in a safe condition within the time specified.

(B) In the event of the owner not complying with the notice referred to in subsection 1 within the time specified, the Inspector shall be and he is hereby authorized to pull down or repair or renew at the expense of the owner any such building, fence, scaffolding or erection, or part thereof, and all expense of such pulling down or repairing or renewing shall be paid by the owner and, in default of immediate payment, may be recovered by action or the same may be charged against the property and recovered in like manner as municipal taxes.

(C) WHENEVER any building, fence, scaffolding, or erection, or part thereof, is in the condition described in subsection 1 hereof, and the Inspector is of the opinion that such danger may be averted by the immediate taking of precautionary measures, he shall so notify the owner or his agent as in the manner set out in the said subsection, and if the owner or his agent refuses or neglects to carry out such precautionary measures immediately, the Inspector shall be and he is hereby authorized to take such precautionary measures, as in his opinion may be necessary to render such building, fence, scaffolding, or erection, or part thereof, in a safe condition as regards danger from fire or risk of accident, at the expense of the owner, and in default of immediate payment, the same may be recovered by action or the same may be charged against the property and recovered in like manner as municipal taxes.

2. THAT part 3 be amended by adding thereto Section 14 B to read as follows:

14.B. Apartment houses, family hotels and flats having three or more apartments (except as hereunder provided) must have installed in a convenient place--readily accessible to the Letter Carrier--a group mail box system comprising an individual mail box for each tenant, including the janitor.

Each group of boxes shall include a number of individual boxes each equipped with a door for the use of the patron and a master door for use by the Letter Carrier.

The number of groups will depend upon the number of apartments to be served, but not group shall consist of more than seven boxes.

These mail receptacles shall be constructed of rust resisting metal--preferably Terne Plate--of suitable gauge and durability.

The inside dimensions of the individual boxes shall be not less than 14 $\frac{3}{4}$ " in height, 3 $\frac{5}{16}$ " in width and 4 $\frac{1}{2}$ " in depth.

The door of each individual box shall be furnished with a three tumbler type lock, or the equivalent; no two boxes in the same building to be opened with the same key.

Each group of boxes shall be equipped with a master door, hinged at the bottom with the pin set horizontally and with a minimum opening of 90 degrees, sitted to accommodate the standard Post Office apartment house lock, the fittings so arranged that the bolt of the lock shall engage at least $\frac{3}{16}$ " when locked.

Along the upper frame of each group of boxes a suitable label holder shall be provided over each individual box to hold a card showing the name of the tenant and accessible to him at all times for change or renewal.

In the door of each individual box provision shall be made for the insertion of a card giving the tenant's name and apartment number.

Openings in the doors of the individual boxes shall be so designed that the tenant can see whether or not there is any mail in the box, but at the same time prevent others from reading any part of the contents.

A slot may be provided in the face of each individual box for the purpose of receiving calling cards, notices of telegrams, and other similar items. This slot shall be not more than 3" in length by 1/8" in width.

Openings necessary for the attachment of electrical fixtures, telephones, etc., shall not provide access to the interior of any of the mail compartments.

The manufacture and installation of mail boxes shall be such as to protect the contents of the box against damage by rough or sharp edges, projections and condensation.

Group mail boxes shall be manufactured in Canada.

When boxes are being installed they are to be placed so that the height from the floor to the keyhole of the master lock will be 59" for a single row mounting and 66" for the upper row of a double row mounting.

A postcard form shall be enclosed in each unit manufactured. This card is to be used by those responsible to notify the Postmaster of the size, type and date of each installation.

The locks of the master doors shall be attached by a Post Office representative, not by the firm or person erecting the boxes and the keys of these locks are to remain in Post Office custody at all times.

Mail boxes for installation under these regulations must first be approved by the Postmaster General and manufacturers desiring to obtain such approval must submit a sample of the box which it is proposed to make to the Post Office Department at Ottawa and await the necessary approval before proceeding further. A sample of the finished article is to be sent to The Department to be kept as an exhibit.

The Postmaster General's approval shall not be interpreted as approval of manufacturing rights or as relieving the applicant from any responsibility in connection therewith.

These regulations do not apply to buildings in which mail boxes satisfactory to the Post Office Department are already installed, buildings in which mail for the tenants is delivered to offices located on the ground or main entrance floor, not to those having elevator service and in which the individual apartments are equipped with suitable mail receptacles.

3. THAT part 4, section 5, subsection 1 be repealed and the following substituted therefore;

1. Brick Veneer constructions shall be permitted of residences using no. 1 hard brick, only in any district except a FIRE-1 district.

2. Rigid asbestos shingles, insul brick, cement, magnesite, or other approved stucco for exterior use, may be used, on wood, galvanized or metal lath, or other suitable base on the exterior of residences in any part of the City except in a F-1-District.

3. Cement, magnesite, or other approved stucco for exterior use, may be used on galvanized metal lath or the exterior of one storey buildings not exceeding 16' X 40' exterior dimensions, outside of a F-1 District.

4. THAT part 4, section 5 subsection 2 be repealed.

5. THAT part 4, section 4 subsection 3 be repealed.

6. THAT part 4 be amended by adding thereto section 8 to read as follows:

No outhouses will be permitted within the City of North Bay and that where sewer connections are not available a septic tank must be built according to specifications drawn up by the City Engineer.

7. THAT part 10 Section 6 be amended by adding at the end thereof the following paragraphs:

ALL outside stairs on dwelling houses or apartments leading to any storey above the first floor, must be enclosed; such enclosure to be constructed of the same material as the exterior walls of the building to which it is attached, or other material, which, in the opinion of the Building Inspector is equally suitable.

IN the interests of public safety, the location and width of all stairways in all buildings (except those controlled by Provincial Departments acting under the provisions of the Statutes of the Province of Ontario) shall be approved by the Inspector of Building, and no such stairways shall be erected until such approval has been first obtained.

PROPER provisions must be made for adequate lighting to all stairways, landings and halls in all buildings by electricity, skylights or windows, at all hours of the day or night, and be approved by the Building Inspector.

READ a first time short in open Council this 19th day of January, 1948.

READ a second time short in open Council this 19th day of January, 1948.

RULES OF ORDER were suspended and by-law read a third time short and passed this 19th day of January, 1948.

Ed Price
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M A Y O R

H. A. Spair
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C L E R K