



tiny homes

BIG SAFETY

Large or small, seasonal or year-round, on foundation or on wheels, off-grid or full-service. All Yukon homes must meet building standards to keep occupants safe.

If you're planning to build your own home, cabin, or non-traditional dwelling — such as a yurt, container home, tiny home or tiny home on wheels — talk to Building Safety and Standards first.

Safety features required by law to protect your life and health include:

- Smoke and carbon monoxide alarms. If the home has electricity, alarms must be hard-wired.
- An alternate escape route from a sleeping loft. A loft window or skylight must be large enough to get through. You might need an exterior ladder.
- Railings to prevent falls from the loft or stairs.
- Exhaust and venting systems to ensure air quality.
- Clearance and shielding around heating sources to prevent fire.

If you are buying a non-traditional home, be sure:

- A home on wheels is road safe. Are the trailer and tire load ratings appropriate? Do you need a wide-load permit?
- The home meets wastewater and sewage disposal requirements under Environmental Health.
- The home is allowed on the property. Check local bylaws and ask for the development permit.
- It is legal to live in the home. Ask for the occupancy permit.

Ensuring you have permits & inspections saves time & money.

More importantly, it protects lives and property.

Occupancy permits verify that building codes have been followed for your safety and that permits and inspections were complete for electrical, gas and other mechanical work.

- ✓ All electrical work was done by a certified electrician.
- ✓ Oil-fired appliances and fuel oil tanks were installed by certified oil-burner mechanics.
- ✓ Work on gas-burning devices was done by licensed gas contractors.

Yukon
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community.gov.yk.ca/building_safety