

Damage Deposits & Residential Driveway Compliance Regulations



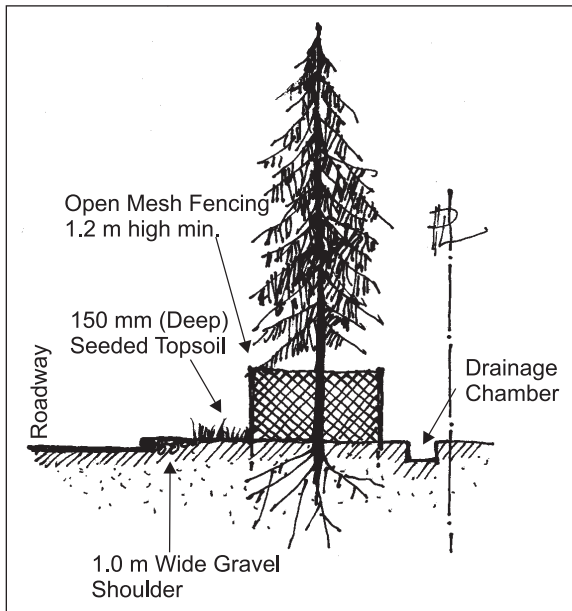
Engineering and Public Works would like to thank you for your cooperation and understanding.

Boulevard Tree Protection

1. Boulevard trees must be considered in the design of the new buildings, taking into account driveway locations and power lines.
2. Removal of trees on City or private property must follow the criteria outlined in the City's Bylaw 8014, Tree Protection Bylaw.
3. All boulevard trees must be protected before work commences by using open-mesh "see-through" fencing. This must be used to provide for clear visibility of fire hydrants, driveways and crosswalks, etc.
4. Unless otherwise approved by the Engineering Inspector—barrier fencing standards are to be as wide as practical in a direction perpendicular to the adjacent roadway and extend to the dripline or branch extremities of the tree canopy.

Boulevards

- The boulevard is to be landscaped with a minimum 150 mm depth of seeded topsoil. (Grass must be growing.)
- If there are no curb and gutter fronting the property, a maximum 1 m width of compacted gravel shoulder is required.
- The landscaping must be graded away from the road to the open ditch or drainage chamber.
- Applicants should take care to avoid damaging underground utilities when staking fences.



Above diagram reflects how tree fencing and gravel shoulders are to be installed.

Storage of Materials

Storage of materials on city property is not permitted, and may be removed at the owners expense without notice.

Moving Heavy Equipment

Applicant(s) must take all necessary precautions to protect city property from equipment damage.

Type of Construction Activity	Refundable Deposit Amount	Non-Refundable Inspection Fee	Total Payable
Additions and Accessory Buildings of 10 m ²	\$500.00	\$183.00	\$683.00
In-ground Swimming Pools	\$500.00	\$183.00	\$683.00
Demolitions	\$500.00	\$183.00	\$683.00
Move-Offs; Single or Two Family Construction	\$1,500.00	\$183.00	\$1,683.00
Combined Demolition and Single or Two Family Dwelling Construction	\$2,000.00	\$183.00	\$2,183.00
Commerical; Industrial; Multi-Family; Institutional; or Government Construction	\$5,000.00	\$243.00	\$5,243.00
Combined Demolition and Commercial; Industrial; Multi-Family; Institutional or Government Construction	\$5,500.00	\$243.00	\$5,743.00
Site Preparation Preload	\$5,000.00	n/a	\$5,000.00
Soil Materials Infill or Removal from a Single Parcel	\$5,000.00	n/a	\$5,000.00

On October 11, 1994 City Council adopted Bylaw 6366, which requires a permit that provides a deposit for the protection of City property. Amendment Bylaw 8030 was adopted by City Council effective May 1, 2006 to include a deposit for preload and soil infill or removal from sites.

On September 10, 2004 City Council adopted Bylaw 7222, which regulates the driveways for residential lots. Replaces Bylaw 7024, June 25, 1999.

What is the Deposit for?

- The deposit is used for the repair of any damage to public property caused by construction activity, and may be used for any repairs or clean-up without notice.
- Funds on the deposit do not earn interest. To ensure the full return of a deposit—you must make every effort to cause no damage, and keep adjacent streets, boulevards and the drainage system clear of debris, construction material, etc.

The inspection fee is non-refundable.

- Deposits may be withheld if driveway(s) are not built according to Bylaw 7222.
- Only the damage deposit applicant may request or inquire about a refund by calling 604-244-1263.

Responsibility for Damages Existing Damage

The applicant(s) will be held responsible for damages unless properly noted and registered with the City prior to any construction activities.

Applicant(s) Liable for all Damages

The applicant(s) are responsible for the cost of all repairs to City property, whether or not the applicant(s) causes the damage directly or it is caused by sub-trades, etc.

Tree Removal

Contact the Engineering Inspectors' Office before removing any trees on City or private property.

Residential Driveway Widths on City Property

Homes Built After September 8, 1997

- Local Roads, 4 m plus the .9 m flares to provide a maximum width of 5.8 m.
- Arterial Roads, 5 m plus the 1.5 m flares to provide a maximum width of 8 m.

Homes Built Before September 8, 1997

Please refer to Bylaw 7222.

Note to Applicants

This deposit does not apply to development agreements, as they have their own details regarding security, inspection and design specifications.

Clean Streets

Streets and lanes are to be kept clear of excavation material, building material, debris, etc. Tracked mud on City streets is very dangerous, therefore we will deal with it immediately by first asking the applicant(s) to have it cleaned; failing this, City crews will clean it at the applicant(s) expense.

How Do I Get My Refund?

- ✓ **Ensure you have a "final" approved inspection for your permit.**
- ✓ **Clean-up Before Requesting Refund**
Ensure all work on the site and City property is completed including clean-up of all debris and reinstatement of grass landscaping (growing).
- ✓ **Additional Inspections**
If additional inspections are required as a result of the final inspection showing incomplete restoration and/or damage, a charge of \$91.00 per inspection will apply.
- ✓ **Damage by Others**
A prompt request for refund will ensure that you are not held responsible for damages by other contractors, or the new owner.
- ✓ **Driveway Width**
Driveway width must conform to Bylaw 7222, dated September 10, 2001.
- ✓ **Requesting the Refund or More Information**
Please call the Engineering Inspectors' Office at 604-244-1263. (Note: this line is frequently answered by voicemail—so please leave your name, phone number, and the address for which you require inspection.) The Inspector will make a site visit for inspection within two days.