



City of Port Moody

Bylaw No. 3519

A Bylaw to regulate and ensure the proper function and maintenance of the City of Port Moody Sewerage System and Drainage System.

WHEREAS pursuant to the *Community Charter* and the *Local Government Act*, the City is authorized to regulate, prohibit, and impose requirements related to the design, installation, connection, maintenance, and proper functioning of any Sewerage System and Drainage System, and Sewerage Service and Drainage Service, whether located on City property or private property, and to impose conditions on any Owner undertaking Works and Services to ensure compliance with municipal bylaws;

NOW THEREFORE, the Council of the City of Port Moody enacts as follows:

1. Citation

- 1.1 This Bylaw shall be cited as "City of Port Moody Sewerage and Drainage Regulation Bylaw, 2025, No. 3519".

2. Repeal

- 2.1 City of Port Moody Sewer Connection Bylaw, 1962, No. 803 including all amendments thereto is hereby repealed.

3. Definitions

- 3.1 In this Bylaw:

"Approval" means the written approval of the City Engineer for the Works and Services applied for by the Owner and may be in any form deemed acceptable by the City Engineer.

"Building Permit" means a permit issued under City of Port Moody Building Bylaw, 2019, No. 3200, as amended or replaced from time to time, that authorizes the construction, erection, alteration, enlargement, repair, or change in occupancy of a building or structure.

"Bylaw Enforcement Officer" means a person appointed by Council to enforce City bylaws.

"Certificate of Final Performance" means a certificate prepared, signed, and sealed by a Professional Engineer stating that the Works and Services have been completed in accordance with City specifications, standards, and applicable approvals.

"City" means the City of Port Moody.

"City Engineer" means the General Manager of Engineering and Operations or their designate.

"Community Charter" means the *Community Charter, S.B.C. 2003, c. 26* and the regulations thereto, as amended or replaced from time to time.

"Connection" means:

- a) the physical connection between the Drainage Service and the Private Drainage System; or
- b) the physical connection between the Sewerage Service and the Private Sewerage System.

"Council" means the elected Council of the City of Port Moody.

"Cross Connection" means any actual or potential Connection between any of the Sewerage System, Drainage System, or Water System that could allow contamination or unauthorized Discharge into the Sewerage System and the Drainage System.

"Discharge" means the direct or indirect release, deposit, draining, or emission of any liquid, substance, or effluent, including Drainage or Sewage, into the Sewerage System or Drainage System.

"Drainage" means water, including but not limited to Run-off and Groundwater that causes Discharge into or otherwise enters the Drainage System.

"Drainage Service" means the cleanouts, wyes, pipes, and all other devices comprising or relating to a Connection between the Drainage System and private property.

"Drainage System" includes all the mains, pipes, cleanouts, controls, devices, fittings, catch basins, inlets, culverts, outlets, ditches, engineered watercourses, and all other items owned, maintained or are the responsibility of the City or the GVS&DD used for the collection, impounding, conveyance, and Discharge of Drainage.

"Emergency" means a present or imminent event, condition, or circumstance that poses a risk to public health, public safety, the environment, or the sewer system or drainage system, and which requires immediate action to prevent, mitigate, or respond to harm.

"Engineering Standards" means the City of Port Moody Subdivision and Development Servicing Bylaw, 2010, No. 2831, as amended or replaced from time to time, and any other engineering requirements, standards, and specifications adopted by the City for the design and construction of Works and Services under this Bylaw, including any manuals, bylaws, regulations, or standards, as amended or replaced from time to time.

"Environmental Management Act" means the *Environmental Management Act, S.B.C. 2003, c. 53* and the regulations thereto, as amended or replaced from time to time.

"Fat, Oils, and Grease" means "fat, oils, and grease" as defined in the Grease Interceptor Bylaw.

“Final Acceptance” means written confirmation issued by the City Engineer that the Works and Services have been completed in accordance with this Bylaw, City standards, and applicable approvals and enactments, and is evidenced by either of the following:

- a) a Certificate of Final Performance, where a Professional Engineer has been required; or
- b) written confirmation by the City Engineer following inspection and review of the Works and Services, where a Professional Engineer has not been required.

