

Soft Demolition Quick Guide

Permits, asbestos, and what to protect before a GTA strip-out

Before the crew arrives

1 Confirm the permit

Interior work that touches structure, plumbing, gas, electrical, or fire separations needs a City of Toronto permit. Check before you start.

2 Book a designated substance survey

Any building from before 1990 may contain asbestos. A survey under Ontario Reg 278/05 comes first, and removal is done by a licensed abatement contractor.

3 Decide what stays

List the structure, systems, and finishes you want to keep so the crew can protect them.

During the strip-out

1 Protect retained surfaces

Floor coverings and dust barriers keep the parts you are keeping safe from damage and debris.

2 Work room by room

Selective hand removal in the right order keeps the structure stable and the site controlled.

3 Sort as you go

Separate salvage, recyclables, and disposal to cut tipping fees at GTA transfer stations.

Questions to ask your contractor

1 Is a permit needed for my scope?

A reputable contractor checks rather than guesses.

2 What is the protection plan?

Ask what gets covered and isolated, in writing.

3 How does debris leave the building?

Access and disposal drive the cost more than people expect.

Planning a demolition in Toronto and the GTA? Get a free, no-pressure quote.

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