

ITEM	13
MANAGER'S REPORT NO.	14
COUNCIL MEETING	94/03/07

TO: CITY MANAGER **1994 MARCH 01**

FROM: DIRECTOR PLANNING AND BUILDING

SUBJECT: CHEVRON CANADA LIMITED WHARF REPLACEMENT

PURPOSE: To provide Council with information on the proposed dock upgrade at the Chevron Refinery Site

RECOMMENDATION:

1. **THAT** a copy of this report be sent to : R.E. Grey, Manager - Health, Environment & Loss Prevention Chevron Canada Limited, 355 N. Willingdon Avenue, Burnaby, B. C. V5C 1X4

R E P O R T

1.0 BACKGROUND:

On December 14, 1992 staff presented Council with an information report that provided Council with documentation regarding the renovation of the existing wooden dock at the Shellburn Refinery Site. This report outlined the findings of the Sandwell Report which was released in June 1991. The comments relayed in the report are as follows:

"In June 1991 the Sandwell report was released after the Vancouver Port Corporation commissioned Sandwell Inc. to assess the risk of tanker traffic movements within the Port of Vancouver. The intent of the study was to determine the environmental, human safety and operational risks of the movement of crude oil, petroleum and chemical products by tanker and tanker barge within the Port of Vancouver. The report made 46 recommendations that pertain to terminal facilities, port operations and environmental protection and contingency measures.

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Subsequent to the release of this report staff, on 1991 October 09, provided Council with information on the risk analysis study. This report reviewed the five volume Sandwell study with an overview to those facilities on the Burnaby waterfront. The Sandwell Study team visited each terminal in the Port and evaluated it using standard criteria including terminal description, wharf facilities, bulk liquids handled, vessel characteristics, loading procedures and spill containment measures, controls and electrical systems, accident and spill history, training standards, fire and spill response equipment available. Wherever appropriate, the study team identified opportunities for improvements and estimated the level of risk reduction that might be achieved with specific improvements.

On the Burnaby waterfront, opportunities for improvements that would reduce risk were identified for facilities such as Chevron, Petro Canada, Shellburn and Trans Mountain Pipe Line. Chevron and Shellburn both have wharves constructed of timber piles and timber decking. A wharf fire or a fire on a tanker or barge that spread to the wharf would result in a very difficult firefighting situation. These risks were identified as being greatly reduced by installation of sprinkler systems or replacement of the timber structures with concrete when facilities are rebuilt."

2.0 CHEVRON DOCK UPGRADE:

In response to the recommendations contained in "A Risk Analysis of Tanker Traffic Movements within the Port of Vancouver," prepared by Sandwell Inc. on behalf of the Vancouver Port Corporation, Chevron is proposing to replace its existing wharf with a concrete wharf structure (see Attachments #1 and 2). The new wharf is designed to accommodate vessels of up to 39,000 DWT and will be supported by improved spill prevention/containment measures. These include the containment of the product transfer area and the employment of an automated quick shutdown system in addition to the relocation of the existing vessel containment booming system and response equipment float to the new wharf. On September 27, 1993 an application was made for Preliminary Plan Approval for the construction of this wharf. In addition, an application was made with the Vancouver Port Corporation and was considered by VPC's Project Review Committee at its meeting of November 1, 1993. The City had an opportunity to have departmental comments submitted at that time. Consequently, the Committee recommended the approval of the application pending the satisfaction of the concerns expressed by the City of Burnaby.

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Some of the concerns expressed were:

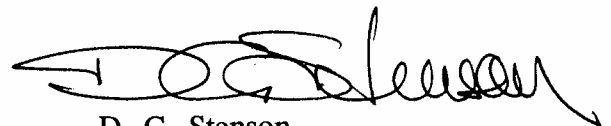
- a suggestion to contact the Greater Vancouver Sewer and Drainage District to address any objections to the encroachment of a dolphin and overhead catwalk on the Water lot lease with VPC.
- a desire to be kept informed as to the location of the disposal of the timber wharf material.
- an understanding that the new construction would not hinder the renewal of a lease for Parks and Recreation Department.
- specifications regarding load bearing capacity of the wharf, fire emergency procedures, etc. as requested by the Fire Prevention Office.

This Department has since responded favourably after notification and confirmation that the above concerns were met.