“Food Sector Establishment” means “food sector establishment” as defined in the Grease Interceptor Bylaw.

“Grease Interceptor” means “grease interceptor” as defined in the Grease Interceptor Bylaw.

“Grease Interceptor Bylaw” means the Greater Vancouver Sewerage and Drainage District Food Sector Grease Interceptor Bylaw, No. 365, 2023, as amended or replaced from time to time.

“Groundwater” means water originating from a subsurface source.

“Greater Vancouver Sewer and Drainage District” or “GVS&DD” means the Greater Vancouver Sewerage and Drainage District as continued and defined under the *GVS&DD Act*.

“*GVS&DD Act*” means the *Greater Vancouver Sewer and Drainage District Act, S.B.C. 1956, c. 59*, and the regulations thereto, as amended or replaced from time to time.

“Sewer Use Bylaw” means the Greater Vancouver Sewerage & Drainage District Sewer Use Bylaw, 2007, No. 299 and the regulations thereto, enacted by the GVS&DD pursuant to the *Environmental Management Act* and the *GVS&DD Act*.

“Inspection Chamber” means a vertical pipe located at or near the property line, or at or near the edge of a statutory right-of-way, at the connection between the Drainage Service and the Private Drainage System, or the Sewerage Service and the Private Sewerage System, and extends to the surface, but does not include any other structures or fixtures required to facilitate the installation of or as a part of driveways, sidewalks, landscaping, or other surfaces.

“*Local Government Act*” means the *Local Government Act, R.S.B.C. 2015, c. 1* and the regulations thereto, as amended or replaced from time to time.

“New Service” means the installation of a new Drainage Service or Sewerage Service where one does not exist, or where the existing service must be decommissioned, upgraded, relocated, or otherwise does not meet the size, location, or elevation needs of the property.

“Normal Business Hours” means between the hours of 7:00am and 3:30pm from Monday to Friday, excluding statutory holidays.

“Owner” means an “owner” as defined in the *Community Charter* or a person authorized by them in writing to act on their behalf.

“Permanent Cap” means a disconnection of the existing Drainage Service or Sewerage Service at the main where the existing service is to be abandoned and a New Service to the property provided, if required.

“Private Drainage System” means the pipes valves, wyes, fittings, cleanouts, rock pits, pumps, and other devices providing for the Discharge of Drainage from buildings or other Drainage improvements on private property but does not include any component used to convey Drainage within a statutory right-of-way or other land owned or controlled by the City.

“Private Sewerage System” means the pipes valves, wyes, fittings, cleanouts, septic systems, lift stations, and other devices providing for the Discharge of Sewage from buildings or other Sewage improvements on private property but does not include any component used to convey Sewage within a statutory right-of-way or other land owned or controlled by the City.

“Professional Engineer” means a person registered or licensed as a professional engineer and in good standing with the Engineers and Geoscientists British Columbia under the *Professional Governance Act, S.B.C. 2018, c. 47*, and the regulations thereto, as amended or replaced from time to time.

“Prohibited Waste” means “prohibited waste” as defined in the Sewer Use Bylaw.

“Renewal Service” means the rehabilitated Drainage Service or Sewerage Service constructed to restore or extend the service life of an existing service using trenchless or minimally invasive techniques, such as cured-in-place pipe (CIPP) lining, pipe bursting, or other approved methods.

“Restricted Waste” means “restricted waste” as defined in the Sewer Use Bylaw.

“Run-off” means water on the surface of land resulting from natural precipitation or snowmelt.

“Sewage” means “domestic sewage” as that term is used in the *Environmental Management Act*, including human excreta and waterborne Waste from the preparation and consumption of food and drink, dishwashing, bathing, showering, general household cleaning, and laundry.

“Sewerage Service” means any cleanout, wye, fitting, pipe, valve, meter, Inspection Chamber, and any other device comprising to a Connection between the Sewerage System and the Private Sewerage System.

