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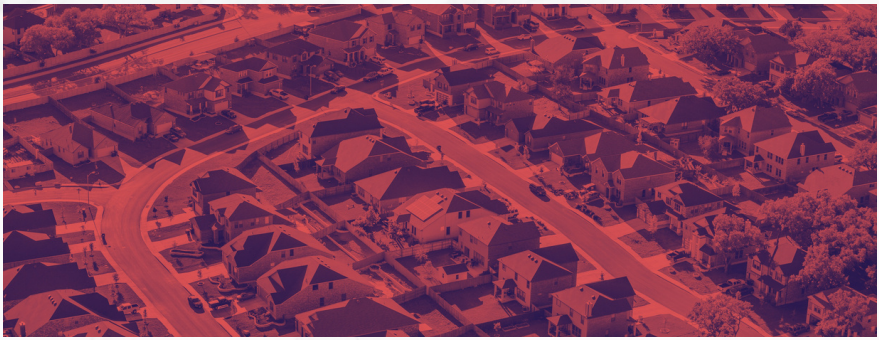
CALGARY REGION

SAFETY TIPS FOR DEVELOPERS



SAFETY TIPS FOR DEVELOPERS

Employers are responsible to ensure the health, safety and welfare of their workers and the public at the worksite. All development related hazards and concerns must be communicated to the developer or designated prime contractor as soon as reasonably possible. The below is a list of items to consider when starting a new development or a new show home parade:

COMMUNICATIONS

Hold pre-development safety meetings with all builders to discuss safety plans, including show home and community safety. Create a community wide communication channel, exchange contact numbers, emails, etc., for emergencies, incidents, suspicious activity, and to assist with establishing a collaborative safety network.

Post clear signage in the community that includes site safety information, emergency contacts, and if applicable, state that the area is monitored by security company.

SAFETY TIP: Coordinate with all builders in the community to set up an instant messaging communication tool, such as a 'WhatsApp group'.

PROTECTION

Reasonable protections should be in place to support show home safety, and include:

- Ensuring ample community lighting, including street lighting and in the show home parade vicinity. Temporary lighting should be provided until streetlights are energized.
- Procuring a security company to monitor show homes and the community until the community is more developed. Include in the role; introductions and familiarization with sales staff and be visible around show home area during opening and closing hours to provide reassurance and assistance to sales staff.
- Communicate with the relevant municipal authorities to ensure all emergency services know where the community is located in the event of an emergency.

SAFETY TIP: Provide security company monitoring until the community is more developed.

SAFE ACCESS

Provide safe access to the community and around the vicinity of show homes, to ensure the health, safety and welfare of the builders' employees and the public.

Sidewalks, walkways should be in place and free from slip and trip hazards. Snow removal service should be provided and monitored.

SAFETY TIP: Ensure emergency services know the exact location of the present and future show homes and maintain their safe access.