



# City of Richmond

## Report to Council

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**To:** Richmond City Council  
**From:** Cathryn Carlile  
Development Permit Panel  
**Date:** March 4, 2015  
**File:** 01-0100-20-DPER1-  
01/2015-Vol 01  
**Re:** Development Permit Panel Meeting held on February 25, 2015

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### Staff Recommendation

That the recommendation of the Panel to authorize the issuance of:

1. A Development Permit (DP 14-676361) for the property at 1000 Ferguson Road;  
be endorsed, and the Permit so issued.

Cathryn Carlile  
Development Permit Panel

SB:blg

### Panel Report

The Development Permit Panel considered the following item at its meeting held on February 25, 2015.

DP 14-676361 – GREATER VANCOUVER SEWERAGE AND DRAINAGE DISTRICT –  
1000 FERGUSON ROAD  
(February 25, 2015)

The Panel considered a Development Permit application to permit the construction of a 550 m<sup>2</sup> screening and de grit building, a 20 m diameter thickener, 25 m<sup>2</sup> thickener Pump station and four (4) 36 m<sup>2</sup> digester mixing pump buildings (one for each of the existing digesters) on a site designated as an Environmentally Sensitive Area (ESA). No variances are included in the proposal.

Colin Meldrum, of Metro Vancouver, Ken Medil, Project Manager, of CH2M Hill, and Kevin Simpson, of CH2M Hill, provided a brief presentation and noted the following:

- The proposed upgrades to the waste treatment facility will free capacity and maintain quality of discharged material.
- The proposed project will include four (4) small buildings to house digesters and a two-storey building to house screening equipment.
- A vegetation survey in line with the Richmond Environmentally Sensitive Area guidelines was completed.
- An assessment of wetland and wildlife habitat was completed.
- The proposed Compensation Plan is proposing a 3 to 1 ratio to compensate for trees removed on-site.
- The proposed replanting follows the Ministry of Environment riparian planting guidelines of one (1) tree or shrub for every square metre of area.

Staff supported the Development Permit application, noting that staff are satisfied with the work done on the proposed compensation plan and that it is anticipated that the proposed compensation plan will produce higher quality and more productive habitat.

No correspondence was submitted to the Panel regarding the Development Permit application.

In reply to Panel queries, Mr. Meldrum and Mr. Simpson advised that:

- The project has been approved by the Ministry of Environment as part of a plan to add secondary capacity to the facility by 2030, which is required to accommodate regional growth.
- The proposed upgrades will assist in the screening of other material, such as sand, gravel and plastics that accompany wastewater, and will result in a higher quality discharge.
- Approximately 100 trees along with invasive plant species are proposed for removal.

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In reply to Panel queries, staff noted that the City has received a letter of assurance from Metro Vancouver that the proposed landscaping will be installed on-site and that there will be a three year monitoring period.

Discussion ensued with regard to the generally positive impact of the proposed compensation plan and facility upgrade to wildlife habitat and wastewater discharge.

The Panel recommends that the Permit be issued.