“Sewerage System” means the network of pipes, utility holes, cleanouts, Inspection Chambers, pump stations, fittings, valves, and other devices owned or controlled by the City or GVS&DD used for the collection, storage, treatment, conveyance, use, Discharge, and disposal of Sewage.

“Temporary Cap” means a cap on the existing Drainage Service or Sewerage Service, at or near the property line or the extent of the statutory right-of-way, which prevents the Discharge of Drainage into the Drainage System or Sewage into the Sewerage System. This will be removed when the Drainage Service or Sewerage Service is reconnected.

“Waste” includes all “waste” as defined in the *Environmental Management Act*.

“Water System” includes all the mains, pipes, taps, valves, control devices, fittings, meters, and other devices owned or controlled by the City or by the Greater Vancouver Water District for the collection, storage, transmission, and distribution of potable water, as continued and defined under the Government of British Columbia *Greater Vancouver Water District Act, R.S.B.C 1996, c. 486*, and the regulations thereto, as amended or replaced from time to time.

“Works and Services” means any alteration to the Sewerage System or Drainage System and includes a New Service, a Renewal Service, a Temporary Cap, a Permanent Cap, the installation of a meter, a Connection to the Sewerage System or Drainage System, a disconnection from the Sewerage System or Drainage System, or any other activity requiring Approval from the City Engineer or the City, and any inspections of the Sewerage System or Drainage System.

4. Establishment and Operation

- 4.1 The Sewerage System and Drainage System are hereby confirmed as the systems to collect, convey, and dispose of Sewage and Drainage from lands within the City and, where authorized by agreement under applicable legislation, from lands outside the City.
- 4.2 The City may alter, extend, or upgrade the Sewerage System or Drainage System from time to time in accordance with designs approved by the City Engineer, to meet the needs of the inhabitants of the City and, where applicable, authorized areas outside the City, subject to any required permit, or approval required under applicable legislation.
- 4.3 Nothing in this Bylaw shall be interpreted to mean that the City gives any assurance to any person with respect to the capacity or continuance of Sewage or Drainage collection, conveyance, or disposal by way of the Sewerage System or Drainage System respectively.
- 4.4 An Owner shall be deemed to own, and be responsible for the maintenance and repair of:
 - a) any Inspection Chamber located fully on their private property, but not fully or partially within a statutory right-of-way;
 - b) any infrastructure that protects the City Inspection Chamber in order to accommodate private use of the boulevard including access or landscaping;
 - c) their Private Sewerage System; and
 - d) their Private Drainage System.

- 4.5 The City owns all pipes, facilities, and equipment that form a part of the Sewerage System or Drainage System, including those located on, in, or under land owned or controlled by the City, including within statutory rights-of-way and on or under private property. The City is responsible for the operation and maintenance of the Sewerage System and Drainage System, except where an alternate agreement approved by the City assigns responsibility for maintenance or operation to another party.
- 4.6 This Bylaw sets out the terms under which the Sewerage System and Drainage System shall be used.

5. Delegated Authority and Duties of the City Engineer

- 5.1 The City Engineer is delegated responsibility for the design, operation, maintenance, repair, improvement, and extension of the Sewerage System and the Drainage System, and for ensuring that all Works and Services are carried out in accordance with this Bylaw, the Engineering Standards, and any applicable policies, requirements, and specifications.
- 5.2 The City Engineer may require that an Owner of real property:
 - a) connect buildings, fixtures, or other Sewage improvements on their property to the Sewerage System in a manner specified by the City Engineer;
 - b) connect buildings, fixtures, or other Drainage improvements on their property to the Drainage System in a manner specified by the City Engineer; or
 - c) undertake any Works and Services that the City Engineer considers necessary pursuant to this Bylaw.
- 5.3 If the City Engineer determines that an Emergency exists, the City Engineer may issue such directions and take such steps as the City Engineer deems necessary for the protection of the health and safety of the residents of the City, the protection of the environment, or the protection of the Sewerage System or Drainage System. Every person who uses the Sewerage System or Drainage System and the Owner or occupier of every property connected to the Sewerage System or the Drainage System shall comply with any such orders and directions.
- 5.4 Where authority is given to the City or the City Engineer by this Bylaw to take any action, or to do or cause to be done any work with respect to the Sewerage System or Sewerage Service, or Drainage System or Drainage Service, nothing in this Bylaw shall be interpreted as imposing a duty on the City or the City Engineer to take such action.

