

March 20, 2019

FOI No: 2019-18

VIA E-MAIL – **Redacted**

Redacted

Dear **Redacted**

Re: Request for Records
Freedom of Information and Protection of Privacy Act

The City of White Rock has processed your request for access to the following records pursuant to the *Freedom of Information and Protection of Privacy Act (the Act)*:

- *the High Way Permits issued for the Landmark Foster Martin project for both Foster and Martin streets.*
- *a copy of any other permits related to permissions given to Landmark for exclusive use of both streets for their construction vehicle parking at the exclusion of local residents.*

Access to these records is available. Please find copies of two highway use permits attached. These are the only highway use permits related to the Foster Martin project.

Please contact our office if you have any questions or concerns.

Sincerely,



Ken Overton
Manager, Property, Risk Management, and FOI
604-541-2104

Corporate Administration
P: 604.541.2212 | F: 604.541.9348

City of White Rock
15322 Buena Vista Avenue, White Rock BC, Canada V4B 1Y6

WHITE ROCK
City by the Sea!

www.whiterockcity.ca

If you believe that the City of White Rock has been unreasonable in its handling of your request, you may ask the Information and Privacy Commissioner to review our response. You have 30 days from receipt of this notice to request a review by writing to:

Office of the Information and Privacy Commissioner
3rd Floor, 756 Fort Street
Victoria BC V8W 1H2

Should you decide to request a review, please provide the Commissioner's office with:

1. your name, address and telephone number;
2. a copy of this letter;
3. a copy of your original request sent to the City of White Rock; and
4. the reasons or grounds upon which you are requesting the review.



**CITY OF
WHITE ROCK**

**Corporation of the City of White Rock
HIGHWAY AND/OR RIGHT OF WAY USE PERMIT**

Permit No. RAP 00009

Location of Work: 1484 Martin Street	
Effective Date: December 17, 2018	Expiry Date: June 17, 2019
Hours of Work: As per the City of White Rock Noise Bylaw	

Owner:	Prime Contractor:
Name: LANDMARK WHITE ROCK HOLDINGS LTD	Name: Urban One Construction BC Inc.
Address: 241 – 1489 Marine Drive West Vancouver, BC V7T 1B8	Address: 301 – 611 Alexander Street Vancouver, BC V6A 1E1
Telephone 1	Telephone 1: 604-412-0478
Telephone 2	Telephone 2

A. PERMISSION IS HEREBY GRANTED TO: Urban One Construction BC Inc.

to do the following work at the above location:

- **(December 2018 – June 2019)** Perform trucking ingress/egress and street parking closures Monday to Friday 7:30am to 7:00pm and 9:00am to 7:00pm on Saturdays as per **TMP DWG 03** date stamped received December 5, 2018. The contractor is to contact Parking Services Department at 604-541-2100 if vehicles are parked in posted no parking areas adjacent to the site. Construction activity is only permitted to occur during Noise Bylaw hours. Two way traffic along Foster Street and Martin Street is to be maintained at all times.
- **(December 2018 – June 2019)** Utilize City property to perform temporary shoring and excavation works as well as erosion and sediment control necessary for the excavation to occur at 1484 Martin Street. Works are to be conducted as per the Shoring Plan submitted by Geopacific and sealed by M. J. Kokan, P. Eng and date stamped received December 5, 2018, and Sediment Control Plan submitted by WSP Canada Inc and sealed by B.C. Rooney, P. Eng and date stamped received December 5, 2018.
- TCPS are to assist pedestrians as required.
- The contractor is to distribute construction notices to adjacent businesses and residents that may be affected by site construction activity. Notices are to be delivered a minimum 72 hours (3 business days) in advance.
- The contractor must notify the Operations Center – 604-541-2181 - to alert of the road closure a minimum 72 hours in advance. No driveways are permitted

to be permanently blocked as a result of the closures. Emergency vehicles are to have access if required.

