



Riparian Management Areas

No.: INFO-23

Date: 2012-01-25

Purpose:

To outline the requirements for delineation and protection of 5m and 15m Riparian Management Areas (RMA) during **any** construction operations, which include but are not limited to demolition / clearing, fill placement, crossing replacement / upgrade and building.

To ensure construction operations are compliant with the requirements of the Provincial *Fish Protection Act* and the associated *Riparian Areas Regulation (RAR)*, enacted under Section 12 of the Act.

Definitions:

Riparian: The area along or near the bank of a watercourse (ditch, canal, stream, river or slough).

See Bulletin INFO-19 for more information on Riparian Areas, the *Riparian Areas Regulation* and the City's RAR Response Strategy.

What is a Riparian Management Area?

Riparian Management Areas were adopted as the City's response to the Provincial *Riparian Areas Regulation (RAR)*. Riparian Management Areas are setbacks or buffer strips around watercourses. They are designed to protect the features, functions and conditions that are vital in the natural maintenance of stream health and productivity.

Riparian Management Areas apply to most open ditches (watercourses) and sloughs in the City, including those in the Agricultural Land Reserve. Riparian Management Areas apply to private, commercial, industrial and City owned lands. The owner of a property where a Riparian Management Area is present is required to take action to protect the area as outlined below.

How do I know if my property has a Riparian Management Area?

- The City's Geographic Information System inquiry shows the extent of areas where Riparian Management Areas apply. Visit the GIS Inquiry at www.richmond.ca/gis, click on layers, expand planning services, select the 5m and 15m RMA layers and zoom in / search for an address.
- An overview map of the RMA network is available at the City RAR web page (link below). **Note that the scale of the overview map is not suitable for identifying individual properties.**
- It is the responsibility of the applicant to establish the actual extent of the RMA on site and provide this information to City Environmental Sustainability and/or Planning staff when applying for permits.
- If a RMA is present, refer to City Bulletin **INFO-19 (Riparian Areas Regulation)** to determine if the proposed activity is subject to the Regulation.
- City staff will assist in the identification of the presence of an RMA on a property at the time of a permit application and will stamp the site plan and drawings with RMA conditions.
- Note that Riparian Management Area requirements apply irrespective of the watercourse being previously impacted by other activities.

Requirements for Properties with Riparian Management Areas

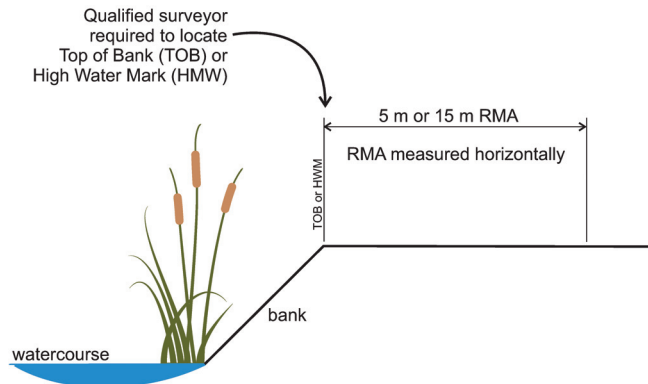
WHERE A RIPARIAN MANAGEMENT AREA IS PRESENT, TWO STEPS MUST BE TAKEN BEFORE A PERMIT CAN BE ISSUED:

1. **Survey and delineate the RMA on all legal surveys, site plans, and drawings submitted for permit approval.**
2. **Protect the RMA throughout the entire period of demolition and/or construction through the installation of protective fencing and sediment control.**

1. Delineating the RMA

The RMA must be drawn on all surveys, site plans, drawings, etc. related to the proposed works. As shown in Figure 1 below, the RMA must be measured horizontally from the Top of Bank (TOB) or High Water Mark (HWM) by a qualified surveyor.

Figure 1



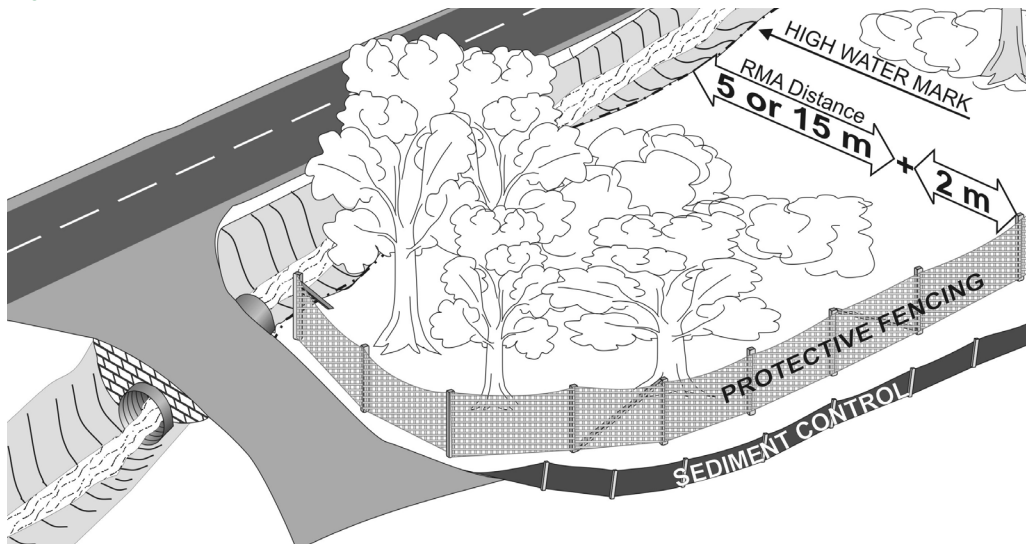
2. Protecting the RMA

The following conditions apply to all Riparian Management Areas:

- The RMA must not be altered. Activities prohibited in an RMA include but are not limited to; tree, shrub or groundcover removal; soil disturbance / placement and storage of materials.
- No building, structure or surface construction is permitted in an RMA, including **retaining walls**.
- A brightly coloured, temporary fence of a minimum height of 1.2m must be erected at least 2m outside of the RMA before any works begin.
- Sediment control measures, outside of the brightly coloured fence, must be in place before any works are initiated.
- All fencing and sediment control must remain intact and in place throughout the entire period of demolition and / or construction.
- The RMA cannot be landscaped by the addition of non-native ornamental plants, hedges or other materials, including mulch. Planting of native species is encouraged, contact City staff for more information.

The RMA shall be protected as illustrated in Figure 2.

Figure 2



Note: All new and upgraded watercourse crossings in RMA setback areas must adhere to the conditions above. Refer to **Bulletin Engineering-04: Constructing a Watercourse Crossing** for more information.

For More Information:

Please see the City website at www.richmond.ca/services/Sustainable/environment/policies/rar.htm.

Contact 604-276-4216 for clarification on any of the above.