6. Works and Services

- 6.1 No person shall cause, allow, or permit any Works and Services that impact, alter, or interfere with the operation, integrity, capacity, or function of the Sewerage System or Drainage System without first obtaining Approval.
- 6.2 An Owner must apply for Approval for Works and Services before construction.

- 6.3 An Owner may apply for Approval for Works and Services by submitting a complete application in the manner prescribed by the City Engineer. All Works and Services, and the criteria for connection applications and Building Permit-related applications relating to Works and Services, must comply with the Engineering Standards, all applicable City bylaws, and all other applicable enactments.
- 6.4 Without limiting the generality of section 6.3, as a condition of an Approval or in connection with a Building Permit application, the City Engineer may require an Owner, at the Owner's expense, to repair, replace, or upgrade the Sewerage Service or Drainage Service in accordance with the requirements set out in Schedule A.
- 6.5 The City Engineer may refuse to issue an Approval for Works and Services if:
- a) the content or quality of the Sewage or Drainage that will Discharge or expected to Discharge into the Sewerage System or Drainage System is contrary to any City bylaw or other applicable enactment;
 - b) the Sewerage System or Drainage System has insufficient capacity for the intended or expected Discharge of Sewage or Drainage, or does not meet the applicable requirements under this Bylaw, or the Engineering Standards; or
 - c) in the opinion of the City Engineer, the Works and Services would:
 - i) pose a risk to the proper operation or integrity of the Sewerage System or Drainage System;
 - ii) cause damage to the environment;
 - iii) pose a risk to public health, safety, or well-being;
 - iv) be contrary to the public interest; or
 - v) for any other reason the City Engineer considers warranted.
- 6.6 All Works and Services that have received Approval from the City Engineer must be undertaken by the Owner, unless the City Engineer determines that the City will complete the work. In all cases, the Works and Services must be carried out in accordance with all terms, conditions, specifications, designs, and requirements provided or approved by the City Engineer.
- 6.7 Prior to issuing an Approval, the City Engineer may require that specifications and drawings be prepared and sealed by a Professional Engineer at the expense of the Owner and may specify that all Works and Services must be carried out by the City or under the supervision and inspection of the City Engineer or another person designated by the City Engineer. The City may also require as a condition of Approval, the posting of a security deposit to ensure satisfactory completion of the Works and Services, and may also require damage deposits, or any other permits deemed necessary by the City Engineer.

- 6.8 If the City undertakes, or causes to be undertaken, Works and Services referred to in this Bylaw that are the responsibility of the Owner, the costs of such Works and Services, including all costs of engineering services and supervision, shall be payable by the Owner and in accordance with the City of Port Moody Fees Bylaw, 2024, No. 3492, as amended or replaced from time to time.
- 6.9 An Owner must apply for Final Acceptance for Works and Services before the Works and Services begin operation by submitting a complete application in the manner prescribed by the City Engineer.
- 6.10 Final Acceptance of the completed Works and Services shall be subject to:
- a) any inspection or tests required by the City Engineer;
 - b) the submission, where required by the City Engineer, of record drawings sealed by a Professional Engineer, prepared in accordance with the applicable professional practice guidelines, and a Certificate of Final Performance sealed by a Professional Engineer confirming that the Works and Services have been designed and/or reviewed in accordance with this Bylaw, applicable City standards, and all other applicable enactments, codes, and professional guidelines; and
 - c) compliance with all applicable standards, including the Engineering Standards and this Bylaw.
- 6.12 Works and Services are not deemed to be accepted by the City until the City Engineer has provided written confirmation of that Final Acceptance has been reached by the Owner.

