
TO: ACTING CITY MANAGER **DATE:** 2021 Jul 05

FROM: DIRECTOR CORPORATE SERVICES
DIRECTOR PLANNING AND BUILDING

SUBJECT: CONSTRUCTION AND DEMOLITION WASTE PILOT PROJECT

PURPOSE: To seek approval from Council to undertake a construction and demolition waste pilot project.

RECOMMENDATIONS:

1. **THAT** Council authorize staff to undertake a Construction and Demolition Waste Pilot Project as outlined in this report.
2. **THAT** a copy of this report be forwarded to the Environment Committee for information.

REPORT

1.0 INTRODUCTION

In 2020, the City of Burnaby adopted a Climate Action Framework that outlines targeted big moves and quick-start actions to reduce the City's community emissions to achieve targets set out in the City's 2019 declaration of Climate Emergency. Under Big Move 6: Zero Emission Buildings, Quick Start 4 directs the City to advance a construction and demolition policy to divert construction and demolition waste from disposal.

The purpose of this report is to seek approval from Council to undertake a Construction and Demolition Waste Pilot Project.

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2.0 POLICY SECTION

Goal

- A Healthy Community
 - Healthy environment –
Enhance our environmental health, resilience and sustainability
- A Dynamic Community
 - Economic opportunity –
Foster an environment that attracts new and supports existing jobs, businesses and industries

3.0 BACKGROUND

Material from construction and demolition makes up to one-third of Metro Vancouver's solid waste. Of this, more than half is recyclable, with 60 percent comprised of wood and mineral aggregates (rubble, soil, asphalt, concrete etc.); with the remaining balance consisting of metals, plastics, gypsum, organics and hazardous wastes. Metro Vancouver's 2018 Construction and Demolition Waste Composition Study estimated approximately almost 400,000 tonnes of construction and demolition waste was disposed at regional and private disposal facilities.

Construction and demolition waste is identified under Metro Vancouver's 2010 Integrated Solid Waste Resource Management Plan (ISWRMP) and 2019 Biennial ISWRMP report as a material stream that is key to moving the regions' goal of 80% waste diversion for the region. Currently there are 8 municipalities in Metro Vancouver that have requirements for management of C&D waste (Vancouver, Richmond, New Westminister, Port Moody, Surrey, City of North Vancouver, District of North Vancouver and Coquitlam), and of these, 5 have implemented a bylaw (Vancouver, Richmond, Surrey, New Westminister and Port Moody).

The advancement of a C&D waste policy is supported by the City's Climate Action Framework, Big Move 6: Zero Emission Buildings, Quick Start 4, and is further supported by the City's Environmental Sustainability Strategy (ESS) under Build 6.2 and 6.4, Conserve (9.2 and 9.3(c)) and the Community Energy and Emissions Plan (CEEP) under C4.1 and C4.2.

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4.0 CONSTRUCTION AND DEMOLITION PILOT PROJECT

In this report, staff are proposing to undertake a construction and demolition (C&D) pilot project for all demolition permit types issued by the City (single/two-family, multi-family and commercial properties). The purpose of the pilot project is to gain valuable feedback from the local development community on the implementation of a wide-scale construction and demolition waste diversion policy.

In 2020, the City of Burnaby issued 254 demolition permits, of which 94 per cent were for single family and two-family (duplex) properties. Although the number of multi-family and commercial demolition permits are currently lower, staff recognize and anticipate an increase in demolition permits for these property types as the City moves towards a re-development of older stock multi-family and commercial properties. Therefore, before a City-wide construction and demolition waste policy is considered, a pilot project needs to be undertaken to understand the local concerns and issues of such policy type. The objectives of the pilot are to:

- Determine the feasibility of developers to undertake and meet regional objectives of 70 percent diversion of materials;
- Identify potential barriers or gaps in a C&D waste diversion processes, both internally and externally;
- Identify potential logistical challenges including on-site material separation, transportation and accessibility to recycling facilities; and
- Determine administrative requirements and resources.

The pilot project will include up to six properties, four single and two-family of similar size and scope, and two multi-family properties of similar size and scope. Ideally for both property types, staff propose to include both local developers that work predominately within the City of Burnaby, as well as developers that work throughout the region. This will provide the City with valuable feedback on Burnaby-specific concerns and issues relating to local development, as well as insight into how the City can develop a policy that aligns with those within the region.

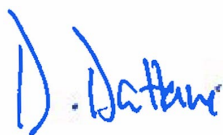
The pilot project will be lead by staff from Climate Action and Energy with oversight and input from the Chief Building Inspector.

Subject to receiving Council approval, the pilot would commence summer 2021. Initiation and completion of the pilot project is subject to timeframe of demolition permits for each pilot site location. Upon completion of the pilot project, a staff report on the findings of the project and recommend actions will be submitted to the Environment Committee and Council for consideration.

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5.0 CONCLUSION

In order to meet the City's Climate Action Framework for the advancement of a construction and demolition policy for the diversion of construction and demolition waste, it is recommended that a pilot project be undertaken to ensure the success of implementation of a full-scale, Burnaby-specific, construction and demolition policy.



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Copied to: Director Engineering
Director Parks, Recreation and Cultural Services
Director Finance
Chief Building Inspector