

Posting of Construction Safety Plan & Building Permit

This bulletin describes City building policy with respect to posting of construction safety plans and building permits on project sites.

Background

Posted construction safety plans, permits, or other approvals provide valuable information for site workers, site visitors, passersby, and neighbouring businesses and residents regarding construction and site safety at a project¹ site.

This promotes faster response to complaints, safety concerns, and emergencies as appropriate signage installed on the site provides constructors, city staff, and the public with important information relevant to ongoing construction activities.

Scope and Context

The Building By-law requires that most projects post a construction safety plan in a prominent location as detailed under Subsection 8.1.3. of Division B. Exemptions are permitted for minor interior improvements and minor alterations to one-family buildings. However, all projects are required to post a copy of the issued Building Permit per Article 1.4.1.4. of Division C.

Further to the above, the Noise Control By-law may also require signage to be posted where construction activities are underway.

General Requirements

The following minimum information must be included on the site posted portion of safety plan:

1. Site civic address with the character size in compliance with Article 1.4.1.24. of Division C of the Building By-law
2. Building permit number
3. Names and emergency phone numbers of:
 - a. Constructor,
 - b. Coordinating Registered Professional, if applicable,
 - c. Construction Safety Officer, if applicable,
 - d. Owner or Owner's Legal Representative

The individuals listed must be available by phone 24 x 7 as primary contacts for Vancouver Police and/or Vancouver Fire Rescue in the event of an emergency response to the site.

4. Construction procedure relating to site access (this may be on separate signage), and

¹ Project is defined in the Vancouver Building Bylaw (VBBL) as any construction, alteration or demolition operation.

5. Accepted hours of operation per the Noise Control Bylaw with space made available to identify any time limited exceptions that may be granted.

Sign location(s) must be visible from the street and near the main entry to the site. Multiple signboards may be required to accommodate all necessary information, see the example attached.

Signage must be:

1. Minimum size of 600 mm x 600 mm
2. Durable for exposure to inclement weather
3. Securely fastened to either:
 - a. the principal project site trailer
 - b. Fencing, boarding, or barricades that separates the project from the street, or
 - c. Plywood that is staked to the ground

A copy of the issued building permit and other relevant approvals requiring posting must also be posted conspicuously on site where it is readily visible upon entry to the site. All other permits and approvals for the project must be available on site for inspection.

The construction safety plan signage and the building permit are to be posted prior to commencement of construction; this includes demolition, and salvage and abatement projects.

Owner, Constructor and Chief Building Official Responsibilities

The constructor is responsible for construction safety per Article 1.4.2.1 of Division C of the VBBL. The Chief Building Official may require that construction safety plans be changed or amended per Sentence 1.5.2.3.(1) of Division C of the Building By-law and a failure to comply with these provisions could result in fines and/or a stop work order.

(Original signed by)

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Figure 1.: Example of Construction Safety Plan