3.0 DISCUSSION:

The proposed new wharf facilities meets the concerns addressed in the 1991 Sandwell report and has proceeded favourably through the Vancouver Port Corporation Permit Process. The proposal has met the concerns of various City Departments in the review process. As the wharf replacement with a concrete structure will make a tangible improvement in fire safety on Burnaby's waterfront, and represents a positive response to one of the recommendations pursuant to the Port Corporation's risk analysis, it is seen as a desirable project from Burnaby's point of view. Accordingly, and subsequent to the VPC's confirmation of Permit, this Department proposes to issue Preliminary Plan Approval and Building Permit.

This is for the information of Council.



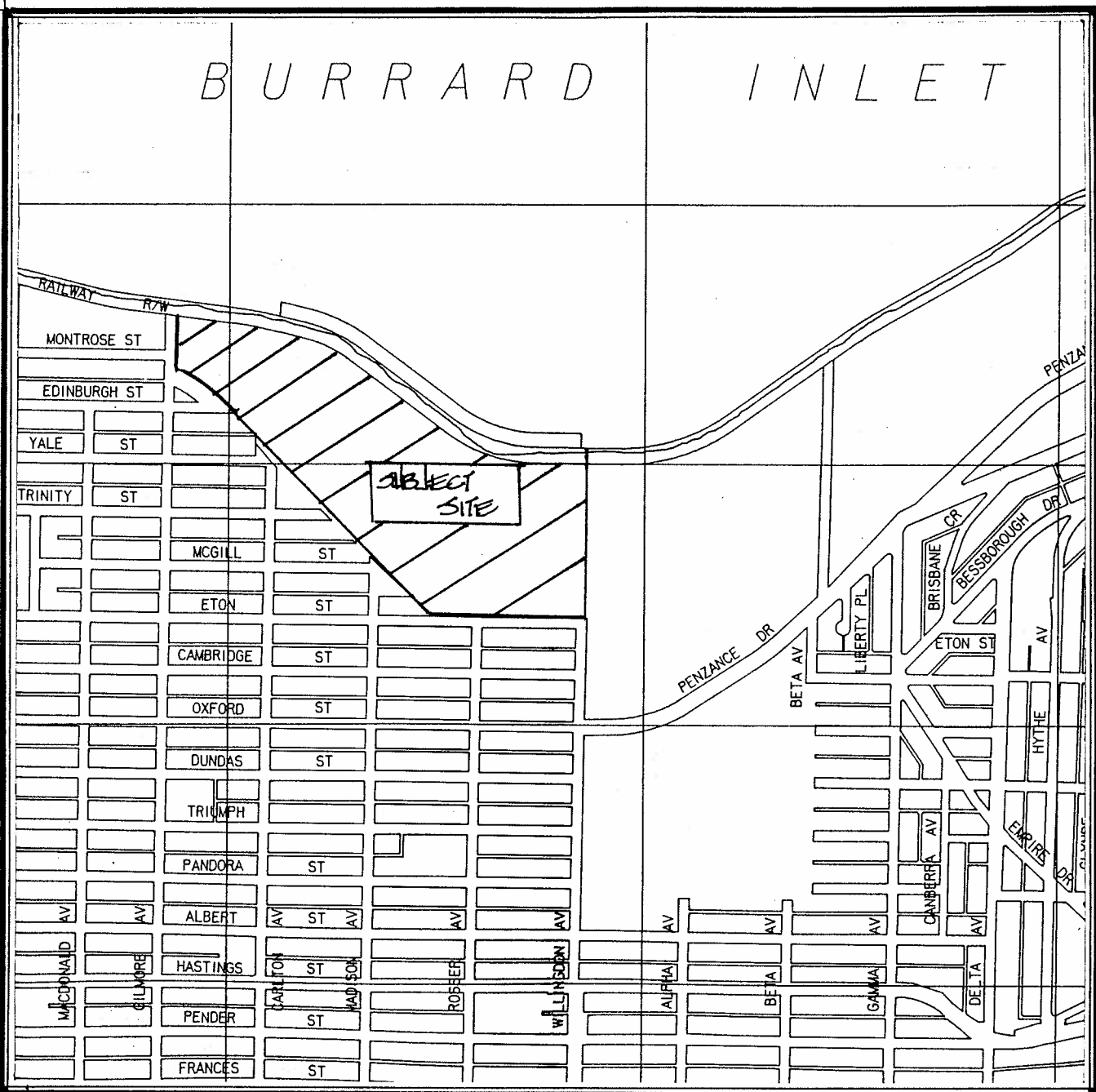
D. G. Stenson,
Director Planning and Building

PJA/ds

Attachments

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ATTACHMENT 1



Date:
94.03.01

Scale:
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Drawn By:



City of
Burnaby
Planning & Building Dept.

