



REQUEST FOR DECISION

MEETING DATE: September 9, 2024

TITLE: C-1358-24 - Community Standards Bylaw Amendment - All Three Readings

DIVISION: Sustainable Growth and Development Services

SUMMARY:

Presentation of amendments to C-1358-24 - Community Standards Bylaw (CSB) for first, second and third readings.

PROPOSED MOTION:

THAT first reading be given to C-1358-24 - Community Standards Bylaw Amendment.

THAT second reading be given to C-1358-24 - Community Standards Bylaw Amendment.

THAT unanimous consent be given to proceed with third reading for C-1358-24 - Community Standards Bylaw Amendment.

THAT third reading be given to C- 1358-24 - Community Standards Bylaw Amendment.

BACKGROUND / ANALYSIS:

During the May 27, 2024, Council meeting, the CSB passed third reading and the bylaw came into effect on July 1, 2024. Administration has implemented the bylaw and is proposing a few amendments to address items that were overlooked during the bylaw drafting stage.

These proposed changes allow for clarity with respect to noise (construction noise, operation of domestic equipment, and a fine), definition of a permit and residential parking on designated driveways. These amendments do not involve any changes in policy, but rather are a clean-up of the bylaw to increase clarity and better support enforcement.

Bylaw Amendments

The recommended amendments are as follows:

Definition of Permit

1. A definition for “permit” was added to provide clarity.

Parking

2. A section was added to indicate that parking is not allowed in a residential front or side yard except on a designated driveway.

Noise

3. A section was added to provide exemptions for construction noise from the provisions of the bylaw provided that:
 - The noise is consistent with normal construction noise.
 - The noise is generated between 7 a.m. and 10 p.m. (Monday to Saturday) and between 10 a.m. and 10 p.m. (Sundays and statutory holidays).
 - All required federal, provincial, and municipal permits, licenses and approvals have been obtained for the construction work.
4. A section was added to provide exemptions for the operation of equipment such as lawnmowers, snow blowers, air blowers etc., for temporary, intermittent use between the hours of 7 a.m. and 10 p.m.
5. Penalties were added for “prohibited construction noise” in Schedule “A. As previously approved by Council, fines for construction site infractions were raised to pose greater deterrence. The penalties for “prohibited construction noise” are in alignment with those fine amounts. The penalties are also consistent with what other municipalities have implemented as well.

OPTIONS / ALTERNATIVES:

Council may choose to make further amendments to the bylaw.

CONSULTATION / ENGAGEMENT:

Public consultation on the proposed standards of the CSB took place over a nine-week period between May 7 and July 9, 2023. Members of City Council and City staff attended several community events, information sessions, and committee meetings to raise awareness of the consultation and encourage residents to complete the survey. In total, 1,204 responses were received.

IMPLEMENTATION / COMMUNICATION:

The City website will be updated with information on the bylaw changes.

IMPACTS:

The CSB serves to regulate and enable activities that relate to the safety, health and welfare of residents, businesses, community organizations, building developers, commercial property owners, and utility companies on private and public property. It provides a “one stop shop” for the community to find information on community standards.

The proposed bylaw amendments provide clarity on issues related to noise, permits and residential parking on designated driveways.

FINANCIAL IMPLICATIONS:

n/a