

THE CORPORATION OF THE VILLAGE OF OIL SPRINGS

By-law 1034 of 2025

A By-law regulating the installation of sanitary and storm sewers
contributing to the Corporation's sewers to be known as
"The Sewer Construction By-law"

WHEREAS, the Corporation of the Village of Oil Springs deems it necessary in the interest of sanitation and public health under the authority of the Municipal Act, subsection 83 governing the installation of sanitary and storm sewers contributing to the sewers of the Corporation:

NOW THEREFORE, THE COUNCIL OF THE CORPORATION OF THE Village of Oil Springs ENACTS AS FOLLOWS:

DEFINITIONS

1. In this By-Law,

- (a) **"Building drain"** means the horizontal piping of gravity drainage piping in or adjacent to a building or other structure that receives the discharge from drainage piping and conveys it to the building sewer.
- (b) **"Building sewer"** means that part of drainage piping outside a building or other structure that
 - i. connects a building drain to the main sewer or, where the place of disposal of the sewage is on the property, to the place of disposal on the property; and
 - ii. commences at a point one (1) metre from the outer face of the wall of the building or other structure and terminates at the property line or place of disposal on the property.
- (c) **"Chief Building Official"** means the Chief Building Official from the County of Lambton or their authorized subordinates or assistants.
- (d) **"Catch basin"** means a drain installed to collect surface water from an open area.
- (e) **"Corporation"** means the Corporation of the Village of Oil Springs.
- (f) **"Plumbing Inspector"** means the Plumbing inspector from the County of Lambton or authorized subordinates or assistants.
- (g) **"Village"** means the Municipality or a representative of the Village as the Superintendent of Public Works or authorized subordinates or assistants.
- (h) **"Roof drain"** means a storm water drain on a flat-roofed building.
- (i) **"Sanitary sewer"** means pipes that collect and transmit sanitary sewage from residential, commercial, and industrial buildings and to which storm, surface, and ground waters are not intentionally admitted.
- (j) **"Sewage works"** means all facilities for collecting, pumping, treatment, and disposing of sewage.
- (k) **"Sewer"** means a pipe or conduit for carrying sewage.
- (l) **"Sewer main"** means a public sewer and its branches.
- (m) **"Sewer cleanout"** means that part of sewer drainage piping that allows access to inspect and/or clean the sewer later from the property line to the sewer main.
- (n) **"Sewer lateral"** means that part of storm or sewer drainage piping that extends from the storm or sewer main to the inner side of the foundation wall of the building, or from the storm or sewer main to a catch basin or manhole structure.
- (o) **"Cross connection"** means a connection between a sanitary collection system and a storm drain system or potable water system.

- (p) **"Standard specifications"** means a set of standardized specifications as approved by the Village or Ontario Provincial Standards.
- (q) **"Storm drainage"** means storm runoff water from precipitation, melted snow or ice, surface runoff and water in the subsoil.
- (r) **"Storm sewer"** means a sewer which collects and transmits surface and storm water which excludes sewage and polluted industrial waste.
- (s) **"Watercourse"** means a channel in which a flow of water occurs either continuously or intermittently.
- (t) **"Installer"** means a person, corporation or firm that undertakes to construct, extend, alter, renew, or repair any sewage works.
- (u) **"Sanitary sewage"** means waste of domestic origin which is human body waste, toilet or other bathroom wastes, wastes from sinks, showers, tubs, wastewater borne from culinary sink or laundry waste.

PROTECTION FOR SEWAGE WORKS AND WATERCOURSES

- 2. No person shall maliciously, willfully, or negligently break, damage, destroy, uncover, deface, or tamper with any structure, appurtenance or equipment which is a part of the sewage works of the Village.
- 3. Subject to Section 4, no person shall willfully or negligently obstruct or otherwise impede the flow in existing piped or open watercourses draining any area.
- 4. The piping or the filling-in of any watercourse on private property shall:
 - (a) be done only with the written consent of the Village; and
 - (b) conform to the Ontario Building Code, and
 - (c) be performed under the supervision of the Village.
- 5. Any person who willfully contravenes any provision of this By-law will be held responsible for all damages and costs arising from the contravention and will be invoiced accordingly. If the invoice is not paid within the time allowed by current Village policies and by-laws, penalty and interest will be applied, and the outstanding balance will be transferred to property taxes at year-end.