CHEVRON WHARF REPLACEMENT - LOCATION MAP

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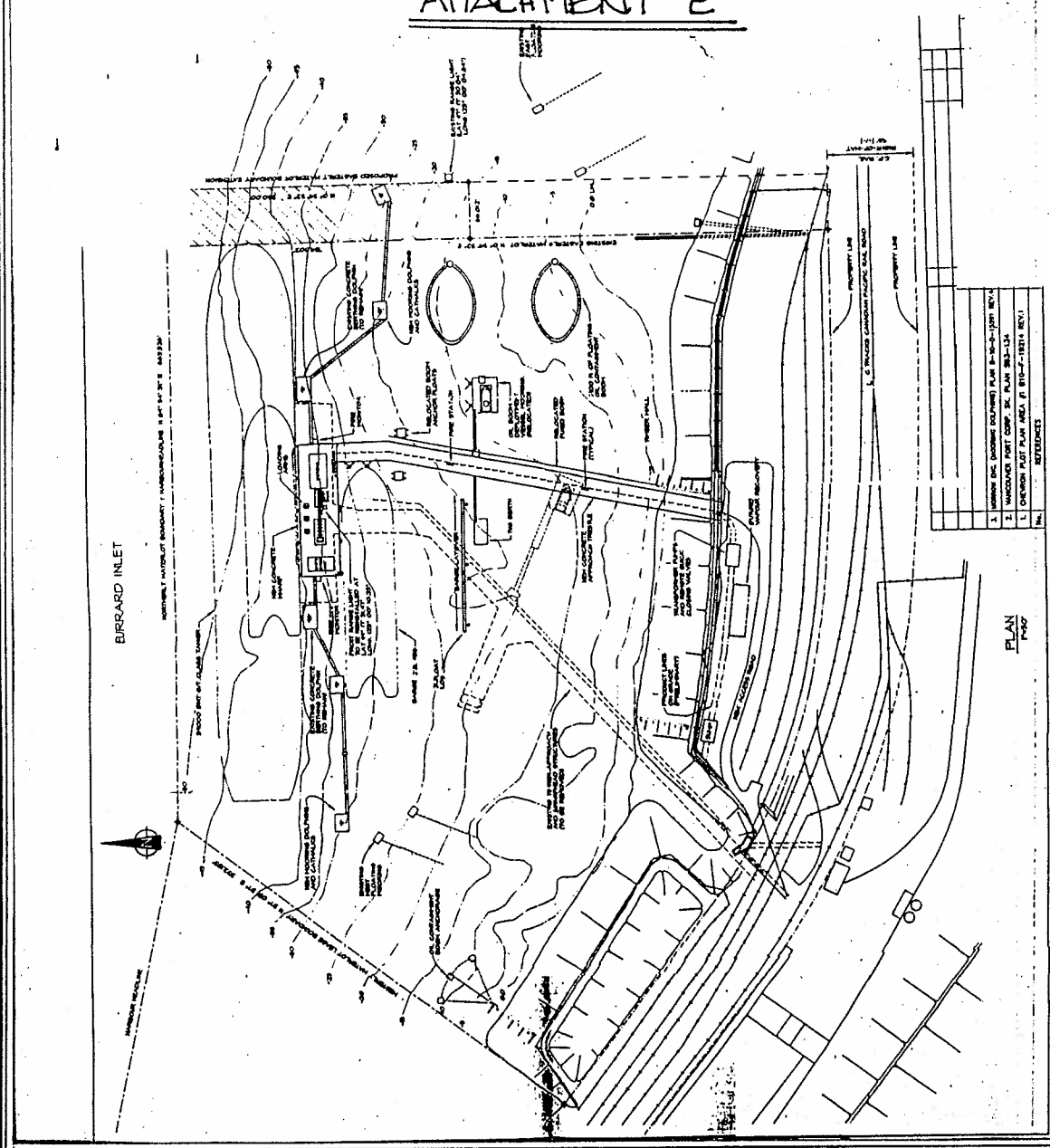
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ATTACHMENT 2



REFERENCES	
No.	Description
1.	CHEVRON WHARF REPLACEMENT PLAN 8-10-01 (10/01 REV.)
2.	CHEVRON WHARF REPLACEMENT PLAN 8-10-01 (10/01 REV.)
3.	CHEVRON WHARF REPLACEMENT PLAN 8-10-01 (10/01 REV.)

PLAN PAGE

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94.03.01

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CHEVRON WHARF REPLACEMENT - SITE PLAN

