LOPERS & ASSOCIATES

Phase One Environmental Site Assessment

729 Ridgewood Avenue
Ottawa, Ontario

Prepared for:
11684663 Canada Inc.

July 27, 2020

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1. Executive Summary

Lopers & Associates (Lopers) was retained by 11684663 Canada Inc. (Brigil) to complete a Phase One Environmental Site Assessment (Phase One ESA) of the commercial property with Civic address No. 729 Ridgewood Avenue, Ottawa, Ontario ("Phase One Property", "Property" or "Site").

This Phase One ESA is being completed as part of due diligence requirements associated with the submission of a Development Application to the City of Ottawa Municipal Planning Department. This Phase One ESA can also be used to support the filing of a record of site condition for the Property.

The Phase One Property was undeveloped prior to the 1950's when initial development was interpreted to have been for residential purposes. A commercial lease was registered at the Phase One Property in 1965 and it is inferred that commercial redevelopment of the Property occurred at this time. Demolition of the former residential building was completed prior to 1991. A retail fuel outlet and automotive service garage were present as part of the original commercial development at the Phase One Property and operated on the southeast portion of the Property until 2002 and 2018, respectively. The automotive garage moved to the south unit of the south commercial building in 2018 and has operated at that location on the Phase One Property since that time.

The Property is currently used for commercial purposes and is zoned for mixed use. Brigil purchased the Phase One Property in November of 2019, and it is understood that the intended future use is for mixed use, with commercial ground floors and residential apartments on the subsequent levels. The Phase One Property is immediately surrounded by a municipal Right-of-Way to the south followed by a mixed institutional/commercial property and by residential properties to the north, east and west.

The presence of a former retail fuel outlet and automotive service garage on the southeast portion of the Phase One Property are a significant potentially contaminating activities (PCAs) which represent areas of potential environmental concern (APECs) for the Property. Given that previous reports were provided which document remnant petroleum hydrocarbon (PHC) and benzene, toluene, ethylbenzene and xylenes (BTEXs) soil contamination and that groundwater quality was not confirmed following the completion of a remediation program, further investigation is warranted. The contaminants of potential concern associated with retail fuelling are generally PHCs and BTEXs, and metals as this was an older facility and lead was historically present in gasoline. Based on historical soil analysis in this area of the Property, polycyclic aromatic hydrocarbons (PAH) and volatile organic compounds (VOCs) are also considered contaminants of potential concern associated with the former automotive garage operations.

The practice of backfilling following demolition activities at the Phase One Property is also a significant PCA which represents an APEC for the Property. Given that no reports were provided with analytical data to support the environmental quality of the backfill used to fill the former residential building footprint on the central-south portion of the Property, this area warrants further investigation. The contaminants of potential concern commonly found in poor environmental quality backfill are PHCs/BTEXs, PAHs and metals.

The presence of an active automotive service garage was observed during the Site walk over on the central portion of the Phase One Property at the time of the Site Investigation. Although this garage has only been operating for a short time period (2018 to present), these operations are a PCA which represents an APEC for the Property. Based on the observations at this automotive garage, that contaminants of potential concern are considered to be PHCs and BTEXs.

Three active and/or historical fuel storage tank locations at neighbouring properties in the Phase One Study Area constitute PCAs. The PCAs at neighbouring properties in the Phase One Study Area are located significant distances and at down- or cross-gradient orientations with respect to the Phase One Property and are not considered to represent APECs for the Phase One Property.

The PCAs identified at the Phase One Property and neighbouring properties in the Phase One Study Area and APECs at the Phase One Property are included in Table 1 below.

Table 1: Potentially Contaminating Activities and Areas of Potential Environmental Concern

PCA Report Reference No.	Potentially Contaminating Activity	Location	APEC Report Reference No.
1	Former retail fuel outlet (O.Reg. 153/04 PCA Item 28: Gasoline and Associated Products Storage in Fixed Tanks)	Southeast portion of the Phase One Property	APEC #1 / 2
2	Former automotive service garage (O.Reg. 153/04 PCA Item 52: Storage, Maintenance, Fuelling and Repair of Equipment, Vehicles, and Material used to Maintain Transportation Systems)	Southeast portion of the Phase One Property	APEC #1 / 2
3	Fill placement following demolition activities (O.Reg. 153/04 PCA Item 30: Importation of Fill Material of Unknown Quality)	Central-south portion of the Phase One Property	APEC #3
4	Active automotive service garage (O.Reg. 153/04 PCA Item 52: Storage, Maintenance, Fuelling and Repair of Equipment, Vehicles, and Material used to Maintain Transportation Systems)	Central portion of the Phase One Property (south unit in south commercial plaza building)	APEC #4
5	Suspected fuel (heating oil) storage tank, reported heating oil spill (O.Reg. 153/04 PCA Item 28: Gasoline and Associated Products Storage in Fixed Tanks)	2707 Springland Drive (Residential Dwelling), located approximately 160 m southeast	Not Applicable
6	Suspected fuel storage tank(s), waste generator (O.Reg. 153/04 PCA Item 28: Gasoline and Associated Products Storage in Fixed Tanks)	2960 Riverside Drive (Parkland), located approximately 200 m northwest	Not Applicable
7	Suspected former fuel storage tank(s), waste generator (O.Reg. 153/04 PCA Item 28: Gasoline and Associated Products Storage in Fixed Tanks)	2865 Riverside Drive (Residential property), located approximately 80 m north	Not Applicable

Based on the identification of PCAs and APECs at the Phase One Property, it is recommended that a Phase Two Environmental Site Assessment be completed to assess the soil and groundwater quality in the vicinity of the four APECs.

2. Introduction

Lopers & Associates (Lopers) was retained by 11684663 Canada Inc. (Brigil) to complete a Phase One Environmental Site Assessment (Phase One ESA) of the commercial property with Civic address No. 729 Ridgewood Avenue, Ottawa, Ontario ("Site" or "Phase One Property").

The Phase One Property is legally described as Part of Block C, Registered Plan 749, Part of Block C, Registered Plan 775 and Part of Lot 23 Junction Gore, Township of Gloucester, now in the City of Ottawa and has a property identifier number of 04071-0125, as obtained from a Legal Survey completed by Fairhall, Moffatt & Woodland Limited, on January 8, 2018, provided by Brigil; a copy of the Legal Survey is presented in Appendix A.

Based on approximate dimensions obtained from the City of Ottawa's GIS mapping software, the Phase One Property has an approximate area of 13,200 m^2 (1.32 Hectares) and a zoning designation of GM1 F(1.0), which signifies a general mixed use zone with a gross floor area restriction of 1 m^2 per m^2 of Property. The approximate elevation of the Phase One Property as indicated on the Legal Survey and confirmed through City of Ottawa mapping and Google Earth is between approximately 81 and 84 m above mean sea level (m AMSL). The approximate centre of the Phase One Property has Latitude and Longitude coordinates of 45° 22′ 06″ N and 75° 41′ 16″ W and Universal Transverse Mercator (UTM) coordinates of 446131 m E and 5024099 m N.

The Phase One Property is currently owned by 11684663 Canada Inc., a subsidiary company of Brigil Construction ("Brigil"). It is Lopers' understanding that Brigil intends to redevelop the Phase One Property for mixed use (commercial and residential purposes), including the current concept for construction of one building with five adjoining segments ranging from seven to twenty storeys in height, with subgrade parking, commercial ground floors and residential units above. A copy of an artist's rendering of the current Site development design concept plan, as provided by Brigil, is presented in Appendix B.

This Phase One ESA was commissioned by Mr. Jean-Luc Rivard, Director of Land Development and Infrastructure for Brigil Construction (Brigil), operating as 11684663 Canada Inc. Brigil has a business address of 98 Rue Lois, Gatineau, Quebec, J8Y 3R7 and a business telephone number of 819-243-7392.

3. Scope of Investigation

This Phase One ESA has been completed as per the details of scope presented in Lopers' Letter entitled "Proposal for Phase One Environmental Site Assessment and Phase Two Environmental Site Assessment, Proposed Residential Re-development, 729 Ridgewood Avenue, Ottawa, ON", dated May 8, 2020, reference No. PRO-002-20-Brigil.

The Phase One ESA has been prepared in accordance with the technical requirements and formatting guidance as presented by the Ministry of Environment, Conservation and Parks (MECP) in Ontario Regulation (O.Reg.)153/04, as amended July 1, 2020. This format is based on the provincial regulation for brownfields redevelopment and has been adopted as a standard by the City of Ottawa for development applications.

The scope of work for the Phase One ESA involved the following components:

- Historical Research (Review of available historical reports, public environmental databases, Fire Insurance Plans (FIPs), City Directories, Aerial Photographs, geological mapping and any other relevant environmental records which were readily accessible at the time of the Phase One ESA);
- Requests for Information from the MECP Freedom of Information (FOI), Technical Standards and Safety Authority (TSSA), and City of Ottawa Historical Land Use Inventory (HLUI);
- Subcontracted research of environmental databases through Environmental Risk Information Services (ERIS);
- Property Title Search (subcontracted through READ Abstracts Limited and reviewed herein)
- Physical Site inspection
- Interviews with persons knowledgeable about the Property and past uses
- Interpretation of findings
- Preparation of a Phase One ESA report

The specific objectives of the Phase One ESA are to:

- Provide an overview of the Phase One Environmental Site Assessment conducted with respect to the Phase One Property.
- Provide an environmental record of the Phase One Property, in a manner that can be assessed, tested and reconstructed, to document and demonstrate:
  - How the objectives of the Phase One ESA were achieved and how the requirements for the objectives were met;
  - Whether further investigation is required to submit a Record of Site Condition (RSC) for filing;
  - Whether there exists an adequate basis for further investigation; and,
  - The basis for required certifications.

4. Records Review

a) General

i. Phase One Study Area

The Phase One Study Area includes the Phase One Property and properties with the boundaries within 250 m of the Phase One Property limits. Based on a review of the Phase One Property and properties in the Phase One Study Area, their associated historical and/or current uses and operations and physical characteristics of the Phase One Study Area, it was determined that an assessment of properties within 250 m of the Phase One property was sufficient to meet the objectives of the scope of this investigation for a Phase One ESA.

ii. First Developed Use Determination

A land title search was completed by READ Abstracts Limited for the Phase One Property. The title search indicates that the Phase One Property was owned by individuals since at least 1904 until 1959 when ownership of the portions of the Property began to be transferred to Campeau Construction Company Limited. A commercial lease was registered at the Phase One Property in 1965.

Aerial photographs reviewed from 1933 and 1956 show that the Phase One Property use was agricultural use. The 1965 aerial photograph shows the presence of one small building on the central-south portion of the Phase One Property, which was interpreted to be used for residential purposes, and the rest of the Property is undeveloped. The 1976 aerial photograph shows full commercial development at the Phase One Property.

Based on the information reviewed as part of this Phase One ESA, specifically the title search and aerial photographs, the first developed use of the Phase One Property is considered to be 1959.

iii. Fire Insurance Plans

Fire insurance plans (FIPs), were reviewed where available, for the City of Ottawa as part of this Phase One ESA.

There was no coverage in the FIPs for the Phase One Property or for properties located in the Phase One Study Area as part of available FIPs.

iv. Chain of Title

A chronological chain of title was prepared by READ Abstracts Limited for the Phase One Property. The chain of title provides the names of historical owners, lessees and dates of ownership for the Phase One Property dating back to 1904. The legal description as obtained from the Chain of Title was Part of Block C, Registered Plan 749, Part of Block C, Registered Plan

775 and Part of Lot 23 Concession JG, Gloucester, with a property identifier number of 04071-0125.

Based on additional historical research completed as part of this Phase One ESA and a review of the chain of title, the Phase One Property was agricultural with no developed use prior to 1959. The Phase One Property ownership summary included the evolution of legal descriptions with additional references to Parts of Block C on Plans 749 and 775, respectively with time. A chain of title ownership summary was prepared dating back to 1904 and is presented in Table 2 below. A copy of the Chain of Title for the Phase One Property, as prepared by READ Abstracts Limited for the Phase One Property is provided in Appendix C.

Table 2: Chain of Title Ownership Summary

Year(s)	Phase One Property Ownership
Part of Lot 23, Concession JG	
Prior to September 7, 1904	Ed P. Gleason
1904 to 1925	Ellen Foran
1925 to 1938	Robert M. Graham and John H. Graham
1938 to 1944	John H. Graham
1944 to 1959	Mary E. Coombs
1959 to 1959	Norman H. Moody
1959 to 1963	Campeau Construction Company Limited
Part of Block C, Plan 749	
1904 to 1917	Ellen Foran
1917 to 1920	Thomas C. Bate, Robert S. Low, and Edward McMahon carrying on business as Bate, McMahon and Co.
1921 to 1926	Thomas C. Bate and Edward McMahon
1926 to 1943	Edward McMahon
1943 to 1945	Sidney Munro
1945 to 1949	Sidney Munro, John W. Lucas and Jessie J. Lucas
1949 to 1958	Sidney Munro, William Lucas
1958 to 1959	William Lucas and J. M. Patrick Kelly
1959 to 1961	William Lucas and Campeau Construction Company Limited
1961 to 1963	Campeau Construction Company Limited
Part of Block C, Plan 775	
1904 to 1926	Ellen Foran
1926 to 1930	Edward Rutledge

Year(s)	Phase One Property Ownership
1930 to 1947	John W. Dale
1947 to 1949	Yvonne Griffin
1949 to 1952	R. Walter Hamilton
1952 to 1955	James and Sarah Western
1955 to 1959	Frederick R. Francis
1959 to 1963	Joseph B. Kearney and Terrace Investments Limited
Entire Phase One Property	
1963 to 1983	Campeau Construction Company Limited
1983 to 2019	561266 Ontario Inc.
November 6, 2019 to Present	11684663 Canada Inc.

Five leases were registered at the Phase One Property including:

- OT67899 – Oct 20, 1965 – Supertest Petroleum Corporation Limited
- CT188136 – Feb 21, 1974 – B. P. Oil Products Limited
- CT209810 – May 15, 1975 - The Bank of Nova Scotia
- N297929 – Jul 31, 1985 – Petro-Canada Products Inc.
- N319366 0 Dec 20, 1985 – The Bank of Nova Scotia

Based on the chain of title ownership summary there was one Potentially Contaminating Activity (PCA) known to be associated with the ownership of the Phase One Property; the presence of a retail fuel outlet (operated by a sequence of companies), with associated Gasoline and Associated Products Storage in Fixed Tanks. This PCA represents Area of Potential Environmental Concern #1 (APEC #1) on the southeast portion of the Phase One Property. Additional research in subsequent sections of this assessment further reviews and identifies the location of APEC #1 on the Phase One Property.

v. Environmental Reports

Brigil provided the following two reports for review as part of this Phase One ESA:

1. "Phase II Environmental Site Assessment, 729 Ridgewood Avenue, Ottawa, Ontario", dated January 12, 2018, completed by Pinchin Ltd. for Canadian Rental Development Services Inc.
2. "Verification Soil Sampling Program, 729 Ridgewood Avenue, Ottawa, Ontario", dated October 19, 2018, completed by Pinchin Ltd. for 561226 Ontario Inc.

2018 Phase II Environmental Site Assessment by Pinchin (2018 Pinchin Phase II ESA)

The 2018 Pinchin Phase II Environmental Site Assessment (2018 Pinchin Phase II ESA) was completed to assess the APECs identified through a review of the 2005 Intera Phase II ESA, namely, the potential for residual soil and groundwater contamination in the vicinity of the former retail fuel outlet on the southeast portion of the Phase One Property following its decommissioning and underground storage tank (UST) and pump island removal.

Five boreholes, each instrumented with a groundwater monitoring well, were drilled on the former retail fuel outlet and automotive service garage portion of the Property as part of the 2018 Phase II ESA. Soil conditions were generally found to consist of a layer of sand and gravel fill, underlain by clayey silt, followed by silty sand till. Refusal on interpreted bedrock was encountered at depths ranging from 7.2 to 7.6 m below ground surface (m BGS). Groundwater was encountered at depths ranging from approximately 3.8 to 4.8 m BGS.

Soil and groundwater samples were submitted from each of the borehole/monitoring well locations, which were analyzed for petroleum hydrocarbons (PHCs), volatile organic compounds (VOCs) and polycyclic aromatic hydrocarbons (PAHs). All of the soil and groundwater samples had exceedances of the site condition standards, primarily with respect to PHCs and benzene, toluene, ethylbenzene and xylenes (BTEXs), which were associated with the storage and dispensing of fuel at the Phase One Property. Pinchin recommended a delineative investigation to determine the extents of the soil and groundwater contamination at the Property.

The 2018 Pinchin Phase II ESA report was completed as environmental due diligence of the Phase One Property prior to potential purchase by the Canadian Rental Development Services Inc. As part of the due diligence, Pinchin reviewed one previous environmental report for the Phase One Property:

3. "Phase II Environmental Site Assessment and UST Removal, 753 Ridgewood Avenue, Ottawa, Ontario" completed by INTERA Engineering Ltd. (Intera) for 561266 Ontario Inc. dated September 2005.

The aforementioned report was summarized by Pinchin, however it was not provided by Brigil as part of this Phase One ESA, so a summary of this report is based on information provided in the 2018 Pinchin Phase II ESA.

2005 Phase II Environmental Site Assessment by Intera (2005 Intera Phase II ESA)

This Phase II ESA was completed following the removal of five underground storage tanks (USTs) and associated pump islands for the former retail fuel outlet at the Phase One Property in approximately 2005. Based on the soil and groundwater analytical results from the 2005 Intera Phase II ESA and the introduction of new soil and groundwater standards by the MECP in 2011, Pinchin suspected that there was the potential for the soil and groundwater quality at the Phase One Property to exceed the current site condition standards. A Phase II ESA was subsequently

recommended to assess the soil and groundwater quality in the vicinity of the former retail fuel outlet.

2018 Versification Soil Sampling Program by Pinchin (2018 Pinchin VSSP)

The 2018 Pinchin Versification Soil Sampling Program (2018 Pinchin VSSP) was completed to address the residual soil and groundwater contamination in the vicinity of the former retail fuel outlet on the southeast portion of the Phase One Property following its decommissioning and UST/pump island removal.

An environmental remediation program, consisting of excavation and off-Site disposal of contaminated soil was completed in two separate excavation footprints on the southeast portion of the Property in 2018. A total of 4,078 tonnes of soil was excavated and removed from the Property as part of remediation work in 2018, while approximately 13,019 L of water were removed and transported off-Site from the excavation. Approximately 3,485 tonnes of clean granular fill was brought to the Property to backfill the excavation; five samples were analyzed from the backfill material and it was found to be in compliance with the site condition standards.

Following completion of the excavation work, Pinchin collected a total of 14 worst case soil samples from the south excavation (Excavation #1) and 19 worst case soil samples from the north excavation (Excavation #2). All of the confirmatory samples were in compliance with the site condition standards, with the exception of 5 samples collected from the south and east portions of Excavation #1. It was noted that these exceedances were present in locations which were not practical for remediation without specialized excavation procedures (i.e. shoring). Pinchin estimated that only a small volume of soil, estimated 5-10 m^3 of contaminated soil remained in these areas. No further remediation work was recommended at that time and it was stated that residual contamination could be removed at the time of Site redevelopment. Pinchin recommended that passive remediation measures could be applied to address residual groundwater impacts at the Property.

The 2018 Pinchin VSSP reviewed and referenced a delineation study completed in 2018. No summary was provided for this study, however, the borehole and monitoring well locations completed as part of this study were inferred to have been presented on Figure 3 in the 2018 Pinchin VSSP. The delineation study, which was not provided by Brigil as part of this Phase One ESA was entitled:

4. "Supplemental Phase II Environmental Site Assessment, 753 Ridgewood Avenue, Ottawa, Ontario" dated March 2018, completed by Pinchin Ltd. for 561226 Ontario Inc.

The presence of a former retail fuel outlet at the Phase One Property was previously identified as APEC #1. The presence of residual soil contamination and unknown groundwater quality in 2018 in the vicinity of APEC #1 further reinforces that this APEC requires further investigation.

b) Environmental Source Information

A review of the readily available environmental source information records was completed as part of this Phase One ESA.

As part of environmental source information review, Environmental Risk Information Systems (ERIS) was also contracted to complete a search of their records of environmental data bases within 250 m of the Site. The pertinent search results to this Phase One ESA are presented in the following subsections. A copy of the ERIS database search is included as Appendix D.

National Pollutant Release Inventory

The National Pollutant Release Inventory (NPRI) is a database maintained by Environment and Climate Change Canada (ECCC). Reporting of releases of pollutants into the natural environment are reported annually by corporations and/or their representatives and posted for public record by ECCC. Presently, data is available and posted for the years 1994 through 2017. No records were identified within 250 m of the Phase One Property during a review of the posted NPRI data on the ECCC electronic website on June 18, 2020 and the results were confirmed through the subcontracted ERIS search, dated June 12, 2020.

Polychlorinated Biphenyl (PCB) Inventories

The MECP, formerly known as the Ministry of Environment and Energy, published the "Ontario Inventory of PCB Storage Sites". The inventory documented the company information, physical address, number of tonnes of liquid PCBs by region. No records were identified within 250 m of the Phase One Property during a review this document and the results were confirmed through the subcontracted ERIS search, dated June 12, 2020.

The ERIS search also reviewed the National PCB Inventory, which details in use PCB containing equipment in federal, provincial and private facilities; this database was last updated in 2008. No records were identified within 250 m of the Phase One Property during a review this database.

Environmental Instruments

Environmental Instruments, such as Environmental Compliance Approvals (ECAs), Certificates of Approval (CAs), Permits to Take Water (PTTWs), Risk Management Plans (RMPs), and Certificates of Property Use (CPUs) are maintained by the MECP on a property specific basis and can generally be obtained by submitting a Freedom of Information (FOI) request. If records exist, they can generally be obtained through the MECP through additional communications. The subcontracted ERIS search also confirms the filing of any such records associated with properties.

An FOI request was submitted to the MECP as part of this Phase One ESA; however, a response was not received in the timeframe permitted as part of this mandate; a copy of the FOI request is included as Appendix E. The ERIS search did not identify any records of environmental

instruments at the Phase One Property, however, three records of CAs were identified within 250 m of the Phase One Property. Two CAs were issued to Tamarack Developments Corp. at 2991 Riverside Drive, located approximately 160 m southwest of the Phase One Property, in October of 1990 for municipal water and municipal sewage. One CA was issued to The City of Ottawa at the intersection of Springland Drive and Hobson Road, located approximately 150 m northeast of the Phase One Property, in July of 1994 for municipal sewage. These activities associated with the aforementioned CAs are not PCAs and do not represent APECs for the Phase One Property.

Inventory of Coal Gasification Plants

The document "Inventory of Industrial Sites Producing or Using Coal Tar and Related Tars in Ontario, Volume II", produced by Intera Technologies Ltd. for the Ontario Ministry of the Environment, dated July 1988 was reviewed as part of this Phase One ESA. No records were identified within 250 m of the Phase One Property during a review of this document and the results were confirmed through the subcontracted ERIS search, dated June 12, 2020.

Environmental Records of Incidents, Orders, Offences, Spills, Discharges of Contaminants or Inspections maintained by the Ministry

Environmental records of incidents, orders, offences, spills, discharges of contaminants or inspections are maintained by the MECP on a property specific basis and can generally be obtained by submitting a Freedom of Information (FOI) request. If records exist, they can generally be obtained through the MECP through additional communications. The subcontracted ERIS search also confirms the filing of such records associated with properties.

An FOI request was submitted to the MECP as part of this Phase One ESA; however, a response was not received in the timeframe permitted as part of this mandate; a copy of the FOI request is included as Appendix E. The ERIS search did not identify any records of environmental records at the Phase One Property; however, two records of spills were identified within 250 m of the Phase One Property. A spill of hydraulic oil from an equipment hose break was recorded at 750 Ridgewood Avenue, approximately 20 m south of the Phase One Property, in June of 2018; the spill was reportedly contained and an environmental remediation contractor was engaged for the clean up; this spill is not a PCA as it was cleaned up immediately following its occurrence and therefore does not represent an APEC for the Phase One Property. A spill of heating oil was recorded at 2707 Springland Drive, approximately 160 m southeast of the Phase One Property, in January of 1992. The heating oil spill is associated with the PCA of "Gasoline and Associated Products Storage in Fixed Tanks" (PCA #5). Given the separation distance of this property with respect to the Phase One Property, this PCA #5 is not considered to represent an APEC for the Phase One Property.

Waste Management Records

Waste management records, including current and historical waste storage locations and waste generator and waste receiver information maintained pursuant to Regulation 347 of the Revised

Regulations of Ontario, 1990 (General — Waste Management) made under the Act, or its predecessors are maintained by the MECP on a property specific basis and can generally be obtained by submitting a Freedom of Information (FOI) request. If records exist, they can generally be obtained through the MECP through additional communications. The subcontracted ERIS search also confirms the filing of such records associated with properties.

An FOI request was submitted to the MECP as part of this Phase One ESA, however, a response was not received in the timeframe permitted as part of this mandate; a copy of the FOI request is included as Appendix E. The ERIS search identified five records of environmental waste generators at the Phase One Property; and two additional properties with records of waste generators were identified within 250 m of the Phase One Property.

561226 Ontario Inc., identified at the Phase One Property, was listed as a generator of Oil Skimmings and Sludges in 2005, 2016 and 2017. It is suspected that these waste registrations were associated with the former retail automotive service garage present on the southeast portion of the Phase One Property. The presence of an automotive service garage is associated with the PCA of "Storage, Maintenance, Fuelling and Repair of Equipment, Vehicles, and Material used to Maintain Transportation Systems" (PCA #2). This PCA #2, in conjunction with PCA #1 is considered to represent APEC #1/2 for the Phase One Property.

Rick McCloskey's Service, identified on the Phase One Property, was listed as a generator of light fuels in 2018. It is suspected that this waste registration is associated with waste generated at the active automotive service garage on the central portion of the Phase One Property. The presence of an operating automotive service garage is associated with the PCA of "Storage, Maintenance, Fuelling and Repair of Equipment, Vehicles, and Material used to Maintain Transportation Systems" (PCA #4). This PCA #4 is considered to represent APEC #4 for the Phase One Property.

Riverside Pharmacy, identified at the Phase One Property, was listed as a "Professional Organizations" in 2004, with no waste generator details provided. It is suspected that based on the nature of this business, waste generated may have included pharmaceutical waste, which is not a PCA and does not represent an APEC for the Phase One Property.

The City of Ottawa with a property at 2960 Riverside Drive, with property limits located approximately 110 m east of the Phase One Property, was listed as a generator of Oil Skimmings and Sludges and Light Fuels related to bulk liquids trucking in 2013, 2014, 2015, 2016, 2018 and 2019. It is suspected that the waste generated is related to the PCA of "Gasoline and Associated Products Storage in Fixed Tanks" PCA #6. It is suspected based on features at this property that PCA #6 is located approximately 200 m northwest of the Phase One Property. Given the separation distance of this property with respect to the Phase One Property and the inferred down- or cross-gradient orientation, this PCA #6 is not considered to represent an APEC for the Phase One Property.

St. Patrick's Home of Ottawa and Medical Arts Dispensary of Ottawa with a property at 2865 Riverside Drive, with property limits located approximately 10 m north of the Phase One Property was listed as a generator of pathological wastes and pharmaceuticals related to nursing/health care from 1992 through 2001 and 2015, 2016, 2018 and 2019. It is suspected that based on the nature of this facility, waste generated is not a PCA and does not represent an APEC for the Phase One Property. PCB waste was also registered at this facility in 2014, however, given the nature of the facility, it is suspected that this waste class is associated with decommissioning and replacement of older equipment, is not a PCA and does not represent an APEC for the Phase One Property. St. Patrick's Home of Ottawa Inc. was listed as a generator of Oil Skimmings and Sludges in 2009. It is suspected that the waste generated is related to the PCA of "Gasoline and Associated Products Storage in Fixed Tanks". It is suspected based on features at this property that PCA #7 was located approximately 80 m north of the Phase One Property. Given the inferred down- or cross-gradient orientation, this PCA #7 is not considered to represent an APEC for the Phase One Property.

The locations of these PCAs are depicted on Figure 3: Surrounding Land Use and are summarized in Table 6 in Section 7. (b).

MECP Property Specific Reports

Reports submitted to the Ministry related to environmental conditions are maintained by the MECP on a property specific basis and can generally be obtained by submitting a Freedom of Information (FOI) request. If records exist, they can generally be obtained through the MECP through additional communications. The subcontracted ERIS search also confirms the filing of such records associated with properties.

An FOI request was submitted to the MECP as part of this Phase One ESA; however, a response was not received in the timeframe permitted as part of this mandate; a copy of the FOI request is included as Appendix E. The ERIS search did not identify any records of environmental reports at the Phase One Property, or properties within 250 m of the Phase One Property.

Technical Standards and Safety Authority

Records of retail fuel storage tanks, retail fuel outlets, spills, releases, and other associated information is maintained by the Technical Standards and Safety Authority (TSSA). These records can be obtained through electronic communications with the TSSA. The subcontracted ERIS search also confirms the filing of such records associated with properties.

The TSSA was contacted by email to complete a search of available records associated with the current property address, the known former property address of the former retail fuel outlet and addresses of surrounding properties with historical environmental listings (based on other historical research). The TSSA response, received on June 12, 2020, identified the presence of an expired (decommissioned) gasoline service station and three expired underground fuel storage

tanks at 753 Ridgewood Avenue (a former address associated with the southeast portion of the Phase One Property). A copy of the TSSA response is included as Appendix F.

The subcontracted ERIS search identified records of an expired private and retail fuel outlet, three underground fuel storage tanks and fuel distribution piping at 753 Ridgewood Avenue. The ERIS search results indicate that the fuel dispensing facility and associated features expired in 2002.

As previously noted, the former presence of a retail fuel outlet at the Phase One Property is a PCA of "Gasoline and Associated Products Storage in Fixed Tanks" (PCA #1) and represents APEC #1 for the southeast portion of the Phase One Property.

Registry Filings

Records of notices and instruments, including records of site condition (RSC), which have been posted in the environmental registry, are maintained by the MECP. These records can be reviewed electronically on the MECP Environmental Site Registry (ESR) website. The subcontracted ERIS search also confirms the filing of such records associated with properties. The website was reviewed for RSCs filed at the Phase One Property and in the Phase One Study Area; no RSCs have been filed for the Phase One Property or for any properties in the Phase One Study Area.

Areas of Natural and Scientific Interest

Records of areas of natural and scientific interest (ANSIs) formerly referred to as areas of natural significance, are maintained by the Ministry of Natural Resources and Forestry (MNRF), and are available for review on the Ontario GeoHub website. The website was reviewed on June 18, 2020 for records of ANSIs in the Phase One Study Area. There were no ANSIs identified within 250 m of the Phase One Property.

Current and Historical Landfills

Records of historical and operating landfills is maintained by the MECP. The document "Waste Disposal Site Inventory", produced by the Ontario Ministry of the Environment, dated June 1991 was reviewed as part of this Phase One ESA. No records were identified within 250 m of the Phase One Property during a review of this document.

The City of Ottawa contracted Golder Associates Ltd. to conduct an inventory and assessment of former waste disposal sites in within the City of Ottawa. The document "Old Landfill Management Strategy, Phase 1 – Identification of Sites, City of Ottawa, Ontario", produced by Golder Associates Ltd., finalized October 2004, was reviewed as part of this Phase One ESA. No records of active or former landfills were identified within 250 m of the Phase One Property during a review of this document.

City of Ottawa Historical Land Use Inventory

The City of Ottawa's Planning, Infrastructure and Economic Development department was contacted to complete a search of the Historical Land Use Inventory (HLUI) maintained by the City. The response, received on July 28, 2020, indicated that the HLUI search identified five activities (of environmental significance) associated with the Phase One Property, including:

- Riverside Supertest Gas Station was present in 1960, 1970 and 1980 city directory listings. This listing was previously identified as PCA/APEC # 1.
- Rick McCloskey's Service Limited, identified in 2001 and 2005. This listing was previously identified as PCA/APEC # 2.
- Edwards Upholstery, identified in 2001 – this activity is not associated with a PCA.
- Fotomat was present in 1960, 1970 and 1980 city directory listings – this activity is not associated with a PCA.
- Mooney's Bay Electronics Inc., identified in 2001 – this activity is not associated with a PCA.