STORM DRAINAGE

- 6. Except as provided in Section 8, where a storm sewer main exists adjacent to a building or property for which storm drainage from foundation drains, window wells, roof drains and/or catch basins is required, all runoff water shall be connected to the storm sewer main.
- 7. Where only a sanitary sewer main exists adjacent to a building or property for which storm drainage from foundation drains, window wells, roof drains and/or catch basins is required, all runoff water shall be discharged to the ground and no storm water from any source shall be directed to the sanitary sewer main.
- 8. All buildings with eavestroughs shall discharge downpipe contents to the ground at a distance of at least one(1) metre away from the foundation.
- 9. Regulation of flow quantities to storm:
 - (a) Storm runoff from roof and/or parking areas shall not be permitted to discharge to abutting properties including municipal right-of-ways. Runoff shall be collected and discharged to a suitable conveyance system (municipal drain, natural water source, roadside ditch, or storm sewer).
- 10. Properties under separate ownership utilizing joint parking areas or driveways may have a common storm sewer that is subject to the following conditions:
 - (a) The shared portion of the system is completely contained on an easement or right-of-way which is registered on title;

(b) A Maintenance Agreement is registered on title for all shared services.

11. Foundation drainage may not be conveyed to a storm sewer via a single storm sewer lateral except for each single-family dwelling, each semi-detached building, each row house of up to six (6) units and each apartment building, office building, factory, or other similar building.

REPAIR / RE-USE / OF SEWER LATERAL

- 12.
- (a) No existing sewer lateral shall be used for a connection to a new building unless it has first been examined and tested by the property owner and found to be in good condition and in compliance with all the requirements of this by-law, and as approved by the Village.
 - (b) Every person who is the owner of a property that has a sewer lateral connected to the Village's sewers shall be responsible for the maintenance of the entire sewer lateral, from the sewer main to the house.
 - (c) If it is determined by the owner/user of the sewer lateral and then later verified by the Village that the blockage is due to a broken and/or collapsed pipe on the Village's right-of-way, and this blockage was not a result of the owner/user's lack of maintenance, then the Village will schedule repair and/or replacement of same, and the Village will be responsible for the cost.

CORPORATION FORCES TO ADMINISTER AND INSPECT ALL CONNECTIONS TO SEWERS

13. A minimum of twenty (20) working days' notice shall be given to the Village before sewer connections can be completed.
14. The applicant is responsible for all costs associated with the installation of the services as well as all connection fees and deposits outlined the Fees & Charges By-Law.
15. All necessary construction required must adhere to the Ontario Building Code and any restoration required shall be done with the Village's inspection and approval.
16. Cross connections are not permitted. If a cross-connection is discovered, a notice to the owner shall be given with a prescribed timeline to complete the excavation and repairs. The Village shall inspect and approve all installation and repairs before excavation site is backfilled.

CONSTRUCTION

- 17.
- (a) No person shall construct or repair a sewer lateral without first obtaining a permit on the necessary form from the County of Lambton Building Department.
 - (b) All excavations required for the installation of a sewer lateral shall be open trench work unless approval is obtained from the Village to bore under a roadway.
 - (c) Bedding material and placement shall be in accordance with the Village's approval..
 - i. Where a soil of low bearing capacity is encountered in the trench, the trench shall be excavated below the required grade, the trench bottom shall be brought up to grade with compacted granular fill providing the base will support such granular fill.
 - ii. If the soil is too soft to support granular fill; the pipe shall then be laid in accordance with the Village's approval.
 - (d) Materials used for storm or sewer lateral shall be in accordance with Ontario Building Code Regulations and the Village's approval.
 - (e) The use of bituminous fiber pipe in the sewer lateral is prohibited.
 - (f) Sewer laterals shall be identified and installed in accordance with the following colour schedule:
 - i. All sewer laterals carrying or designed to carry sanitary sewage shall be white pipe.