7. Interruption of Service

- 7.1 The City Engineer may interrupt or discontinue the collection of Sewage or Drainage from any property, or from any Sewerage Service or Drainage Service:
- a) at any time, and from time to time, as the City Engineer determines is required to protect, repair, operate, extend, or maintain the Sewerage System or Drainage System, or to protect the environment, public health, or public safety; or
 - b) upon providing reasonable written notice to the registered Owner, if:
 - i) the Sewerage System or Drainage System is being used contrary to this Bylaw, any other applicable City bylaw, or any other applicable enactment;
 - ii) any portion of the Sewerage Service or Drainage Service is malfunctioning, improperly installed, or causing a nuisance;
 - iii) any unauthorized Sewerage Service or Drainage Service, or addition or alteration thereto, has been installed without the Approval and/or Final Acceptance of the City Engineer; or

- iv) the Sewerage Service or Drainage Service must be discontinued to allow for a transition to a New Service that has the Approval of the City Engineer.

8. Responsibility of User

- 8.1 No person shall, without prior written Approval interfere in any way with any part of the Sewerage System or Drainage System, including any Inspection Chamber, valve, flap, gate, pipe, culvert, pump station, or any other Sewerage System or Drainage System appliance.
- 8.2 No person shall, without the prior written Approval cause, allow or permit any change to any Sewerage Service or Drainage Service, the installation or removal of a Sewerage Service or Drainage Service, or alter, install or remove any measuring device related to the Sewerage System or Drainage System.
- 8.3 Every Owner shall operate and maintain the Private Sewerage System and the Private Drainage System, serving their property in good working condition.
- 8.4 Every Owner, in relation to a Private Sewerage System on their property, shall prevent:
 - a) the Discharge of Groundwater or Run-off into the Sewerage System;
 - b) damage or threat of damage to the Sewerage System or interference or threat of interference with the usual and intended operation of the Sewerage System;
 - c) the Discharge of Sewage into the environment;
 - d) any threat to public health arising from the operation, maintenance, or condition of any Sewerage Service, Inspection Chamber, service pipe, valve, fixture, or related device;
 - e) the continuous or repeated Discharge of potable water or other "clean water" sources, including but not limited to water from leaking fixtures (such as toilets, taps, or valves, foundation drains, or other sources, into the Sewerage System; and
 - f) any Cross Connection.
- 8.5 Every Owner, in relation to a Private Drainage System on their property, shall prevent:
 - a) the Discharge of Waste or Sewage into the Drainage System;
 - b) damage or threat of damage to the Drainage System or interference or threat of interference with the usual and intended operation of the Drainage System;
 - c) any threat to public health arising from the operation, maintenance, or condition of any Drainage Service, Inspection Chamber, service pipe, valve, fixture, or related device;

- d) any Discharge of potable water or other "clean water: sources, including but not limited to water from leaking fixtures, irrigations systems, swimming pools, or other similar sources, into the Drainage System; and
 - e) any Cross Connection.
- 8.6 The Owner is responsible for any repair of a Sewerage Service or Drainage Service where the failure is caused by root intrusion from any tree within their property, or by the accumulation of Fat, Oil, and Grease, or other debris, or by any misuse of the Sewerage System or Drainage System by a user, contrary to this Bylaw. The City is responsible for repair only where, in the opinion of the City Engineer, the failure of the Sewerage System, Drainage System, Sewerage Service, or Drainage Service is due to age-related or structural defects. For clarity, structural defects do not include damage or blockage caused by root intrusion from any tree within private property, the accumulation of Fat, Oil, and Grease, or other debris, or any misuse of the Sewerage System or Drainage System by a person, contrary to this Bylaw
- 8.7 Where a blockage occurs in a Sewerage Service or Drainage Service, the following responsibilities and procedures apply:
- a) the Owner shall take all reasonable steps to determine the nature and location of the blockage;
 - b) where the blockage is determined, through video evidence or field observation, to be also within the Sewerage System or Drainage System, the Owner shall notify the City immediately;
 - c) the City will only assume responsibility for investigating or repairing the blockage where, in the opinion of the City Engineer, the City is responsible due to age-related or structural defects pursuant to section 8.6;
 - d) costs incurred by the Owner for investigation or repair will only be reimbursed if:
 - i) the City determines it is responsible due to age-related or structural defects under section 8.6;
 - ii) the Owner provides sufficient evidence that the costs relate solely to identifying and clearing the blockage; and
 - iii) the costs do not include improvements or repairs to any Private Sewerage System or Private Drainage System; and
 - e) the City will undertake repairs to blockages within the Sewerage System, Sewerage Service, Drainage System, or Drainage Service during Normal Business Hours, provided that the decision to undertake repairs outside of Normal Business Hours shall be at the sole discretion of the City Engineer and will be based on environmental considerations, public health or safety, or any other factor the City Engineer considers relevant.