- Trucks are to abide by the City's Truck Route (Street and Traffic Bylaw) as well as approved Truck Routes 1-6.
- Any use, alterations or improvements on the City Boulevard must first be approved by the Engineering Department.
- The owner/contractor is responsible for the repair of any damage to the road and right of way as a result of the works.
- The applicant will submit a deposit of **\$50,000.00** to the City of White Rock as a security to be held to guarantee proper placement of fill, removal of shoring, protection of utilities and the restoration of the City Right of Way. Deposit is refundable upon certification by a Professional Engineer assuring the integrity of all underground utilities, and complete restoration of the City Blvd as per MMCD and Municipal Standards.
- The applicant's consulting engineer must determine the location of all utilities in the right-of-way to ensure that no utilities will be damaged during the course of construction. Any damage that occurs will be to the sole cost of the owner or the owner's representative.
- An encroachment agreement with adjacent property owners is a private matter between property owners. Issuance of this permit by the City of White Rock's Engineering Department in no way provides approval for encroachment into adjacent properties nor does the City take responsibility for damage to neighboring properties affected by this excavation. Encroachment by this excavation into City property is the extent of the Engineering authority.
- Backfill, excavation, and shoring must be designed and certified by a Professional Engineer. Anchor rods within 1.5m of the surface or within 1.0m of any underground utility are to be removed. Anchor rods not removed must be de-tensioned or fully grouted. Shotcrete, jet grout and or whaler walls placed on City property to be removed to a depth of 1.5m below the surface or if within 1.5m of any utility removed to 1.0m below the utility.
- Owner is to provide certification by a professional engineer that backfilling and shoring requirements have been fulfilled as indicated on the submitted plans and that no damage has been caused to plant, property, or utilities of the City or any utility company.
- The hours of work are to be as per the City of White Rock's Bylaws, policies and regulations.
- **Applicant to verify the depth and location of City Services. Data provided by the City is for information and convenience purposes only.**
- **Adjacent boulevards are to be restored to same or better condition, to the satisfaction of the adjacent home owners and to the satisfaction of the Director of Engineering and Municipal Operations.**
- **When work is being conducted around protected City trees, the owner's arborist will be required to be on-site to supervise the works to ensure that no protected trees are damaged.**
- **Safety fence/hoarding to be installed on City property as per the structural engineer's approved design and the geotechnical engineer's recommendation in order to maintain safety for the public.**

- **The geotechnical engineer must provide weekly monitoring and site inspection reports to the Engineering Department. The geotechnical engineer must install monitoring points and survey these points to identify potential movement. This must occur until all exterior walls have been constructed on site.**

B. COMPLETION REQUIREMENTS

- Release of security held as a condition of this permit will be considered upon appropriate submittal of documentation by the owner/developer and their consultant(s), and to the satisfaction of the Director of Engineering and Municipal Operations.

C. CONDITIONS OF PERMIT

- I hereby agree to abide by all the terms of this permit and the City's Street and Traffic By-law which pertain to this permit.
- I have deposited as security the amount of **\$50,000.00** with the City to guarantee the fulfillment of the conditions and completion requirements of this permit and of the Work within the time specified for the permit.
- I understand the City will return the security upon successful completion of this Work and if required a submission and acceptance of an as-built drawing (and after all City inspections are passed) minus any costs incurred by the City in respect of inspecting or rectifying the Work.
- I further agree to indemnify and save the City harmless against any and all claims, actions or expenses whatsoever or by whomsoever brought against the City by reason of the City granting me this City Road and Right of Way Use permit or by reason of the construction of the above-referred Work, including any matter that may arise under the Worker's Compensation Act, R.S.B.C. 1996, c. 492 ("the Act") and its regulations.
- This permit is not valid without insurance. The Corporation of the City of White Rock must be named as additional insured on policy for a minimum of \$5,000,000.00 liability. The Prime Contractor must be skilled in the work assigned, and must comply with the Act and its Occupational Health and Safety Regulations. The Prime Contractor must comply with the "BC Manual for Traffic Control for Work on Roadways".
- The Prime Contractor must have a valid City of White Rock business license.
- All works shall be completed in accordance with all current Corporation of the City of White Rock construction specifications and standard drawings. The Prime Contractor shall not employ or sub-contract with any party not skilled in the work assigned. As-built drawing may be required with the attached specifications prior to release of security. The following City inspections are required to satisfy the terms of this permit:

NOTE: All inspections are the responsibility of the owner/developer and their consultant(s). Inspections are to be submitted to the City's Engineering Department.