Additional activities were identified at properties in the HLUI study area; however, these activities were either located outside of the Phase One Study Area and/or are not associated with PCAs. None of the identified listed 'activities' at neighbouring properties are PCAs and no APECs were identified for the Phase One Property as part neighbouring land use during a review of the HLUI. A copy of the HLUI response letter is included in Appendix G.

c) Physical Setting Sources

i. Aerial Photographs

Aerial Photographs were reviewed for the Phase One Property and Phase One Study Area from available sources as part of the historical review. Aerial photographs were reviewed from historical research previously completed in the Phase One Study Area, Google Earth Aerial Imagery and from the City of Ottawa's geoOttawa GIS tool. Supplemental aerial photographs were ordered through (ERIS) and were reviewed. Aerial Photographs were reviewed over the period of 1933 through 2017, which depict development at the Phase One Property. A summary of the information gleaned from the aerial photographs is provided below. Copies of the aerial photographs reviewed are provided in Appendix H.

1933 Aerial Photograph

The Phase One Property appears to be undeveloped or used for agricultural purposes in the 1933 Aerial Photograph. What appears to be a gravel road (present day Ridgewood Avenue Right-of-Way) runs along the south limit of the Phase One Property. The Phase One Study Area appears to be used primarily for agricultural purposes, with some rural residential buildings present to the south and northwest of the Phase One Property. Riverside Drive has been constructed further west of the Phase One Property.

1956 Aerial Photograph

No significant changes appear to have been made to the Phase One Property. Some of the rural and/or agricultural buildings in the Phase One Study Area have been demolished and increased residential development is apparent along Riverside Drive, further southwest of the Phase One Property.

1965 Aerial Photograph

What appears to be a small (interpreted residential) building has been constructed on the central-south portion of the Phase One Property. No other significant changes appear to have been made at the Phase One Property. Ridgewood Avenue has been constructed to the south of the Phase One Property. Residential development, including single family residential dwellings and residential apartment buildings have been constructed to the northeast, southeast and east of the Phase One Property in the Phase One Study Area. Construction of Mooney's Bay beach and park appear to be on-going further west of the Phase One Property.

1976 Aerial Photograph

The Phase One Property has been developed with what appears to be the present-day commercial plaza buildings on the north portion of the Property. What appears to be a retail fuel outlet and automotive service garage has been constructed on the southeast portion of the Phase One Property. The majority of the undeveloped ground surface at the Property appears to have been surfaced with asphalt. The adjacent properties to the east and west of the Phase One Property have been developed with residential townhouses and a residential apartment building, respectively. A tennis court is present to the northeast of the Phase One Property. Increased residential development is apparent in the north portion of the Phase One Study Area.

1991 Aerial Photograph

The small, former (interpreted residential) building on the central-south portion of the Phase One Property has been demolished. The property to the south of Ridgewood Avenue, further south of the Phase One Property, has been developed with the present day institutional/commercial buildings. No other significant changes appear to have been made to the Phase One Property or neighbouring properties in the Phase One Study Area.

1999 Aerial Photograph

No significant changes appear to have been made to the Phase One Property or neighbouring properties in the Phase One Study Area.

2008 Aerial Photograph

No significant changes appear to have been made to the Phase One Property or neighbouring properties in the Phase One Study Area.

2017 Aerial Photograph

No significant changes appear to have been made to the Phase One Property or neighbouring properties in the Phase One Study Area.

As previously noted, the presence of a retail fuel outlet and automotive service garage at the Phase One Property are PCAs and represent APEC #1 / 2 for the southeast portion of the Phase One Property. The placement of fill material of unknown quality, associated with backfilling of the former inferred residential building's foundation at the Phase One Property also represents a PCA and APEC #2 for the central-south portion of the Phase One Property.

ii. Topography, Hydrology, Geology

The Ontario Ministry of Natural Resources and Forestry's (MNRF's) Topographic Map GIS website was used to produce a topographic map showing the location of the Phase One Property, nearby water bodies and the regional topography of the Phase One Study Area. A copy of the Topographic Map is provided in Appendix I. The regional topography in the Phase One Study Area is undulating but generally slopes downward to the west-northwest, toward the Rideau River. The topography on the south portion of the Phase One Property slopes downward from west to east, with the neighbouring property to the east at an elevation approximately 1.5 m lower than the southeast Property limits. A local topographical high is present approximately 200 m west of the Phase One Property, which may be associated with local bedrock undulation. The Rideau River is located approximately 550 m west of the Phase One Property.

Information on the regional surficial soil was obtained from the Geological Survey of Canada map 1425A titled Surficial Materials and Terrain features Ottawa Hull. Based on a review of the map, the natural soil conditions in the Phase One Study Area consist of "Abandoned River Channel Deposits of silt and silty clay; commonly including lenses of sand and generally underlain at variable depth by unit 3. 7. Stratified, buff, medium grained sand; unfossiliferous; locally reworked into low dunes".

Information on the regional bedrock was obtained from the Ontario Geological Survey Map P2716 titled 'Paleozoic Geology Ottawa Area'. Based on a review of the map, the Phase One Study Area is underlain by bedrock of the Bobcaygeon Formation, described as a "two member formation that can be distinguished with the lower member consisting of sublithographic to fine crystalline limestone, and the upper member of calcarenite with interbeds of sublithographic to fine crystalline limestone and shale".

Well records and borehole logs, obtained from the MECP Water Well Records database, the subcontracted ERIS search and from historical investigations at the Phase One Property were reviewed. Based on these records, the general stratigraphy of the Phase One Property and Phase One Study Area consists of sand and gravel fill, underlain by silty clay, followed by silty sand and gravel (till). The overburden soil is underlain by interbedded shale and limestone bedrock.

iii. Fill Materials

The Phase One Property was historically developed with what was interpreted to be a small residential building on the central-south portion of the Property; this building was subsequently demolished and was suspected to have had its foundation backfilled; this activity is a PCA associated with "Importation of Fill Material of Unknown Quality" PCA #3. The importation of fill to the Phase One Property represents APEC #3 on the central-south portion of the Phase One Property.

The Property was developed with the present-day commercial plaza buildings and paved asphalt parking areas. Granular base fill material is expected to have been used as part of construction of the aforementioned features; this fill type is not considered to represent a PCA, as gravel does not meet the definition of soil.

Various remediation work has been completed for the former retail fuel outlet and automotive service garage, which included excavation and off-site disposal of soil, which were subsequently backfilled with imported granular material; this granular fill was analyzed as part of the backfilling process and was determined to be in compliance with the site condition standards.

iv. Water Bodies and Areas of Natural Significance & Ground Water Information

The closest significant water body to the Phase One Property is the Rideau River, located approximately 550 m to the west. There were no areas of natural and scientific interest (ANSIs or areas of natural significance) identified in the Phase One Study Area.

The Phase One Property and Study Area are not located in the vicinity of any well-head protection areas or other designation identified by the City of Ottawa in its official plan for the protection of ground water. The Phase One Study Area is serviced by municipally treated drinking water. No private or agricultural water supply wells are located within the Phase One Study Area.

v. Well Records

Well records and borehole logs, obtained from the MECP Water Well Records database, the subcontracted ERIS search and from historical investigations at the Phase One Property were reviewed. Monitoring well clusters (a total of 12 groundwater monitoring wells) are located on the southeast portion of the Phase One Property, in the vicinity of the former retail fuel outlet. Based on these records, the general stratigraphy of the Phase One Property and Phase One Study Area consists of sand and gravel fill, underlain by silty clay, underlain by silty sand. The approximate depth to bedrock is expected to range from 6 to 8 m below ground surface (m BGS) in the area of the existing monitoring wells at the Phase One Property, with a groundwater table at approximately 4 to 5 m BGS.

Three historic potable water supply wells were identified in the Phase One Study Area during a review of the MECP Water Well Records database, however, these wells were drilled in the early

1950s and were located at properties that have since been redeveloped. Additionally, the Phase One Study Area is provided with municipally treated non-potable water and as such it is not suspected that these wells remain in use.

d) Site Operating Records

Waste management, material orders and material safety data sheet records were available for Rick McCloskey's Automotive Service, which operates in the south unit of the east commercial plaza building. Since relocating to this commercial unit from the former automotive garage in 2018, this facility performs general repairs, oil changes, tire rotation/balancing. The presence of an operating automotive service garage, in a different location than the former automotive garage, is associated with the PCA of "Storage, Maintenance, Fuelling and Repair of Equipment, Vehicles, and Material used to Maintain Transportation Systems" (PCA #4). This PCA #4 is considered to represent APEC #4 for the Phase One Property.

Since it is known that there was a former retail fuel outlet and automotive service garage on the southeast portion of the Phase One Property Phase One Property and these are PCAs and are considered to represent APEC #1/2, the absence any such historical records from the former automotive service garage on the southeast portion of the Property is not expected to change the findings or the conclusions of this assessment.

5. Interviews

An in-person interview was completed on the day of the Site Investigation (June 19, 2020) with Mr. Philip Thibert, Project Manager – Land Development and Infrastructure for Brigil Construction. Mr. Thibert has been familiar with the Phase One Property since 2019 when Brigil purchased the Property. Mr. Thibert stated that Brigil purchased the property following the decommissioning of the former retail fuel outlet and automotive service garage on the southeast portion of the Property and the subsequent completion of an environmental remediation program by others in 2018. Mr. Thibert stated that the former tenants of the automotive service garage on the southeast portion of the Property relocated to the south unit of the south commercial building following decommissioning and demolition of the former garage building circa 2018. Mr. Thibert was not aware of any spills or poor environmental management practices associated with the current operation of the automotive service garage or any of the other tenants at the Phase One Property. Mr. Thibert stated that to the best of his knowledge, no dry-cleaning equipment has ever been operated at the Phase One Property. Mr. Thibert was not aware of any former building present on the central-south portion of the Phase One Property and was not aware of the year of demolition or backfilling procedures.

Mr. Rick McCloskey, manager of the active automotive service garage, was interviewed in person by Mr. Philip Thibert of Brigil on July 17, 2020. Mr. McCloskey has been familiar with the Phase

One Property for at least 40 years. Mr. McCloskey stated that the garage relocated to the south commercial unit following demolition of the former service garage building on the southeast portion of the Property circa 2018. Mr. McCloskey stated that the garage completes regular maintenance, repairs and oil changes. Mr. McCloskey stated that waste oil is stored in an aboveground storage tank inside the garage and that GFL Environmental Inc. currently handles removal of waste oil on an as needed basis. He stated that there are no underground tanks at this facility. Mr. McCloskey stated that there have not been any spills at the Property to his knowledge and the garage has good housekeeping practices including regular cleaning of the floors. Mr. McCloskey stated that no chlorinated solvents are used as part of operations. Mr. McCloskey stated that no dry cleaners have operated at the Phase One Property to his knowledge, however, he stated that a dry-cleaning drop off depot was located within the grocery store for a few years in the 1980's.

The interviews identified the presence of the former retail fuel outlet and automotive service garage in the southeast portion of the Phase One Property and the current operation of an automotive service garage on the central portion (south unit of south commercial building) of the Phase One Property. All of the aforementioned activities represent PCAs which are interpreted as APECs for the Phase One Property. The information gleaned through interviews is consistent other information sources reviewed as part of this Phase One ESA and information gleaned from the interviews is considered to be valid.

6. Site Reconnaissance

a) General Requirements

The Phase One Site Investigation was completed on June 19, 2020 between the hours of 10:00 AM and 1:00 PM. Weather conditions were sunny with an ambient air temperature of approximately 29 degrees Celsius. The Phase One Property was occupied by two commercial plaza style buildings at the time of the Site Investigation. The commercial plaza style buildings were partially occupied at the time of the Site Investigation. The Site Investigation was completed by Mr. Luke Lopers, who is a registered Professional Engineer (Environmental) in the province of Ontario and a Qualified Person (QP) for Environmental Site Assessments, and has been conducting Phase I/One Environmental Site Assessments and environmental reconnaissance since 2006. Mr. Lopers was accompanied by Mr. Philip Thibert, Project Manager – Land Development and Infrastructure for Brigil Construction.

Photographs were taken of the exterior of the Phase One Property, documenting any areas of potential environmental concern and areas of disturbed soils, including fill areas, and existing groundwater monitoring wells. A copy of the Photographic Log and written descriptions of the photos are provided in Appendix J.

b) Specific Observations at Phase One Property

The Phase One Property was developed with two multi-unit commercial buildings at the time of the Site Investigation.

The north commercial building is generally a single storey slab-on-grade building with a partial basement below the north portion of the building, and a partial second storey on the east portion of the building. The west commercial unit in the north commercial building, formerly a grocery store, has a partial mezzanine level. The exterior of this building is finished with brick, concrete block, or precast concrete panels, has a flat tar and gravel roof and steel or glass doors. One sump was identified in the northwest portion of this building. The sump extended approximately 1.2 m below the floor slab and was dry at the time of the Site Investigation; when active, this sump discharges to the municipal sanitary sewer system.

The south commercial building is a single storey slab-on-grade building. The exterior of this building is finished with brick, concrete block, or precast concrete panels, has a flat tar and gravel roof and steel or glass doors.

The north commercial building consists of six commercial units, while the south commercial building consists of four commercial units. The occupants of the buildings were observed as presented in Table 3 below. The occupant identifiers (A through J) in Table 3 below are depicted on Figure 2: Site Plan.

Table 3: Building Occupants

North Commercial Building		South Commercial Building	
A	Vacant (former grocery store)	G	Pharmasave
B	iCook Persian Cuisine	H	Picco Accounting Limited
C	Vacant (former Yoga studio)	I	Feras Barber Shop
D	Riverside Mall Hair Design	J	Rick McCloskey Auto Service (Automotive service garage)
E	Caiger Watson Insurance		
F	Vacant (former Doctor's office)		

One double-walled steel aboveground storage tank (AST) was present on the interior of the automotive service garage in the south commercial building. The AST was approximately 1,100 L in size, was used to store waste oil, was in good condition was not fixed in place, and was located above concrete floors which were free of visible cracks and staining. The exact age and dimensions of the AST could not be determined as there was mechanical equipment obscuring the specification tag (if present). No visual indications of the presence of underground storage tanks (USTs), such as vent and fill pipes or access hatches, were observed as part of the Site Investigation.

No potable water wells were observed at the Phase One Property during the Site Investigation. Two groundwater monitoring wells, associated with previous investigations by others at the Property were present on the southeast portion of the Phase One Property, in the vicinity of the former retail fuel outlet. The Phase One Property is provided with potable water by the City of Ottawa through two underground connections from Ridgewood Avenue to the south which connect to each of the commercial plaza buildings.

Underground utility corridors for sanitary and storm sewers, potable water, private electricity and natural gas lines lead to the commercial plaza buildings, generally from Ridgewood Avenue to the south. Underground electrical services are supplied to the commercial buildings through connections on the northwest portion of the Property.

The commercial plaza buildings are heated with natural gas fired furnaces and or heating, ventilating and air conditioning units. There were no details regarding former heating and cooling systems, including historical fuel sources for buildings at the Phase One Property, however, given the date of development of the Property, it is suspected that the current buildings have always been heated and cooled using natural gas or electricity. It is suspected that the former residential building, which was present on the central-south portion of the Property may have been historically heated using furnace oil.

There were no significant cracks on stains on the concrete or finished floors of the commercial plaza buildings. Some minor staining, associated with routine automotive service, was observed on the floor of the automotive service garage.

The commercial buildings are connected to the City of Ottawa municipal sanitary sewer system. There were no septic tanks or leaching beds observed at the Phase One Property as part of the Site Investigation. Given the approximate years (circa 1960s) of commercial development at the Phase One Property, and that paving of the entire undeveloped portion of the Property was completed, it is expected that any former sewage tank/bed (if present) associated with the inferred former residential building on the central-south portion of the property would have been removed during demolition/development.

Approximately 25% of the Phase One Property is developed with two commercial buildings, which the majority of the remainder of the Property is surfaced with asphalt. A small portion of the Property in the southeast corner (former retail fuel outlet remediation) is surfaced with granular fill.

There were no current or former railway lines, tracks or spurs identified at the Phase One Property or in the Phase One Study Area as part of the Site Investigation.

No surficial staining was observed on the asphalt or gravel covered surfaces of the Phase One Property during the Site Investigation. No stressed vegetation was observed.

The presence of an operating automotive service garage, in a different location as the former automotive garage, is associated with the PCA of “Storage, Maintenance, Fuelling and Repair of

Equipment, Vehicles, and Material used to Maintain Transportation Systems" (PCA #4). This PCA #4 is considered to represent APEC #4 for the Phase One Property.

i. Enhanced Investigation Property

The Phase One Property is currently operating as a garage and formerly had operated as a garage and as a bulk liquid dispensing facility in a different location. The Phase One Property is hence an enhanced investigation property.

Motor oil is used for automotive oil changes, and waste motor oil is generated in the process. No bulk storage of new motor oil or any other fluids were observed in the garage at the time of the Site Investigation; new motor oil is stored in 1L plastic containers provided by the manufacturer and is stored on shelves in the storage area of the automotive service garage. As noted above, waste oil is stored in an AST on the interior of the automotive garage unit.

The automotive garage unit was originally constructed as a retail commercial unit and was previously used as a bank, as such, there are no strip drains, sumps or oil/water separators present in this building. No spills have been reported at the automotive garage unit and none are known to have occurred through interviews with the Property owner and manager of the automotive service garage.

Three aboveground lifts are present in the automotive service garage, two of the lifts are hydraulic, while the third is electrically powered.

c) Land Use Observations of the Phase One Study Area

Properties in the Phase One Study Area were reviewed from publicly accessible Rights-of-Way as part of the Site Investigation on June 19, 2020. Uses of these lands were noted and any potential presence of PCAs was also assessed. Neighbouring land uses were recorded as follows:

North: Residential properties and a retirement residence.

East: Residential townhouses, followed by Springland Drive, followed by residential apartment buildings.

South: Ridgewood Avenue, followed by an institutional/commercial property (St. Elias Church and conference centre), followed by residential dwellings.

West: Residential apartment building, followed by Riverside Drive, followed by Parkland (Mooney's Bay Park).

Neighbouring land uses are shown on Figure 3: Surrounding Land Use. No indications of PCAs were observed during the review of land use in the Phase One Study Area. The current uses of the neighbouring properties are not considered to represent any APECs for the Phase One Property.

7. Review and Evaluation of Information

a) Current and Past Land Use

The current and past land use of the Phase One Property, dating back to the first developed use, is provided in Table 4 below.

Table 4: Current and Past Land Use

Year	Name of Owner	Description of Property Use	Property Use	Other observations from historical sources
1904 - 1959	Individuals	Unknown	Agricultural or other use	Property owned by individuals. 1933 and 1956 aerial photographs show Property in undeveloped condition.
1959 - 1963	Individuals & Campeau Construction Company Limited	Interpreted to have been partially used for residential purposes	Residential Use	Title search indicates a land developer started purchasing portions of the Property in 1959. Aerial photograph from 1965 shows the likely presence of a residential building, based on shape and location, on the central-south portion of the Property.
1963 - 1983	Campeau Construction Company Limited	Interpreted to have been used for residential purposes with commercial development commencing in the 1960s	Commercial Use and Residential Use	Commercial lease registered at the Property in 1965. Aerial photograph from 1976 shows the presence of commercial plaza buildings on north portion of Property and continued presence of inferred residential building on the central-south portion of the Property.
1983 - 2019	561266 Ontario Inc.	Commercial plazas and automotive service garage present at the Property and retail fuel outlet present until 2002.	Commercial Use	Aerial photographs from 1991 through 2017 show the presence of commercial plazas and automotive service garage. TSSA records indicated retail fuel outlet was decommissioned in 2002.
November 2019-Present	11684663 Canada Inc.	Commercial plazas and automotive service garage (within plaza building) present at the Property	Commercial Use	Site Investigation confirmed continued commercial use of the Property with automotive service on-going.

b) Potentially Contaminating Activity

Four Potentially Contaminating Activities were identified at the Phase One Property and are summarized in Table 5 below.

Table 5: Potentially Contaminating Activities at the Phase One Property

PCA Report Reference No.	Potentially Contaminating Activity	Location
1	Former retail fuel outlet (O.Reg. 153/04 PCA Item 28: Gasoline and Associated Products Storage in Fixed Tanks)	Southeast portion of the Phase One Property
2	Former automotive service garage (O.Reg. 153/04 PCA Item 52: Storage, Maintenance, Fuelling and Repair of Equipment, Vehicles, and Material used to Maintain Transportation Systems)	Southeast portion of the Phase One Property
3	Fill placement following demolition activities (O.Reg. 153/04 PCA Item 30: Importation of Fill Material of Unknown Quality)	Central-south portion of the Phase One Property
4	Active automotive service garage (O.Reg. 153/04 PCA Item 52: Storage, Maintenance, Fuelling and Repair of Equipment, Vehicles, and Material used to Maintain Transportation Systems)	Central portion of the Phase One Property (south unit in south commercial plaza building)

Additionally, three PCAs were identified at neighbouring properties in the Phase One Study Area and are summarized in Table 6 below.

Table 6: Potentially Contaminating Activities in the Phase One Study Area

PCA Report Reference No.	Potentially Contaminating Activity	Location
5	Suspected fuel (heating oil) storage tank, reported heating oil spill (O.Reg. 153/04 PCA Item 28: Gasoline and Associated Products Storage in Fixed Tanks)	2707 Springland Drive (Residential Dwelling), located approximately 160 m southeast
6	Suspected fuel storage tank(s), waste generator (O.Reg. 153/04 PCA Item 28: Gasoline and Associated Products Storage in Fixed Tanks)	2960 Riverside Drive (Parkland), located approximately 200 m northwest
7	Suspected former fuel storage tank(s), waste generator (O.Reg. 153/04 PCA Item 28: Gasoline and Associated Products Storage in Fixed Tanks)	2865 Riverside Drive (Residential property), located approximately 80 m north

The PCAs at neighbouring properties in the Phase One Study Area are located significant distances and/or at down- or cross-gradient orientations with respect to the Phase One Property and are not considered to represent APECs for the Phase One Property.

c) Areas of Potential Environmental Concern

Four PCAs identified are considered to represent APECs for the Phase One Property and are summarized in Table 7 below.

Table 7: Areas of Potential Environmental Concern

APEC Report Reference No.	Location of APEC on Phase One Property	PCA	Location of PCA (on-site or off-site)	Contaminants of Potential Concern	Media Potentially Impacted (Groundwater, soil and/or Sediment)
1	Southeast portion of the Phase One Property	PCA Item 28: Gasoline and Associated Products Storage in Fixed Tanks	On-site: associated with former retail fuel outlet	PHCs/BTEXs Metals	Soil Groundwater
2	Southeast portion of the Phase One Property	PCA Item 52: Storage, Maintenance, Fuelling and Repair of Equipment, Vehicles, and Material used to Maintain Transportation Systems	On-site: associated with fill placement following decommissioning, demolition and remediation activities	PHCs/VOCs PAHs Metals	Soil Groundwater
3	Central-south portion of Phase One Property	PCA Item 30: Importation of Fill Material of Unknown Quality	On-site: associated with fill placement following demolition activities	PHCs/BTEXs PAHs Metals	Soil Groundwater
4	Central portion of the Phase One Property (south unit of south commercial plaza building)	PCA Item 52: Storage, Maintenance, Fuelling and Repair of Equipment, Vehicles, and Material used to Maintain Transportation Systems	On-site: associated with a current active automotive garage	PHCs/BTEXs	Soil Groundwater

The presence of a former retail fuel outlet and automotive service garage on the southeast portion of the Phase One Property are a significant PCAs which represents APECs for the Property. Given that reports were provided which document remnant PHC/BTEXs soil contamination and that groundwater quality was not confirmed following the completion a remediation program, further investigation is warranted. The contaminants of potential concern

associated with retail fuelling are generally PHCs and BTEXs, with older facilities also having concerns associated with metals, as lead was historically present in gasoline. Based on historical soil analysis in this area of the Property, PAH and VOCs are also considered contaminants of potential concern associated with the former automotive garage operations.

The practice of backfilling following demolition activities at the Phase One Property is a significant PCA which represents an APEC for the Property. Given that no reports were provided with analytical data to support the environmental quality of the backfill used to fill the interpreted former residential building footprint on the central-south portion of the Property, this area warrants further investigation. The contaminants of potential concern commonly found in poor environmental quality backfill are PHCs/BTEXs, PAHs and metals.

The presence of an active automotive service garage was observed on the central portion of the Phase One Property at the time of the Site Investigation. Although this garage has only been operating for a short time period (2018 to present), these operations are a PCA which represents an APEC for the Property. Based on the observations at this automotive garage, the contaminants of potential concern are considered to be PHCs and BTEXs.

Given that PCAs, interpreted as APECs were identified at the Phase One Property, the uncertainty or absence of information obtained in each of the components of the Phase One ESA is not considered to affect the conclusions.

d) Phase One Conceptual Site Model

Three Figures are provided to visually depict the Conceptual Site Model. Figure 1: Key Plan shows the location of the Phase One Property within the City of Ottawa. Figure 2: Site Plan depicts the current and former structures and environmentally significant features at the Phase One Property; this figure is provided with an overlay of the 2017 aerial imagery, which depicts the current general conditions of the Phase One Property. Figure 3: Surrounding Land Use shows the current uses of properties in the Phase One Study Area, location of PCAs and the location of APECs.

The Phase One Property is located at Civic No. 729 Ridgewood Avenue, Ottawa, Ontario and has an approximate area of 1.32 Hectares.

The Phase One Property was undeveloped prior to the late 1950's when a single residential building appears to have been was constructed on the central-south portion of the Phase One Property. Initial commercial development began circa 1965. The central and north portions of the Phase One Property have been occupied by two commercial plaza style buildings from circa 1965 to present. The southeast portion of the Phase One Property was formerly occupied by a retail fuel outlet and automotive service garage from 1965 to 2002 (retail fuel outlet) and the central portion of the Phase One Property has had an automotive service garage since 2018. Demolition of the former inferred residential building occurred between 1965 and 1991. The

remaining undeveloped areas of the Phase One Property are paved with asphalt and used for access or parking.

The Property is currently used for commercial purposes and is zoned for mixed use. 11684663 Canada Inc. (Brigil) purchased the Phase One Property in November of 2019, and it is understood that the intended future use is for residential purposes, with commercial use on the ground floor. The Phase One Property is immediately surrounded by a municipal Right-of-Way to the south followed by a mixed institutional/commercial property and by residential properties to the north, east and west.

The Phase One Study Area includes the Phase One Property and properties with the boundaries within 250 m of the Phase One Property limits. Based on a review of the Phase One Property and properties in the Phase One Study Area, their associated historical and/or current uses and operations and physical characteristics of the Phase One Study Area, it was determined that an assessment of properties within 250 m of the Phase One property was sufficient to meet the objectives of the scope of this investigation for a Phase One ESA.

No water bodies or areas of natural significance are located at the Phase One Property or in the Phase One Study Area. No drinking water wells are located at the Phase One Property and the Phase One Study Area is serviced by municipally treated non-potable water. Two existing groundwater monitoring wells were present at the Phase One Property; the locations of these wells are presented on Figure 2.

The regional topography in the Phase One Study Area is undulating but generally slopes downward to the west-northwest, toward the Rideau River. The topography on the south portion of the Phase One Property slopes downward from west to east, with the neighbouring property to the east at an elevation approximately 1.2 m lower than the southeast Property limits. A local topographical high is present approximately 200 m west of the Phase One Property, which may be associated with local bedrock undulation. The Rideau River is located approximately 550 m west of the Phase One Property.

Based on the historical research, the general stratigraphy of the Phase One Property and Phase One Study Area consists of sand and gravel fill, underlain by silty clay, followed by silty sand and gravel (till). Overburden soils are expected to be up to 8 m thick and underlain by interbedded shale and limestone bedrock. Groundwater is expected at a depth of approximately 4 to 5 m BGS and flow in a predominantly northwest direction.

The presence of a former retail fuel outlet and automotive service garage on the southeast portion of the Phase One Property are a significant PCAs which represent APECs for the Property. Given that reports were provided which document remnant PHC/BTEXs soil contamination and that groundwater quality was not confirmed following the completion a remediation program, further investigation is warranted. The contaminants of potential concern associated with retail fuelling are generally PHCs and BTEXs and metals as this was an older facilities and lead was historically present in gasoline. Based on historical soil analysis in this

area of the Property, PAH and VOCs are also considered contaminants of potential concern associated with the former automotive garage operations.

The practice of backfilling following demolition activities at the Phase One Property is a significant PCA which represents an APEC for the Property. Given that no reports were provided with analytical data to support the environmental quality of the backfill used to fill the former inferred residential building footprint on the central-south portion of the Property, this area warrants further investigation. The contaminants of potential concern commonly found in poor environmental quality backfill are PHCs/BTEXs, PAHs and metals.

The presence of an active automotive service garage was observed on the central portion of the Phase One Property at the time of the Site Investigation. Although this garage has only been operating for a short time period (2018 to present), these operations are a PCA which represents an APEC for the Property. Based on the observations at this automotive garage, that contaminants of potential concern are considered to be PHCs and BTEXs.

Three active and/or historical fuel storage tank locations at neighbouring properties in the Phase One Study Area constitute PCAs. The PCAs at neighbouring properties in the Phase One Study Area are located significant distances and/or at down- or cross-gradient orientations with respect to the Phase One Property and are not considered to represent APECs for the Phase One Property.

Underground utility service trenches are present at the Phase One Property. The underground utility corridors have the potential to affect contaminant distribution and transport, as they would create preferential pathways for lateral migration. It should be noted that the groundwater table is expected to be present approximately 4 to 5 m BGS, while the underground utilities are expected to be present at depths of 2 to 3 m BGS, therefore it is not suspected that significant migration of contaminants has occurred through underground utility corridors.

Given that APECs have been identified from several sources of information for the Phase One Property, any uncertainty or absence of information obtained in the components of this Phase One ESA are not expected to affect the validity of the conclusions or conceptual site model.

8. Conclusions

i. Whether Phase Two Environmental Site Assessment Required Before Record of Site Condition Submitted

The presence of a former retail fuel outlet and automotive service garage on the southeast portion of the Phase One Property are a significant PCAs which represent APECs for the Property. Given that reports were provided which document remnant PHC/BTEXs soil contamination and that groundwater quality was not confirmed following the completion a remediation program, further investigation is warranted. The contaminants of potential concern associated with retail fuelling are generally PHCs and BTEXs and metals as this was an older facility and lead was historically present in gasoline. Based on historical soil analysis in this area of the Property, PAH and VOCs are also considered contaminants of potential concern associated with the former automotive garage operations.

The practice of backfilling following demolition activities at the Phase One Property is a significant PCA which represents an APEC for the Property. Given that no reports were provided with analytical data to support the environmental quality of the backfill used to fill the former inferred residential building footprint on the central-south portion of the Property, this area warrants further investigation. The contaminants of potential concern commonly found in poor environmental quality backfill are PHCs/BTEXs, PAHs and metals.

The presence of an active automotive service garage was observed on the central portion of the Phase One Property at the time of the Site Investigation. Although this garage has only been operating for a short time period (2018 to present), these operations are a PCA which represents an APEC for the Property. Based on the observations at this automotive garage, that contaminants of potential concern are considered to be PHCs and BTEXs.

Based on the identification of APECs at the Phase One Property, it is recommended that a Phase Two Environmental Site Assessment be completed to assess the soil and/or groundwater quality in the vicinity of the APECs.

ii. Record of Site Condition Based on Phase One Environmental Site Assessment Alone

Given that there were APECs identified at the Phase One Property, a Phase Two Environmental Site Assessment is required before a record of site condition (RSC) may be submitted with respect to all or part of the Phase One Property.

