

GOOD NEIGHBOUR PRACTICES

MANAGING CONSTRUCTION AND DEVELOPMENT IMPACTS IN RESIDENTIAL NEIGHBOURHOODS

Development and renewal of neighbourhoods can improve the vitality, value and appearance of FVRD communities. However, development and construction can create negative short term impacts for neighbours, such as noise, dust, odours, and air quality impacts. Developers and builders can reduce their impacts by using good neighbour practices and by taking action before problems arise.

ISSUE

WHAT CAN YOU DO?

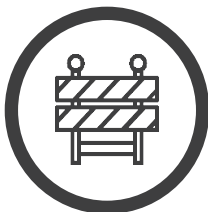
COMMUNICATION



Talk with your neighbours on an ongoing basis. Information and personal contact generally creates a more supportive and understanding perspective.

- Conduct door visits and provide flyers/notices.
- Introduce your project.
- Provide your contact information.
- Share your timelines.

SITE MANAGEMENT



Proactive site management can address the majority of neighbour impacts.

- Stay on your property - don't encroach your work site or cause destruction to neighbouring parcels.
- Manage your storm water onsite – don't cause drainage issues for your neighbours or damage the environment.
- Provide and maintain temporary toilets.
- Secure your site (eg. temporary fence) for safety and security reasons. Thefts and trespass can be a problem.
- Clean up frequently - both on and off site (ie. garbage, mud and debris)

OFF-SITE IMPACTS



- Avoid noise disturbances in evening hours and weekends. Construction noise is permitted Monday - Saturday, from 7 a.m. to 8 p.m. (no Sundays).
- For properties within the Village of Harrison Hot Springs, construction noise is permitted Monday - Saturday, from 8 a.m. to 10 p.m. (no Sundays).
- Do not burn in residential areas. Use hauling and/or chipping.

ROAD & SIDEWALK USE



- Construction or alteration works may require approval:
 - Roads: contact the Ministry of Transportation and Infrastructure at (604) 795-8211.
 - Sidewalks (Popkum): contact FVRD Regional Parks at (604) 702-5000.
- Don't block sidewalks, roads, and driveways.
- Manage onsite parking and make temporary arrangements if necessary.
- Keep sidewalks and roads free of construction sediment and dirt.
- Regularly wash off vehicles before leaving site.
- Keep construction waste bins, materials, etc... from public roadways.

PERMITS & APPROVALS



- Know the rules and FVRD requirements before you start your project, and check your property title for restrictions (covenants, easements, geotechnical restrictions, etc...)
- Obtain your FVRD approvals BEFORE starting construction or development.
- Not sure which permits and approvals are needed? Contact the FVRD to find out.

SIGNATURE AND ACKNOWLEDGEMENT

I will ensure development and construction at _____ follows the FVRD's Good Neighbour Practices by:

- Providing the Good Neighbour Practices to employees and sub-trades working on the site.
- Posting the Good Neighbour Practices in a visible location.
- Discussing the Good Neighbour Practices at job site meetings.
- Other: _____

Name (please print): _____

Signature: _____