
CITY OF KELOWNA

MEMORANDUM

Date: May 20, 2009
File No.: BP 37777
To: City Manager
From: Development Engineering Manager
Subject: Kelowna General Hospital/Ambulatory Care Centre – Raft Pour

RECOMMENDATION:

THAT Council receive, for information, the Report of the Development Engineering Manager dated May 20, 2009;

AND THAT Council consider the KGH raft pour a special event in the public interest;

AND THAT for this special event, construction noise be permitted between the hours of 6:00 a.m. on Saturday, May 30, 2009 to 7:00 a.m. on Sunday, May 31, 2009;

BACKGROUND:

The Kelowna General Hospital's Ambulatory Care Centre expansion is located on the southwest corner of Pandosy Street and Royal Avenue.

In order to facilitate the construction of the building, a concrete raft is required to support the building. A raft is a continuous footing that supports an entire structure. It protects against settlement and the liquefaction of soft soil due to seismic activity. This raft is to be constructed in four (4) phases. The initial phase is the largest of the pours and is the only phase that requires the waiving of the aforementioned bylaw.

This phase is a pour of approximately 3000 cubic metres and will involve approximately 300 truck-trips. This pour is to take place on Saturday, May 30, 2009. Three (3) pumping facilities will be used – one (1) on Royal Avenue and two (2) on Pandosy Street. This must be a continuous pour. In other words, the pouring of the concrete can not stop. Based on ideal conditions – no concrete plant failures nor any traffic problems, the pour can be facilitated in a 15 hour period. This would conform to the restrictions of the Bylaw which indicates that construction can take place between 1700 hours and 2200 hours.

In the event of failures and/or problems, Graham Construction has requested that the Bylaw be waived in the following manner: that the erection of the pumps begin at 0600 hours and that in the worst case scenario that pumping can continue until 0700 hours on May 31, 2009. Graham Construction is prepared to construct noise deflection facilities so has to dampen the noise.



LEGAL/STATUTORY AUTHORITY:

Section 3.8 of Kelowna Noise and Disturbances Control Bylaw No. 6647

COMMUNICATIONS CONSIDERATIONS:

The Communication Officer for the Interior Healthy Authority is dealing directly with the City's Community & Media Relations Department with respect informing the public on the progress of this project.

Considerations that were not applicable to this Report:

INTERNAL CIRCULATION TO:

LEGAL/STATUTORY PROCEDURAL REQUIREMENTS:

EXISTING POLICY:

FINANCIAL/BUDGETARY CONSIDERATIONS:

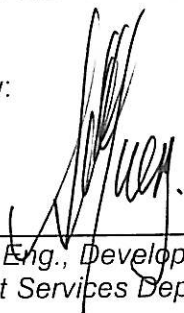
PERSONNEL IMPLICATIONS:

TECHNICAL REQUIREMENTS

EXTERNAL AGENCY/PUBLIC COMMENTS:

ALTERNATE RECOMMENDATION:

Submitted by:



S. Muenz, P.Eng., Development Engineering Manager
Development Services Department

Approved for Inclusion:



J. Vos, General Manager, Community Services

cc: City Clerk (S. Fleming)
Bylaw Enforcement Supervisor (A. Dixon)