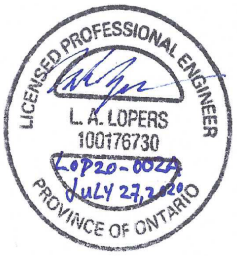
iii. Signatures

The Qualified Person for this study is Mr. Luke Lopers, P. Eng. Mr. Lopers is a Professional Engineer registered in Ontario since 2012 and has been working on environmental site assessments since 2006. Mr. Lopers has been an author, project manager and/or peer reviewer for hundreds of Phase One ESAs and Phase Two ESAs as well as previously filed RSCs

The reviewer for this study is Mr. Don Plenderleith, P.Eng. Mr. Plenderleith is a Professional Engineer registered in Ontario since 1994 and has authored and/or reviewed hundreds of Phase One and Two ESAs in Ontario and the rest of Canada. The qualifications of the assessor/Qualified Person and reviewer are included in Appendix K.

Sincerely,

Luke Lopers, P.Eng., QP_{ESA}



Don Plenderleith, P.Eng., QP_{ESA}

iv. Limitations

The findings and conclusions of this Phase One ESA are based on the information provided and/or reviewed as part of this study.

This Phase One ESA has been completed with the standard of care generally expected in the industry for a study of this nature.

This Phase One ESA has been prepared for the sole use of 11684663 Canada Inc. for the purposes of a due diligence assessment of the potential liabilities which may exist at the Phase One Property. No other party is permitted to rely on the conclusions or findings of this report without the written consent of Lopers & Associates and 11684663 Canada Inc..

There were no portions of the Phase One Property which were inaccessible, or components of this ESA where insufficient information was available to complete the interpretation.

Changes to the physical setting of the Phase One Property, Phase One Study Area and applicable regulations governing Phase One Environmental Site Assessments have the potential to influence the validity of the conclusions and opinions presented in this Phase One ESA.

9. References

Legal Survey Plan, Fairhall, Moffatt & Woodland Limited, dated January 8, 2018.

City of Ottawa, geoOttawa GIS mapping tool, Visited June through July, 2020. http://maps.ottawa.ca/geoottawa/

City of Ottawa, Development Applications website, Visited July 22, 2020. http://ottwatch.ca/devapps?since=999

Google Earth, Visited June through July, 2020.

Current Site Development Design Concept Plan, Brigil, 2020.

"Phase II Environmental Site Assessment, 729 Ridgewood Avenue, Ottawa, Ontario", dated January 12, 2018, completed by Pinchin Ltd. for Canadian Rental Development Services Inc.

"Verification Soil Sampling Program, 729 Ridgewood Avenue, Ottawa, Ontario", dated October 19, 2018, completed by Pinchin Ltd. for 561226 Ontario Inc.

National Pollutant Release Inventory – Environmental Climate Change Canada online website, visited June 18, 2020. https://www.canada.ca/en/services/environment/pollution-waste-management/national-pollutant-release-inventory.html

"Ontario Inventory of PCB Storage Sites", Ministry of Environment and Energy, dated January 1993.

"Inventory of Industrial Sites Producing or Using Coal Tar and Related Tars in Ontario, Volume II", produced by Intera Technologies Ltd. For the Ontario Ministry of the Environment, dated July 1988.

"Waste Disposal Site Inventory", produced by the Ontario Ministry of the Environment, dated June 1991.

"Inventory of Industrial Sites Producing or Using Coal Tar and Related Tars in Ontario, Volume II", produced by Intera Technologies Ltd. For the Ontario Ministry of the Environment, dated July 1988.

"Old Landfill Management Strategy, Phase 1 – Identification of Sites, City of Ottawa, Ontario", produced by Golder Associates Ltd., Dated October 2004.

Ministry of Environment, Conservation and Parks, Environmental Site Registry website, Visited June 18, 2020. https://www.lrcsde.lrc.gov.on.ca/BFISWebPublic/pub/viewDetail?submissionId=226318

Ministry of Natural Resources and Forestry, Ontario GeoHub website, Visited June 18, 2020. https://geohub.lio.gov.on.ca/datasets/b88037cdb71e4daf9445afa6fb999194_3?geometry=-75.706%2C45.443%2C-75.543%2C45.464

Ministry of Natural Resources and Forestry, Make a Topographic Map website, Visited July 22, 2020. https://www.gisapplication.lrc.gov.on.ca/matm/Index.html?site=Make_A_Topographic_Map&viewer=MATM&locale=en-US

Ministry of Environment, Conservation and Parks, Water Well Records database website, Visited July 2, 2020. https://www.ontario.ca/environment-and-energy/map-well-records

10. Appendices

Appendix A – Legal Survey Plan

Appendix B – Site Development Design Concept Plan

Appendix C - Chain of Title

Appendix D – Environmental Risk Information Systems (ERIS) database Search

Appendix E – Ministry of Environment, Conservation and Parks Freedom of Information (FOI) Request

Appendix F – Technical Standards and Safety Association Correspondence

Appendix G – City of Ottawa Historic Land Use Inventory (HLUI)

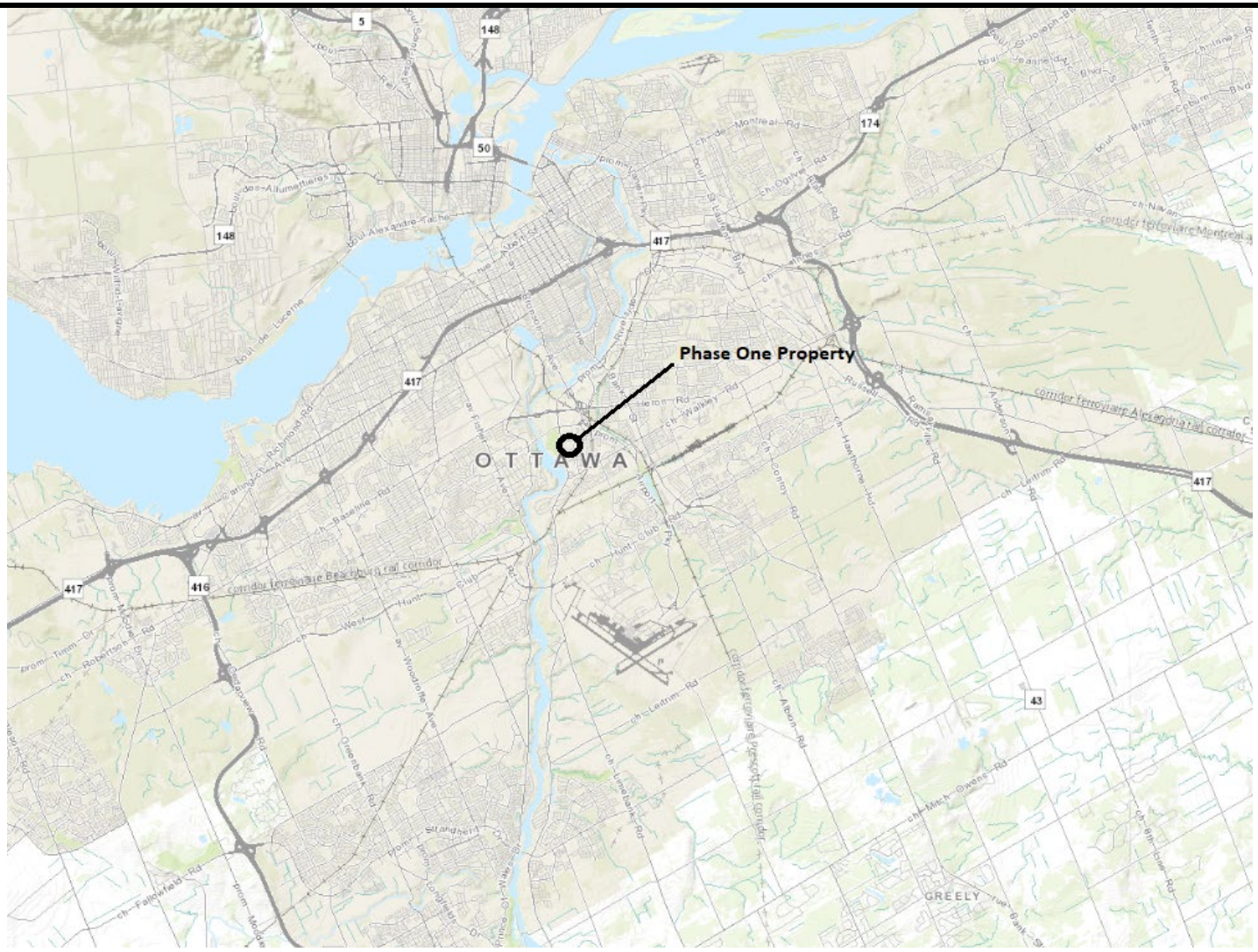
Appendix H – Aerial Photographs

Appendix I – Topographic Map

Appendix J – Photographic Log

Appendix K – Qualifications of Assessors

Figures



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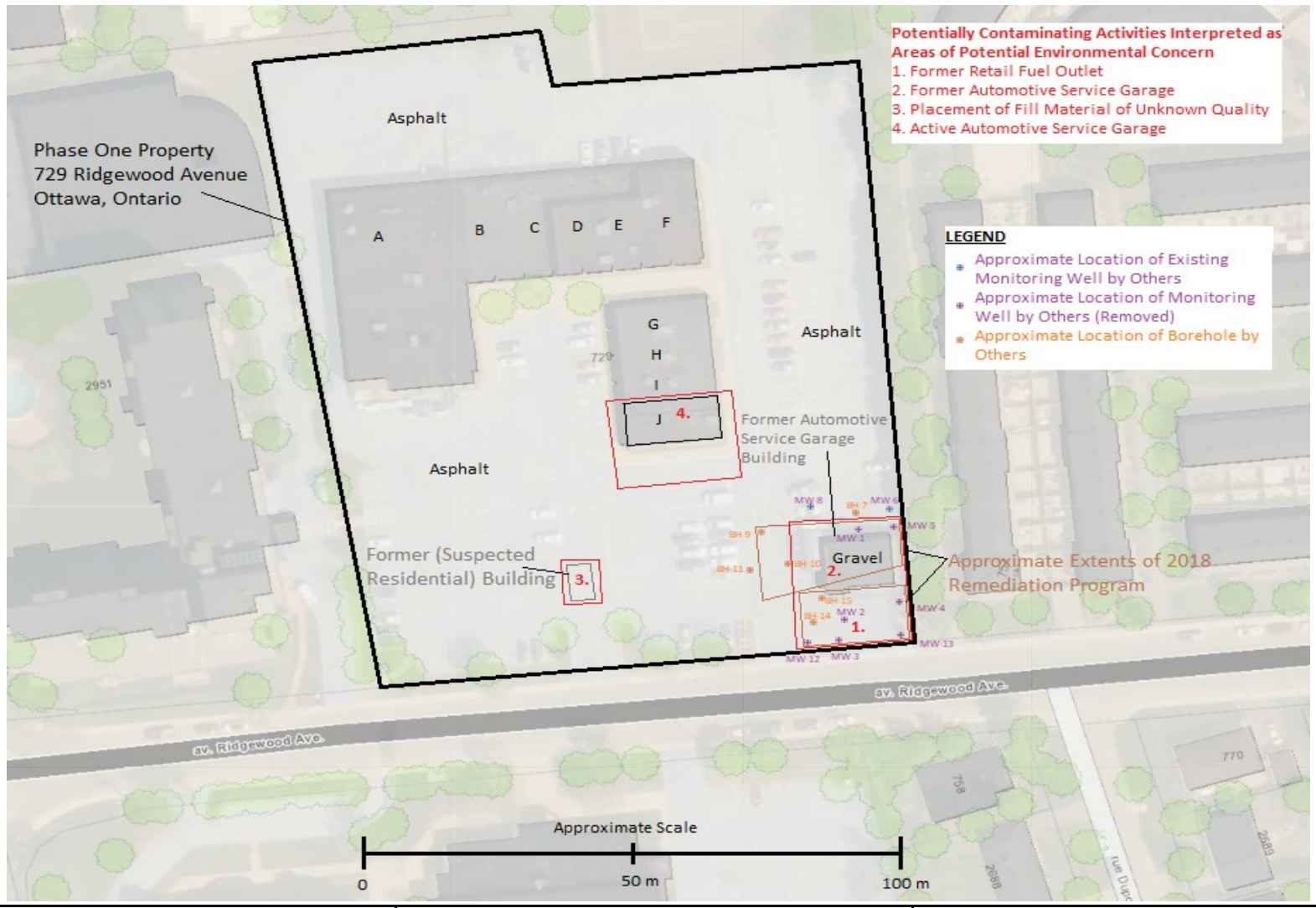
LOPERS & ASSOCIATES

Figure 1: Key Plan
Phase One Environmental Site Assessment
729 Ridgewood Avenue, Ottawa, Ontario
11684663 Canada Inc.

Project Reference No:	LOP20-002A
Drawing No.:	LOP20-002A-1
Date:	July 24, 2020
Author:	L. Lopers
Source:	geoOttawa, Base Mapping



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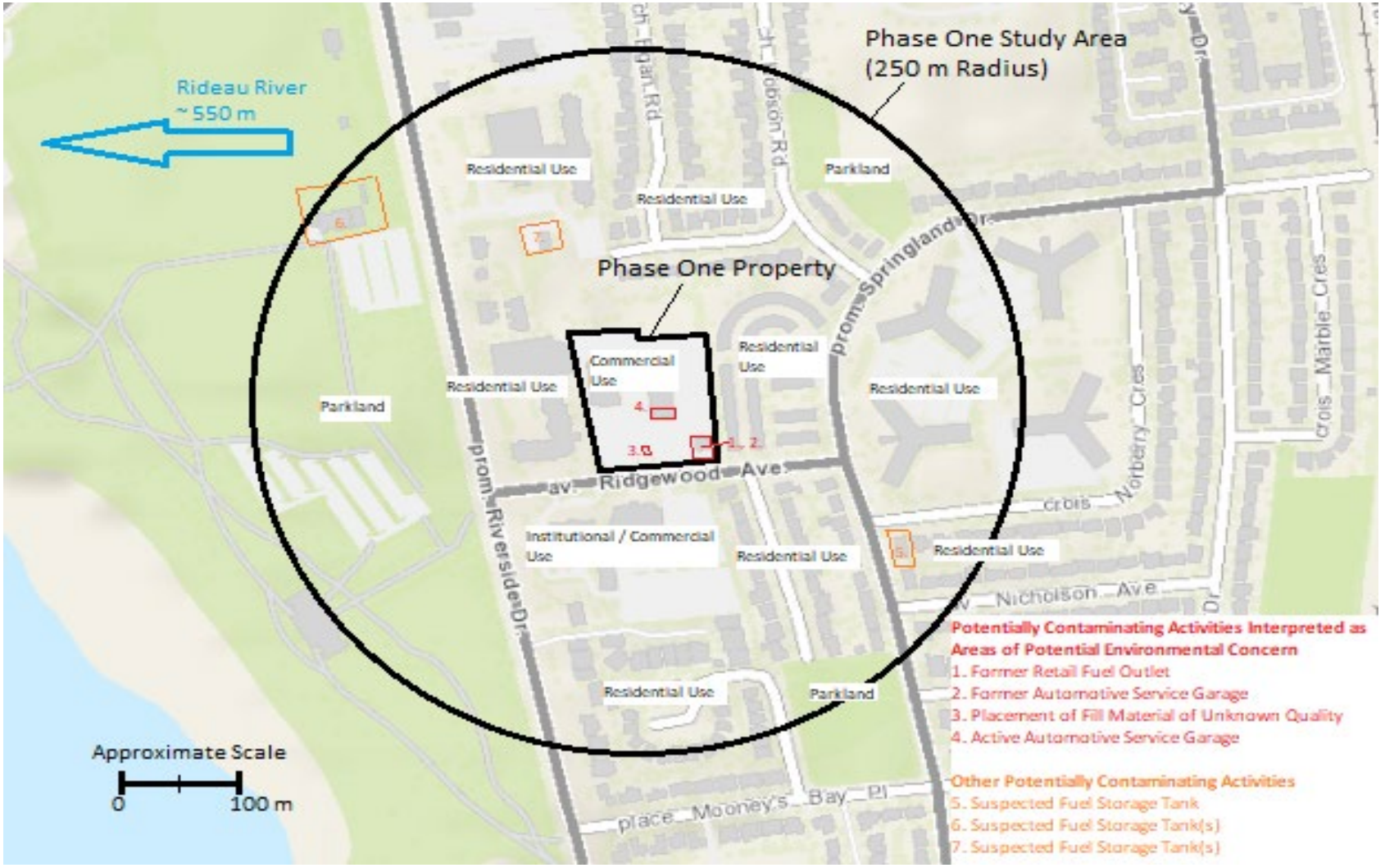
LOPERS & ASSOCIATES

Figure 2: Site Plan
Phase One Environmental Site Assessment
729 Ridgewood Avenue, Ottawa, Ontario
11684663 Canada Inc.

Project Reference No:	LOP20-002A
Drawing No.:	LOP20-002A-2
Date:	July 24, 2020
Author:	L. Lopers
Source:	geoOttawa, 2017 Aerial Imagery



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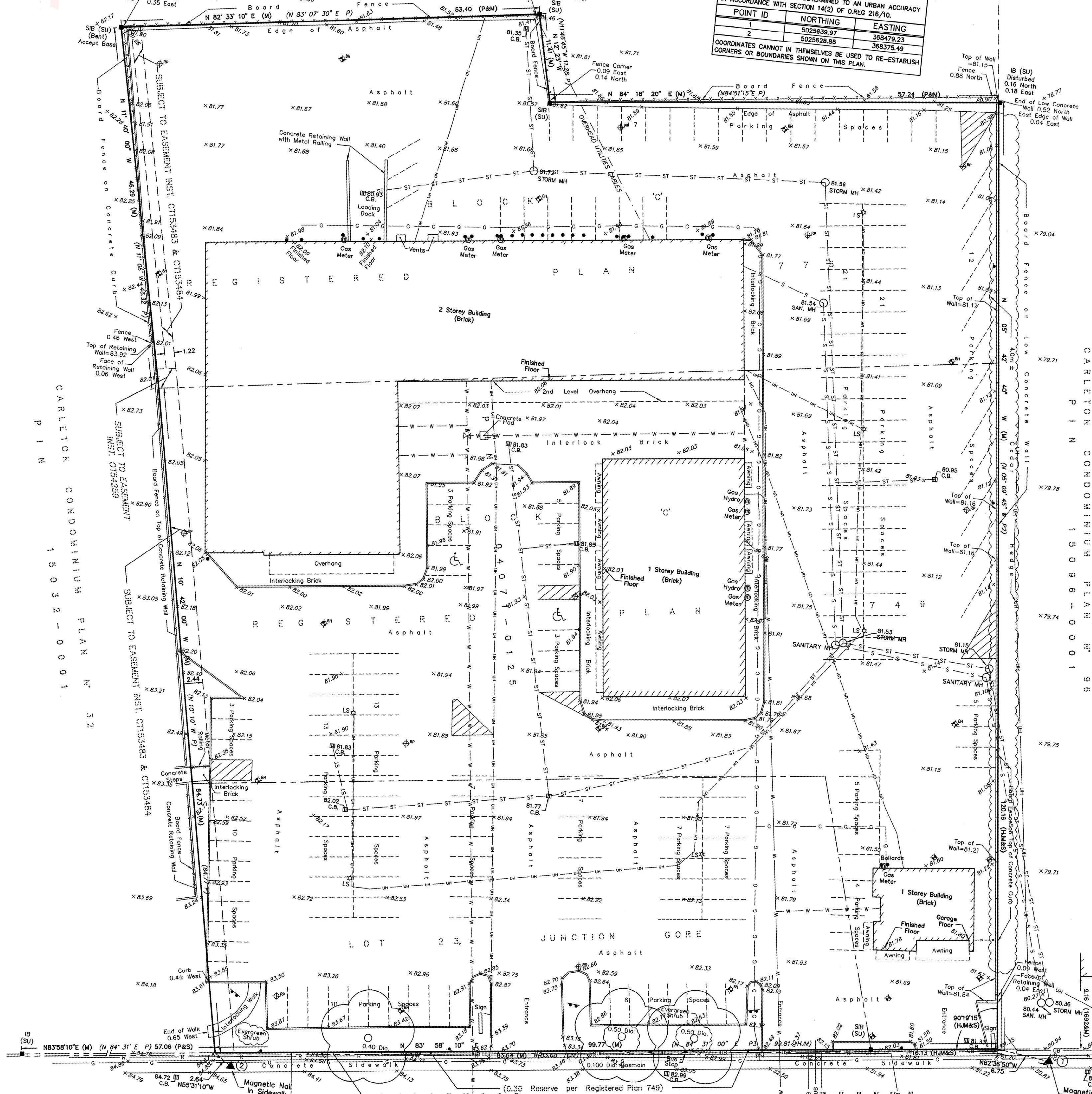
LOPERS & ASSOCIATES

Figure 3: Surronding Land Use
Phase One Environmental Site Assessment
729 Ridgewood Avenue, Ottawa, Ontario
11684663 Canada Inc.

Project Reference No:	LOP20-002A
Drawing No.:	LOP20-002A-3
Date:	July 24, 2020
Author:	L. Lopers
Source:	geoOttawa, Base Mapping

Appendix A

Legal Survey Plan



TO AN URBAN ACCURACY IN ACCORDANCE WITH SECTION 14(2) OF O.REG 216/10.

POINT ID	NORTHING	EASTING
1	5025639.97	368479.23
2	5025628.85	368375.49

COORDINATES CANNOT IN THEMSELVES BE USED TO RE-ESTABLISH CORNERS OR BOUNDARIES SHOWN ON THIS PLAN.

TOPOGRAPHIC SURVEY OF PART OF BLOCK 'C' REGISTERED PLAN 749, PART OF BLOCK 'C' REGISTERED PLAN 775 AND PART OF LOT 23, JUCTION GORE TOWNSHIP OF GLOUCESTER Now CITY OF OTTAWA

SCALE 1 : 250

0 5 10 20 25 metres

FAIRHALL, MOFFATT & WOODLAND LIMITED
ONTARIO LAND SURVEYORS

ELEVATION NOTES

1. ELEVATIONS SHOWN HEREON ARE REFERRED TO GEODETIC DATUM (CGVD28).
2. ELEVATIONS FOR MANHOLE COVERS AND CATCH BASINS HAVE TO BE INDEPENDENTLY CONFIRMED BEFORE THEY CAN BE ACCEPTED FOR FINAL DESIGN OR CONSTRUCTION PURPOSES.
3. IT IS THE RESPONSIBILITY OF THE USER OF THIS INFORMATION TO VERIFY THAT THE JOB BENCHMARKS HAVE NOT BEEN ALTERED OR DISTURBED AND THAT THEIR RELATIVE ELEVATION AND DESCRIPTION AGREE WITH THE INFORMATION SHOWN ON THIS DRAWING.

UTILITY NOTES

1. THIS DRAWING CANNOT BE ACCEPTED AS ACKNOWLEDGING ALL UNDERGROUND UTILITIES AND IT WILL BE THE RESPONSIBILITY OF THE USER TO CONTACT THE RESPECTIVE UTILITY AUTHORITIES FOR CONFIRMATION OR LOCATION.
2. UNDERGROUND UTILITIES, AS REPORTED ON THIS DRAWING, ARE NOT BASED ON AN ACTUAL 'FIELD LOCATE' BY THE RESPECTIVE UTILITY AGENCIES BUT HAVE BEEN COMPILED FROM DATA OBTAINED FROM THE FOLLOWING SOURCE:
   a) CITY OF OTTAWA PUBLIC UTILITIES REGISTRY
   b) USL-1 UNDERGROUND SERVICE LOCATORS INC.
3. BEFORE ANY WORK INVOLVING PROBING, EXCAVATING, ETC., A FIELD LOCATION OF UNDERGROUND PLANT BY THE PERTINENT UTILITY AUTHORITY IS MANDATORY.

NOTES

1. BEARINGS ARE GRID, DERIVED FROM OBSERVED REFERENCE POINTS ① AND ② BY REAL TIME NETWORK OBSERVATIONS AND ARE REFERRED TO THE CENTRAL MERIDIAN, 76°30'W LONGITUDE MTM ZONE 9, (NAD83 ORIGINAL).
2. DISTANCES ARE GROUND AND CAN BE CONVERTED TO GRID BY MULTIPLYING BY THE COMBINED SCALE FACTOR 0.999942.

LEGEND

□	SURVEY MONUMENT SET
▲	PROJECT CONTROL MONUMENT
■	SURVEY MONUMENT FOUND
IB	IRON BAR
SIB	STANDARD IRON BAR
(P)	OTTAWA-CARLETON CONDOMINIUM PLAN N° 32
(P2)	OTTAWA-CARLETON CONDOMINIUM PLAN N° 96
(P3)	REGISTERED PLAN 749
(S)	SET
(M)	MEASURED
(1692)	R. A. DENIS, O.L.S.
(HJM)	H. J. MARTIN, O.L.S.
(SU)	SOURCE UNKNOWN
PIN	PROPERTY IDENTIFIER NUMBER
SAN.	SANITARY
DIA.	DIAMETER
CB	CATCHBASIN
UP	UTILITY POLE
MH	MANHOLE
	SIGN
FH	FIRE HYDRANT
LS	LAMP STANDARD
WV	WATER VALVE
GV	GAS VALVE
●	BOLLARDS
	DECIDUOUS TREE
	NO PARKING
—·—·—	OVERHEAD UTILITY WIRE
— G —	GASMAIN
— R —	UNDERGROUND ROGERS CABLE
— UB —	UNDERGROUND BELL
— W —	WATERMAIN
— UH —	UNDERGROUND HYDRO
— ST —	STORM SEWER
— S —	SANITARY SEWER
BH	BOREHOLE
	MONITORING WELL
RP	ROCK PROBE

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:

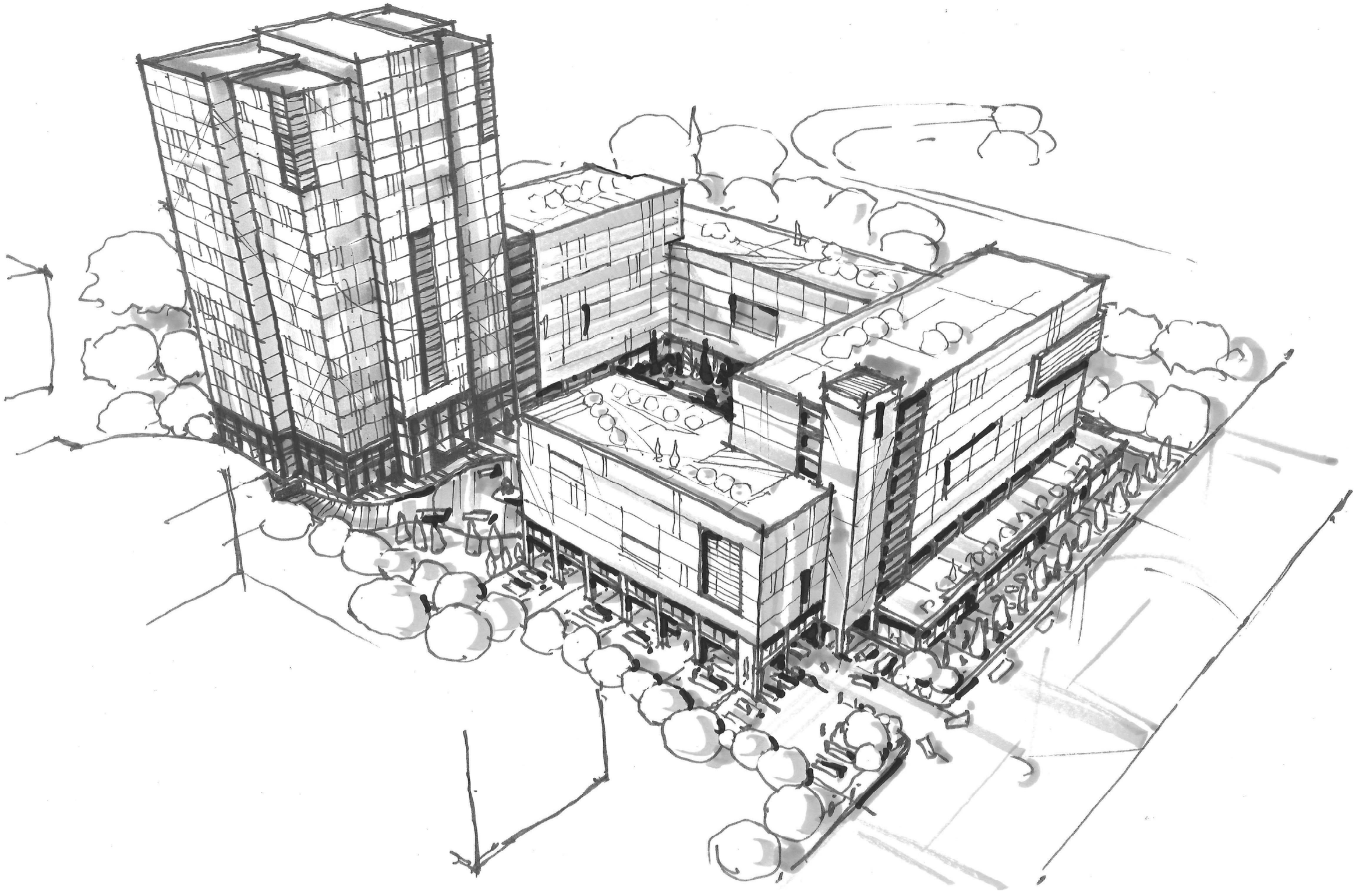
1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT, THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.
2. THE SURVEY WAS COMPLETED ON NOVEMBER 6, 2017.

2018/01/08
DATE

JOHN H. GUTRI
ONTARIO LAND SURVEYOR

Appendix B

Current Proposed Design Concept Plan



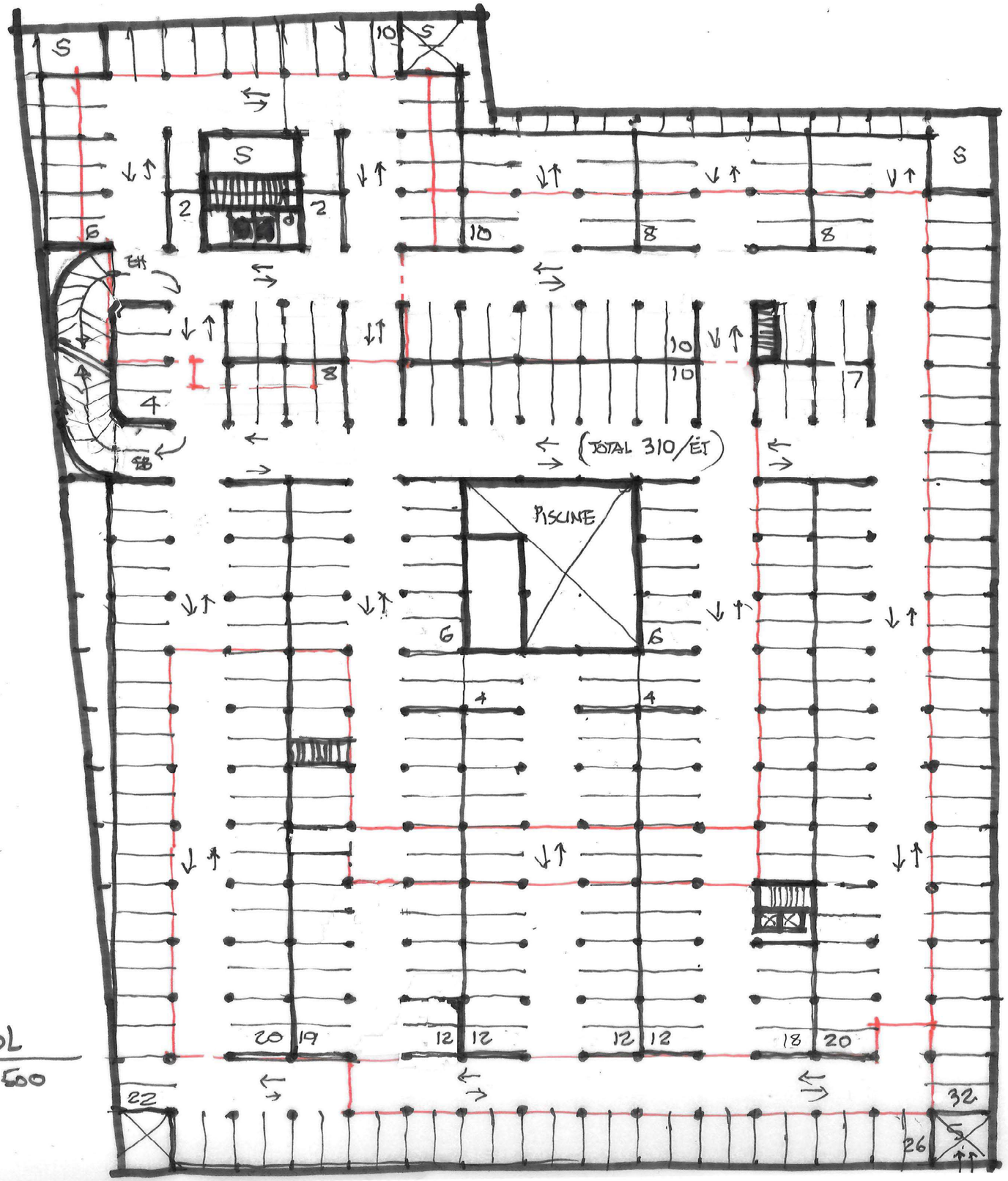
STATISTIQUES

- R-d-ch ——— = 36 UN.
- 2e–7e – 6E x 62 = 372 .
- 8e–10e – 3E x 35 = 105 .
- 11e–20 – 10E x 11 = 110 .