- ii. All sewer laterals carrying or designed to carry storm sewage shall be other than blue or white pipe.
- (g) Joining of each class of pipe shall comply with Ontario Building Code Regulations and the Village's approval.
- (h) Sewer pipe shall be installed with the bell end of the pipe upgrade/upstream.
- (i) Sewer clean-out shall be installed with a steel cap.
- (j) The building sewer shall be laid at constant grade and in straight alignment perpendicular to the front property line as much as possible and any change in direction shall be made only with properly curved pipe and fittings.
- (k) The slope of the sanitary sewer lateral on the municipal right-of-way shall be a minimum of 1% and a maximum of 8 %.
- (l) The slope of the storm lateral on the municipal right-of-way shall be a minimum of 1%.
- (m) No pipe shall be shimmed or laid on blocking.
- (n) The sanitary sewer lateral should be brought to the building at an elevation below the basement floor.
- (o) Where the sanitary sewer main is too high to permit gravity flow from the lowest point in the building, the sanitary sewer lateral shall be brought through the foundation wall at an elevation which will permit gravity flow to the sanitary sewer main and be lifted by artificial means and discharged to the sanitary sewer lateral as per the Ontario Building Code and the Village's approval.
- (p) Gravity connections to the sanitary system shall flow through an adequate backwater valves as required in the Ontario Building Code and the Village's approval and shall be located to be readily accessible for cleaning and maintenance by property owners.
- (q) Gravity connections to the storm sewer main from the window wells and foundation drains are not permitted. Window wells and foundation drains connections must be made with a sump pump as detailed in the Ontario Building Code and the Village's approval.
- (r) Gravity connections to the storm sewer main from the roof drains are not permitted. Roof drains must be discharged to grade as detailed in the Ontario Building Code and the Village's approval is subject to the provisions of Subsection (9).
- (s) The contractor shall take precautions and care in exposing the sewer main so that no damage to said sewer will occur. If the sewer main is damaged, it shall be repaired by the Village. All costs for said repairs shall be done on a time and material basis. The bill for said repairs shall be paid by the contractor responsible for the damage(s).
- (t) The contractor shall be responsible for any damage to other properties resulting from sewer backups due to the damaged Village sewer.
- (u) No one shall break into or drill a hole into a Village sewer to drain a trench or a construction site at any time unless authorized to do so by the Village and said authorization is to be had in writing.
- (v) That portion of pipe trench which occupies the boulevard and private property shall be filled with material selected from the trench excavation providing these materials are satisfactory to the Village. A minimum of 450 mm depth of acceptable granular material is required over the trench and must meet the Village's approval.
- (w) That portion of trench which crosses the Municipal right of way shall be backfilled and compacted to original condition using native backfill material, providing such materials are satisfactory to the Village. A minimum of 450 mm depth of acceptable granular material is required over the trench and must meet the Village's approval.
- (x) The trench may be excavated and the pipes laid prior to the basement floor being placed, and the complete building excavation being properly backfilled providing that the openings of the connection of the sanitary sewer and storm sewer are effectively sealed by means of a watertight plug..
- (y) Subject to the provisions of Subsection (17) (y) hereof, a separate and independent sanitary sewer lateral shall be provided for every single family home, each unit in semi-

detached homes, each unit in row housing or tenement, and each apartment building, office building, factory, or other similar building, except where one building stands at the rear of another on an interior lot and no private sewer is available or can be constructed to the rear building through an adjoining alley, court, yard or driveway, in which case, the building sewer from the front building may be extended to the rear building and the whole considered as one sewer lateral. However, the building sewer shall not cross through one building to the other.

- (z) In the case of a group building project or row housing where the units in the group building project or row housing do not abut on a Village-owned street and all the land being developed as group building project or row housing is in one ownership, then each unit shall be provided with separate and independent laterals and the laterals shall extend to a private sewer main located a minimum of three (3) metres clear of any adjacent building, and the private mains will be connected to Village's sewer mains. The private mains shall be equipped with manholes and constructed in accordance with the Ontario Building Code

FEES

18. Sewer service connection and inspection fees are included in the Fees & Charges By-Law.

INSPECTION

19. No connections to the Village's sewer, manhole construction or installation of sewer lateral on public property shall be backfilled until inspected and approved by the Village. A minimum of twenty-four (24) hours' notice will be required prior to the inspection.
20. No building sewers or drains on private property shall be backfilled until they have been inspected and approved by the County of Lambton Plumbing Inspector.
21. The installer shall provide a minimum of forty-eight (48) hours' notice to the County of Lambton Development Services – Building department in advance of the required inspection on private property.
22. If the construction of the sewer lateral is not approved as aforesaid; the permit holder shall make the necessary rectifications to the satisfaction of the authority having jurisdiction.

PENALTY

23. Any person who contravenes any of the provisions of this By-law is guilty of an offence and upon conviction is liable to a fine as provided for in the Provincial Offences Act, R.S.O., 1990 c. P.33, as amended.

VALIDITY

- 24.
- (a) If any section of this By-law is for any reason held to be invalid; the remaining sections shall remain in effect until repealed.
- (b) Where the provision of this By-law conflicts with the provisions of another by-law in force in the Village, the provisions that establish the higher standards to protect the health, safety, and welfare of the public prevails.
- (c) This By-law shall come into force and take effect on its passing.

By-Law read a first, second and third time and finally passed this 2nd day of September 2025


Ian Veen, Mayor


Martha Gawley, Clerk-
Treasurer



PUBLIC WORKS DEPARTMENT
4591 Oil Springs Line
Oil Springs ON N0N 1P0

Telephone: 519-834-2939
Cell: 519-339-8106

SCHEDULE 1
for The Sewer Construction By-Law, The Water By-Law, and Entrance By-Law

Service Installation Application

Name and Phone Number
of Property Owner: _____

(please print)

Address of Property
to be Serviced: _____

Date of Request: _____ Received by: _____
 (Office Staff)

The Property Owner acknowledges and accepts that the following fees and deposits shall apply:

Water Connection Fee \$ _____

Water Meter Serial # _____

Sewer Connection Fee \$ _____

Entrance Permit Fee \$ _____

Road Occupancy Fee: \$ _____

Moving Permit \$ _____

Refundable Deposit \$ _____

TOTAL
(amount to be deposited by owner) : \$ _____

Signature of Property Owner: _____ *Date:* _____

Approved by (name and title): _____ *Date:* _____

Signature: