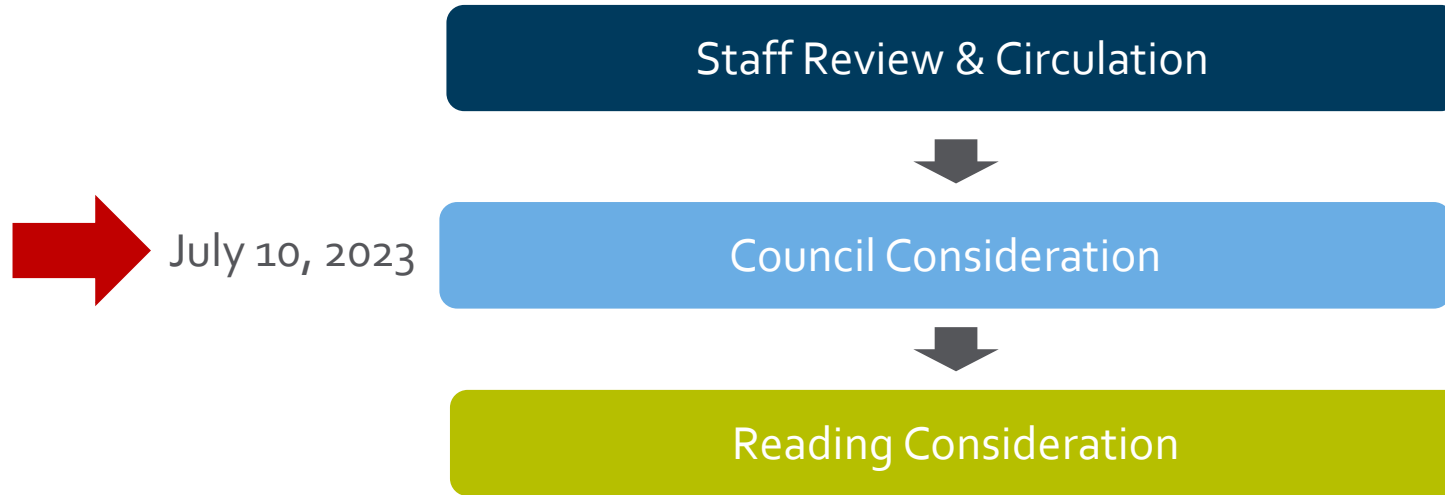


Amendment No. 4 to the Soil Removal and Deposit Bylaw No. 9612

Proposal

- ▶ To support an amendment to the Soil Removal and Deposit Regulation Bylaw to include regulations concerning soil improvement activities that may be disruptive to the public or damaging to nearby infrastructure or structures.

Bylaw Development Process



Background

- ▶ Staff receive several complaints per month concerning disruptive vibrations and noise from construction sites.
- ▶ Most complaints arise from construction projects next to residential areas.
- ▶ The proposed bylaw amendment would allow staff to impose monitoring to ensure noise and vibration do not exceed industry standards in order to protect structures, infrastructure and reduce disruption to surrounding neighbours.

Background continued

- ▶ Damage to critical infrastructure and residential structures are concerning results of excess vibration from construction sites.
- ▶ Cities across Canada have implemented these types of bylaws to help protect neighbouring sites during construction.
- ▶ By having bylaws related to vibration, municipalities can protect themselves from risk, placing the responsibility on builders and their clients.

Proposed Bylaw Features

- ▶ A permit is not required if there are no neighbours, buildings, or infrastructure close to the work.
- ▶ A permit is not required unless work is considered disruptive to the neighbours.
- ▶ If a permit is required, the applicant would submit the following:
 - A site plan showing the extent of works and vibration zone of influence.
 - Values for acceptable vibration and settlement thresholds for structures and infrastructure.
 - Expected impacts to nearby structures or City infrastructure from the soil improvement activities.
 - A monitoring program for vibrations, dust and noise.

Staff Recommendation

Staff recommend **support** of Bylaw Amendment No. 4 to the Soil Removal and Deposit Regulation Bylaw No. 9612, so that it can be forwarded for reading consideration.

- ▶ The bylaw amendment would allow staff to intervene if construction activities contribute to excess noise and vibration to adjacent properties.
- ▶ Ensure protection of critical infrastructure and residential structures.
- ▶ Reduce disruption to residential neighbourhoods.



Conclusion of Staff Remarks