D. PRIME CONTRACTOR'S DECLARATION AS PER WORKER'S COMPENSATION ACT

I/We acknowledge, in accordance with the provisions of the *Worker's Compensation Act*, R.S.B.C. 1996, Chapter 492 that I/we are the "Prime Contractor" and are qualified to act as the "Prime Contractor". I/we accept the duties and responsibilities for the coordination of health and safety in accordance with the *Act*. I/we will do everything that is reasonably practicable to establish and maintain a system or process that will ensure compliance with the *Act* and the Occupational Health and Safety Regulations made thereunder.

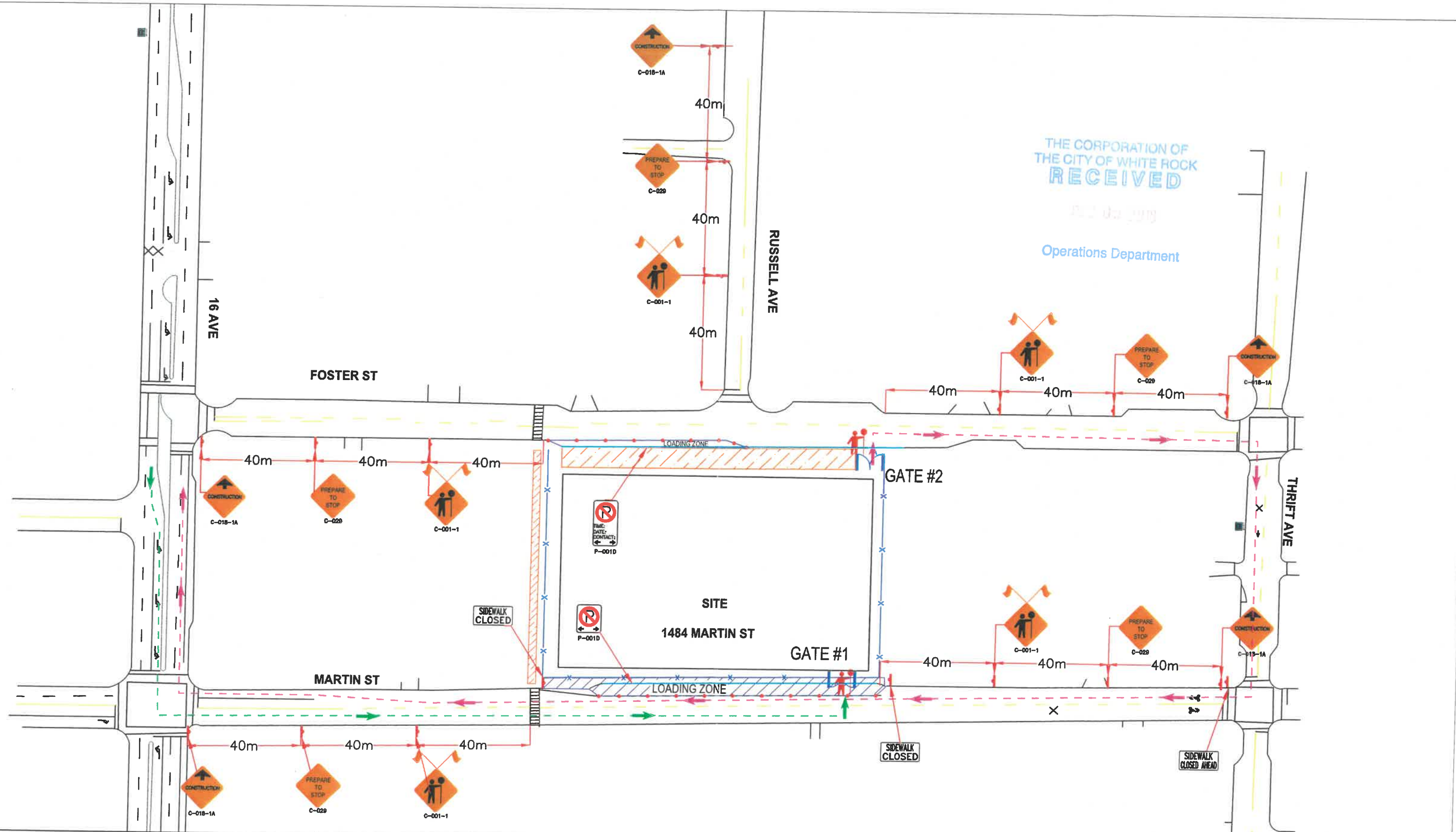
Issued By: Rosal G

Engineering Department

Name of Prime Contractor: URBAN ONE CONSTRUCTION BC INC

Signature of Authorized Signatory:  Date: DEC/12/2018
GRAHAM MALONEY

FEES AND SECURITY	
Security Amount	\$50,000.00
HAP Fee	\$530.00
Shoring Permit Fee (4149m ² x \$20.00)	\$82,980.00
TOTAL	\$133,510.00
Deposit Receipt No.:	



THE CORPORATION OF
THE CITY OF WHITE ROCK
RECEIVED
Operations Department

LEGEND:

	Advanced Warning Sign		Site Driveways
	Traffic Control Person		No Parking
	Closure Area		Incoming trucks
	Delineator		Exiting trucks
	Existing Fencing		
	Pedestrian Sidewalk Hoarding		

VALLEY TRAFFIC SYSTEMS, INC.
TRAFFIC MANAGEMENT DIVISION
8770 199A STREET
LANGLEY BC V1M 2K7
PHONE: 604-513-0210
FAX: 604-513-3881

REVISIONS:

DATE	DETAILS
06.22.18	Truck route added
	Cranes and swing radius added