- 8.8 If any Cross Connection is installed or created, the Owner shall, upon notice from the City Engineer, immediately, or within a period as directed by the City Engineer, take all necessary steps to eliminate the Cross Connection.
- 8.9 Every Owner shall at all times keep the Sewerage Service and Drainage Service devices, including any Inspection Chamber, control devices, valves, and utility holes, accessible for use, inspection, maintenance, and repair.
- 8.10 If at any time the City Engineer determines that insufficient access is available to any part of the Sewerage System or Drainage System, including any part of a Private Sewerage System or Private Drainage System, then the Owner shall, on reasonable notice, do all necessary work required to provide access.
- 8.11 If the Owner fails to do the work required under section 8.8 in the time required by the City Engineer, then the City Engineer may enter the Owner's property to do such work or retain others to do the work, and the Owner shall pay for all costs incurred by the City Engineer as a charge under this Bylaw.
- 8.12 No person shall Discharge or permit to Discharge into the Sewerage System or Drainage System any material that could accumulate in or form a blockage in the Sewerage System or Drainage System or any Sewerage Service or Drainage Service, or damage the Sewerage System or Drainage System, any Sewerage Service or Drainage Service, or the environment.
- 8.13 No person shall cause, allow, or permit Sewage to drain, Discharge, or dispose of in any manner other than through the Sewerage System in accordance with the requirements of this Bylaw, the *Environmental Management Act*, the Government of British Columbia *Public Health Act*, S.B.C. 2008, c. 28 and the regulations thereto, as amended or replaced from time to time, and all other applicable enactments.
- 8.14 No Owner shall, without the prior written Approval of the City Engineer, make any significant change to the volume, the type(s) of Waste, or the Discharge pattern of Sewage or Drainage that will Discharge through a Sewerage Service or Drainage Service that exceeds the thresholds set out in Engineering Standards.
- 8.15 Every person who becomes aware of any partial or total loss of Sewerage System or Drainage System service, the existence of any Cross Connection, and any other partial or total Sewerage System or Drainage System failure, shall notify the City Engineer forthwith.
- 8.16 In the event of any partial or total Sewerage System or Drainage System failure, every person shall take all reasonable steps to mitigate loss and damage, including without limitation reducing or discontinuing use of the Sewerage System or Drainage System to the extent possible and installing reasonable works to mitigate damage and loss.
- 8.17 In the event of a Discharge of Waste or Sewage on a property, the Owner of the property shall take all reasonable steps to prevent entry of Waste or Sewage into the Drainage System.

- 8.18 In the event of an escape of Drainage from the Drainage System or a Drainage Service, every Owner of the Drainage System shall take all reasonable steps to mitigate damage and loss.
- 8.19 In the event of an escape of Sewage from the Sewerage System or a Sewerage Service, every Owner of the Sewerage System shall take all reasonable steps to mitigate damage and loss.
- 8.20 Every Owner of property served by the Sewerage System or Drainage System, or connected to a Sewerage Service or Drainage Service shall at all times permit the City Engineer and other representatives and agents of the City, including without limitation contractors retained or appointed by the City Engineer, to access the property for the purpose of:
- a) inspecting any Sewerage Service or Private Sewerage System, located on, in or under the property;
 - b) inspecting any Drainage Service or Private Drainage System, located on, in, or under the property;
 - c) enforcing this Bylaw;
 - d) preventing the Discharge of any prohibited material, Groundwater, or Waste into the Drainage System or the environment;
 - e) preventing the escape of Sewage and Waste from the Sewerage System; and
 - f) undertaking any inspections or other works considered necessary by the City Engineer.
- 8.21 The City Engineer may require the Owner to connect to a New Service or Renewal Service made available to connect the property to the Sewerage System or Drainage System and shall provide written notice to the Owner specifying the availability of the New Service or Renewal Service and requiring connection within 365 days of the date of notice, unless otherwise directed by the City Engineer.