TOTAL 623 UN.

- STATIONNEMENT
  - INT. 2x 310 = 620 CASES
  - EXT. ——— = 39 .

TOTAL 659 CASES.



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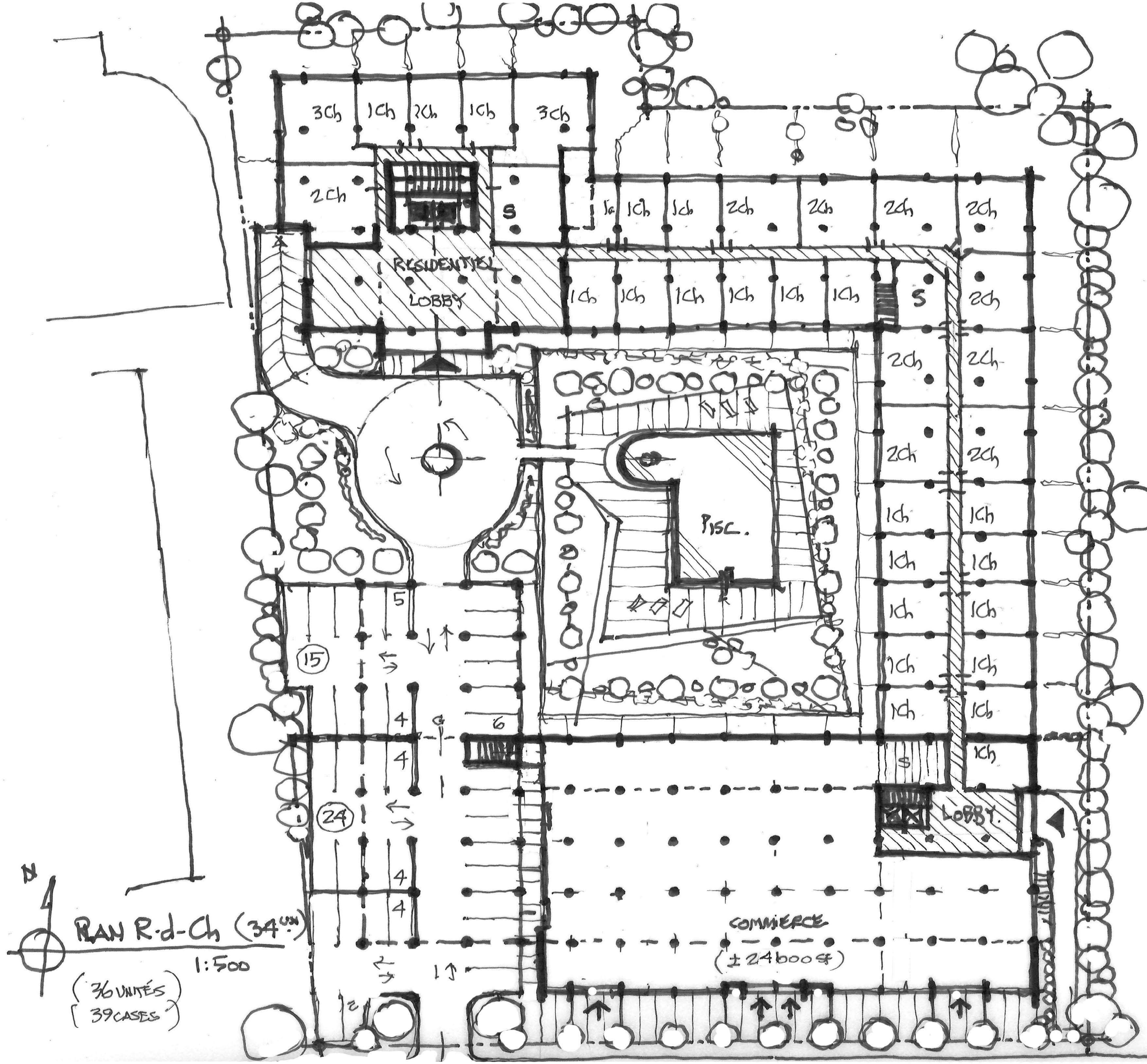
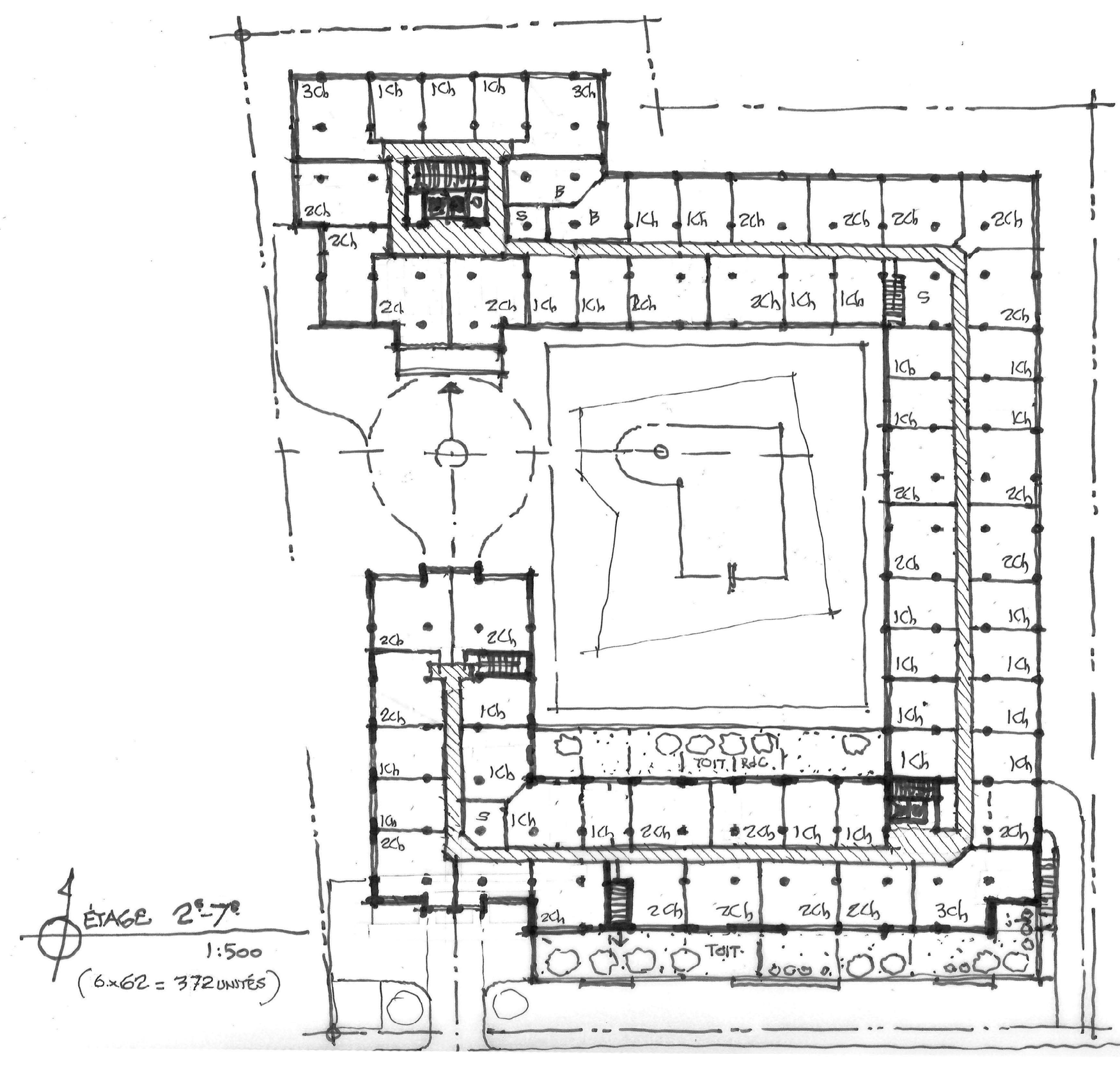
PLAN SOUS-SOL

1:500

310 CASES.

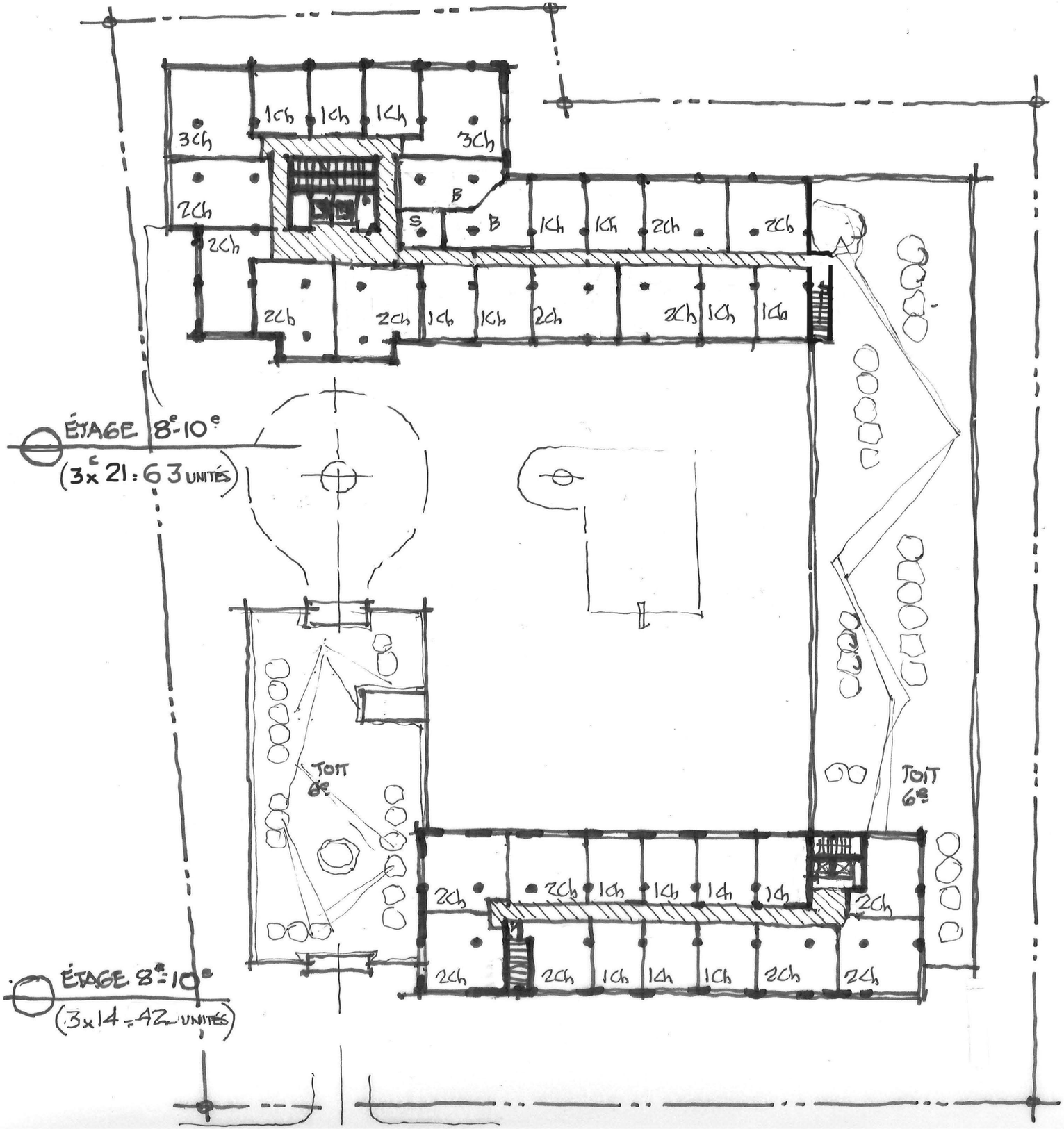

3Ch
1Ch
2Ch
1Ch
3Ch
2Ch
S
RESIDENTIEL
LOBBY
PISC.
COMMERCE
(±24 600 sf)
LOBBY
15
24
PLAN R-d-Ch (34 un)
1:500
(36 UNITÉS
39 CASES)
N

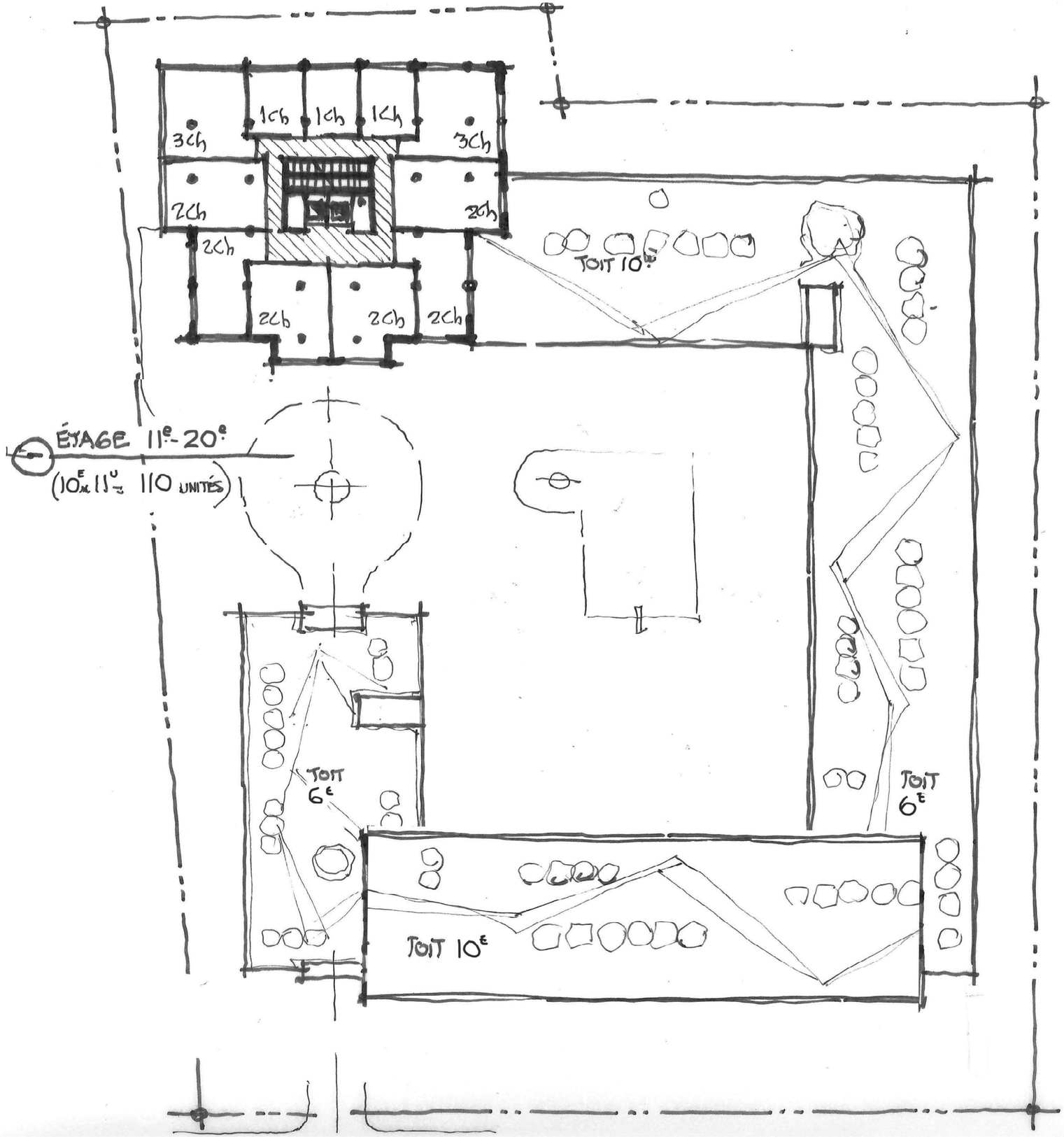


ÉTAGE 2^e-7^e

1:500

(6×62 = 372 UNITÉS)


1Ch
3Ch
2Ch
B
S
ÉTAGE 8e-10e
(3x 21 = 63 UNITÉS)
TOIT 6e
ÉTAGE 8e-10e
(3x14 = 42 UNITÉS)


1Ch
1Ch
1Ch
3Ch
3Ch
2Ch
2Ch
2Ch
2Ch
2Ch
2Ch
TOIT 10E
ÉTAGE 11E-20E
(10E x 11U = 110 UNITÉS)
TOIT 6E
TOIT 10E
TOIT 6E

Appendix C

Chain of Title

READ Abstracts Limited
331 Cooper Street, Suite 300, Ottawa, Ontario K2P 0A4
Email: search@readsearch.com
Tel.: 613-236-0664
Fax: 613-236-3677

ENVIRONMENTAL SEARCH

Lopers & Associates
Attn: Luke Lopers

BRIEF DESCRIPTION OF LAND:

729 Ridgewood Ave., Ottawa
Part Block C, Plan 775; Part Block C, Plan 749; Part Lot 23, Concession JG Gloucester

PIN: 04071-0125

LAST REGISTERED OWNER: 11684663 Canada Inc.

CHAIN OF TITLE:

Part Lot 23, Con JG.

Deed GL18011 registered Sep 7, 1904
From Ed P. Gleason to Ellen Foran

Vesting Order GL23147 registered Dec 18, 1917
To Thomas C. Bate, Robert S. Low, and Edward McMahon carrying on business as Bate, McMahon and Co.

Deed GL30343 registered April 13, 1920
From Thomas C. Bate and Edward McMahon surviving partners of Bate, McMahon and Co. to Thomas C. Bate and Edward McMahon

Deed GL31223 registered Oct 4, 1921
From Ellen Foran to Thomas C. Bate and Edward McMahon

Deed GL33374 registered Sep 5, 1925
From Ellan Foran to Robert M. Graham and John H. Graham

Deed GL33595 registered Feb 2, 1926
From Ellen Foran to Edward Rutledge

Deed GL33631 registered Mar 1, 1926
From Thomas C. Bate to Edward McMahon

Deed GL35202 registered Jan 3, 1930
From Edward Rutledge to John W. Dale

Deed GL37870 registered Jul 7, 1938
From estate of Robert M. Graham to John H. Graham

Deed GL40184 registered Sep 1943
From estate of Edward McMahon to Sidney Munro

Deed GL40430 registered Mar 9, 1944
From John H. Graham to Mary E. Coombs

Deed GL41671 registered Nov 21, 1945
From Sidney J. Munro to John W. Lucas and Jessie J. Lucas

Deed GL43757 registered Aug 16, 1947
From estate of John W. Dale to Robert and Yvonne Griffin

Deed GL46025 registered Apr 6, 1949
From John W. Lucas and Jessie J. Lucas to William Lucas

Foreclosure GL46822 registered Sep 7, 1949
From Robert and Yvonne Griffin to R. Walter Hamilton

Deed OT7066 registered Jul 3, 1952
From R. Walter Hamilton to James and Sarah Western

Deed OT9038 registered Jun 15, 1955
From James and Sarah Western to Frederick R. Francis

Deed OT31099 registered Jun 27, 1958
From estate of Sidney Munro to J. M. Patrick Kelly

Deed OT63114 registered Jun 4, 1959
From Mary E. Coombs to Norman H. Moody

Deed OT36513 registered Jun 30, 1959
From Frederick R. Francis to Joseph B. Kearney and Terrace Investments Limited

Deed OT37999 registered Oct 19, 1959
From Norman H. Moody to Campeau Construction Company Limited

Deed OT38000 registered Oct 19, 1959
From J. M. Patrick Kelly to Campeau Construction Company Limited

Deed OT40311 registered Jun 22, 1960
From estate of Ellen Foran and Frederick R. Francis to Joseph B. Kearney and Terrace Investments Limited

Deed OT42828 registered Jan 16, 1961
From William Lucas to Campeau Construction Company Limited

Deed OR42834 registered Jan 17, 1961
From Jessie J. Lucas and estate of John W. Lucas to Campeau Construction Company Limited

Plan 749 registered Jan 18, 1961
By Campeau Construction Company Limited

Plan 775 registered Dec 19, 1962
By Joseph B. Kearney and Terrace Investments Limited

Part Block C, Plan 775

Deed OT54279 registered Jan 9, 1963
From Joseph B. Kearney and Terrace Investments Limited to Campeau Construction Company Limited

Part Block C, Plan 775 and Part Block C, Plan 749 and Part Lot 23, Con. JG.

Deed NS223177 registered Dec 16, 1983
From Campeau Corporation to 561266 Ontario Inc.

Deed OC2162469 registered Nov 6, 2019
From 561266 Ontario Inc. to 11684663 Canada Inc.

<u>Leases</u>

OT67899 – Oct 20, 1965 – Supertest Petroleum Corporation Limited
CT188136 – Feb 21, 1974 – B. P. Oil Products Limited
CT209810 – May 15, 1975 - The Bank of Nova Scotia
N297929 – Jul 31, 1985 – Petro-Canada Products Inc.
N319366 0 Dec 20, 1985 – The Bank of Nova Scotia

Appendix D

Environmental Risk Information Systems (ERIS) database Search

ENVIRONMENTAL RISK INFORMATION SERVICES

DATABASE REPORT

Project Property:	*Phase One Environmental Site Assessment* *729 Ridgewood Avenue* *Ottawa ON K1V 6M8*
Project No:	*LOP20-002*
Report Type:	*Standard Report*
Order No:	*20200610241*
Requested by:	*Lopers & Associates*
Date Completed:	*June 12, 2020*

Environmental Risk Information Services
A division of Glacier Media Inc.
1.866.517.5204 | info@erisinfo.com | erisinfo.com

Table of Contents

Executive Summary

Property Information:

Project Property:	*Phase One Environmental Site Assessment* *729 Ridgewood Avenue Ottawa ON K1V 6M8*
Project No:	*LOP20-002*

Coordinates:

Latitude:	*45.3681874*
Longitude:	*-75.6879375*
UTM Northing:	*5,024,082.83*
UTM Easting:	*446,128.39*
UTM Zone:	*18T*

Elevation:	*268 FT* *81.82 M*

Order Information:

Order No:	*20200610241*
Date Requested:	*June 10, 2020*
Requested by:	*Lopers & Associates*
Report Type:	*Standard Report*

Historical/Products:

Aerial Photographs	*Aerials - National Collection*
City Directory Search	*CD - Subject Site plus 250m Radius*

Executive Summary: Report Summary

Database	Name	Searched	Project Property	Within 0.25 km	Total
AAGR	Abandoned Aggregate Inventory	Y	0	0	0
AGR	Aggregate Inventory	Y	0	0	0
AMIS	Abandoned Mine Information System	Y	0	0	0
ANDR	Anderson's Waste Disposal Sites	Y	0	0	0
AST	Aboveground Storage Tanks	Y	0	0	0
AUWR	Automobile Wrecking & Supplies	Y	0	0	0
BORE	Borehole	Y	1	0	1
CA	Certificates of Approval	Y	0	3	3
CDRY	Dry Cleaning Facilities	Y	0	0	0
CFOT	Commercial Fuel Oil Tanks	Y	0	0	0
CHEM	Chemical Register	Y	0	0	0
CNG	Compressed Natural Gas Stations	Y	0	0	0
COAL	Inventory of Coal Gasification Plants and Coal Tar Sites	Y	0	0	0
CONV	Compliance and Convictions	Y	0	0	0
CPU	Certificates of Property Use	Y	0	0	0
DRL	Drill Hole Database	Y	0	0	0
EASR	Environmental Activity and Sector Registry	Y	0	0	0
EBR	Environmental Registry	Y	0	0	0
ECA	Environmental Compliance Approval	Y	0	0	0
EEM	Environmental Effects Monitoring	Y	0	0	0
EHS	ERIS Historical Searches	Y	0	6	6
EIIS	Environmental Issues Inventory System	Y	0	0	0
EMHE	Emergency Management Historical Event	Y	0	0	0
EPAR	Environmental Penalty Annual Report	Y	0	0	0
EXP	List of Expired Fuels Safety Facilities	Y	11	0	11
FCON	Federal Convictions	Y	0	0	0
FCS	Contaminated Sites on Federal Land	Y	0	0	0
FOFT	Fisheries & Oceans Fuel Tanks	Y	0	0	0
FRST	Federal Identification Registry for Storage Tank Systems (FIRSTS)	Y	0	0	0
FST	Fuel Storage Tank	Y	0	0	0
FSTH	Fuel Storage Tank - Historic	Y	0	0	0
GEN	Ontario Regulation 347 Waste Generators Summary	Y	5	14	19
GHG	Greenhouse Gas Emissions from Large Facilities	Y	0	0	0
HINC	TSSA Historic Incidents	Y	0	0	0
IAFT	Indian & Northern Affairs Fuel Tanks	Y	0	0	0
INC	Fuel Oil Spills and Leaks	Y	0	0	0

Database	Name	Searched	Project Property	Within 0.25 km	Total
LIMO	Landfill Inventory Management Ontario	Y	0	0	0
MINE	Canadian Mine Locations	Y	0	0	0
MNR	Mineral Occurrences	Y	0	0	0
NATE	National Analysis of Trends in Emergencies System (NATES)	Y	0	0	0
NCPL	Non-Compliance Reports	Y	0	0	0
NDFT	National Defense & Canadian Forces Fuel Tanks	Y	0	0	0
NDSP	National Defense & Canadian Forces Spills	Y	0	0	0
NDWD	National Defence & Canadian Forces Waste Disposal Sites	Y	0	0	0
NEBI	National Energy Board Pipeline Incidents	Y	0	0	0
NEBP	National Energy Board Wells	Y	0	0	0
NEES	National Environmental Emergencies System (NEES)	Y	0	0	0
NPCB	National PCB Inventory	Y	0	0	0
NPRI	National Pollutant Release Inventory	Y	0	0	0
OGWE	Oil and Gas Wells	Y	0	0	0
OOGW	Ontario Oil and Gas Wells	Y	0	0	0
OPCB	Inventory of PCB Storage Sites	Y	0	0	0
ORD	Orders	Y	0	0	0
PAP	Canadian Pulp and Paper	Y	0	0	0
PCFT	Parks Canada Fuel Storage Tanks	Y	0	0	0
PES	Pesticide Register	Y	4	0	4
PINC	Pipeline Incidents	Y	0	0	0
PRT	Private and Retail Fuel Storage Tanks	Y	1	0	1
PTTW	Permit to Take Water	Y	0	0	0
REC	Ontario Regulation 347 Waste Receivers Summary	Y	0	0	0
RSC	Record of Site Condition	Y	0	0	0
RST	Retail Fuel Storage Tanks	Y	3	0	3
SCT	Scott's Manufacturing Directory	Y	0	1	1
SPL	Ontario Spills	Y	0	2	2
SRDS	Wastewater Discharger Registration Database	Y	0	0	0
TANK	Anderson's Storage Tanks	Y	0	0	0
TCFT	Transport Canada Fuel Storage Tanks	Y	0	0	0
VAR	Variances for Abandonment of Underground Storage Tanks	Y	0	0	0
WDS	Waste Disposal Sites - MOE CA Inventory	Y	0	0	0
WDSH	Waste Disposal Sites - MOE 1991 Historical Approval Inventory	Y	0	0	0
WWIS	Water Well Information System	Y	10	3	13
	Total:		35	29	64

Executive Summary: Site Report Summary - Project Property

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev diff (m)	Page Number
1	PES	THE COUNTRY GROCER INC. O/A COUNTRY GROCER FRESHMART	729 RIDGEWOOD AVENUE OTTAWA ON K1V 6M8	-/0.0	-0.25	24
1	PES	THE COUNTRY GROCER INC. O/A COUNTRY GROCER FRESHMART	729 RIDGEWOOD AVE OTTAWA ON K1V 6M8	-/0.0	-0.25	24
1	PES	THE COUNTRY GROCER INC. O/A COUNTRY GROCER FRESHMART	729 RIDGEWOOD AVE OTTAWA ON K1V 6M8	-/0.0	-0.25	24
1	GEN	561266 Ontario INc.	729 Ridgewood Ottawa ON K1V 6M8	-/0.0	-0.25	25
1	GEN	561266 Ontario INc.	729 Ridgewood Ottawa ON K1V 6M8	-/0.0	-0.25	25
1	PES	THE COUNTRY GROCER INC. O/A COUNTRY GROCER FRESHMART	729 RIDGEWOOD AVE OTTAWA ON K1V6M8	-/0.0	-0.25	25
2	BORE		ON	NNW/20.8	-0.71	26
3	WWIS		OTTAWA ON ***Well ID:*** 1535713	ESE/38.7	-0.92	27
4	WWIS		ON	ESE/45.3	-0.95	29

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev diff (m)	Page Number
			Well ID: 7313098			
5	GEN	Riverside Pharmacy	737 Ridgewood Ave. Ottawa ON K1V 6M8	SSE/45.4	-0.64	30
6	WWIS		ON ***Well ID:*** 7303717	ESE/47.3	-0.95	30
7	WWIS		ON ***Well ID:*** 7313097	SE/53.4	-0.95	34
8	WWIS		ON ***Well ID:*** 7303718	ESE/54.2	-0.95	34
9	WWIS		ON ***Well ID:*** 7313096	E/54.7	-0.92	38
9	WWIS		ON ***Well ID:*** 7313099	E/54.7	-0.92	38
10	PRT	RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON K1V 6M8	ESE/55.4	-0.95	39
10	RST	MCCLOSKEY'S RICK SERVICE LTD	753 RIDGEWOOD AVE OTTAWA ON K1V6M8	ESE/55.4	-0.95	39
10	RST	MCCLOSKEY'S RICK SERVICE LTD	753 RIDGEWOOD AVE OTTAWA ON K1V 6M8	ESE/55.4	-0.95	39

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev diff (m)	Page Number
10	RST	MCCLOSKEY'S RICK SERVICE LTD	OTTAWA ON K1V 6M8	ESE/55.4	-0.95	39
10	GEN	561266 ONT. INC.	753 RIDGEWOOD AVE OTTAWA ON K1V 6M8	ESE/55.4	-0.95	40
10	EXP	RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON K1V 6M8	ESE/55.4	-0.95	40
10	EXP	RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON	ESE/55.4	-0.95	40
10	EXP	RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON K1V 6M8	ESE/55.4	-0.95	40
10	EXP	RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON K1V 6M8	ESE/55.4	-0.95	41
10	EXP	RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON K1V 6M8	ESE/55.4	-0.95	41
10	EXP	RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON	ESE/55.4	-0.95	41
10	EXP	RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON	ESE/55.4	-0.95	41
10	EXP	RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON	ESE/55.4	-0.95	42

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev diff (m)	Page Number
10	EXP	RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON K1V 6M8	ESE/55.4	-0.95	42
10	EXP	RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON K1V 6M8	ESE/55.4	-0.95	42
10	EXP	RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON K1V 6M8	ESE/55.4	-0.95	42
10	GEN	McCloskey's Rick Service	753 Ridgewood Ave Ottawa ON K1V 6M8	ESE/55.4	-0.95	43
11	WWIS		ON ***Well ID:*** 7303720	E/57.6	-2.10	43
12	WWIS		ON ***Well ID:*** 7303719	ESE/59.3	-0.95	46
13	WWIS		ON ***Well ID:*** 7303721	ESE/64.0	-1.25	48

Executive Summary: Site Report Summary - Surrounding Properties

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
14	SPL	Clean Water Works Inc.	Ottawa ON	ESE/87.2	-1.15	51
15	WWIS		ON ***Well ID:*** 1508797	W/100.6	2.60	52
16	EHS		753 Springland Drive Ottawa ON K1V 6L9	ENE/116.2	-3.95	54
16	EHS		753 Springland Drive Ottawa ON K1V 6L9	ENE/116.2	-3.95	54
16	EHS		753 A Springland Dr Ottawa ON K1V6L9	ENE/116.2	-3.95	54
17	SCT	ITALIAN TELEPHONE DIRECTORY	770 RIDGEWOOD AVE OTTAWA ON K1V 6M9	ESE/137.1	-1.95	54
18	WWIS		ON ***Well ID:*** 1507898	W/188.7	5.76	55
19	EHS		2887 Riverside Dr Ottawa ON K1V8N4	NW/192.9	1.00	57
20	WWIS		Ottawa ON ***Well ID:*** 7285490	WNW/197.7	2.36	57
21	CA	TAMARACK DEVELOPMENTS CORP. - RIVERSIDE	2991 RIVERSIDE DR/BAYPORT PRIV OTTAWA CITY ON K1V 8N6	SSW/200.2	1.25	59
21	CA	TAMARACK DEVELOPMENTS CORP. - RIVERSIDE	2991 RIVERSIDE DR/BAYPORT PRIV OTTAWA CITY ON K1V 8N6	SSW/200.2	1.25	60
22	CA	OTTAWA CITY	SPRINGLAND DR./HOBSON RD. OTTAWA CITY ON	ENE/234.0	-5.92	60

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
23	SPL	PRIVATE RESIDENCE	2707 SPRINGLAND DRIVE FURNACE OIL TANK OTTAWA CITY ON K1V 6M2	ESE/246.4	-3.89	60
24	GEN	City of Ottawa	2960 Riverside Dr. ottawa ON	WNW/249.5	5.11	61
24	GEN	City of Ottawa	2960 Riverside Dr. ottawa ON K2G 6J8	WNW/249.5	5.11	61
24	GEN	City of Ottawa	2960 Riverside Dr. ottawa ON K2G 6J8	WNW/249.5	5.11	62
24	GEN	City of Ottawa	2960 Riverside Dr. ottawa ON K2G 6J8	WNW/249.5	5.11	62
24	GEN	City of Ottawa RPAM	2960 Riverside Dr. ottawa ON K2G 6J8	WNW/249.5	5.11	62
24	GEN	City of Ottawa RPAM	2960 Riverside Dr. ottawa ON K2G 6J8	WNW/249.5	5.11	63
25	GEN	ST. PATRICK'S HOME OF OTTAWA 34-692	2865 RIVERSIDE DRIVE OTTAWA ON K1V 8N5	NNW/249.6	0.09	63
25	GEN	ST. PATRICK'S HOME OF OTTAWA	2865 RIVERSIDE DRIVE OTTAWA ON K1V 8N5	NNW/249.6	0.09	63
25	EHS		2865 Riverside Drive Ottawa ON K1V 8N5	NNW/249.6	0.09	63
25	EHS		2865 Riverside Drive Ottawa ON K1V 8N5	NNW/249.6	0.09	64
25	GEN	St. Patrick's Home of Ottawa Inc.	2865 Riverside Dr. Ottawa ON K1V 8N5	NNW/249.6	0.09	64
25	GEN	Medical Arts Dispensary of Ottawa	2865 Riverside Drive Ottawa ON K1V 8N5	NNW/249.6	0.09	64

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
25	GEN	Medical Arts Dispensary of Ottawa	2865 Riverside Drive Ottawa ON K1V 8N5	NNW/249.6	0.09	64
25	GEN	St. Patrick's Home of Ottawa Inc.	2865 Riverside Dr. Ottawa ON K1V 8N5	NNW/249.6	0.09	65
25	GEN	Medical Arts Dispensary of Ottawa	2865 Riverside Drive Ottawa ON K1V 8N5	NNW/249.6	0.09	65
25	GEN	Medical Arts Dispensary of Ottawa	2865 Riverside Drive Ottawa ON K1V 8N5	NNW/249.6	0.09	65

Executive Summary: Summary By Data Source

BORE - Borehole

A search of the BORE database, dated 1875-Jul 2018 has found that there are 1 BORE site(s) within approximately 0.25 kilometers of the project property.