- NOTES:**
- Dates: TBD
 - Hours of Operation: TBD
 - Duration: TBD
 - Loading zone on Foster to be in effect Monday- Friday 7:00am - 7:30pm
Saturday 8:30 - 7:30 pm
 - Traffic Plan based on a 50 km/h speed zone
 - TCP's to assist pedestrian and cyclists are required
 - Existing lane alignment to be reinstated at the end of each shift
 - Traffic specifications based on the MOT manual for work on roadways (1999)

MUNICIPAL PROJECT NO.
MUNICIPAL CONTACT:
TBD
ONSITE CONTACT:
MICHAEL KENCHINGTON
604-670-8845
BUS STOP(S) TO BE REMOVED:
N/A
PARKING METERS TO BE REMOVED:
N/A

LANDMARK PREMIERE PROPERTIES (WHITE ROCK) LTD. C/O KUTAK DEVELOPMENT SERVICES LTD.

CITY OF WHITE ROCK : 1484 MARTIN ST

ENGINEER SEAL
Traffic Control Plan: INGRESS AND EGRESS ON FOSTER ST AND MARTIN ST

SCALE: 1:1250	DATE: 28.09.2018	VTS PROJ. NO. 16717	DWG. NO. DWG03	REV: 04	BY: HAT
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**CITY OF
WHITE ROCK**

**Corporation of the City of White Rock
HIGHWAY AND/OR RIGHT OF WAY USE PERMIT**

RUP 00007

Location of Work: 1484 Martin Street	
Effective Date: December 17, 2018	Expiry Date: June 17, 2019
Hours of Work: As per City of White Rock Noise Bylaw	

Owner:	Prime Contractor:
Name: LANDMARK WHITE ROCK HOLDINGS LTD	Name: Urban One Construction BC Inc.
Address: 241 – 1489 Marine Drive West Vancouver, BC V7T 1B8	Address: 301 – 611 Alexander Street Vancouver, BC V6A 1E1
Telephone 1	Telephone 1: 604-319-1682
Telephone 2	Telephone 2:

