

REPORT

Planning and Development

To: Mayor Johnstone and Members of Council
Date: January 27, 2025

From: Jackie Teed,
Director, Planning and Development
File: #2637669

Item #: 2025-27

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

RECOMMENDATION

THAT an exemption be granted 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 from Friday, January 31, 2025 to Wednesday, April 30, 2025 to complete recoat painting and make operational equipment modifications to the 22nd Street SkyTrain Station located at 2126 Seventh Avenue.

PURPOSE

To request an exemption from the Construction Noise Bylaw No. 6063, 1992 to TransLink to complete recoat painting and make operational equipment modifications in preparation for the activation of longer trains to accommodate more ridership at the 22nd SkyTrain Station.

BACKGROUND

On March 11, 2024 Council passed the following motion:

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 SkyTrain Station located at 2126 Seventh Avenue.

Translink advises work has not proceeded as scheduled due to significant delays including: lack of overnight track time, discovery of additional work, and staffing challenges due to the requirement of specialized personnel to work on the energized rail. The work remains incomplete and has necessitated this exemption request.

DISCUSSION

Much of the work involved in this project must be performed during non-operational hours. During most mid-week days, there is only a two hour window to engage in construction activities since much of the non-revenue hours are spent either preparing the worksite following the end of train service, or packing up equipment and cleaning the worksite to prepare for the resumption of train service the next day.

The work includes the installation of scaffolding, hammering and some drilling to install new directional signs once the recoat painting has been completed. The equipment required are sanders, welding machines, lift machines and hand held power tools. During non-permitted hours the equipment expected to generate the most noise will be sand blasters and the welding machine which are reported to sound similar to loud generators.

Some of the work is weather dependent and the duration of the requested exemption has taken into account the possibility of inclement weather.

Noise disruption is expected and TransLink has committed to implementing the following noise mitigation measures:

- 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 respond to any calls from affected residents.

To ensure the work is completed within the new amended project timelines, TransLink is requesting another exemption to cover the period of Friday January 31, 2025 to Wednesday, April 30, 2025. If granted, TransLink will send notification to neighbouring residents in the 2100 block of Seventh Avenue; 2100 block of Marine Way; and 2000 block Mead Street as per details found in Appendix A and B.

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 further delayed which may result in financial impacts for the applicant.

OPTIONS

There are two options to consider:

1. That an exemption be granted 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 from Friday, January 31, 2025 to Wednesday, April 30, 2025 to complete recoat painting and make operational equipment modifications to the 22nd Street SkyTrain Station located at 2126 Seventh Avenue.
2. That Council provide staff with alternative direction.

Staff recommends Option 1.

ATTACHMENTS

Appendix A: Map of Construction Work Area
Appendix B: Notification to Immediate Neighbourhood

APPROVALS

This report was prepared by:
Bal Varn, Senior Property Use Coordinator, Integrated Services

This report reviewed by:
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This report approved by:
Jackie Teed, Director, Planning and Development
Lisa Spitale, Chief Administration Officer