Lower Elevation	Address	Direction	Distance (m)	Map Key
	ON	NNW	20.83	2

CA - Certificates of Approval

A search of the CA database, dated 1985-Oct 30, 2011* has found that there are 3 CA site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
TAMARACK DEVELOPMENTS CORP. - RIVERSIDE	2991 RIVERSIDE DR/BAYPORT PRIV OTTAWA CITY ON K1V 8N6	SSW	200.25	21
TAMARACK DEVELOPMENTS CORP. - RIVERSIDE	2991 RIVERSIDE DR/BAYPORT PRIV OTTAWA CITY ON K1V 8N6	SSW	200.25	21

Lower Elevation	Address	Direction	Distance (m)	Map Key
OTTAWA CITY	SPRINGLAND DR./HOBSON RD. OTTAWA CITY ON	ENE	233.98	22

EHS - ERIS Historical Searches

A search of the EHS database, dated 1999-Jan 31, 2020 has found that there are 6 EHS site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
	2887 Riverside Dr Ottawa ON K1V8N4	NW	192.93	19
	2865 Riverside Drive Ottawa ON K1V 8N5	NNW	249.56	25

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
	2865 Riverside Drive Ottawa ON K1V 8N5	NNW	249.56	25

Lower Elevation	Address	Direction	Distance (m)	Map Key
	753 Springland Drive Ottawa ON K1V 6L9	ENE	116.17	16
	753 A Springland Dr Ottawa ON K1V6L9	ENE	116.17	16
	753 Springland Drive Ottawa ON K1V 6L9	ENE	116.17	16

EXP - List of Expired Fuels Safety Facilities

A search of the EXP database, dated Feb 28, 2017 has found that there are 11 EXP site(s) within approximately 0.25 kilometers of the project property.

Lower Elevation	Address	Direction	Distance (m)	Map Key
RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON K1V 6M8	ESE	55.43	10
RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON	ESE	55.43	10
RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON K1V 6M8	ESE	55.43	10
RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON	ESE	55.43	10
RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON	ESE	55.43	10

RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON	ESE	55.43	10
RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON K1V 6M8	ESE	55.43	10
RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON K1V 6M8	ESE	55.43	10
RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON K1V 6M8	ESE	55.43	10
RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON K1V 6M8	ESE	55.43	10
RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON K1V 6M8	ESE	55.43	10

GEN - Ontario Regulation 347 Waste Generators Summary

A search of the GEN database, dated 1986-Jan 31, 2020 has found that there are 19 GEN site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
City of Ottawa	2960 Riverside Dr. ottawa ON	WNW	249.51	24
City of Ottawa	2960 Riverside Dr. ottawa ON K2G 6J8	WNW	249.51	24
City of Ottawa	2960 Riverside Dr. ottawa ON K2G 6J8	WNW	249.51	24
City of Ottawa	2960 Riverside Dr. ottawa ON K2G 6J8	WNW	249.51	24
City of Ottawa RPAM	2960 Riverside Dr. ottawa ON K2G 6J8	WNW	249.51	24

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
City of Ottawa RPAM	2960 Riverside Dr. ottawa ON K2G 6J8	WNW	249.51	24
ST. PATRICK'S HOME OF OTTAWA 34-692	2865 RIVERSIDE DRIVE OTTAWA ON K1V 8N5	NNW	249.56	25
ST. PATRICK'S HOME OF OTTAWA	2865 RIVERSIDE DRIVE OTTAWA ON K1V 8N5	NNW	249.56	25
St. Patrick's Home of Ottawa Inc.	2865 Riverside Dr. Ottawa ON K1V 8N5	NNW	249.56	25
Medical Arts Dispensary of Ottawa	2865 Riverside Drive Ottawa ON K1V 8N5	NNW	249.56	25
Medical Arts Dispensary of Ottawa	2865 Riverside Drive Ottawa ON K1V 8N5	NNW	249.56	25
St. Patrick's Home of Ottawa Inc.	2865 Riverside Dr. Ottawa ON K1V 8N5	NNW	249.56	25
Medical Arts Dispensary of Ottawa	2865 Riverside Drive Ottawa ON K1V 8N5	NNW	249.56	25
Medical Arts Dispensary of Ottawa	2865 Riverside Drive Ottawa ON K1V 8N5	NNW	249.56	25

Lower Elevation	Address	Direction	Distance (m)	Map Key
561266 Ontario INc.	729 Ridgewood Ottawa ON K1V 6M8	-	0.00	1
561266 Ontario INc.	729 Ridgewood Ottawa ON K1V 6M8	-	0.00	1

Riverside Pharmacy	737 Ridgewood Ave. Ottawa ON K1V 6M8	SSE	45.36	5
McCloskey's Rick Service	753 Ridgewood Ave Ottawa ON K1V 6M8	ESE	55.43	10
561266 ONT. INC.	753 RIDGEWOOD AVE OTTAWA ON K1V 6M8	ESE	55.43	10

PES - Pesticide Register

A search of the PES database, dated 1988 - Apr 2020 has found that there are 4 PES site(s) within approximately 0.25 kilometers of the project property.

Lower Elevation	Address	Direction	Distance (m)	Map Key
THE COUNTRY GROCER INC. O/A COUNTRY GROCER FRESHMART	729 RIDGEWOOD AVE OTTAWA ON K1V 6M8	-	0.00	1
THE COUNTRY GROCER INC. O/A COUNTRY GROCER FRESHMART	729 RIDGEWOOD AVENUE OTTAWA ON K1V 6M8	-	0.00	1
THE COUNTRY GROCER INC. O/A COUNTRY GROCER FRESHMART	729 RIDGEWOOD AVE OTTAWA ON K1V6M8	-	0.00	1
THE COUNTRY GROCER INC. O/A COUNTRY GROCER FRESHMART	729 RIDGEWOOD AVE OTTAWA ON K1V 6M8	-	0.00	1

PRT - Private and Retail Fuel Storage Tanks

A search of the PRT database, dated 1989-1996* has found that there are 1 PRT site(s) within approximately 0.25 kilometers of the project property.

Lower Elevation	Address	Direction	Distance (m)	Map Key
RICK MCCLOSKEYS SERVICE LTD	753 RIDGEWOOD AV OTTAWA ON K1V 6M8	ESE	55.43	10

RST - Retail Fuel Storage Tanks

A search of the RST database, dated 1999-Jan 31, 2020 has found that there are 3 RST site(s) within approximately 0.25 kilometers of the project property.

Lower Elevation	Address	Direction	Distance (m)	Map Key
MCCLOSKEY'S RICK SERVICE LTD	753 RIDGEWOOD AVE OTTAWA ON K1V6M8	ESE	55.43	10
MCCLOSKEY'S RICK SERVICE LTD	753 RIDGEWOOD AVE OTTAWA ON K1V 6M8	ESE	55.43	10
MCCLOSKEY'S RICK SERVICE LTD	OTTAWA ON K1V 6M8	ESE	55.43	10

SCT - Scott's Manufacturing Directory

A search of the SCT database, dated 1992-Mar 2011* has found that there are 1 SCT site(s) within approximately 0.25 kilometers of the project property.

Lower Elevation	Address	Direction	Distance (m)	Map Key
ITALIAN TELEPHONE DIRECTORY	770 RIDGEWOOD AVE OTTAWA ON K1V 6M9	ESE	137.10	17

SPL - Ontario Spills

A search of the SPL database, dated 1988-Nov 2019 has found that there are 2 SPL site(s) within approximately 0.25 kilometers of the project property.

Lower Elevation	Address	Direction	Distance (m)	Map Key
Clean Water Works Inc.	Ottawa ON	ESE	87.21	14
PRIVATE RESIDENCE	2707 SPRINGLAND DRIVE FURNACE OIL TANK OTTAWA CITY ON K1V 6M2	ESE	246.45	23

WWIS - Water Well Information System

A search of the WWIS database, dated Feb 28, 2019 has found that there are 13 WWIS site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
	ON	W	100.64	15

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
	Well ID: 1508797			
	ON	W	188.67	18
	Well ID: 1507898			
	Ottawa ON	WNW	197.74	20
	Well ID: 7285490			

Lower Elevation	Address	Direction	Distance (m)	Map Key
	OTTAWA ON	ESE	38.67	3
	Well ID: 1535713			
	ON	ESE	45.27	4
	Well ID: 7313098			
	ON	ESE	47.33	6
	Well ID: 7303717			
	ON	SE	53.37	7
	Well ID: 7313097			
	ON	ESE	54.23	8
	Well ID: 7303718			
	ON	E	54.66	9
	Well ID: 7313099			
	ON	E	54.66	9
	Well ID: 7313096			
	ON	E	57.63	11
	Well ID: 7303720			
	ON	ESE	59.26	12

Well ID: 7303719

ON	ESE	63.98	**13**

Well ID: 7303721

Map : 0.25 Kilometer Radius

Order Number: 20200610241

Address: 729 Ridgewood Avenue, Ottawa, ON

ERIS
ENVIRONMENTAL RISK INFORMATION SERVICES

Project Property	Expressway	Industrial and Resource - Regions	National Park
Buffer Outline	Principal Highway	Main Line	Provincial or Territorial Park
Eris Sites with Higher Elevation	Secondary Highway	Sidetrack	Other Park
Eris Sites with Same Elevation	Major Road	Transit Line	Golf Course or Driving Range
Eris Sites with Lower Elevation	Local road	Abandoned Line	Park or Sports Field
Eris Sites with Unknown Elevation	Trail		Other Recreation Area
	Proposed Road		
	Ferry Route/Ice Road		

75°42'W

45°22'30"N

45°22'30"N

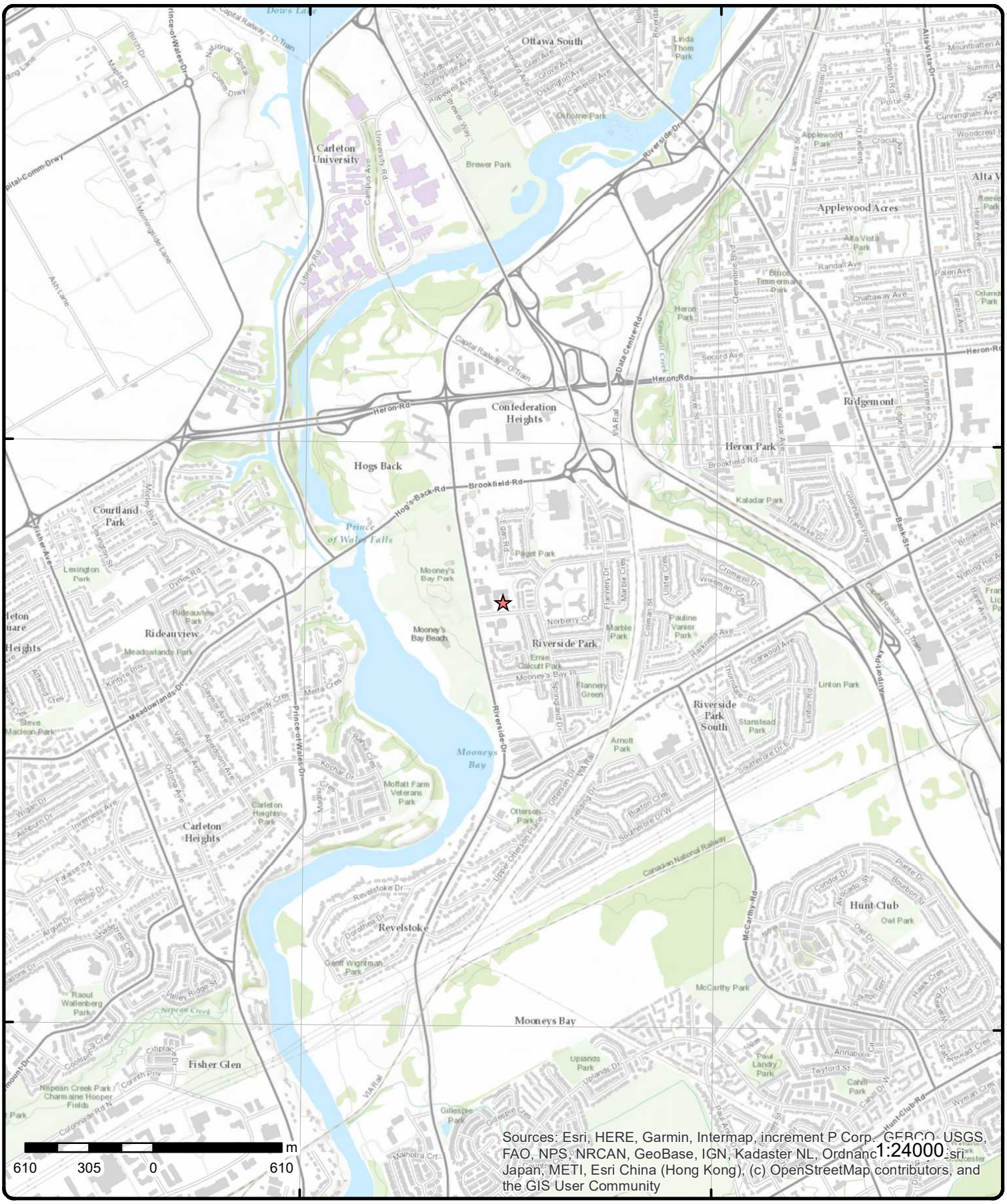
Aerial **Year: 2019**

Order Number: 20200610241

Address: 729 Ridgewood Avenue, Ottawa, ON

Source: ESRI World Imagery

ENVIRONMENTAL RISK INFORMATION SERVICES



Topographic Map

Address: 729 Ridgewood Avenue, ON

Source: ESRI World Topographic Map

Order Number: 20200610241

ERIS
ENVIRONMENTAL RISK INFORMATION SERVICES

Detail Report

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
1	1 of 6	-/0.0	81.6 / -0.25	THE COUNTRY GROCER INC. O/A COUNTRY GROCER FRESHMART 729 RIDGEWOOD AVENUE OTTAWA ON K1V 6M8	PES

Detail Licence No:	23-01-11853-0	Operator Box:	
Licence No:	11853	Operator Class:	
Status:		Operator No:	
Approval Date:		Operator Type:	
Report Source:		Oper Area Code:	
Licence Type:	Limited Vendor	Oper Phone No:	
Licence Type Code:	23	Operator Ext:	
Licence Class:	01	Operator Lot:	
Licence Control:	0	Oper Concession:	
Latitude:		Operator Region:	4
Longitude:		Operator District:	2
Lot:		Operator County:	15
Concession:		Op Municipality:	
Region:		Post Office Box:	
District:		MOE District:	
County:		SWP Area Name:	
Trade Name:			
PDF Link:			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
1	2 of 6	-/0.0	81.6 / -0.25	THE COUNTRY GROCER INC. O/A COUNTRY GROCER FRESHMART 729 RIDGEWOOD AVE OTTAWA ON K1V 6M8	PES

Detail Licence No:		Operator Box:	
Licence No:		Operator Class:	
Status:		Operator No:	
Approval Date:		Operator Type:	
Report Source:		Oper Area Code:	
Licence Type:	Limited Vendor	Oper Phone No:	
Licence Type Code:	23	Operator Ext:	
Licence Class:		Operator Lot:	
Licence Control:		Oper Concession:	
Latitude:		Operator Region:	
Longitude:		Operator District:	
Lot:		Operator County:	
Concession:		Op Municipality:	
Region:		Post Office Box:	
District:		MOE District:	
County:		SWP Area Name:	
Trade Name:			
PDF Link:			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
1	3 of 6	-/0.0	81.6 / -0.25	THE COUNTRY GROCER INC. O/A COUNTRY GROCER FRESHMART 729 RIDGEWOOD AVE OTTAWA ON K1V 6M8	PES

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB

Detail Licence No:
Licence No:
Status:
Approval Date:
Report Source:
Licence Type: Vendor
Licence Type Code:
Licence Class:
Licence Control:
Latitude:
Longitude:
Lot:
Concession:
Region:
District:
County:
Trade Name:
PDF Link:

Operator Box:
Operator Class:
Operator No:
Operator Type:
Oper Area Code:
Oper Phone No:
Operator Ext:
Operator Lot:
Oper Concession:
Operator Region:
Operator District:
Operator County:
Op Municipality:
Post Office Box:
MOE District:
SWP Area Name:

1	4 of 6	-/0.0	81.6 / -0.25	**561266 Ontario INc.** **729 Ridgewood** **Ottawa ON K1V 6M8**	GEN

Generator No: ON3535704
Status:
Approval Years: 2016
Contam. Facility: No
MHSW Facility: No
SIC Code: 531310
SIC Description: REAL ESTATE PROPERTY MANAGERS

PO Box No:
Country: Canada
Choice of Contact: CO_OFFICIAL
Co Admin: Brenda M Kennedy
Phone No Admin: 6132743742 Ext.223

Detail(s)

Waste Class: 251
Waste Class Desc: OIL SKIMMINGS & SLUDGES

1	5 of 6	-/0.0	81.6 / -0.25	**561266 Ontario INc.** **729 Ridgewood** **Ottawa ON K1V 6M8**	GEN

Generator No: ON3535704
Status: Registered
Approval Years: As of Dec 2017
Contam. Facility:
MHSW Facility:
SIC Code:
SIC Description:

PO Box No:
Country: Canada
Choice of Contact:
Co Admin:
Phone No Admin:

Detail(s)

Waste Class: 251 L
Waste Class Desc: Waste oils/sludges (petroleum based)

1	6 of 6	-/0.0	81.6 / -0.25	**THE COUNTRY GROCER INC. O/A COUNTRY GROCER FRESHMART** **729 RIDGEWOOD AVE** **OTTAWA ON K1V6M8**	PES

Detail Licence No: 23-01-11853-0
Licence No: 11853

Operator Box:
Operator Class:

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB

Status:		**Operator No:**	
Approval Date:		**Operator Type:**	
Report Source:	Legacy Licenses (Excluding TS)	**Oper Area Code:**	613
Licence Type:	Limited Vendor	**Oper Phone No:**	7316883
Licence Type Code:	23	**Operator Ext:**	
Licence Class:	01	**Operator Lot:**	
Licence Control:	0	**Oper Concession:**	
Latitude:		**Operator Region:**	4
Longitude:		**Operator District:**	2
Lot:		**Operator County:**	15
Concession:		**Op Municipality:**	
Region:		**Post Office Box:**	
District:		**MOE District:**	
County:		**SWP Area Name:**	
Trade Name:			
PDF Link:			

2 **1 of 1** **NNW/20.8** **81.1 / -0.71** **ON** **BORE**

Borehole ID:	612687	**Inclin FLG:**	No
OGF ID:	215513993	**SP Status:**	Initial Entry
Status:		**Surv Elev:**	No
Type:	Borehole	**Piezometer:**	No
Use:		**Primary Name:**	
Completion Date:		**Municipality:**	
Static Water Level:		**Lot:**	
Primary Water Use:		**Township:**	
Sec. Water Use:		**Latitude DD:**	45.368361
Total Depth m:	-999	**Longitude DD:**	-75.688038
Depth Ref:	Ground Surface	**UTM Zone:**	18
Depth Elev:		**Easting:**	446121
Drill Method:		**Northing:**	5024102
Orig Ground Elev m:	74.7	**Location Accuracy:**	
Elev Reliabil Note:		**Accuracy:**	Not Applicable
DEM Ground Elev m:	82.4		
Concession:			
Location D:			
Survey D:			
Comments:			

Borehole Geology Stratum

Geology Stratum ID:	218392090	**Mat Consistency:**	
Top Depth:	.6	**Material Moisture:**	
Bottom Depth:	.9	**Material Texture:**	
Material Color:		**Non Geo Mat Type:**	
Material 1:	Gravel	**Geologic Formation:**	
Material 2:		**Geologic Group:**	
Material 3:		**Geologic Period:**	
Material 4:		**Depositional Gen:**	
Gsc Material Description:			
Stratum Description:	GRAVEL.		

Geology Stratum ID:	218392091	**Mat Consistency:**	
Top Depth:	.9	**Material Moisture:**	
Bottom Depth:		**Material Texture:**	
Material Color:		**Non Geo Mat Type:**	
Material 1:	Bedrock	**Geologic Formation:**	
Material 2:		**Geologic Group:**	
Material 3:		**Geologic Period:**	
Material 4:		**Depositional Gen:**	
Gsc Material Description:			

Stratum Description: BEDROCK. 0350093FEET.SAND. BEDROCK. ROCK. BEDROCK. 00000 040 00000009 000 **Note: Many records provided by the department have a truncated [Stratum Description] field.

Geology Stratum ID: 218392089
Top Depth: 0
Bottom Depth: .6
Material Color:
Material 1: Silt
Material 2:
Material 3:
Material 4:
Gsc Material Description:
Stratum Description: SILT.

Mat Consistency:
Material Moisture:
Material Texture:
Non Geo Mat Type:
Geologic Formation:
Geologic Group:
Geologic Period:
Depositional Gen:

Source

Source Type: Data Survey
Source Orig: Geological Survey of Canada
Source Date: 1956-1972
Confidence: M
Observatio:
Source Name: Urban Geology Automated Information System (UGAIS)
Source Details: File: OTTAWA2.txt RecordID: 051950 NTS_Sheet: 31G05B
Confiden 1: Logs are approximately correct. Lack of information. Doubtful terminology.

Source Appl: Spatial/Tabular
Source Iden: 1
Scale or Res: Varies
Horizontal: NAD27
Verticalda: Mean Average Sea Level

Source List

Source Identifier: 1
Source Type: Data Survey
Source Date: 1956-1972
Scale or Resolution: Varies
Source Name: Urban Geology Automated Information System (UGAIS)
Source Originators: Geological Survey of Canada

Horizontal Datum: NAD27
Vertical Datum: Mean Average Sea Level
Projection Name: Universal Transverse Mercator

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3 **1 of 1** **ESE/38.7** **80.9 / -0.92** **OTTAWA ON** **WWIS**

Well ID: 1535713
Construction Date:
Primary Water Use:
Sec. Water Use:
Final Well Status: Observation Wells
Water Type:
Casing Material:
Audit No: Z29930
Tag: A027929
Construction Method:
Elevation (m):
Elevation Reliability:
Depth to Bedrock:
Well Depth:
Overburden/Bedrock:
Pump Rate:
Static Water Level:
Flowing (Y/N):
Flow Rate:
Clear/Cloudy:

Data Entry Status:
Data Src:
Date Received: 8/16/2005
Selected Flag: Yes
Abandonment Rec:
Contractor: 7241
Form Version: 3
Owner:
Street Name: 753 RIDGEWOOD DR
County: OTTAWA-CARLETON
Municipality: OTTAWA CITY
Site Info:
Lot:
Concession:
Concession Name:
Easting NAD83:
Northing NAD83:
Zone:
UTM Reliability:

Bore Hole Information

Bore Hole ID: 11316252
Elevation: 82.05619

DP2BR:		**Elevrc:**	
Spatial Status:		**Zone:**	18
Code OB:	o	**East83:**	446164.1
Code OB Desc:	Overburden	**North83:**	5024068
Open Hole:		**Org CS:**	G83a
Cluster Kind:		**UTMRC:**	4
Date Completed:	7/15/2005	**UTMRC Desc:**	margin of error : 30 m - 100 m
Remarks:		**Location Method:**	wwr

Elevrc Desc:
Location Source Date:
Improvement Location Source:
Improvement Location Method:
Source Revision Comment:
Supplier Comment:

Overburden and Bedrock Materials Interval

Formation ID:	932996993
Layer:	3
Color:	2
General Color:	GREY
Mat1:	05
Most Common Material:	CLAY
Mat2:	28
Other Materials:	SAND
Mat3:	
Other Materials:	
Formation Top Depth:	3
Formation End Depth:	5
Formation End Depth UOM:	m

Overburden and Bedrock Materials Interval

Formation ID:	932996991
Layer:	1
Color:	6
General Color:	BROWN
Mat1:	28
Most Common Material:	SAND
Mat2:	11
Other Materials:	GRAVEL
Mat3:	
Other Materials:	
Formation Top Depth:	0
Formation End Depth:	1.2
Formation End Depth UOM:	m

Overburden and Bedrock Materials Interval

Formation ID:	932996992
Layer:	2
Color:	2
General Color:	GREY
Mat1:	05
Most Common Material:	CLAY
Mat2:	28
Other Materials:	SAND
Mat3:	11
Other Materials:	GRAVEL
Formation Top Depth:	1.2

Formation End Depth:	3
Formation End Depth UOM:	m

Method of Construction & Well Use

Method Construction ID:	
Method Construction Code:	B
Method Construction:	Other Method
Other Method Construction:	

Pipe Information

Pipe ID:	11331107
Casing No:	1
Comment:	
Alt Name:	

Construction Record - Casing

Casing ID:	930855621
Layer:	1
Material:	5
Open Hole or Material:	PLASTIC
Depth From:	0
Depth To:	1.83
Casing Diameter:	1.25
Casing Diameter UOM:	cm
Casing Depth UOM:	m

Construction Record - Screen

Screen ID:	933414209
Layer:	1
Slot:	10
Screen Top Depth:	1.83
Screen End Depth:	5
Screen Material:	5
Screen Depth UOM:	m
Screen Diameter UOM:	cm
Screen Diameter:	3.17

Hole Diameter

Hole ID:	11533805
Diameter:	8.89
Depth From:	0
Depth To:	3.96
Hole Depth UOM:	m
Hole Diameter UOM:	cm

4 ***1 of 1*** ***ESE/45.3*** ***80.9 / -0.95*** ***ON*** ***WWIS***

Well ID:	7313098	***Data Entry Status:***	Yes
Construction Date:		***Data Src:***	
Primary Water Use:		***Date Received:***	6/19/2018
Sec. Water Use:		***Selected Flag:***	Yes
Final Well Status:		***Abandonment Rec:***	
Water Type:		***Contractor:***	7241
Casing Material:		***Form Version:***	7

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB

Audit No:	Z212322	**Owner:**	
Tag:	A189924	**Street Name:**	
Construction Method:		**County:**	OTTAWA-CARLETON
Elevation (m):		**Municipality:**	GLOUCESTER TOWNSHIP
Elevation Reliability:		**Site Info:**	
Depth to Bedrock:		**Lot:**	
Well Depth:		**Concession:**	
Overburden/Bedrock:		**Concession Name:**	
Pump Rate:		**Easting NAD83:**	
Static Water Level:		**Northing NAD83:**	
Flowing (Y/N):		**Zone:**	
Flow Rate:		**UTM Reliability:**	
Clear/Cloudy:			

Bore Hole Information

Bore Hole ID:	1007115287	**Elevation:**	
DP2BR:		**Elevrc:**	
Spatial Status:		**Zone:**	18
Code OB:		**East83:**	446170
Code OB Desc:		**North83:**	5024065
Open Hole:		**Org CS:**	UTM83
Cluster Kind:		**UTMRC:**	4
Date Completed:	2/22/2018	**UTMRC Desc:**	margin of error : 30 m - 100 m
Remarks:		**Location Method:**	wwr
Elevrc Desc:			
Location Source Date:			
Improvement Location Source:			
Improvement Location Method:			
Source Revision Comment:			
Supplier Comment:			

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5 | ***1 of 1*** | ***SSE/45.4*** | ***81.2 / -0.64*** | ***Riverside Pharmacy*** ***737 Ridgewood Ave.*** ***Ottawa ON K1V 6M8*** | ***GEN***

Generator No:	ON7903814	**PO Box No:**	
Status:		**Country:**	
Approval Years:	04	**Choice of Contact:**	
Contam. Facility:		**Co Admin:**	
MHSW Facility:		**Phone No Admin:**	
SIC Code:	813920		
SIC Description:	Professional Organizations		

