

SCHEDULE D

Construction Management Requirements & Conditions

1) Site Security and Safety

- The owner agrees to abide by the Safety Measures at Construction & Demolition Sites outlined in Part 8 of the 2024 BCBC.
- Any of the measures required to protect the public as per Part 8.2 of the BC Building Code, including but not limited to, hoarding, guards, fences, screens and barricades, must be installed prior to the start of any excavation, demolition or construction.
- The owner further agrees that site safety is the sole responsibility of the owner.

2) Safe Passage Past Site

- Provisions shall be made at all times for the safe passage of pedestrian, cyclists and vehicular traffic past the site.
- Any sidewalks and off-street parking space adjacent to and roadways abutting the site must remain open and safe for public use, unless authorized by a valid Permit to Work in Municipal Road Allowance or Right of Way.
- Materials or equipment shall not be placed on any street or other public property except as authorized by a valid [Permit to Work in Municipal Road Allowance or Right of Way](#).

3) Sidewalk and Road Closures

- Prior to the obstruction or closure of any sidewalk or roads the owner agrees to obtain a [Permit to Work in Municipal Road Allowance or Right of Way](#). The review and authorization of such permit requires an application be submitted a minimum of - 3 working days ahead of the proposed closure date.
- Where demolition or construction operations necessitate the obstruction of a sidewalk, a temporary protected walkway shall be provided, as specified in Part 8 of the 2024 BCBC, and shall be kept clear of obstructions at all times.
- Public notification is required irrespective of the duration of the closure or how minor the closure may appear.

4) Traffic Management

- Any obstruction of normal two way traffic flow caused by demolition and construction activities or deliveries requires a formal traffic management plan that satisfies WorkSafeBC requirements as specified within the current regulations.

5) Construction Parking

- Workers shall park on-site whenever possible.
- The only public parking lot able to accommodate trades parking is the Downtown Employee & Public Parking Lot located next to the Mary Winspear Centre off Bevan Avenue.
- All on-street parking in the Town of Sidney is regulated to a maximum of 24 hours unless otherwise posted.

6) Trucking and Deliveries

- Demolition and construction related trucking to or from the site shall adhere to the Traffic Control Provisions (detour routes) identified in Section 3 of the Construction Management Plan.
- No demolition and/or construction related trucking to the site shall utilize Beacon Avenue to access Highway 17.
- Whenever possible, all trucking activity will enter and exit the site in a forward motion.
- When entering or exiting the site in a reverse motion, a WorkSafeBC Certified Traffic Control person(s) must manage traffic control. All vehicles not in motion shall have their engines turned off to mitigate unnecessary noise and emissions.

7) Fire Department Requirements

- A Construction Fire Safety Plan (Refer to Town's template) is to be submitted to the satisfaction of the Fire Department for both a Demolition and Building Permit applications.
- The owner will ensure that emergency vehicles have full access to the works site and adjacent properties at all times.
- Access to all fire hydrants must be maintained at all times.
- A temporary road closure requires, at least 72 hours' notice be given in writing to the Fire Department, BC Ambulance Service, RCMP and Town staff so alternate arrangements can be evaluated.

8) Temporary Construction Water Service

- The Town will provide a water service connection to the property line at the owner's request and expense.
- The owner will be responsible for establishing a Temporary Water Service onsite that conforms to the CRD Cross Connection Control Bylaw.

9) Noise

- The owner agrees to limit demolition and construction activity to the following schedule:
7:00 a.m. to 7:00 p.m. – Monday thru Friday
8:00 a.m. to 7:00 p.m. – Saturday
- In the event that the hours of work must extend beyond the above stated hours, written authorization from the Director of Development Services, Engineering, Parks & Works is required. Requests for such authorization must be made at least 72 hours in advance.
- The owner further agrees that excessive radio volume and offensive language may result in a fine, as per Town of Sidney Noise Bylaw No. 1689.

10) Exposing Concrete

- Sediment from exposing concrete shall not be allowed to enter the municipal storm sewer, sanitary sewer or the ocean and shall be contained on-site to current Best Management Practices.

11) Road Cleaning

- Road cleaning shall be done daily, if required, as determined by the Manager of Public Works and Parks. Cleaning operation will include sweeping and collection of debris from road(s). Road cleaning shall be arranged and paid for by the owner.

12) Dust Control Measures

- The owner agrees to mitigate excessive dust as much as possible during the demolition, excavation, and construction.
- It is agreed that there will be a "Dust Control Person" onsite during all trucking and equipment operation.

13) Removal of Waste Material

- Waste material from construction or workers on the site shall be removed as quickly as possible by means of appropriate containers.
- Waste material cleared and deposited in a container or other shall be protected as to prevent waste material from being projected beyond the confines of the site, and not accessible to the public.