A. PERMISSION IS HEREBY GRANTED TO: Urban One Construction BC Inc.

To do the following work at the above location:

- **(December 2018 – June 2019)** Install temporary crosswalk as per civil plan submitted by WSP Canada Inc and sealed by B.C. Rooney, P. Eng and date stamped received December 5, 2018 and perform single lane alternating road closures as per **TMP DWGS 17 and 18** date stamped received December 5, 2018.
- **(December 2018 – June 2019)** Utilize City property for the purpose of installing construction fence, placement of trailers, bins, seacans, and dewatering tanks as per the Foster Martin on White Rock Commons Site Plan date stamped received December 12, 2018. Utilize **TMP DWG 03** for the purpose of maintaining temporary curb lane/boulevard loading zones between the hours of 7:00am to 7:00pm Monday to Friday and Saturday 8:30am to 7:00pm. The contractor is to contact the Parking Services Department at 604-541-2100 if vehicles are parked in posted no parking areas adjacent to the site. Construction activity is only permitted to occur during Noise Bylaw hours. Two way traffic along Martin Street and Foster Street is to be maintained at all times. Crane swings over City property permitted as proposed as per the Foster Martin on White Rock Commons Site Plan date stamped received December 5, 2018.
- **(December 2018 – June 2019)** Install structural hoarding on City property as per the Structural Hoarding Plan submitted by Bogdonov Pao Associates Ltd. and sealed by G.R. Kirkham date stamped received December 5, 2018, and Hoarding

Lighting Plan submitted by Flow Consulting Group Inc. and sealed by P.L. Leung date stamped received December 5, 2018.

- The contractor is to distribute construction notices to adjacent businesses and residents that may be affected by site construction activity. Notices are to be delivered a minimum 72 hours (3 business days) in advance.
- TCPS are to assist pedestrians as required.
- Trucks are to abide by the City's Truck Route (Street and Traffic Bylaw) and the "Primary Trucking Route" as indicated in the Construction Management Plan for the project as well as approved Truck Routes 1-6.
- The contractor must notify the Operations Center – 604-541-2181 - to alert of the road closure a minimum 72 hours in advance. No driveways are permitted to be permanently blocked as a result of the closures. Emergency vehicles are to have access if required.
- **NOTE: The contractor is to apply separately for short term full road closure or single lane alternating road use permits as required during the course of the project. The contractor must apply a minimum 2 weeks prior to the intended date to allow for application processing and notification requirements.**
- **All restoration works and sidewalk cuts to conform to MMCD standards and to be completed to the satisfaction of the Director of Engineering and Municipal Operations.**
- Any use, alterations or improvements on the City Boulevard must first be approved by the Engineering Department.
- The owner/contractor is responsible for the repair of any damage to the road and right of way as a result of the works.

B. COMPLETION REQUIREMENTS

- For inspection please call 604-541-2181
- A charge of \$250.00 shall be charged for each additional inspection, and deducted from the security amount provided.
- All Works are to be completed to the satisfaction of the Director of Engineering and Municipal Operations

C. CONDITIONS OF PERMIT

- I hereby agree to abide by all the terms of this permit and the City's Street and Traffic By-law which pertain to this permit.
- I have deposited as security the amount of **\$28,228.00** with the City to guarantee the fulfillment of the conditions and completion requirements of this permit and of the Work within the time specified for the permit.
- I understand the City will return the security upon completion of a one year maintenance period, from the date of the acceptance the Works by the City, and if required a submission and acceptance of any as-built drawing minus any costs incurred by the City for inspections, rectifying the Work, or damage to City property.
- All Works are to be completed to the satisfaction of the Director of Engineering and Municipal Operations who will determine when the security is released and the final dollar amount released.