9. Food Sector Establishment Grease Management

- 9.1 No Owner or person responsible for a Food Sector Establishment, including any operator, property Owner, tenant, licensee, agent, or contractor, shall Discharge or allow the Discharge of Fat, Oil, and Grease into the Sewerage System or Drainage System.
- 9.2 Every Owner, operator, or person responsible for a Food Sector Establishment shall ensure that any Grease Interceptor is maintained in good working condition and shall provide access and documentation to the City for inspection as required. The following specific responsibilities apply:
- a) the City Engineer or a Bylaw Enforcement Officer may enter on and into a property to inspect, investigate, and determine whether all provisions and regulations under this Bylaw are being met;

- b) the Owner, operator, or person responsible for a Food Sector Establishment must maintain and repair every Grease Interceptor, according to established schedules and standards provided by the manufacturer, so that they are fully operational and effective at all times;
- c) at least one (1) person among the Owner, operator, or person responsible for the operation of a Food Sector Establishment at any given time is required to have the knowledge, ability, and tools to open and provide access to a Grease Interceptor, upon request, during inspection and investigation by a Bylaw Enforcement Officer or City employee under section 9.2.a) of this Bylaw;
- d) the Owner, operator, or person responsible for a Food Sector Establishment must keep and maintain on site, for a minimum period of two (2) years, all maintenance records of Grease Interceptor inspections and maintenance conducted, recording the date of the inspection, the date of cleaning or maintenance, the type and quantity of material removed from the Grease Interceptor, and the disposal location and address, which must be available, upon request, for inspection and investigation by a Bylaw Enforcement Officer or City employee under section 9.2.a) of this Bylaw;
- e) the maximum depth of fat, oil, or grease which an operator of a Food Sector Establishment may allow to accumulate in a Grease Interceptor prior to servicing must not exceed the lesser of 15.2cm (six inches) or 25% of the wetted height of the Grease Interceptor;
- f) each Grease Interceptor within a Food Sector Establishment must have a visible label that shows its rated flow capacity, or documents from the manufacturer that state its rated flow capacity must be kept at the Food Sector Establishment, and the documentation must be available for viewing, upon request, by a Bylaw Enforcement Officer or City employee during an inspection or investigation under section 9.2.a) of this Bylaw;
- g) no person shall use enzymes, solvents, hot water, or other agents in order to facilitate the passage of fat, oil, or grease through a Grease Interceptor; and
- h) every Food Sector Establishment shall implement best management practices in its operation to minimize the discharge of fat, oil, or grease into the Sewerage System or Drainage System within the City.

10. Prohibited and Restricted Waste

10.1 Without limiting any other section of this Bylaw, no person shall cause, allow, or permit to Discharge into the Sewerage System:

- a) Prohibited Waste;
- b) Restricted Waste;
- c) water or any other substance for the purpose of diluting any non-domestic Waste that will Discharge into the Sewerage System to meet acceptable tolerance standards within this Bylaw; or

- d) anything in a concentration or quantity which may be or may become a health or safety hazard to any person operating or maintaining the Sewerage System or which may cause damage or interfere with the proper operation of the Sewerage System.

10.2 Notwithstanding any other provision of this Bylaw, a person may Discharge Restricted Waste into the Sewerage System if that person has a current and valid permit in writing from the GVS&DD and will Discharge the Restricted Waste in accordance with the terms and conditions of the permit.

