

REPORT

Climate Action, Planning and Development

To: Mayor Johnstone and Members of Council
Date: March 11, 2024

From: Jackie Teed, Director
Climate Action, Planning and Development
File: Doc# 2449426

Item #: 2024-136

Subject: **Construction Noise Bylaw Exemption Request: 2126 Seventh Avenue (22nd Street SkyTrain Station)**

RECOMMENDATION

THAT Council grant an exemption from Construction Noise Bylaw No. 6063, 1992 to TransLink from 8:00 PM to 7:00 AM six days per week (not including Thursdays and Statutory Holidays) for the period of Monday March 11, 2024 to Monday December 23, 2024 to recoat the 22nd Street SkyTrain Station located at 2126 Seventh Avenue.

PURPOSE

The purpose of this report is to request Council grant an exemption from Construction Noise Bylaw No. 6063, 1992 to TransLink to enable recoating of the 22nd Street SkyTrain Station.

BACKGROUND

TransLink is in the process of refurbishing several SkyTrain stations as part of multi-year initiative. The 22nd Street SkyTrain Station opened in 1986 and is in a state of neglect, having received no aesthetic upgrades since that time. There is considerable rust and corrosion that, if left unaddressed, will ultimately threaten the integrity of the structure.

ANALYSIS

TransLink crews are scheduled to begin to re-coat and paint the 22nd Street SkyTrain Station. The plan is to perform the work in stages to ensure as little disruption to the

commuting public as possible. Scaffolding will be erected during permitted hours and will be a permanent fixture at the station until the work is completed. Current coating will be taken off, rust and corrosion will be treated, and three different protective coats will be applied. An electric generator will be operating and will be surrounded by sound baffling to mitigate noise emanating from the generator. The equipment required to perform the work will be hand held power tools and small grinders.

A substantial portion of the work cannot be completed during permitted hours as work crews must have access to the guideway and that is only possible during TransLink's non-revenue hours when trains are not operating. Longer train service during mid-week days, reduces the non-revenue hours in which construction can occur. Preparing the worksite for construction activities following the end of train service, and packing up equipment and cleaning the worksite to prepare for the resumption of train service the next day, reduces the time to engage in construction activities each night to approximately two hours. Weekend days with longer non-revenue hours in which trains are not operating, permit longer periods in which to advance the project. Sundays have the longest non-revenue hours and provide up to a four hour window for construction work. Eliminating Sundays would lengthen the duration of the project considerably.

The work is expected to occur two to five nights per week throughout the project and will not include Thursdays. Dates of the work will vary throughout the project.

Whenever possible, construction activities known to create the most noise will be scheduled to occur during permitted hours and less noisy work will be scheduled to occur for hours not normally permitted.

The work is weather dependent and is the reason for the length of the requested exemption. Inclement weather can affect the progress of the project as temperatures need to be optimal for painting and drying conditions. If weather conditions are ideal, the contractor has advised the project may be completed earlier than expected.

DISCUSSION

The subject of this report is one of two TransLink projects proposed to occur at the 22nd Street Skytrain Station. While the projects are separate and independent, they will overlap for approximately 4 months (March to July inclusive) and both require exemptions to the Construction Noise bylaw. Details of the other project can be found in a companion report also on today's Council's agenda.

In addition to scheduling noisier activities during permitted hours, the contractor has also committed to the following measures to mitigate the noise that is expected:

- Ensuring all equipment is in good operating order.
- Operating equipment at minimum engine speeds consistent with effective operation.
- Educating and supervising construction personnel to ensure potential noises are minimized.

- Turning off equipment when not in use.
- Locating stationary noise generating equipment as far away as possible from noise sensitive receivers.
- Scheduling construction related activities and limit equipment usage to minimize noise, especially during nighttime hours.
- Providing a night time contact person and responding to any calls from affected residents.

TransLink will be issuing information notices to area residents in advance via Canada Post. Appendix A contains an aerial view of the location of the proposed work. Appendix B contains sample notification letter to the immediate neighborhood residents.

Traffic is not expected to be impacted and deliveries at the adjacent bus loop will be scheduled outside of bus operational hours to limit disruption to the commuting public.

City staff consider an exemption of the Construction Noise Bylaw to be reasonable for the following reasons:

1. the 22nd Street SkyTrain Station has not been painted since opening in 1986 and unaddressed rust and corrosion will threaten the structural integrity of vital components;
2. much of the work needs to be performed during non-revenue hours;
3. the applicant has committed to implementing noise mitigation measures and to providing notification to affected residents; and
4. there are no traffic implications.

FINANCIAL IMPLICATIONS

No financial impact to the City is anticipated by granting the exemption. If the exemption is not granted, the project will likely be delayed which may result in financial impacts for the applicant.

OPTIONS

There are two options to consider:

1. That Council grant an exemption from Construction Noise Bylaw No. 6063, 1992 to TransLink from 8:00 PM to 7:00 AM six days per week (not including Thursdays and Statutory Holidays) for the period of Monday March 11, 2024 to Monday December 23, 2024 to recoat the 22nd Street SkyTrain Station located at 2126 Seventh Avenue.
2. That Council provide staff with alternative direction.

Staff recommend Option 1.

ATTACHMENTS

Appendix A: Aerial View of 22nd Street Station

Appendix B: Sample Notification to Immediate Neighbourhood

APPROVALS

This report has been prepared by:

Kim Deighton, Manager, Integrated Services

This report was reviewed and approved by:

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Lisa Spitale, Chief Administrative Officer