- The security amount will be released to the person or company whose name is on the original payment.
- I further agree to indemnify and save the City harmless against any and all claims, actions or expenses whatsoever or by whomsoever brought against the City by reason of the City granting me this City Road and Right of Way Use permit or by reason of the construction of the above-referred Work, including any matter that may arise under the Worker's Compensation Act, R.S.B.C. 1996, c. 492 ("the Act") and its regulations.
- This permit is not valid without insurance. The Corporation of the City of White Rock must be named as additional insured on policy for a minimum of \$5,000,000.00 liability. The Prime Contractor must be skilled in the work assigned, and must comply with the Act and its Occupational Health and Safety Regulations. The Prime Contractor must comply with the "BC Manual for Traffic Control for Work on Roadways".
- The Prime Contractor must have a valid City of White Rock business license.
- All works shall be completed in accordance with all current Corporation of the City of White Rock construction specifications and standard drawings. The Prime Contractor shall not employ or sub-contract with any party not skilled in the work assigned. As-built drawing may be required with the attached specifications prior to release of security. The following City inspections are required to satisfy the terms of this permit.

D. PRIME CONTRACTOR'S DECLARATION AS PER WORKER'S COMPENSATION ACT

I/We acknowledge, in accordance with the provisions of the *Worker's Compensation Act*, R.S.B.C. 1996, Chapter 492 that I/we are the "Prime Contractor" and are qualified to act as the "Prime Contractor". I/we accept the duties and responsibilities for the coordination of health and safety in accordance with the *Act*. I/we will do everything that is reasonably practicable to establish and maintain a system or process that will ensure compliance with the *Act* and the Occupational Health and Safety Regulations made thereunder.

