

Shipping containers

(sea cans)

When a shipping container is repurposed for structural use or occupancy, it is considered a **building**. This includes uses such as (but not limited to) storage buildings, sheds, additions, dwellings and retail spaces. When proper procedures are followed, such uses may be allowed within the city of Medicine Hat.

As with other buildings, all regulations regarding **land use** and **Safety Codes** are fully applicable. Using a shipping container in a non-permitted manner may result in a fine and/or a stop order. **Before purchasing a shipping container**, you should know about the applicable City regulations.

Shipping container for residential backyard use (permanent)

- Applicant must have, at minimum, an approved **Development Permit** and an approved **Building Permit** before beginning the project.
- **Must not be in a front yard.**
- Must have **adequate separation** from other buildings and property lines.
- All residential accessory buildings on a site must not exceed a total **site coverage** of 15%.
- All **Safety Codes** (Building Permit) regulations must be met.
- **Must be finished in materials that are characteristic of a residential district,** or screened from view, to the satisfaction of the Development Authority (Planner).

Acceptable for residential use:



Unacceptable for residential use:



KEY POINTS ABOUT SITING A SEA CAN:

- More restrictions exist for residential areas
- May be temporary or permanent
- Development Permit is usually required
- Building Permit is usually required
- All uses are discretionary*
- Before taking action, contact Planning & Development Services (403-529-8374)

*At the discretion of the Development Authority (Land Use Bylaw #4168)

Considering adding a shipping container on a property?

Before taking any action, contact **Planning & Development Services**. A Planner will look at your situation and help you decide if a shipping container is a workable option.

Ph. 403-529-8374

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