11. Offence

11.1 A person commits an offence who:

- a) contravenes any provision of this Bylaw or fails to do anything required by this Bylaw; or
- b) causes, permits, or allows another person to contravene any provision of this Bylaw or fail to do anything required by this Bylaw in respect of real property of which that person is the Owner, occupant, tenant, or licensee.

11.2 A person who commits an offence under section 11.1 is liable to the penalties and remedies available to the City under this Bylaw and any applicable enactment.

11.3 For the purposes of sections 11.1.a) and 11.1.b), the Owner, occupant, tenant, or licensee of real property or in occupation of a property at the time of the offence is deemed to be a responsible person under that section.

12. Penalties and Remedies

12.1 Any person who commits an offence under this Bylaw, in addition to being subject to any remedies or penalties specifically provided for in this Bylaw, is also subject to prosecution and, upon conviction for such an offence in a court of competent jurisdiction, is subject to a fine of not less than \$100.00 and not more than \$10,000.00 for each and every offence.

12.2 Notwithstanding section 12.1, the City may elect to pursue any and all other rights and remedies it may have pursuant to the *Local Government Act* with respect to securing compliance with this Bylaw, including, without limitation, the right to commence an action under Part 8 and section 274 of the *Community Charter* against any person who commits an offence under this Bylaw.

12.3 The City Engineer may enter onto any land to enforce the provisions of this Bylaw.

12.4 If an Owner fails to take any action required under this Bylaw, including undertaking any Works and Services required to be done under the provisions of this Bylaw, the City Engineer may enter on to the real property of that Owner and fulfill the requirement.

12.5 If the City Engineer takes action pursuant to section 12.4 of this Bylaw, the City Engineer may fulfill the requirement at the expense of the Owner and recover the costs incurred as a debt owed to the City. The City may collect this debt in the same manner and with the same remedies as property taxes.

12.6 Without limiting the City's other powers and authority under this Bylaw and other enactments, penalties associated with this Bylaw shall be as prescribed in the City of Port Moody Municipal Ticket Information Authorization Bylaw, 2020, No. 3218 as amended or replaced from time to time.

13. Schedules and Attachments

13.1 The following schedule is attached to and forms part of this Bylaw:

- Schedule A – Repair, Replacement, or Upgrade of Sewer Service or Drainage Service.

14. Severability

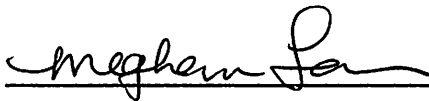
14.1 If a portion of this Bylaw is found invalid by a court, it will be severed, and the remainder of the Bylaw will remain in effect.

Read a first time this 28th day of October, 2025.

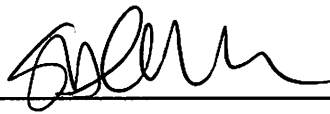
Read a second time this 28th day of October, 2025.

Read a third time this 28th day of October, 2025.

Adopted this 12th day of November, 2025.



M. Lahti
Mayor



S. Lam
City Clerk

SCHEDULE A to Bylaw No. 3519

Repair, Replacement, or Upgrade of Sewer Service or Drainage Service

1. An Owner shall, at the Owner's expense, repair, replace, or upgrade the Sewerage Service or Drainage Service serving the real property of the Owner where:
 - a. the existing service is constructed of materials (including, but not limited to, vitrified clay, asbestos cement, or other materials not meeting the requirements set out in the Engineering Standards) or is otherwise non-conforming; or
 - b. the existing service is constructed of approved materials, but the Owner must provide to the City a current video inspection (completed within the last two years by a Pipe Assessment Certification Program (PACP) certified contractor) together with a recommendation for review or arrange for the City to complete such an inspection. The Owner shall repair or replace the service if the City Engineer determines that the service contains defects or deficiencies, is not in adequate condition for continued use, or does not meet the requirements of the Engineering Standards.
2. The service must be pressure tested to ensure compliance with the Engineering Standards and shall be upgraded if required to meet those standards.
3. Any shared service shall be separated into individual Sewerage Service or Drainage Service connections for each lot, each complete with an Inspection Chamber.
4. The Owner is responsible for all costs associated with any required repair, replacement, or upgrade under this Schedule.