Issued By: Rosul C

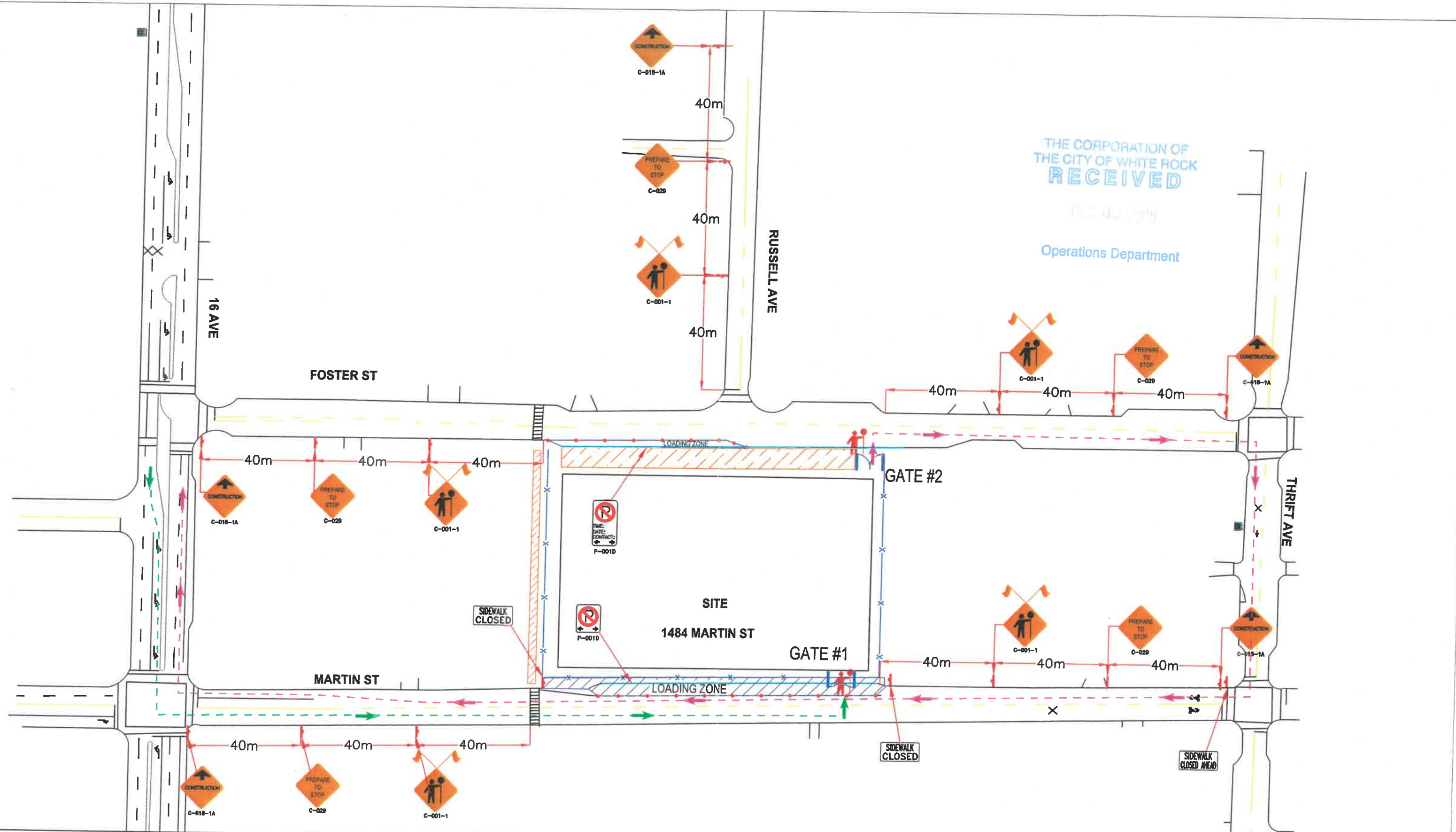
Engineering Department

Name of Prime Contractor: URBAN ONE CONSTRUCTION BC INC

Signature of Authorized Signatory: *[Signature]* Date: DEC/12/2018
GRAHAM MALONEY

FEES AND SECURITY	
Security Amount – Road Use	\$15,000.00
Security Amount – Temporary Crosswalk	\$13,228.00
Application Fee (Paid)	\$53.00
HUP Fee	\$210.00
Hoarding Fees: (256Lm x \$10.00)	\$2,560.00
TOTAL	\$30,998.00
Deposit Receipt No.:	

City of White Rock
15322 Buena Vista Ave
White Rock BC V4B 1Y6
Receipt #: 11635/3
Dated: Dec 12, 2018
Station: OPS 1/OPS FRONT-COUNTER
DEPESH RUP00007 28,228.00
CDPMT RUP00007 2,770.00
Total 30,998.00
CHEQUE CHQ# 000101 LANDMAR -30,998.00
Thank You for Your Payment



THE CORPORATION OF
THE CITY OF WHITE ROCK
RECEIVED
Operations Department

LEGEND:

	Advanced Warning Sign
	Traffic Control Person
	Site Driveways
	Closure Area
	Pedestrian Sidewalk Hoarding
	Delineator
	No Parking
	Incoming trucks
	Existing Fencing
	Exiting trucks

VALLEY TRAFFIC SYSTEMS, INC.
TRAFFIC MANAGEMENT DIVISION
8770 199A STREET
LANGLEY BC V1M 2K7
PHONE: 604-513-0210
FAX: 604-513-3061

REVISIONS:

DATE	DETAILS
05.22.18	Truck route added
	Cranes and swing radius added

- NOTES:**
- Dates: TBD
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 - Duration: TBD
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MUNICIPAL PROJECT NO.
MUNICIPAL CONTACT:
TBD
ONSITE CONTACT:
MICHAEL KENCHINGTON
604-670-8845
BUS STOP(S) TO BE REMOVED:
N/A
PARKING METERS TO BE REMOVED:
N/A

LANDMARK PREMIERE PROPERTIES (WHITE ROCK) LTD. C/O KUTAK DEVELOPMENT SERVICES LTD.
CITY OF WHITE ROCK : 1484 MARTIN ST

ENGINEER SEAL
Traffic Control Plan: INGRESS AND EGRESS ON FOSTER ST AND MARTIN ST

SCALE: 1:1250	DATE: 28.09.2018	VTS PROJ. NO. 16717	DWG. NO. DWG03	REV: 04	By: HAT
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