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6 | ***1 of 1*** | ***ESE/47.3*** | ***80.9 / -0.95*** | ***ON*** | ***WWIS***

Well ID:	7303717	**Data Entry Status:**	
Construction Date:		**Data Src:**	
Primary Water Use:	Test Hole	**Date Received:**	1/19/2018
Sec. Water Use:	Monitoring	**Selected Flag:**	Yes
Final Well Status:	Observation Wells	**Abandonment Rec:**	
Water Type:		**Contractor:**	7241
Casing Material:		**Form Version:**	7
Audit No:	Z212364	**Owner:**	
Tag:	A182473	**Street Name:**	749 RIDGEWOOD AVENUE
Construction Method:		**County:**	OTTAWA-CARLETON
Elevation (m):		**Municipality:**	OTTAWA CITY
Elevation Reliability:		**Site Info:**	
Depth to Bedrock:		**Lot:**	
Well Depth:		**Concession:**	

Overburden/Bedrock:
Pump Rate:
Static Water Level:
Flowing (Y/N):
Flow Rate:
Clear/Cloudy:
Concession Name:
Easting NAD83:
Northing NAD83:
Zone:
UTM Reliability:

Bore Hole Information

Bore Hole ID: 1006972312
DP2BR:
Spatial Status:
Code OB:
Code OB Desc:
Open Hole:
Cluster Kind:
Date Completed: 11/27/2017
Remarks:
Elevrc Desc:
Location Source Date:
Improvement Location Source:
Improvement Location Method:
Source Revision Comment:
Supplier Comment:
Elevation:
Elevrc:
Zone: 18
East83: 446173
North83: 5024067
Org CS: UTM83
UTMRC: 4
UTMRC Desc: margin of error : 30 m - 100 m
Location Method: wwr

Overburden and Bedrock Materials Interval

Formation ID: 1007122157
Layer: 1
Color: 6
General Color: BROWN
Mat1: 28
Most Common Material: SAND
Mat2: 11
Other Materials: GRAVEL
Mat3:
Other Materials:
Formation Top Depth: 0
Formation End Depth: 5
Formation End Depth UOM: m

Overburden and Bedrock Materials Interval

Formation ID: 1007122160
Layer: 4
Color: 2
General Color: GREY
Mat1: 05
Most Common Material: CLAY
Mat2: 66
Other Materials: DENSE
Mat3:
Other Materials:
Formation Top Depth: 15
Formation End Depth: 20
Formation End Depth UOM: m

Overburden and Bedrock Materials Interval

Formation ID:	1007122161
Layer:	5
Color:	2
General Color:	GREY
Mat1:	05
Most Common Material:	CLAY
Mat2:	66
Other Materials:	DENSE
Mat3:	
Other Materials:	
Formation Top Depth:	20
Formation End Depth:	25
Formation End Depth UOM:	m

Overburden and Bedrock Materials Interval

Formation ID:	1007122159
Layer:	3
Color:	2
General Color:	GREY
Mat1:	06
Most Common Material:	SILT
Mat2:	11
Other Materials:	GRAVEL
Mat3:	
Other Materials:	
Formation Top Depth:	10
Formation End Depth:	15
Formation End Depth UOM:	m

Overburden and Bedrock Materials Interval

Formation ID:	1007122158
Layer:	2
Color:	2
General Color:	GREY
Mat1:	28
Most Common Material:	SAND
Mat2:	11
Other Materials:	GRAVEL
Mat3:	
Other Materials:	
Formation Top Depth:	5
Formation End Depth:	10
Formation End Depth UOM:	m

Annular Space/Abandonment Sealing Record

Plug ID:	1007122171
Layer:	3
Plug From:	14
Plug To:	25
Plug Depth UOM:	m

Annular Space/Abandonment Sealing Record

Plug ID:	1007122169
Layer:	1

Plug From: 0
Plug To: 1
Plug Depth UOM: m

Annular Space/Abandonment Sealing Record

Plug ID: 1007122170
Layer: 2
Plug From: 1
Plug To: 14
Plug Depth UOM: m

Method of Construction & Well Use

Method Construction ID:
Method Construction Code: D
Method Construction: Direct Push
Other Method Construction:

Pipe Information

Pipe ID: 1007122156
Casing No: 0
Comment:
Alt Name:

Construction Record - Casing

Casing ID: 1007122164
Layer: 1
Material: 5
Open Hole or Material: PLASTIC
Depth From: 0
Depth To: 15
Casing Diameter: 1.5
Casing Diameter UOM: cm
Casing Depth UOM: m

Construction Record - Screen

Screen ID: 1007122165
Layer: 1
Slot: 10
Screen Top Depth: 15
Screen End Depth: 25
Screen Material: 5
Screen Depth UOM: m
Screen Diameter UOM: cm
Screen Diameter: 1.9

Hole Diameter

Hole ID: 1007122162
Diameter: 3.25
Depth From: 0
Depth To: 25
Hole Depth UOM: m
Hole Diameter UOM: cm

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
7	1 of 1	SE/53.4	80.9 / -0.95	ON	WWIS

Well ID:	7313097	**Data Entry Status:**	Yes
Construction Date:		**Data Src:**	
Primary Water Use:		**Date Received:**	6/19/2018
Sec. Water Use:		**Selected Flag:**	Yes
Final Well Status:		**Abandonment Rec:**	
Water Type:		**Contractor:**	7241
Casing Material:		**Form Version:**	7
Audit No:	Z212323	**Owner:**	
Tag:	A182692	**Street Name:**	
Construction Method:		**County:**	OTTAWA-CARLETON
Elevation (m):		**Municipality:**	GLOUCESTER TOWNSHIP
Elevation Reliability:		**Site Info:**	
Depth to Bedrock:		**Lot:**	
Well Depth:		**Concession:**	
Overburden/Bedrock:		**Concession Name:**	
Pump Rate:		**Easting NAD83:**	
Static Water Level:		**Northing NAD83:**	
Flowing (Y/N):		**Zone:**	
Flow Rate:		**UTM Reliability:**	
Clear/Cloudy:			

Bore Hole Information

Bore Hole ID:	1007115281	**Elevation:**	
DP2BR:		**Elevrc:**	
Spatial Status:		**Zone:**	18
Code OB:		**East83:**	446165
Code OB Desc:		**North83:**	5024044
Open Hole:		**Org CS:**	UTM83
Cluster Kind:		**UTMRC:**	4
Date Completed:	2/22/2018	**UTMRC Desc:**	margin of error : 30 m - 100 m
Remarks:		**Location Method:**	wwr
Elevrc Desc:			
Location Source Date:			
Improvement Location Source:			
Improvement Location Method:			
Source Revision Comment:			
Supplier Comment:			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
8	1 of 1	ESE/54.2	80.9 / -0.95	ON	WWIS

Well ID:	7303718	**Data Entry Status:**	
Construction Date:		**Data Src:**	
Primary Water Use:	Test Hole	**Date Received:**	1/19/2018
Sec. Water Use:	Monitoring	**Selected Flag:**	Yes
Final Well Status:	Observation Wells	**Abandonment Rec:**	
Water Type:		**Contractor:**	7241
Casing Material:		**Form Version:**	7
Audit No:	Z212360	**Owner:**	
Tag:	A182474	**Street Name:**	749 RIDGEWOOD AVENUE
Construction Method:		**County:**	OTTAWA-CARLETON
Elevation (m):		**Municipality:**	OTTAWA CITY
Elevation Reliability:		**Site Info:**	
Depth to Bedrock:		**Lot:**	
Well Depth:		**Concession:**	
Overburden/Bedrock:		**Concession Name:**	
Pump Rate:		**Easting NAD83:**	

Static Water Level:
Flowing (Y/N):
Flow Rate:
Clear/Cloudy:
Northing NAD83:
Zone:
UTM Reliability:

Bore Hole Information

Bore Hole ID:	1006972315	***Elevation:***	
DP2BR:		***Elevrc:***	
Spatial Status:		***Zone:***	18
Code OB:		***East83:***	446173
Code OB Desc:		***North83:***	5024052
Open Hole:		***Org CS:***	UTM83
Cluster Kind:		***UTMRC:***	4
Date Completed:	11/27/2017	***UTMRC Desc:***	margin of error : 30 m - 100 m
Remarks:		***Location Method:***	wwr

Elevrc Desc:
Location Source Date:
Improvement Location Source:
Improvement Location Method:
Source Revision Comment:
Supplier Comment:

Overburden and Bedrock Materials Interval

Formation ID:	1007122198
Layer:	1
Color:	6
General Color:	BROWN
Mat1:	28
Most Common Material:	SAND
Mat2:	85
Other Materials:	SOFT
Mat3:	
Other Materials:	
Formation Top Depth:	0
Formation End Depth:	5
Formation End Depth UOM:	m

Overburden and Bedrock Materials Interval

Formation ID:	1007122200
Layer:	3
Color:	2
General Color:	GREY
Mat1:	28
Most Common Material:	SAND
Mat2:	11
Other Materials:	GRAVEL
Mat3:	
Other Materials:	
Formation Top Depth:	10
Formation End Depth:	15
Formation End Depth UOM:	m

Overburden and Bedrock Materials Interval

Formation ID:	1007122202
Layer:	5

Color:	2
General Color:	GREY
Mat1:	05
Most Common Material:	CLAY
Mat2:	66
Other Materials:	DENSE
Mat3:	
Other Materials:	
Formation Top Depth:	20
Formation End Depth:	24
Formation End Depth UOM:	m

Overburden and Bedrock Materials Interval

Formation ID:	1007122201
Layer:	4
Color:	2
General Color:	GREY
Mat1:	06
Most Common Material:	SILT
Mat2:	28
Other Materials:	SAND
Mat3:	
Other Materials:	
Formation Top Depth:	15
Formation End Depth:	20
Formation End Depth UOM:	m

Overburden and Bedrock Materials Interval

Formation ID:	1007122199
Layer:	2
Color:	2
General Color:	GREY
Mat1:	28
Most Common Material:	SAND
Mat2:	11
Other Materials:	GRAVEL
Mat3:	
Other Materials:	
Formation Top Depth:	5
Formation End Depth:	10
Formation End Depth UOM:	m

Annular Space/Abandonment Sealing Record

Plug ID:	1007122211
Layer:	2
Plug From:	1
Plug To:	14
Plug Depth UOM:	m

Annular Space/Abandonment Sealing Record

Plug ID:	1007122212
Layer:	3
Plug From:	14
Plug To:	24

Plug Depth UOM: m

Annular Space/Abandonment Sealing Record

Plug ID: 1007122210
Layer: 1
Plug From: 0
Plug To: 1
Plug Depth UOM: m

Method of Construction & Well Use

Method Construction ID:
Method Construction Code: D
Method Construction: Direct Push
Other Method Construction:

Pipe Information

Pipe ID: 1007122197
Casing No: 0
Comment:
Alt Name:

Construction Record - Casing

Casing ID: 1007122205
Layer: 1
Material: 5
Open Hole or Material: PLASTIC
Depth From: 0
Depth To: 14
Casing Diameter: 1.5
Casing Diameter UOM: cm
Casing Depth UOM: m

Construction Record - Screen

Screen ID: 1007122206
Layer: 1
Slot: 10
Screen Top Depth: 14
Screen End Depth: 24
Screen Material: 5
Screen Depth UOM: m
Screen Diameter UOM: cm
Screen Diameter: 1.9

Hole Diameter

Hole ID: 1007122203
Diameter: 3.25
Depth From: 0
Depth To: 24
Hole Depth UOM: m
Hole Diameter UOM: cm

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
9	1 of 2	E/54.7	80.9 / -0.92	ON	WWIS

Well ID:	7313096	**Data Entry Status:**	Yes
Construction Date:		**Data Src:**	
Primary Water Use:		**Date Received:**	6/19/2018
Sec. Water Use:		**Selected Flag:**	Yes
Final Well Status:		**Abandonment Rec:**	
Water Type:		**Contractor:**	7241
Casing Material:		**Form Version:**	7
Audit No:	Z212321	**Owner:**	
Tag:	A199391	**Street Name:**	
Construction Method:		**County:**	OTTAWA-CARLETON
Elevation (m):		**Municipality:**	GLOUCESTER TOWNSHIP
Elevation Reliability:		**Site Info:**	
Depth to Bedrock:		**Lot:**	
Well Depth:		**Concession:**	
Overburden/Bedrock:		**Concession Name:**	
Pump Rate:		**Easting NAD83:**	
Static Water Level:		**Northing NAD83:**	
Flowing (Y/N):		**Zone:**	
Flow Rate:		**UTM Reliability:**	
Clear/Cloudy:			

Bore Hole Information

Bore Hole ID:	1007115233	**Elevation:**	
DP2BR:		**Elevrc:**	
Spatial Status:		**Zone:**	18
Code OB:		**East83:**	446181
Code OB Desc:		**North83:**	5024068
Open Hole:		**Org CS:**	UTM83
Cluster Kind:		**UTMRC:**	4
Date Completed:	2/22/2018	**UTMRC Desc:**	margin of error : 30 m - 100 m
Remarks:		**Location Method:**	wwr
Elevrc Desc:			
Location Source Date:			
Improvement Location Source:			
Improvement Location Method:			
Source Revision Comment:			
Supplier Comment:			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
9	2 of 2	E/54.7	80.9 / -0.92	ON	WWIS

Well ID:	7313099	**Data Entry Status:**	Yes
Construction Date:		**Data Src:**	
Primary Water Use:		**Date Received:**	6/19/2018
Sec. Water Use:		**Selected Flag:**	Yes
Final Well Status:		**Abandonment Rec:**	
Water Type:		**Contractor:**	7241
Casing Material:		**Form Version:**	7
Audit No:	Z212320	**Owner:**	
Tag:	A189923	**Street Name:**	
Construction Method:		**County:**	OTTAWA-CARLETON
Elevation (m):		**Municipality:**	GLOUCESTER TOWNSHIP
Elevation Reliability:		**Site Info:**	
Depth to Bedrock:		**Lot:**	
Well Depth:		**Concession:**	
Overburden/Bedrock:		**Concession Name:**	
Pump Rate:		**Easting NAD83:**	
Static Water Level:		**Northing NAD83:**	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB

Flowing (Y/N): **Zone:**
Flow Rate: **UTM Reliability:**
Clear/Cloudy:

Bore Hole Information

Bore Hole ID: 1007115293 **Elevation:**
DP2BR: **Elevrc:**
Spatial Status: **Zone:** 18
Code OB: **East83:** 446181
Code OB Desc: **North83:** 5024068
Open Hole: **Org CS:** UTM83
Cluster Kind: **UTMRC:** 4
Date Completed: 2/22/2018 **UTMRC Desc:** margin of error : 30 m - 100 m
Remarks: **Location Method:** wwr
Elevrc Desc:
Location Source Date:
Improvement Location Source:
Improvement Location Method:
Source Revision Comment:
Supplier Comment:

10	*1 of 17*	*ESE/55.4*	*80.9 / -0.95*	***RICK MCCLOSKEYS SERVICE LTD*** ***753 RIDGEWOOD AV*** ***OTTAWA ON K1V 6M8***	***PRT***

Location ID: 11073
Type: retail
Expiry Date: 1995-06-30
Capacity (L): 55000
Licence #: 0048045001

10	*2 of 17*	*ESE/55.4*	*80.9 / -0.95*	***MCCLOSKEY'S RICK SERVICE LTD*** ***753 RIDGEWOOD AVE*** ***OTTAWA ON K1V6M8***	***RST***

Headcode: 1186800
Headcode Desc: Service Stations-Gasoline, Oil & Natural Gas
Phone: 6137330322
List Name:
Description:

10	*3 of 17*	*ESE/55.4*	*80.9 / -0.95*	***MCCLOSKEY'S RICK SERVICE LTD*** ***753 RIDGEWOOD AVE*** ***OTTAWA ON K1V 6M8***	***RST***

Headcode: 1186800
Headcode Desc: Service Stations-Gasoline, Oil & Natural Gas
Phone: 6137331749
List Name:
Description:

10	*4 of 17*	*ESE/55.4*	*80.9 / -0.95*	***MCCLOSKEY'S RICK SERVICE LTD*** ***OTTAWA ON K1V 6M8***	***RST***

Headcode: 1186800
Headcode Desc: Service Stations-Gasoline, Oil & Natural Gas

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Phone:		6137331749			
List Name:					
Description:					

10	5 of 17	ESE/55.4	80.9 / -0.95	561266 ONT. INC. 753 RIDGEWOOD AVE OTTAWA ON K1V 6M8	GEN

Generator No:	ON8776822	**PO Box No:**	
Status:		**Country:**	
Approval Years:	05	**Choice of Contact:**	
Contam. Facility:		**Co Admin:**	
MHSW Facility:		**Phone No Admin:**	
SIC Code:	447190		
SIC Description:	Other Gasoline Stations		

Detail(s)

Waste Class:	251
Waste Class Desc:	OIL SKIMMINGS & SLUDGES

10	6 of 17	ESE/55.4	80.9 / -0.95	RICK MCCLOSKEYS SERVICE LTD 753 RIDGEWOOD AV OTTAWA ON K1V 6M8	EXP

Instance No:	9673997
Instance ID:	
Instance Type:	FS Facility
Description:	
Status:	EXPIRED
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	4/13/2002

10	7 of 17	ESE/55.4	80.9 / -0.95	RICK MCCLOSKEYS SERVICE LTD 753 RIDGEWOOD AV OTTAWA ON	EXP

Instance No:	10155239
Instance ID:	12837
Instance Type:	FS Facility
Description:	FS Propane Cylr Handling Facility
Status:	EXPIRED
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	

10	8 of 17	ESE/55.4	80.9 / -0.95	RICK MCCLOSKEYS SERVICE LTD 753 RIDGEWOOD AV OTTAWA ON K1V 6M8	EXP

Instance No:	10906415
Instance ID:	
Instance Type:	FS Liquid Fuel Tank
Description:	
Status:	EXPIRED

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
TSSA Program Area:					
Maximum Hazard Rank:					
Facility Type:					
Expired Date:		4/13/2002			

10	9 of 17	ESE/55.4	80.9 / -0.95	RICK MCCLOSKEYS SERVICE LTD 753 RIDGEWOOD AV OTTAWA ON K1V 6M8	EXP

Instance No:	10906439
Instance ID:	
Instance Type:	FS Liquid Fuel Tank
Description:	
Status:	EXPIRED
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	4/13/2002

10	10 of 17	ESE/55.4	80.9 / -0.95	RICK MCCLOSKEYS SERVICE LTD 753 RIDGEWOOD AV OTTAWA ON K1V 6M8	EXP

Instance No:	10906455
Instance ID:	
Instance Type:	FS Liquid Fuel Tank
Description:	
Status:	EXPIRED
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	4/13/2002

10	11 of 17	ESE/55.4	80.9 / -0.95	RICK MCCLOSKEYS SERVICE LTD 753 RIDGEWOOD AV OTTAWA ON	EXP

Instance No:	10906431
Instance ID:	51384
Instance Type:	FS Piping
Description:	FS Piping
Status:	EXPIRED
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	

10	12 of 17	ESE/55.4	80.9 / -0.95	RICK MCCLOSKEYS SERVICE LTD 753 RIDGEWOOD AV OTTAWA ON	EXP

Instance No:	10906446
Instance ID:	51538
Instance Type:	FS Piping
Description:	FS Piping
Status:	EXPIRED
TSSA Program Area:	
Maximum Hazard Rank:	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Facility Type:					
Expired Date:					

10	13 of 17	ESE/55.4	80.9 / -0.95	RICK MCCLOSKEYS SERVICE LTD 753 RIDGEWOOD AV OTTAWA ON	EXP

Instance No:	10906461
Instance ID:	51967
Instance Type:	FS Piping
Description:	FS Piping
Status:	EXPIRED
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	

10	14 of 17	ESE/55.4	80.9 / -0.95	RICK MCCLOSKEYS SERVICE LTD 753 RIDGEWOOD AV OTTAWA ON K1V 6M8	EXP

Instance No:	10906415
Instance ID:	
Instance Type:	FS Liquid Fuel Tank
Description:	FS Gasoline Station - Full Serve
Status:	EXPIRED
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	FS Liquid Fuel Tank
Expired Date:	4/13/2002

10	15 of 17	ESE/55.4	80.9 / -0.95	RICK MCCLOSKEYS SERVICE LTD 753 RIDGEWOOD AV OTTAWA ON K1V 6M8	EXP

Instance No:	10906439
Instance ID:	
Instance Type:	FS Liquid Fuel Tank
Description:	FS Gasoline Station - Full Serve
Status:	EXPIRED
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	FS Liquid Fuel Tank
Expired Date:	4/13/2002

10	16 of 17	ESE/55.4	80.9 / -0.95	RICK MCCLOSKEYS SERVICE LTD 753 RIDGEWOOD AV OTTAWA ON K1V 6M8	EXP

Instance No:	10906455
Instance ID:	
Instance Type:	FS Liquid Fuel Tank
Description:	FS Gasoline Station - Full Serve
Status:	EXPIRED
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	FS Liquid Fuel Tank
Expired Date:	4/13/2002

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
10	17 of 17	ESE/55.4	80.9 / -0.95	McCloskey's Rick Service 753 Ridgewood Ave Ottawa ON K1V 6M8	GEN

Generator No:	ON9824428	**PO Box No:**	
Status:	Registered	**Country:**	Canada
Approval Years:	As of Dec 2018	**Choice of Contact:**	
Contam. Facility:		**Co Admin:**	
MHSW Facility:		**Phone No Admin:**	
SIC Code:			
SIC Description:			

Detail(s)

Waste Class:	221 L
Waste Class Desc:	Light fuels

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
11	1 of 1	E/57.6	79.7 / -2.10	ON	WWIS

Well ID:	7303720	**Data Entry Status:**	
Construction Date:		**Data Src:**	
Primary Water Use:	Test Hole	**Date Received:**	1/19/2018
Sec. Water Use:	Monitoring	**Selected Flag:**	Yes
Final Well Status:	Observation Wells	**Abandonment Rec:**	
Water Type:		**Contractor:**	7241
Casing Material:		**Form Version:**	7
Audit No:	Z212363	**Owner:**	
Tag:	A182475	**Street Name:**	749 RIDGEWOOD ROAD
Construction Method:		**County:**	OTTAWA-CARLETON
Elevation (m):		**Municipality:**	OTTAWA CITY
Elevation Reliability:		**Site Info:**	
Depth to Bedrock:		**Lot:**	
Well Depth:		**Concession:**	
Overburden/Bedrock:		**Concession Name:**	
Pump Rate:		**Easting NAD83:**	
Static Water Level:		**Northing NAD83:**	
Flowing (Y/N):		**Zone:**	
Flow Rate:		**UTM Reliability:**	
Clear/Cloudy:			

Bore Hole Information

Bore Hole ID:	1006972321	**Elevation:**	
DP2BR:		**Elevrc:**	
Spatial Status:		**Zone:**	18
Code OB:		**East83:**	446185
Code OB Desc:		**North83:**	5024072
Open Hole:		**Org CS:**	UTM83
Cluster Kind:		**UTMRC:**	4
Date Completed:	11/27/2017	**UTMRC Desc:**	margin of error : 30 m - 100 m
Remarks:		**Location Method:**	wwr
Elevrc Desc:			
Location Source Date:			
Improvement Location Source:			
Improvement Location Method:			
Source Revision Comment:			
Supplier Comment:			

Overburden and Bedrock Materials Interval

Formation ID:	1007122245
Layer:	2
Color:	2
General Color:	GREY
Mat1:	05
Most Common Material:	CLAY
Mat2:	06
Other Materials:	SILT
Mat3:	
Other Materials:	
Formation Top Depth:	2.43
Formation End Depth:	4.57
Formation End Depth UOM:	m

Overburden and Bedrock Materials Interval

Formation ID:	1007122246
Layer:	3
Color:	2
General Color:	GREY
Mat1:	06
Most Common Material:	SILT
Mat2:	11
Other Materials:	GRAVEL
Mat3:	
Other Materials:	
Formation Top Depth:	4.57
Formation End Depth:	7.31
Formation End Depth UOM:	m

Overburden and Bedrock Materials Interval

Formation ID:	1007122244
Layer:	1
Color:	6
General Color:	BROWN
Mat1:	28
Most Common Material:	SAND
Mat2:	11
Other Materials:	GRAVEL
Mat3:	
Other Materials:	
Formation Top Depth:	0
Formation End Depth:	2.43
Formation End Depth UOM:	m

Annular Space/Abandonment Sealing Record

Plug ID:	1007122254
Layer:	1
Plug From:	0
Plug To:	0.31
Plug Depth UOM:	m

Annular Space/Abandonment Sealing Record

Plug ID: 1007122256
Layer: 3
Plug From: 3.96
Plug To: 7.31
Plug Depth UOM: m

Annular Space/Abandonment Sealing Record

Plug ID: 1007122255
Layer: 2
Plug From: 0.31
Plug To: 3.96
Plug Depth UOM: m

Method of Construction & Well Use

Method Construction ID:
Method Construction Code: D
Method Construction: Direct Push
Other Method Construction:

Pipe Information

Pipe ID: 1007122243
Casing No: 0
Comment:
Alt Name:

Construction Record - Casing

Casing ID: 1007122249
Layer: 1
Material: 5
Open Hole or Material: PLASTIC
Depth From: 0
Depth To: 4.26
Casing Diameter: 4.03
Casing Diameter UOM: cm
Casing Depth UOM: m

Construction Record - Screen

Screen ID: 1007122250
Layer: 1
Slot: 10
Screen Top Depth: 4.26
Screen End Depth: 7.31
Screen Material: 5
Screen Depth UOM: m
Screen Diameter UOM: cm
Screen Diameter: 4.82

Hole Diameter

Hole ID: 1007122247
Diameter: 8.5
Depth From: 0
Depth To: 7.31

Hole Depth UOM: m
Hole Diameter UOM: cm

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12 | **1 of 1** | **ESE/59.3** | **80.9 / -0.95** | **ON** | **WWIS**

Well ID: 7303719
Construction Date:
Primary Water Use: Test Hole
Sec. Water Use: Monitoring
Final Well Status: Monitoring and Test Hole
Water Type:
Casing Material:
Audit No: Z212362
Tag: A182477
Construction Method:
Elevation (m):
Elevation Reliability:
Depth to Bedrock:
Well Depth:
Overburden/Bedrock:
Pump Rate:
Static Water Level:
Flowing (Y/N):
Flow Rate:
Clear/Cloudy:

Data Entry Status:
Data Src:
Date Received: 1/19/2018
Selected Flag: Yes
Abandonment Rec:
Contractor: 7241
Form Version: 7
Owner:
Street Name: 749 RIDGEWOOD ROAD
County: OTTAWA-CARLETON

Municipality: OTTAWA CITY
Site Info:
Lot:
Concession:
Concession Name:
Easting NAD83:
Northing NAD83:
Zone:
UTM Reliability:

Bore Hole Information

Bore Hole ID: 1006972318
DP2BR:
Spatial Status:
Code OB:
Code OB Desc:
Open Hole:
Cluster Kind:
Date Completed: 11/27/2017
Remarks:
Elevrc Desc:
Location Source Date:
Improvement Location Source:
Improvement Location Method:
Source Revision Comment:
Supplier Comment:

Elevation:
Elevrc:
Zone: 18
East83: 446174
North83: 5024045
Org CS: UTM83
UTMRC: 4
UTMRC Desc: margin of error : 30 m - 100 m
Location Method: wwr

Overburden and Bedrock Materials Interval

Formation ID: 1007122227
Layer: 1
Color: 6
General Color: BROWN
Mat1: 28
Most Common Material: SAND
Mat2: 11
Other Materials: GRAVEL
Mat3:
Other Materials:
Formation Top Depth: 0
Formation End Depth: 2.43
Formation End Depth UOM: m

Overburden and Bedrock Materials Interval

Formation ID:	1007122229
Layer:	3
Color:	2
General Color:	GREY
Mat1:	06
Most Common Material:	SILT
Mat2:	11
Other Materials:	GRAVEL
Mat3:	
Other Materials:	
Formation Top Depth:	4.57
Formation End Depth:	7.31
Formation End Depth UOM:	m

Overburden and Bedrock Materials Interval

Formation ID:	1007122228
Layer:	2
Color:	2
General Color:	GREY
Mat1:	05
Most Common Material:	CLAY
Mat2:	06
Other Materials:	SILT
Mat3:	
Other Materials:	
Formation Top Depth:	2.43
Formation End Depth:	4.57
Formation End Depth UOM:	m

Annular Space/Abandonment Sealing Record

Plug ID:	1007122237
Layer:	1
Plug From:	0
Plug To:	0.31
Plug Depth UOM:	m

Annular Space/Abandonment Sealing Record

Plug ID:	1007122238
Layer:	2
Plug From:	0.31
Plug To:	3.96
Plug Depth UOM:	m

Annular Space/Abandonment Sealing Record

Plug ID:	1007122239
Layer:	3
Plug From:	3.96
Plug To:	7.31
Plug Depth UOM:	m

Method of Construction & Well Use

Method Construction ID:
Method Construction Code: D
Method Construction: Direct Push
Other Method Construction:

Pipe Information

Pipe ID: 1007122226
Casing No: 0
Comment:
Alt Name:

Construction Record - Casing

Casing ID: 1007122232
Layer: 1
Material: 5
Open Hole or Material: PLASTIC
Depth From: 0
Depth To: 4.26
Casing Diameter: 4.03
Casing Diameter UOM: cm
Casing Depth UOM: m

Construction Record - Screen

Screen ID: 1007122233
Layer: 1
Slot: 10
Screen Top Depth: 4.26
Screen End Depth: 7.31
Screen Material: 5
Screen Depth UOM: m
Screen Diameter UOM: cm
Screen Diameter: 4.52

Hole Diameter

Hole ID: 1007122230
Diameter: 8.5
Depth From: 0
Depth To: 7.31
Hole Depth UOM: m
Hole Diameter UOM: cm

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13 ***1 of 1*** ***ESE/64.0*** ***80.6 / -1.25*** ***ON*** ***WWIS***

Well ID: 7303721
Construction Date:
Primary Water Use: Test Hole
Sec. Water Use: Monitoring
Final Well Status: Monitoring and Test Hole
Water Type:
Casing Material:
Audit No: Z212361
Tag: A182476
Construction

Data Entry Status:
Data Src:
Date Received: 1/19/2018
Selected Flag: Yes
Abandonment Rec:
Contractor: 7241
Form Version: 7
Owner:
Street Name: 749 RIDGEWOOD ROAD
County: OTTAWA-CARLETON

Method:
Elevation (m):
Elevation Reliability:
Depth to Bedrock:
Well Depth:
Overburden/Bedrock:
Pump Rate:
Static Water Level:
Flowing (Y/N):
Flow Rate:
Clear/Cloudy:

Municipality: OTTAWA CITY
Site Info:
Lot:
Concession:
Concession Name:
Easting NAD83:
Northing NAD83:
Zone:
UTM Reliability:

Bore Hole Information

Bore Hole ID: 1006972324
DP2BR:
Spatial Status:
Code OB:
Code OB Desc:
Open Hole:
Cluster Kind:
Date Completed: 11/27/2017
Remarks:
Elevrc Desc:
Location Source Date:
Improvement Location Source:
Improvement Location Method:
Source Revision Comment:
Supplier Comment:

Elevation:
Elevrc:
Zone: 18
East83: 446186
North83: 5024055
Org CS: UTM83
UTMRC: 4
UTMRC Desc: margin of error : 30 m - 100 m
Location Method: wwr

Overburden and Bedrock Materials Interval

Formation ID: 1007122269
Layer: 3
Color: 2
General Color: GREY
Mat1: 06
Most Common Material: SILT
Mat2: 11
Other Materials: GRAVEL
Mat3:
Other Materials:
Formation Top Depth: 4.57
Formation End Depth: 7.31
Formation End Depth UOM: m

Overburden and Bedrock Materials Interval

Formation ID: 1007122267
Layer: 1
Color: 6
General Color: BROWN
Mat1: 28
Most Common Material: SAND
Mat2: 11
Other Materials: GRAVEL
Mat3:
Other Materials:
Formation Top Depth: 0
Formation End Depth: 2.43
Formation End Depth UOM: m

