

Title: Sustainable Buildings
Division: Planning & Development Services
Policy Number: 0014
File Number: 0282-20-0014

1. Purpose

- 1.1. To advance sustainability, improve the delivery of community priorities and needs, and increase the efficiency of the permitting process.

2. Scope

- 2.1. This policy applies to development applications proposing bylaw amendment. It is subservient to Official Community Plan and Local Area Plan requirements. Should policy provisions not be viable due to specific constraints of the program or site, commensurate infrastructure should be provided.

3. Policy Statement

3.1. Passive House Expedited Processing

Passive House developments involve an independent certifier that addresses some staff permitting and inspection demands. This allows processing times to be reduced accordingly. In order to be eligible for expedited processing, applicants must provide a design stage assurance letter from a Passive House Institute Accredited Building Certifier confirming that the detailed design meets Passive House requirements. Where this assurance letter is provided, such Passive House applications will be advanced to be considered first in line ahead of other existing applications that are waiting to begin the permit review process.

3.2. BC Energy Step Code

New buildings should comply with the Zero Carbon Step Code Level EL-3 and should meet the highest step of the BC Energy Step Code that is required under Building Bylaw No. 4400, 2004.

3.3. Active Transportation Facilities

New commercial buildings should provide end-of-trip facilities for employee use.

District of West Vancouver
POLICY

4. Approval

Approved by	<input type="checkbox"/> CAO	<input checked="" type="checkbox"/> Mayor and Council
Approval date	2020/06/08	
Council minutes eDocs # (Council Policies only)	4088542	
Council report eDocs # (Council Policies only)	4082283	
Signature	<u>[Original signed by Mayor]</u> MAYOR	

Replacement date	2024/01/29	
Council minutes eDocs # (Council Policies only)	5701345	
Council report eDocs # (Council Policies only)	5702206	
Replacement description	To align with the District of West Vancouver's updated BC Energy Step Code and Zero Carbon Step Code requirements.	
Signature	<u>[Original signed by Mayor]</u> MAYOR	

5. Additional Information

Category	<input checked="" type="checkbox"/> Council	<input type="checkbox"/> Administrative
Related procedure	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
Date of last review	2024	