



## **Good Neighbour Agreement Policy**

Effective Date: October 20, 2015

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### **1. Policy Statement**

The City of Pitt Meadows requires applicants to sign a Good Neighbour Agreement when developing property in the City as a condition of certain types of building and development applications. A Good Neighbour Agreement promotes best practices during construction to encourage cooperation, accountability and respectfulness in the neighbourhood.

### **2. Purpose**

A Good Neighbour Agreement encourages a developer to “be a good neighbour” and is designed to mitigate some of the issues that can arise during residential development and construction occurring in an established neighbourhood.

### **3. Scope**

This policy applies to any applicant that wishes to develop property in the urban area of the City of Pitt Meadows. This includes applications for Rezoning and Development Permits where construction is involved, along with Building Permits for: new residential dwellings; additions greater than 46 m<sup>2</sup>; and height increases greater than 1.2 m.

### **4. Exclusions**

This policy does not apply to applicants developing property in the rural area of Pitt Meadows unless deemed applicable by the Director of Operations and Development Services.



## 5. Policy

A Good Neighbour Agreement is required for infill development in the urban area and the signed agreement is required as a condition of rezoning or prior to issuance of a building permit if the application is not part of a rezoning. The intent of the Good Neighbour Agreement is to promote best practices of construction in established neighbourhoods and to minimize impacts on neighbours and the surrounding community. Principles of a Good Neighbour Agreement include: compliance with all City Bylaws; identifying a site contact person and posting a sign on site with contact information; keeping the construction site, boulevard, street and any sidewalks tidy; and submission of a parking plan for construction workers and identifying loading zones. A Good Neighbour Agreement may be updated by the Director of Operations and Development Services as needed and to suit individual applications.

If a developer fails to comply with the terms and conditions of a Good Neighbour Agreement, the City may issue warnings, fines per applicable bylaws and/or a “Stop Work Order”.