Overburden and Bedrock Materials Interval

Formation ID:	1007122268
Layer:	2
Color:	2
General Color:	GREY
Mat1:	05
Most Common Material:	CLAY
Mat2:	06
Other Materials:	SILT
Mat3:	
Other Materials:	
Formation Top Depth:	2.43
Formation End Depth:	4.57
Formation End Depth UOM:	m

Annular Space/Abandonment Sealing Record

Plug ID:	1007122279
Layer:	3
Plug From:	3.96
Plug To:	7.31
Plug Depth UOM:	m

Annular Space/Abandonment Sealing Record

Plug ID:	1007122277
Layer:	1
Plug From:	0
Plug To:	0.31
Plug Depth UOM:	m

Annular Space/Abandonment Sealing Record

Plug ID:	1007122278
Layer:	2
Plug From:	0.31
Plug To:	3.96
Plug Depth UOM:	m

Method of Construction & Well Use

Method Construction ID:	
Method Construction Code:	D
Method Construction:	Direct Push
Other Method Construction:	

Pipe Information

Pipe ID:	1007122266
Casing No:	0
Comment:	
Alt Name:	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB

Construction Record - Casing

Casing ID:	1007122272
Layer:	1
Material:	5
Open Hole or Material:	PLASTIC
Depth From:	0
Depth To:	4.28
Casing Diameter:	4.03
Casing Diameter UOM:	cm
Casing Depth UOM:	m

Construction Record - Screen

Screen ID:	1007122273
Layer:	1
Slot:	10
Screen Top Depth:	4.26
Screen End Depth:	7.31
Screen Material:	5
Screen Depth UOM:	m
Screen Diameter UOM:	cm
Screen Diameter:	4.82

Hole Diameter

Hole ID:	1007122270
Diameter:	8.5
Depth From:	0
Depth To:	7.31
Hole Depth UOM:	m
Hole Diameter UOM:	cm

14	***1 of 1***	***ESE/87.2***	***80.7 / -1.15***	***Clean Water Works Inc.***	***SPL***
				Ottawa ON	

Ref No:	3508-B23PFT	***Discharger Report:***	
Site No:	NA	***Material Group:***	
Incident Dt:	2018/06/25	***Health/Env Conseq:***	2 - Minor Environment
Year:		***Client Type:***	Corporation
Incident Cause:		***Sector Type:***	Miscellaneous Communal
Incident Event:	Leak/Break	***Agency Involved:***	
Contaminant Code:	15	***Nearest Watercourse:***	
Contaminant Name:	HYDRAULIC OIL	***Site Address:***	
Contaminant Limit 1:		***Site District Office:***	Ottawa
Contam Limit Freq 1:		***Site Postal Code:***	
Contaminant UN No 1:	n/a	***Site Region:***	Eastern
Environment Impact:		***Site Municipality:***	Ottawa
Nature of Impact:		***Site Lot:***	
Receiving Medium:		***Site Conc:***	
Receiving Env:	Land	***Northing:***	5024026.15
MOE Response:	No	***Easting:***	446194.67
Dt MOE Arvl on Scn:		***Site Geo Ref Accu:***	
MOE Reported Dt:	2018/06/25	***Site Map Datum:***	
Dt Document Closed:	2018/07/13	***SAC Action Class:***	Primary Assessment of Spills
Incident Reason:	Equipment Failure	***Source Type:***	Motor Vehicle
Site Name:	750 Ridgewood Dr<UNOFFICIAL>		
Site County/District:			
Site Geo Ref Meth:			
Incident Summary:	Clean Water Works: 50 gal hydraulic oil to asphalt, cntd		
Contaminant Qty:	50 gal-US		

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
15	1 of 1	W/100.6	84.4 / 2.60	ON	WWIS

Well ID: 1508797
Construction Date:
Primary Water Use: Domestic
Sec. Water Use: 0
Final Well Status: Water Supply
Water Type:
Casing Material:
Audit No:
Tag:
Construction Method:
Elevation (m):
Elevation Reliability:
Depth to Bedrock:
Well Depth:
Overburden/Bedrock:
Pump Rate:
Static Water Level:
Flowing (Y/N):
Flow Rate:
Clear/Cloudy:

Data Entry Status:
Data Src: 1
Date Received: 4/1/1952
Selected Flag: Yes
Abandonment Rec:
Contractor: 3725
Form Version: 1
Owner:
Street Name:
County: OTTAWA-CARLETON
Municipality: OTTAWA CITY
Site Info:
Lot:
Concession:
Concession Name:
Easting NAD83:
Northing NAD83:
Zone:
UTM Reliability:

Bore Hole Information

Bore Hole ID: 10030831
DP2BR: 23
Spatial Status:
Code OB: r
Code OB Desc: Bedrock
Open Hole:
Cluster Kind:
Date Completed: 10/25/1951
Remarks:
Elevrc Desc:
Location Source Date:
Improvement Location Source:
Improvement Location Method:
Source Revision Comment:
Supplier Comment:

Elevation: 84.175674
Elevrc:
Zone: 18
East83: 446030.7
North83: 5024107
Org CS:
UTMRC: 9
UTMRC Desc: unknown UTM
Location Method: p9

Overburden and Bedrock Materials Interval

Formation ID: 931010616
Layer: 1
Color:
General Color:
Mat1: 05
Most Common Material: CLAY
Mat2: 13
Other Materials: BOULDERS
Mat3:
Other Materials:
Formation Top Depth: 0
Formation End Depth: 23
Formation End Depth UOM: ft

Overburden and Bedrock Materials Interval

Formation ID: 931010617
Layer: 2
Color:
General Color:
Mat1: 15
Most Common Material: LIMESTONE
Mat2:
Other Materials:
Mat3:
Other Materials:
Formation Top Depth: 23
Formation End Depth: 90
Formation End Depth UOM: ft

Method of Construction & Well Use

Method Construction ID:
Method Construction Code: 1
Method Construction: Cable Tool
Other Method Construction:

Pipe Information

Pipe ID: 10579401
Casing No: 1
Comment:
Alt Name:

Construction Record - Casing

Casing ID: 930054296
Layer: 2
Material: 4
Open Hole or Material: OPEN HOLE
Depth From:
Depth To: 90
Casing Diameter: 4
Casing Diameter UOM: inch
Casing Depth UOM: ft

Construction Record - Casing

Casing ID: 930054295
Layer: 1
Material: 1
Open Hole or Material: STEEL
Depth From:
Depth To: 31
Casing Diameter: 4
Casing Diameter UOM: inch
Casing Depth UOM: ft

Results of Well Yield Testing

Pump Test ID: 991508797
Pump Set At:
Static Level: 12
Final Level After Pumping: 50
Recommended Pump Depth:
Pumping Rate:

Flowing Rate:	
Recommended Pump Rate:	
Levels UOM:	ft
Rate UOM:	GPM
Water State After Test Code:	1
Water State After Test:	CLEAR
Pumping Test Method:	1
Pumping Duration HR:	
Pumping Duration MIN:	
Flowing:	N

Water Details

Water ID:	933463473
Layer:	1
Kind Code:	1
Kind:	FRESH
Water Found Depth:	60
Water Found Depth UOM:	ft

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16 | ***1 of 3*** | ***ENE/116.2*** | ***77.9 / -3.95*** | ***753 Springland Drive Ottawa ON K1V 6L9*** | ***EHS***

Order No:	20040311001	**Nearest Intersection:**	
Status:	C	**Municipality:**	
Report Type:	Complete Report Upgrade	**Client Prov/State:**	ON
Report Date:	3/16/04	**Search Radius (km):**	0.35
Date Received:	3/11/04	**X:**	-75.686188
Previous Site Name:		**Y:**	45.369211
Lot/Building Size:			
Additional Info Ordered:			

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16 | ***2 of 3*** | ***ENE/116.2*** | ***77.9 / -3.95*** | ***753 Springland Drive Ottawa ON K1V 6L9*** | ***EHS***

Order No:	20040310012w	**Nearest Intersection:**	
Status:	C	**Municipality:**	
Report Type:	Online Mapless	**Client Prov/State:**	ON
Report Date:	3/10/04	**Search Radius (km):**	0.25
Date Received:	3/10/04	**X:**	0
Previous Site Name:		**Y:**	0
Lot/Building Size:			
Additional Info Ordered:			

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16 | ***3 of 3*** | ***ENE/116.2*** | ***77.9 / -3.95*** | ***753 A Springland Dr Ottawa ON K1V6L9*** | ***EHS***

Order No:	20170206030	**Nearest Intersection:**	
Status:	C	**Municipality:**	
Report Type:	RSC Report (Urban)	**Client Prov/State:**	ON
Report Date:	10-FEB-17	**Search Radius (km):**	.3
Date Received:	06-FEB-17	**X:**	-75.686603
Previous Site Name:		**Y:**	45.368644
Lot/Building Size:			
Additional Info Ordered:	Fire Insur. Maps and/or Site Plans; Aerial Photos		

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17 | ***1 of 1*** | ***ESE/137.1*** | ***79.9 / -1.95*** | ***ITALIAN TELEPHONE DIRECTORY 770 RIDGEWOOD AVE OTTAWA ON K1V 6M9*** | ***SCT***

Established: 1970
Plant Size (ft²): 0
Employment: 2

--Details--
Description: Database and Directory Publishers
SIC/NAICS Code: 511140

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18 **1 of 1** **W/188.7** **87.6 / 5.76** **ON** **WWIS**

Well ID: 1507898
Construction Date:
Primary Water Use: Domestic
Sec. Water Use: 0
Final Well Status: Water Supply
Water Type:
Casing Material:
Audit No:
Tag:
Construction Method:
Elevation (m):
Elevation Reliability:
Depth to Bedrock:
Well Depth:
Overburden/Bedrock:
Pump Rate:
Static Water Level:
Flowing (Y/N):
Flow Rate:
Clear/Cloudy:

Data Entry Status:
Data Src: 1
Date Received: 11/16/1951
Selected Flag: Yes
Abandonment Rec:
Contractor: 3601
Form Version: 1
Owner:
Street Name:
County: OTTAWA-CARLETON
Municipality: OTTAWA CITY
Site Info:
Lot:
Concession:
Concession Name:
Easting NAD83:
Northing NAD83:
Zone:
UTM Reliability:

Bore Hole Information

Bore Hole ID: 10029933
DP2BR: 14
Spatial Status:
Code OB: r
Code OB Desc: Bedrock
Open Hole:
Cluster Kind:
Date Completed: 8/18/1951
Remarks:
Elevrc Desc:
Location Source Date:
Improvement Location Source:
Improvement Location Method:
Source Revision Comment:
Supplier Comment:

Elevation: 87.029212
Elevrc:
Zone: 18
East83: 445940.7
North83: 5024102
Org CS:
UTMRC: 9
UTMRC Desc: unknown UTM
Location Method: p9

Overburden and Bedrock Materials Interval

Formation ID: 931008314
Layer: 3
Color:
General Color:
Mat1: 15
Most Common Material: LIMESTONE
Mat2:
Other Materials:

Mat3:
Other Materials:
Formation Top Depth: 23
Formation End Depth: 80
Formation End Depth UOM: ft

Overburden and Bedrock Materials Interval

Formation ID: 931008312
Layer: 1
Color:
General Color:
Mat1: 05
Most Common Material: CLAY
Mat2:
Other Materials:
Mat3:
Other Materials:
Formation Top Depth: 0
Formation End Depth: 14
Formation End Depth UOM: ft

Overburden and Bedrock Materials Interval

Formation ID: 931008313
Layer: 2
Color:
General Color:
Mat1: 17
Most Common Material: SHALE
Mat2:
Other Materials:
Mat3:
Other Materials:
Formation Top Depth: 14
Formation End Depth: 23
Formation End Depth UOM: ft

Method of Construction & Well Use

Method Construction ID:
Method Construction Code: 1
Method Construction: Cable Tool
Other Method Construction:

Pipe Information

Pipe ID: 10578503
Casing No: 1
Comment:
Alt Name:

Construction Record - Casing

Casing ID: 930052520
Layer: 2
Material: 4
Open Hole or Material: OPEN HOLE
Depth From:

Depth To:	80
Casing Diameter:	4
Casing Diameter UOM:	inch
Casing Depth UOM:	ft

Construction Record - Casing

Casing ID:	930052519
Layer:	1
Material:	1
Open Hole or Material:	STEEL
Depth From:	
Depth To:	16
Casing Diameter:	4
Casing Diameter UOM:	inch
Casing Depth UOM:	ft

Results of Well Yield Testing

Pump Test ID:	991507898
Pump Set At:	
Static Level:	8
Final Level After Pumping:	
Recommended Pump Depth:	
Pumping Rate:	
Flowing Rate:	
Recommended Pump Rate:	
Levels UOM:	ft
Rate UOM:	GPM
Water State After Test Code:	1
Water State After Test:	CLEAR
Pumping Test Method:	1
Pumping Duration HR:	1
Pumping Duration MIN:	0
Flowing:	N

Water Details

Water ID:	933462188
Layer:	1
Kind Code:	1
Kind:	FRESH
Water Found Depth:	50
Water Found Depth UOM:	ft

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19 | ***1 of 1*** | ***NW/192.9*** | ***82.8 / 1.00*** | ***2887 Riverside Dr Ottawa ON K1V8N4*** | ***EHS***

Order No:	20170313066	**Nearest Intersection:**	
Status:	C	**Municipality:**	Ottawa
Report Type:	Standard Express Report	**Client Prov/State:**	ON
Report Date:	14-MAR-17	**Search Radius (km):**	.25
Date Received:	13-MAR-17	**X:**	-75.68957
Previous Site Name:		**Y:**	45.369488
Lot/Building Size:	0.45 Acres		

Additional Info Ordered: Fire Insur. Maps and/or Site Plans; City Directory

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20 | ***1 of 1*** | ***WNW/197.7*** | ***84.2 / 2.36*** | ***Ottawa ON*** | ***WWIS***

Well ID:	7285490	**Data Entry Status:**	

Construction Date:		***Data Src:***	
Primary Water Use:	Test Hole	***Date Received:***	4/21/2017
Sec. Water Use:	Monitoring	***Selected Flag:***	Yes
Final Well Status:	Observation Wells	***Abandonment Rec:***	
Water Type:		***Contractor:***	7529
Casing Material:		***Form Version:***	7
Audit No:	Z245905	***Owner:***	
Tag:	A216094	***Street Name:***	2887 RIVERSIDE DR
Construction Method:		***County:***	OTTAWA-CARLETON
Elevation (m):		***Municipality:***	GLOUCESTER TOWNSHIP
Elevation Reliability:		***Site Info:***	
Depth to Bedrock:		***Lot:***	
Well Depth:		***Concession:***	
Overburden/Bedrock:		***Concession Name:***	
Pump Rate:		***Easting NAD83:***	
Static Water Level:		***Northing NAD83:***	
Flowing (Y/N):		***Zone:***	
Flow Rate:		***UTM Reliability:***	
Clear/Cloudy:			

Bore Hole Information

Bore Hole ID:	1006383549	***Elevation:***	82.631134
DP2BR:		***Elevrc:***	
Spatial Status:		***Zone:***	18
Code OB:		***East83:***	445985
Code OB Desc:		***North83:***	5024219
Open Hole:		***Org CS:***	UTM83
Cluster Kind:		***UTMRC:***	4
Date Completed:	4/3/2017	***UTMRC Desc:***	margin of error : 30 m - 100 m
Remarks:		***Location Method:***	wwr
Elevrc Desc:			
Location Source Date:			
Improvement Location Source:			
Improvement Location Method:			
Source Revision Comment:			
Supplier Comment:			

Overburden and Bedrock Materials Interval

Formation ID:	1006689984
Layer:	1
Color:	6
General Color:	BROWN
Mat1:	28
Most Common Material:	SAND
Mat2:	05
Other Materials:	CLAY
Mat3:	73
Other Materials:	HARD
Formation Top Depth:	0
Formation End Depth:	15
Formation End Depth UOM:	ft

Annular Space/Abandonment Sealing Record

Plug ID:	1006689993
Layer:	2
Plug From:	5
Plug To:	15
Plug Depth UOM:	ft

Annular Space/Abandonment Sealing Record

Plug ID:	1006689992
Layer:	1
Plug From:	0
Plug To:	5
Plug Depth UOM:	ft

Method of Construction & Well Use

Method Construction ID:	
Method Construction Code:	6
Method Construction:	Boring
Other Method Construction:	

Pipe Information

Pipe ID:	1006689983
Casing No:	0
Comment:	
Alt Name:	

Construction Record - Casing

Casing ID:	1006689987
Layer:	1
Material:	5
Open Hole or Material:	PLASTIC
Depth From:	0
Depth To:	5
Casing Diameter:	2
Casing Diameter UOM:	inch
Casing Depth UOM:	ft

Construction Record - Screen

Screen ID:	1006689988
Layer:	1
Slot:	
Screen Top Depth:	5
Screen End Depth:	15
Screen Material:	5
Screen Depth UOM:	ft
Screen Diameter UOM:	inch
Screen Diameter:	2

Hole Diameter

Hole ID:	1006689985
Diameter:	9
Depth From:	0
Depth To:	15
Hole Depth UOM:	ft
Hole Diameter UOM:	inch

21	*1 of 2*	*SSW/200.2*	*83.1 / 1.25*	***TAMARACK DEVELOPMENTS CORP. - RIVERSIDE***	***CA***

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
				2991 RIVERSIDE DR/BAYPORT PRIV OTTAWA CITY ON K1V 8N6	

Certificate #:	3-1919-90-
Application Year:	90
Issue Date:	10/19/1990
Approval Type:	Municipal sewage
Status:	Approved
Application Type:	
Client Name:	
Client Address:	
Client City:	
Client Postal Code:	
Project Description:	
Contaminants:	
Emission Control:	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
21	2 of 2	SSW/200.2	83.1 / 1.25	TAMARACK DEVELOPMENTS CORP. - RIVERSIDE 2991 RIVERSIDE DR/BAYPORT PRIV OTTAWA CITY ON K1V 8N6	CA

Certificate #:	7-1571-90-
Application Year:	90
Issue Date:	10/19/1990
Approval Type:	Municipal water
Status:	Approved
Application Type:	
Client Name:	
Client Address:	
Client City:	
Client Postal Code:	
Project Description:	
Contaminants:	
Emission Control:	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
22	1 of 1	ENE/234.0	75.9 / -5.92	OTTAWA CITY SPRINGLAND DR./HOBSON RD. OTTAWA CITY ON	CA

Certificate #:	3-0909-94-
Application Year:	94
Issue Date:	7/22/1994
Approval Type:	Municipal sewage
Status:	Approved
Application Type:	
Client Name:	
Client Address:	
Client City:	
Client Postal Code:	
Project Description:	
Contaminants:	
Emission Control:	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
23	1 of 1	ESE/246.4	77.9 / -3.89	PRIVATE RESIDENCE 2707 SPRINGLAND DRIVE FURNACE OIL TANK OTTAWA CITY ON K1V 6M2	SPL

Ref No:	65843	Discharger Report:	
Site No:		Material Group:	
Incident Dt:	1/3/1992	Health/Env Conseq:	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB

Year:		**Client Type:**	
Incident Cause:	PIPE/HOSE LEAK	**Sector Type:**	
Incident Event:		**Agency Involved:**	
Contaminant Code:		**Nearest Watercourse:**	
Contaminant Name:		**Site Address:**	
Contaminant Limit 1:		**Site District Office:**	
Contam Limit Freq 1:		**Site Postal Code:**	
Contaminant UN No 1:		**Site Region:**	
Environment Impact:	CONFIRMED	**Site Municipality:**	20101
Nature of Impact:	Multi-media Pollution	**Site Lot:**	
Receiving Medium:	LAND	**Site Conc:**	
Receiving Env:		**Northing:**	
MOE Response:		**Easting:**	MCCR
Dt MOE Arvl on Scn:		**Site Geo Ref Accu:**	
MOE Reported Dt:	1/3/1992	**Site Map Datum:**	
Dt Document Closed:		**SAC Action Class:**	
Incident Reason:	MATERIAL FAILURE	**Source Type:**	
Site Name:			
Site County/District:			
Site Geo Ref Meth:			
Incident Summary:	RESIDENCE: OIL LEAKING FROM FURNACE TANK OIL LINE UNDER BASEMENT SLAB		
Contaminant Qty:			

24	1 of 6	WNW/249.5	86.9 / 5.11	**City of Ottawa** **2960 Riverside Dr.** **ottawa ON**	GEN

Generator No:	ON5939702	**PO Box No:**	
Status:		**Country:**	
Approval Years:	2013	**Choice of Contact:**	
Contam. Facility:		**Co Admin:**	
MHSW Facility:		**Phone No Admin:**	
SIC Code:	484221		
SIC Description:	BULK LIQUIDS TRUCKING, LOCAL		

Detail(s)

Waste Class:	251
Waste Class Desc:	OIL SKIMMINGS & SLUDGES

24	2 of 6	WNW/249.5	86.9 / 5.11	**City of Ottawa** **2960 Riverside Dr.** **ottawa ON K2G 6J8**	GEN

Generator No:	ON5939702	**PO Box No:**	
Status:		**Country:**	Canada
Approval Years:	2016	**Choice of Contact:**	CO_OFFICIAL
Contam. Facility:	No	**Co Admin:**	Mark Hennigar
MHSW Facility:	No	**Phone No Admin:**	613-580-2424 Ext.33331
SIC Code:	484221		
SIC Description:	BULK LIQUIDS TRUCKING, LOCAL		

Detail(s)

Waste Class:	221
Waste Class Desc:	LIGHT FUELS
Waste Class:	251
Waste Class Desc:	OIL SKIMMINGS & SLUDGES

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
24	3 of 6	WNW/249.5	86.9 / 5.11	City of Ottawa 2960 Riverside Dr. ottawa ON K2G 6J8	GEN

Generator No: ON5939702
Status:
Approval Years: 2015
Contam. Facility: No
MHSW Facility: No
SIC Code: 484221
SIC Description: BULK LIQUIDS TRUCKING, LOCAL

PO Box No:
Country: Canada
Choice of Contact: CO_OFFICIAL
Co Admin: Mark Hennigar
Phone No Admin: 613-580-2424 Ext.33331

Detail(s)

Waste Class: 251
Waste Class Desc: OIL SKIMMINGS & SLUDGES

Waste Class: 221
Waste Class Desc: LIGHT FUELS

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
24	4 of 6	WNW/249.5	86.9 / 5.11	City of Ottawa 2960 Riverside Dr. ottawa ON K2G 6J8	GEN

Generator No: ON5939702
Status:
Approval Years: 2014
Contam. Facility: No
MHSW Facility: No
SIC Code: 484221
SIC Description: BULK LIQUIDS TRUCKING, LOCAL

PO Box No:
Country: Canada
Choice of Contact: CO_OFFICIAL
Co Admin: Mark Hennigar
Phone No Admin: 613-580-2424 Ext.33331

Detail(s)

Waste Class: 251
Waste Class Desc: OIL SKIMMINGS & SLUDGES

Waste Class: 221
Waste Class Desc: LIGHT FUELS

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
24	5 of 6	WNW/249.5	86.9 / 5.11	City of Ottawa RPAM 2960 Riverside Dr. ottawa ON K2G 6J8	GEN

Generator No: ON5939702
Status: Registered
Approval Years: As of Dec 2018
Contam. Facility:
MHSW Facility:
SIC Code:
SIC Description:

PO Box No:
Country: Canada
Choice of Contact:
Co Admin:
Phone No Admin:

Detail(s)

Waste Class: 221 L
Waste Class Desc: Light fuels

Waste Class: 251 L
Waste Class Desc: Waste oils/sludges (petroleum based)

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
24	6 of 6	WNW/249.5	86.9 / 5.11	City of Ottawa RPAM 2960 Riverside Dr. ottawa ON K2G 6J8	GEN

Generator No: ON5939702
Status: Registered
Approval Years: As of Oct 2019
Contam. Facility:
MHSW Facility:
SIC Code:
SIC Description:

PO Box No:
Country: Canada
Choice of Contact:
Co Admin:
Phone No Admin:

Detail(s)

Waste Class: 251 L
Waste Class Desc: Waste oils/sludges (petroleum based)

Waste Class: 221 L
Waste Class Desc: Light fuels

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
25	1 of 10	NNW/249.6	81.9 / 0.09	ST. PATRICK'S HOME OF OTTAWA 34-692 2865 RIVERSIDE DRIVE OTTAWA ON K1V 8N5	GEN

Generator No: ON1668500
Status:
Approval Years: 92,93,94,95,96,97,98
Contam. Facility:
MHSW Facility:
SIC Code: 8621
SIC Description: PERS./NURS. CARE H.

PO Box No:
Country:
Choice of Contact:
Co Admin:
Phone No Admin:

Detail(s)

Waste Class: 312
Waste Class Desc: PATHOLOGICAL WASTES

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
25	2 of 10	NNW/249.6	81.9 / 0.09	ST. PATRICK'S HOME OF OTTAWA 2865 RIVERSIDE DRIVE OTTAWA ON K1V 8N5	GEN

Generator No: ON1668500
Status:
Approval Years: 99,00,01
Contam. Facility:
MHSW Facility:
SIC Code: 8621
SIC Description: PERS./NURS. CARE H.

PO Box No:
Country:
Choice of Contact:
Co Admin:
Phone No Admin:

Detail(s)

Waste Class: 312
Waste Class Desc: PATHOLOGICAL WASTES

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
25	3 of 10	NNW/249.6	81.9 / 0.09	2865 Riverside Drive Ottawa ON K1V 8N5	EHS

Order No: 20081014031
Status: C
Report Type: Standard Report
Report Date: 10/23/2008

Nearest Intersection: Riverside Drive and Brookfield Road
Municipality: Ottawa
Client Prov/State: ON
Search Radius (km): 0.25

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB

Date Received: 10/14/2008
Previous Site Name:
Lot/Building Size: approx. 5.9 acres
Additional Info Ordered: City Directory
X: -75.690139
Y: 45.370423

---

25 **4 of 10** **NNW/249.6** **81.9 / 0.09** **2865 Riverside Drive Ottawa ON K1V 8N5** **EHS**

Order No: 20110412033
Status: C
Report Type: Standard Select Report
Report Date: 4/21/2011
Date Received: 4/12/2011 1:06:29 PM
Previous Site Name:
Lot/Building Size:
Additional Info Ordered:
Nearest Intersection:
Municipality:
Client Prov/State: ON
Search Radius (km): 0.25
X: -75.689562
Y: 45.370416

---

25 **5 of 10** **NNW/249.6** **81.9 / 0.09** **St. Patrick's Home of Ottawa Inc. 2865 Riverside Dr. Ottawa ON K1V 8N5** **GEN**

Generator No: ON4394512
Status:
Approval Years: 2009
Contam. Facility:
MHSW Facility:
SIC Code: 623310
SIC Description: Community Care Facilities for the Elderly
PO Box No:
Country:
Choice of Contact:
Co Admin:
Phone No Admin:

Detail(s)

Waste Class: 251
Waste Class Desc: OIL SKIMMINGS & SLUDGES

---

25 **6 of 10** **NNW/249.6** **81.9 / 0.09** **Medical Arts Dispensary of Ottawa 2865 Riverside Drive Ottawa ON K1V 8N5** **GEN**

Generator No: ON4099831
Status:
Approval Years: 2016
Contam. Facility: No
MHSW Facility: No
SIC Code: 621110
SIC Description: OFFICES OF PHYSICIANS
PO Box No:
Country: Canada
Choice of Contact: CO_OFFICIAL
Co Admin:
Phone No Admin:

Detail(s)

Waste Class: 312
Waste Class Desc: PATHOLOGICAL WASTES

Waste Class: 261
Waste Class Desc: PHARMACEUTICALS

---

25 **7 of 10** **NNW/249.6** **81.9 / 0.09** **Medical Arts Dispensary of Ottawa 2865 Riverside Drive Ottawa ON K1V 8N5** **GEN**

Generator No: ON4099831
PO Box No:

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB

Status:
Approval Years: 2015
Contam. Facility: No
MHSW Facility: No
SIC Code: 621110
SIC Description: OFFICES OF PHYSICIANS
Country: Canada
Choice of Contact: CO_OFFICIAL
Co Admin:
Phone No Admin:

Detail(s)

Waste Class: 312
Waste Class Desc: PATHOLOGICAL WASTES

Waste Class: 261
Waste Class Desc: PHARMACEUTICALS

---

25 ***8 of 10*** ***NNW/249.6*** ***81.9 / 0.09*** ***St. Patrick's Home of Ottawa Inc.*** ***GEN***
2865 Riverside Dr.
Ottawa ON K1V 8N5

Generator No: ON7471928
Status:
Approval Years: 2014
Contam. Facility: No
MHSW Facility: No
SIC Code: 623310
SIC Description: 623310
PO Box No:
Country: Canada
Choice of Contact: CO_OFFICIAL
Co Admin:
Phone No Admin:

Detail(s)

Waste Class: 243
Waste Class Desc: PCBS

---

25 ***9 of 10*** ***NNW/249.6*** ***81.9 / 0.09*** ***Medical Arts Dispensary of Ottawa*** ***GEN***
2865 Riverside Drive
Ottawa ON K1V 8N5

Generator No: ON4099831
Status: Registered
Approval Years: As of Dec 2018
Contam. Facility:
MHSW Facility:
SIC Code:
SIC Description:
PO Box No:
Country: Canada
Choice of Contact:
Co Admin:
Phone No Admin:

Detail(s)

Waste Class: 261 A
Waste Class Desc: Pharmaceuticals

Waste Class: 261 I
Waste Class Desc: Pharmaceuticals

Waste Class: 312 P
Waste Class Desc: Pathological wastes

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25 ***10 of 10*** ***NNW/249.6*** ***81.9 / 0.09*** ***Medical Arts Dispensary of Ottawa*** ***GEN***
2865 Riverside Drive
Ottawa ON K1V 8N5

Generator No: ON4099831
Status: Registered
PO Box No:
Country: Canada

Approval Years: As of Oct 2019
Contam. Facility:
MHSW Facility:
SIC Code:
SIC Description:

Choice of Contact:
Co Admin:
Phone No Admin:

Detail(s)

Waste Class: 261 I
Waste Class Desc: Pharmaceuticals

Waste Class: 261 A
Waste Class Desc: Pharmaceuticals

Waste Class: 312 P
Waste Class Desc: Pathological wastes

Unplottable Summary

Total: 24 Unplottable sites

DB	Company Name/Site Name	Address	City	Postal
CA	1213225 Ontario Ltd. and Tamarack Developments Corporation	Block 165 of Registered Plan 4M-1224	Ottawa ON	
CA	1213225 Ontario Ltd. and Tamarack Developments Corporation	Block 167 - Reg. Plan 4M-1224	Ottawa ON	
CA	Clean Water Works Inc.		Ottawa ON	
CA	Clean Water Works Inc.		Ottawa ON	
CA	CLARIDGE HOMES (RIVERSIDE) INC.	ST.#1/RIVERSIDE DR/CUL-DE-SAC	OTTAWA CITY ON	
CA	CAMPEAU CORP.	RIVERSIDE DR.	OTTAWA ON	
CA	CAMPEAU CORP.	RIVERSIDE DR.	OTTAWA ON	
CA	CLARIDGE HOMES (RIVERSIDE) INC.	ST.#1/RIVERSIDE DR/CUL-DE-SAC	OTTAWA CITY ON	
CA	WEDGEWOOD BUILDING CORPORATION	RIDGEWOOD PRIVATE	OTTAWA CITY ON	
CA	PEREZ CORPORATION	STREET NO. 1 RIVERSIDE DR.	OTTAWA CITY ON	
CA	Clean Water Works Inc.		Ottawa ON	
CA	Clean Water Works Inc.		Ottawa ON	
CA	Clean Water Works Inc.	Mobile Unit	Ottawa ON	
CA	R.M. OF OTTAWA-CARL.S.E. TRANSITWAY ST. 1	E. SIDE OF RIVERSIDE DR.	OTTAWA CITY ON	
CA	WEDGEWOOD BUILDING CORPORATION	RIDGEWOOD PRIVATE	OTTAWA CITY ON	
CA	J. PEREZ CORPORATION STM MGN. 3-0842-87	STREET #1 RIVERSIDE DR.	OTTAWA CITY ON	
ECA	City of Ottawa	Cummings Ave., Norberry Cres., Rainbow Cres.	Ottawa ON	K1S 5K2

ECA	1213225 Ontario Ltd. and Tamarack Developments Corporation	Block 165 of Registered Plan 4M-1224	Ottawa ON	K2P 0G5
ECA	1213225 Ontario Ltd. and Tamarack Developments Corporation		Ottawa ON	K2P 0G5
ECA	Clean Water Works Inc.	Mobile Unit	Ottawa ON	K1B 5L6
ECA	City of Ottawa	Riverside Drive	Ottawa ON	K1S 5K2
RSC		Part Lot 23	Ottawa ON	
SPL	ULTRAMAR	RIVERSIDE DRIVE AT TRANSIT WAY (NEAR POST OFFICE) TANK TRUCK (CARGO)	OTTAWA CITY ON	
SPL	Clean Water Works Inc.		Ottawa ON	

Unplottable Report

Site: ***1213225 Ontario Ltd. and Tamarack Developments Corporation***
Block 165 of Registered Plan 4M-1224 Ottawa ON

Database: ***CA***

Certificate #:	2967-6DMNBF
Application Year:	2005
Issue Date:	6/24/2005
Approval Type:	Municipal and Private Sewage Works
Status:	Approved
Application Type:	
Client Name:	
Client Address:	
Client City:	
Client Postal Code:	
Project Description:	
Contaminants:	
Emission Control:	

Site: ***1213225 Ontario Ltd. and Tamarack Developments Corporation***
Block 167 - Reg. Plan 4M-1224 Ottawa ON

Database: ***CA***

Certificate #:	2786-6DNMQD
Application Year:	2005
Issue Date:	6/28/2005
Approval Type:	Municipal and Private Sewage Works
Status:	Approved
Application Type:	
Client Name:	
Client Address:	
Client City:	
Client Postal Code:	
Project Description:	
Contaminants:	
Emission Control:	

Site: ***Clean Water Works Inc.***
Ottawa ON

Database: ***CA***

Certificate #:	3664-6GGPRM
Application Year:	2005
Issue Date:	10/3/2005
Approval Type:	Waste Management Systems
Status:	Revoked and/or Replaced
Application Type:	
Client Name:	
Client Address:	
Client City:	
Client Postal Code:	
Project Description:	
Contaminants:	
Emission Control:	

Site: ***Clean Water Works Inc.***
Ottawa ON

Database: ***CA***

Certificate #:	3664-6GGPRM
Application Year:	2006

Issue Date: 1/20/2006
Approval Type: Waste Management Systems
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: ***CLARIDGE HOMES (RIVERSIDE) INC.***
ST.#1/RIVERSIDE DR/CUL-DE-SAC OTTAWA CITY ON

Database: ***CA***

Certificate #: 3-1703-95-006
Application Year: 95
Issue Date: 12/11/95
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: ***CAMPEAU CORP.***
RIVERSIDE DR. OTTAWA ON

Database: ***CA***

Certificate #: 7-0165-85-006
Application Year: 85
Issue Date: 3/29/85
Approval Type: Municipal water
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: ***CAMPEAU CORP.***
RIVERSIDE DR. OTTAWA ON

Database: ***CA***

Certificate #: 3-0118-85-006
Application Year: 85
Issue Date: 3/1/85
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: ***CLARIDGE HOMES (RIVERSIDE) INC.***
ST.#1/RIVERSIDE DR/CUL-DE-SAC OTTAWA CITY ON

Database: ***CA***

Certificate #: 7-1203-95-006
Application Year: 95
Issue Date: 12/11/95
Approval Type: Municipal water
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: ***WEDGEWOOD BUILDING CORPORATION***
RIDGEWOOD PRIVATE OTTAWA CITY ON

Database: ***CA***

Certificate #: 7-1096-87-
Application Year: 87
Issue Date: 8/4/1987
Approval Type: Municipal water
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: ***PEREZ CORPORATION***
STREET NO. 1 RIVERSIDE DR. OTTAWA CITY ON

Database: ***CA***

Certificate #: 7-0478-87-
Application Year: 87
Issue Date: 5/5/1987
Approval Type: Municipal water
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: ***Clean Water Works Inc.***
Ottawa ON

Database: ***CA***

Certificate #: 6489-6GTPNX
Application Year: 2005
Issue Date: 10/5/2005
Approval Type: Waste Management Systems
Status: Revoked and/or Replaced
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:

Contaminants:
Emission Control:

Site: ***Clean Water Works Inc.***
Ottawa ON

Database: ***CA***

Certificate #: 6489-6GTPNX
Application Year: 2006
Issue Date: 3/3/2006
Approval Type: Waste Management Systems
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: ***Clean Water Works Inc.***
Mobile Unit Ottawa ON

Database: ***CA***

Certificate #: 9392-8HTPQD
Application Year: 2011
Issue Date: 10/25/2011
Approval Type: Industrial Sewage Works
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: ***R.M. OF OTTAWA-CARL.S.E.TRANSITWAY ST. 1***
E. SIDE OF RIVERSIDE DR. OTTAWA CITY ON

Database: ***CA***

Certificate #: 7-0818-89-
Application Year: 89
Issue Date: 5/29/1989
Approval Type: Municipal water
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: ***WEDGEWOOD BUILDING CORPORATION***
RIDGEWOOD PRIVATE OTTAWA CITY ON

Database: ***CA***

Certificate #: 3-1320-87-
Application Year: 87
Issue Date: 8/4/1987
Approval Type: Municipal sewage
Status: Approved
Application Type:

Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: ***J. PEREZ CORPORATION STM MGN. 3-0842-87***
STREET #1 RIVERSIDE DR. OTTAWA CITY ON

Database: ***CA***

Certificate #: 3-0563-87-
Application Year: 87
Issue Date: 5/5/1987
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: ***City of Ottawa***
Cummings Ave., Norberry Cres., Rainbow Cres. Ottawa ON K1S 5K2

Database: ***ECA***

Approval No: 1904-5QCPU7
Approval Date: 2003-08-26
Status: Approved
Record Type: ECA
Link Source: IDS
SWP Area Name:
Approval Type: ECA-Municipal Drinking Water Systems
Project Type: Municipal Drinking Water Systems
Address: Cummings Ave., Norberry Cres., Rainbow Cres.
Full Address:
Full PDF Link:
MOE District:
City:
Longitude:
Latitude:
Geometry X:
Geometry Y:

Site: ***1213225 Ontario Ltd. and Tamarack Developments Corporation***
Block 165 of Registered Plan 4M-1224 Ottawa ON K2P 0G5

Database: ***ECA***

Approval No: 2967-6DMNBF
Approval Date: 2005-06-24
Status: Approved
Record Type: ECA
Link Source: IDS
SWP Area Name:
Approval Type: ECA-MUNICIPAL AND PRIVATE SEWAGE WORKS
Project Type: MUNICIPAL AND PRIVATE SEWAGE WORKS
Address: Block 165 of Registered Plan 4M-1224
Full Address:
Full PDF Link: https://www.accessenvironment.ene.gov.on.ca/instruments/8345-6DKP82-14.pdf
MOE District:
City:
Longitude:
Latitude:
Geometry X:
Geometry Y:

Site: ***1213225 Ontario Ltd. and Tamarack Developments Corporation***
Ottawa ON K2P 0G5

Database: ***ECA***

Approval No: 2786-6DNMQD
Approval Date: 2005-06-28
Status: Approved
Record Type: ECA
Link Source: IDS
MOE District:
City:
Longitude:
Latitude:
Geometry X:

SWP Area Name: ***Geometry Y:***
Approval Type: ECA-MUNICIPAL AND PRIVATE SEWAGE WORKS
Project Type: MUNICIPAL AND PRIVATE SEWAGE WORKS
Address:
Full Address:
Full PDF Link: https://www.accessenvironment.ene.gov.on.ca/instruments/6293-6DKPCR-14.pdf

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Site: ***Clean Water Works Inc.*** ***Database:***
Mobile Unit Ottawa ON K1B 5L6 ***ECA***

Approval No: 9392-8HTPQD ***MOE District:***
Approval Date: 2011-10-25 ***City:***
Status: Approved ***Longitude:***
Record Type: ECA ***Latitude:***
Link Source: IDS ***Geometry X:***
SWP Area Name: ***Geometry Y:***
Approval Type: ECA-INDUSTRIAL SEWAGE WORKS
Project Type: INDUSTRIAL SEWAGE WORKS
Address: Mobile Unit
Full Address:
Full PDF Link: https://www.accessenvironment.ene.gov.on.ca/instruments/3319-8C7KZN-13.pdf

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Site: ***City of Ottawa*** ***Database:***
Riverside Drive Ottawa ON K1S 5K2 ***ECA***

Approval No: 6330-5XEKCD ***MOE District:***
Approval Date: 2004-03-29 ***City:***
Status: Approved ***Longitude:***
Record Type: ECA ***Latitude:***
Link Source: IDS ***Geometry X:***
SWP Area Name: ***Geometry Y:***
Approval Type: ECA-Municipal Drinking Water Systems
Project Type: Municipal Drinking Water Systems
Address: Riverside Drive
Full Address:
Full PDF Link:

Site: ***Database:***
Part Lot 23 Ottawa ON ***RSC***

RSC ID: ***Cert Date:***
RA No: ***Cert Prop Use No:***
RSC Type: ***Intended Prop Use:***
Curr Property Use: ***Qual Person Name:***
Ministry District: Ottawa ***Stratified (Y/N):*** N
Filing Date: 07/05/01 ***Audit (Y/N):***
Date Ack: 08/14/01 ***Entire Leg Prop. (Y/N):***
Date Returned: ***Accuracy Estimate:***
Restoration Type: Generic ***Telephone:***
Soil Type: Medium/Fine ***Fax:***
Criteria: Res/parkland + Nonpotable ***Email:***
CPU Issued Sect 1686:
Asmt Roll No:
Prop ID No (PIN):
Property Municipal Address:
Mailing Address:
Latitude & Latitude:
UTM Coordinates:
Consultant: DST Consulting Engineers Inc.
Legal Desc:
Measurement Method:
Applicable Standards:
RSC PDF:

Site: ***ULTRAMAR***
RIVERSIDE DRIVE AT TRANSIT WAY (NEAR POST OFFICE) TANK TRUCK (CARGO) OTTAWA CITY ON

Database: ***SPL***

Ref No:	76621	***Discharger Report:***	
Site No:		***Material Group:***	
Incident Dt:	9/22/1992	***Health/Env Conseq:***	
Year:		***Client Type:***	
Incident Cause:	TRUCK/TRAILER OVERTURN	***Sector Type:***	
Incident Event:		***Agency Involved:***	
Contaminant Code:		***Nearest Watercourse:***	
Contaminant Name:		***Site Address:***	
Contaminant Limit 1:		***Site District Office:***	
Contam Limit Freq 1:		***Site Postal Code:***	
Contaminant UN No 1:		***Site Region:***	
Environment Impact:	NOT ANTICIPATED	***Site Municipality:***	20101
Nature of Impact:		***Site Lot:***	
Receiving Medium:	LAND	***Site Conc:***	
Receiving Env:		***Northing:***	
MOE Response:		***Easting:***	F.D., FRANCIS WASTE MGT.
Dt MOE Arvl on Scn:		***Site Geo Ref Accu:***	
MOE Reported Dt:	9/22/1992	***Site Map Datum:***	
Dt Document Closed:		***SAC Action Class:***	
Incident Reason:	UNKNOWN	***Source Type:***	
Site Name:			
Site County/District:			
Site Geo Ref Meth:			
Incident Summary:	ULTRAMAR GASOLINE TANKER - UNKNOWN QUANTITY GAS FROM MOTOR TO ROAD.		
Contaminant Qty:			

Site: ***Clean Water Works Inc.***
Ottawa ON

Database: ***SPL***

Ref No:	6517-B3EKFG	***Discharger Report:***	
Site No:	NA	***Material Group:***	
Incident Dt:	2018/08/03	***Health/Env Conseq:***	2 - Minor Environment
Year:		***Client Type:***	Corporation
Incident Cause:		***Sector Type:***	Miscellaneous Industrial
Incident Event:	Leak/Break	***Agency Involved:***	
Contaminant Code:	15	***Nearest Watercourse:***	
Contaminant Name:	HYDRAULIC OIL	***Site Address:***	
Contaminant Limit 1:		***Site District Office:***	Ottawa
Contam Limit Freq 1:		***Site Postal Code:***	
Contaminant UN No 1:	n/a	***Site Region:***	Eastern
Environment Impact:		***Site Municipality:***	Ottawa
Nature of Impact:		***Site Lot:***	
Receiving Medium:		***Site Conc:***	
Receiving Env:	Land	***Northing:***	
MOE Response:	No	***Easting:***	
Dt MOE Arvl on Scn:		***Site Geo Ref Accu:***	
MOE Reported Dt:	2018/08/07	***Site Map Datum:***	
Dt Document Closed:	2018/09/04	***SAC Action Class:***	Land Spills
Incident Reason:	Equipment Failure	***Source Type:***	Motor Vehicle
Site Name:	20 Marie Curie Drive (University of Ottawa)<UNOFFICIAL>		
Site County/District:			
Site Geo Ref Meth:			
Incident Summary:	Ottawa 25L of hydraulic oil to grnd		
Contaminant Qty:	25 L		

Appendix: Database Descriptions

Environmental Risk Information Services (ERIS) can search the following databases. The extent of historical information varies with each database and current information is determined by what is publicly available to ERIS at the time of update. ***Note:*** *Databases denoted with " * " indicates that the database will no longer be updated. See the individual database description for more information.*

Abandoned Aggregate Inventory: Provincial AAGR

The MAAP Program maintains a database of abandoned pits and quarries. Please note that the database is only referenced by lot and concession and city/town location. The database provides information regarding the location, type, size, land use, status and general comments.*

Government Publication Date: Sept 2002*

Aggregate Inventory: Provincial AGR

The Ontario Ministry of Natural Resources maintains a database of all active pits and quarries. The database provides information regarding the registered owner/operator, location name, operation type, approval type, and maximum annual tonnage.

Government Publication Date: Up to Sep 2019

Abandoned Mine Information System: Provincial AMIS

The Abandoned Mines Information System contains data on known abandoned and inactive mines located on both Crown and privately held lands. The information was provided by the Ministry of Northern Development and Mines (MNDM), with the following disclaimer: "the database provided has been compiled from various sources, and the Ministry of Northern Development and Mines makes no representation and takes no responsibility that such information is accurate, current or complete". Reported information includes official mine name, status, background information, mine start/end date, primary commodity, mine features, hazards and remediation.

Government Publication Date: 1800-Oct 2018

Anderson's Waste Disposal Sites: Private ANDR

The information provided in this database was collected by examining various historical documents which aimed to characterize the likely position of former waste disposal sites from 1860 to present. The research initiative behind the creation of this database was to identify those sites that are missing from the Ontario MOE Waste Disposal Site Inventory, as well as to provide revisions and corrections to the positions and descriptions of sites currently listed in the MOE inventory. In addition to historic waste disposal facilities, the database also identifies certain auto wreckers and scrap yards that have been extrapolated from documentary sources. Please note that the data is not warranted to be complete, exhaustive or authoritative. The information was collected for research purposes only.

Government Publication Date: 1860s-Present

Aboveground Storage Tanks: Provincial AST

Historical listing of aboveground storage tanks made available by the Department of Natural Resources and Forestry. Includes tanks used to hold water or petroleum. This dataset has been retired as of September 25, 2014 and will no longer be updated.

Government Publication Date: May 31, 2014

Automobile Wrecking & Supplies: Private AUWR

This database provides an inventory of known locations that are involved in the scrap metal, automobile wrecking/recycling, and automobile parts & supplies industry. Information is provided on the company name, location and business type.

Government Publication Date: 1999-Jan 31, 2020

Borehole: Provincial BORE

A borehole is the generalized term for any narrow shaft drilled in the ground, either vertically or horizontally. The information here includes geotechnical investigations or environmental site assessments, mineral exploration, or as a pilot hole for installing piers or underground utilities. Information is from many sources such as the Ministry of Transportation (MTO) boreholes from engineering reports and projects from the 1950 to 1990's in Southern Ontario. Boreholes from the Ontario Geological Survey (OGS) including The Urban Geology Analysis Information System (UGAIS) and the York Peel Durham Toronto (YPDT) database of the Conservation Authority Moraine Coalition. This database will include fields such as location, stratigraphy, depth, elevation, year drilled, etc. For all water well data or oil and gas well data for Ontario please refer to WWIS and OOGW.

Government Publication Date: 1875-Jul 2018

Certificates of Approval: Provincial CA

This database contains the following types of approvals: Air & Noise, Industrial Sewage, Municipal & Private Sewage, Waste Management Systems and Renewable Energy Approvals. The MOE in Ontario states that any facility that releases emissions to the atmosphere, discharges contaminants to ground or surface water, provides potable water supplies, or stores, transports or disposes of waste, must have a Certificate of Approval before it can operate lawfully. Fields include approval number, business name, address, approval date, approval type and status. This database will no longer be updated, as CofA's have been replaced by either Environmental Activity and Sector Registry (EASR) or Environmental Compliance Approval (ECA). Please refer to those individual databases for any information after Oct.31, 2011.

Government Publication Date: 1985-Oct 30, 2011*

Dry Cleaning Facilities: Federal CDRY

List of dry cleaning facilities made available by Environment and Climate Change Canada. Environment and Climate Change Canada's Tetrachloroethylene (Use in Dry Cleaning and Reporting Requirements) Regulations (SOR/2003-79) are intended to reduce releases of tetrachloroethylene to the environment from dry cleaning facilities.

Government Publication Date: Jan 2004-Dec 2017

Commercial Fuel Oil Tanks: Provincial CFOT

Locations of commercial underground fuel oil tanks. This is not a comprehensive or complete inventory of commercial fuel tanks in the province; this listing is a copy of records of registered commercial underground fuel oil tanks obtained under Access to Public Information.
Note that the following types of tanks do not require registration: waste oil tanks in apartments, office buildings, residences, etc.; aboveground gas or diesel tanks. Records are not verified for accuracy or completeness.

Government Publication Date: Feb 28, 2017

Chemical Register: Private CHEM

This database includes information from both a one time study conducted in 1992 and private source and is a listing of facilities that manufacture or distribute chemicals. The production of these chemical substances may involve one or more chemical reactions and/or chemical separation processes (i.e. fractionation, solvent extraction, crystallization, etc.).

Government Publication Date: 1999-Jan 31, 2020

Compressed Natural Gas Stations: Private CNG

Canada has a network of public access compressed natural gas (CNG) refuelling stations. These stations dispense natural gas in compressed form at 3,000 pounds per square inch (psi), the pressure which is allowed within the current Canadian codes and standards. The majority of natural gas refuelling is located at existing retail gasoline that have a separate refuelling island for natural gas. This list of stations is made available by the Canadian Natural Gas Vehicle Alliance.

Government Publication Date: Dec 2012 - Feb 2020

Inventory of Coal Gasification Plants and Coal Tar Sites: Provincial COAL

This inventory includes both the "Inventory of Coal Gasification Plant Waste Sites in Ontario-April 1987" and the Inventory of Industrial Sites Producing or Using Coal Tar and Related Tars in Ontario-November 1988) collected by the MOE. It identifies industrial sites that produced and continue to produce or use coal tar and other related tars. Detailed information is available and includes: facility type, size, land use, information on adjoining properties, soil condition, site operators/occupants, site description, potential environmental impacts and historic maps available. This was a one-time inventory.*

Government Publication Date: Apr 1987 and Nov 1988*

Compliance and Convictions: Provincial CONV

This database summarizes the fines and convictions handed down by the Ontario courts beginning in 1989. Companies and individuals named here have been found guilty of environmental offenses in Ontario courts of law.

Government Publication Date: 1989-Dec 2019

Certificates of Property Use: Provincial CPU

This is a subset taken from Ontario's Environmental Registry (EBR) database. It will include all CPU's on the registry such as (EPA s. 168.6) - Certificate of Property Use.

Government Publication Date: 1994-Apr 30, 2020

Drill Hole Database: Provincial DRL

The Ontario Drill Hole Database contains information on more than 113,000 percussion, overburden, sonic and diamond drill holes from assessment files on record with the department of Mines and Minerals. Please note that limited data is available for southern Ontario, as it was the last area to be completed. The database was created when surveys submitted to the Ministry were converted in the Assessment File Research Image Database (AFRI) project. However, the degree of accuracy (coordinates) as to the exact location of drill holes is dependent upon the source document submitted to the MNDM. Levels of accuracy used to locate holes are: centering on the mining claim; a sketch of the mining claim; a 1:50,000 map; a detailed company map; or from submitted a "Report of Work".

Government Publication Date: 1886 - Sep 2019

Environmental Activity and Sector Registry: Provincial EASR

On October 31, 2011, a smarter, faster environmental approvals system came into effect in Ontario. The EASR allows businesses to register certain activities with the ministry, rather than apply for an approval. The registry is available for common systems and processes, to which preset rules of operation can be applied. The EASR is currently available for: heating systems, standby power systems and automotive refinishing. Businesses whose activities aren't subject to the EASR may apply for an ECA (Environmental Compliance Approval), Please see our ECA database.

Government Publication Date: Oct 2011-Apr 30, 2020

Environmental Registry: Provincial EBR

The Environmental Registry lists proposals, decisions and exceptions regarding policies, Acts, instruments, or regulations that could significantly affect the environment. Through the Registry, thirteen provincial ministries notify the public of upcoming proposals and invite their comments. For example, if a local business is requesting a permit, license, or certificate of approval to release substances into the air or water; these are notified on the registry. Data includes: Approval for discharge into the natural environment other than water (i.e. Air) - EPA s. 9, Approval for sewage works - OWRA s. 53(1), and EPA s. 27 - Approval for a waste disposal site. For information regarding Permit to Take Water (PTTW), Certificate of Property Use (CPU) and (ORD) Orders please refer to those individual databases.

Government Publication Date: 1994-Apr 30, 2020

Environmental Compliance Approval: Provincial ECA

On October 31, 2011, a smarter, faster environmental approvals system came into effect in Ontario. In the past, a business had to apply for multiple approvals (known as certificates of approval) for individual processes and pieces of equipment. Today, a business either registers itself, or applies for a single approval, depending on the types of activities it conducts. Businesses whose activities aren't subject to the EASR may apply for an ECA. A single ECA addresses all of a business's emissions, discharges and wastes. Separate approvals for air, noise and waste are no longer required. This database will also include Renewable Energy Approvals. For certificates of approval prior to Nov 1st, 2011, please refer to the CA database. For all Waste Disposal Sites please refer to the WDS database.

Government Publication Date: Oct 2011-Apr 30, 2020

Environmental Effects Monitoring: Federal EEM

The Environmental Effects Monitoring program assesses the effects of effluent from industrial or other sources on fish, fish habitat and human usage of fisheries resources. Since 1992, pulp and paper mills have been required to conduct EEM studies under the Pulp and Paper Effluent Regulations. This database provides information on the mill name, geographical location and sub-lethal toxicity data.

Government Publication Date: 1992-2007*

ERIS Historical Searches: Private EHS

ERIS has compiled a database of all environmental risk reports completed since March 1999. Available fields for this database include: site location, date of report, type of report, and search radius. As per all other databases, the ERIS database can be referenced on both the map and "Statistical Profile" page.

Government Publication Date: 1999-Jan 31, 2020

Environmental Issues Inventory System: Federal EIIS

The Environmental Issues Inventory System was developed through the implementation of the Environmental Issues and Remediation Plan. This plan was established to determine the location and severity of contaminated sites on inhabited First Nation reserves, and where necessary, to remediate those that posed a risk to health and safety; and to prevent future environmental problems. The EIIS provides information on the reserve under investigation, inventory number, name of site, environmental issue, site action (Remediation, Site Assessment), and date investigation completed.

Government Publication Date: 1992-2001*

Emergency Management Historical Event: Provincial EMHE

List of locations of historical occurrences of emergency events, including those assigned to the Ministry of Natural Resources by Order-In-Council (OIC) under the Emergency Management and Civil Protection Act, as well as events where MNR provided requested emergency response assistance. Many of these events will have involved community evacuations, significant structural loss, and/or involvement of MNR emergency response staff. These events fall into one of ten (10) type categories: Dam Failure; Drought / Low Water; Erosion; Flood; Forest Fire; Soil and Bedrock Instability; Petroleum Resource Center Event, EMO Requested Assistance, Continuity of Operations Event, Other Requested Assistance. EMHE record details are reproduced by ERIS under License with the Ontario Ministry of Natural Resources © Queen's Printer for Ontario, 2017.

Government Publication Date: Dec 31, 2016

Environmental Penalty Annual Report: Provincial EPAR

This database contains data from Ontario's annual environmental penalty report published by the Ministry of the Environment and Climate Change. These reports provide information on environmental penalties for land or water violations issued to companies in one of the nine industrial sectors covered by the Municipal Industrial Strategy for Abatement (MISA) regulations.

Government Publication Date: Jan 1, 2011 - Dec 31, 2019

List of Expired Fuels Safety Facilities: Provincial EXP

List of facilities and tanks for which there was once a fuel registration. This is not a comprehensive or complete inventory of expired tanks/tank facilities in the province; this listing is a copy of previously registered tanks and facilities obtained under Access to Public Information. Includes private fuel outlets, bulk plants, fuel oil tanks, gasoline stations, marinas, propane filling stations, liquid fuel tanks, piping systems, etc; includes tanks which have been removed from the ground.
Notes: registration was not required for private fuel underground/aboveground storage tanks prior to January 1990, nor for furnace oil tanks prior to May 1, 2002; registration is not required for waste oil tanks in apartments, office buildings, residences, etc., or aboveground gas or diesel tanks. Records are not verified for accuracy or completeness.

Government Publication Date: Feb 28, 2017

Federal Convictions: Federal FCON

Environment Canada maintains a database referred to as the "Environmental Registry" that details prosecutions under the Canadian Environmental Protection Act (CEPA) and the Fisheries Act (FA). Information is provided on the company name, location, charge date, offence and penalty.

Government Publication Date: 1988-Jun 2007*

Contaminated Sites on Federal Land: Federal FCS

The Federal Contaminated Sites Inventory includes information on known federal contaminated sites under the custodianship of departments, agencies and consolidated Crown corporations as well as those that are being or have been investigated to determine whether they have contamination arising from past use that could pose a risk to human health or the environment. The inventory also includes non-federal contaminated sites for which the Government of Canada has accepted some or all financial responsibility. It does not include sites where contamination has been caused by, and which are under the control of, enterprise Crown corporations, private individuals, firms or other levels of government. Includes fire training sites and sites at which Per- and Polyfluoroalkyl Substances (PFAS) are a concern.

Government Publication Date: Jun 2000-Apr 2020

Fisheries & Oceans Fuel Tanks: Federal FOFT

Fisheries & Oceans Canada maintains an inventory of aboveground & underground fuel storage tanks located on Fisheries & Oceans property or controlled by DFO. Our inventory provides information on the site name, location, tank owner, tank operator, facility type, storage tank location, tank contents & capacity, and date of tank installation.

Government Publication Date: 1964-Sep 2019

Federal Identification Registry for Storage Tank Systems (FIRSTS): Federal FRST

A list of federally regulated Storage tanks from the Federal Identification Registry for Storage Tank Systems (FIRSTS). FIRSTS is Environment and Climate Change Canada's database of storage tank systems subject to the Storage Tank for Petroleum Products and Allied Petroleum Products Regulations. The main objective of the Regulations is to prevent soil and groundwater contamination from storage tank systems located on federal and aboriginal lands. Storage tank systems that do not have a valid identification number displayed in a readily visible location on or near the storage tank system may be refused product delivery.

Government Publication Date: May 31, 2018

Fuel Storage Tank: Provincial FST

List of registered private and retail fuel storage tanks. This is not a comprehensive or complete inventory of private and retail fuel storage tanks in the province; this listing is a copy of registered private and retail fuel storage tanks, obtained under Access to Public Information.
Notes: registration was not required for private fuel underground/aboveground storage tanks prior to January 1990, nor for furnace oil tanks prior to May 1, 2002; registration is not required for waste oil tanks in apartments, office buildings, residences, etc., or aboveground gas or diesel tanks. Records are not verified for accuracy or completeness.

Government Publication Date: Feb 28, 2017

Fuel Storage Tank - Historic: Provincial FSTH

The Fuels Safety Branch of the Ontario Ministry of Consumer and Commercial Relations maintained a database of all registered private fuel storage tanks. Public records of private fuel storage tanks are only available since the registration became effective in September 1989. This information is now collected by the Technical Standards and Safety Authority.

Government Publication Date: Pre-Jan 2010*

Ontario Regulation 347 Waste Generators Summary: Provincial GEN

Regulation 347 of the Ontario EPA defines a waste generation site as any site, equipment and/or operation involved in the production, collection, handling and/or storage of regulated wastes. A generator of regulated waste is required to register the waste generation site and each waste produced, collected, handled, or stored at the site. This database contains the registration number, company name and address of registered generators including the types of hazardous wastes generated. It includes data on waste generating facilities such as: drycleaners, waste treatment and disposal facilities, machine shops, electric power distribution etc. This information is a summary of all years from 1986 including the most currently available data. Some records may contain, within the company name, the phrase "See & Use..." followed by a series of letters and numbers. This occurs when one company is amalgamated with or taken over by another registered company. The number listed as "See & Use", refers to the new ownership and the other identification number refers to the original ownership. This phrase serves as a link between the 2 companies until operations have been fully transferred.

Government Publication Date: 1986-Jan 31, 2020

Greenhouse Gas Emissions from Large Facilities: Federal GHG

List of greenhouse gas emissions from large facilities made available by Environment Canada. Greenhouse gas emissions in kilotonnes of carbon dioxide equivalents (kt CO2 eq).

Government Publication Date: 2013-Dec 2017

TSSA Historic Incidents: Provincial HINC

List of historic incidences of spills and leaks of diesel, fuel oil, gasoline, natural gas, propane, and hydrogen recorded by the TSSA in their previous incident tracking system. The TSSA's Fuels Safety Program administers the Technical Standards & Safety Act 2000, providing fuel-related safety services associated with the safe transportation, storage, handling and use of fuels such as gasoline, diesel, propane, natural gas and hydrogen. Under this Act, the TSSA regulates fuel suppliers, storage facilities, transport trucks, pipelines, contractors and equipment or appliances that use fuels. Records are not verified for accuracy or completeness. This is not a comprehensive or complete inventory of historical fuel spills and leaks in the province. This listing is a copy of the data captured at one moment in time and is hence limited by the record date provided here.

Government Publication Date: 2006-June 2009*

Indian & Northern Affairs Fuel Tanks: Federal IAFT

The Department of Indian & Northern Affairs Canada (INAC) maintains an inventory of aboveground & underground fuel storage tanks located on both federal and crown land. Our inventory provides information on the reserve name, location, facility type, site/facility name, tank type, material & ID number, tank contents & capacity, and date of tank installation.

Government Publication Date: 1950-Aug 2003*

Fuel Oil Spills and Leaks: Provincial INC

Listing of spills and leaks of diesel, fuel oil, gasoline, natural gas, propane, and hydrogen reported to the Spills Action Centre (SAC). This is not a comprehensive or complete inventory of fuel-related leaks, spills, and incidents in the province; this listing in a copy of incidents reported to the SAC, obtained under Access to Public Information. Includes incidents from fuel-related hazards such as spills, fires, and explosions. Records are not verified for accuracy or completeness.

Government Publication Date: Feb 28, 2017

Landfill Inventory Management Ontario: Provincial LIMO

The Landfill Inventory Management Ontario (LIMO) database is updated every year, as the ministry compiles new and updated information. The inventory will include small and large landfills. Additionally, each year the ministry will request operators of the larger landfills complete a landfill data collection form that will be used to update LIMO and will include the following information from the previous operating year. This will include additional information such as estimated amount of total waste received, landfill capacity, estimated total remaining landfill capacity, fill rates, engineering designs, reporting and monitoring details, size of location, service area, approved waste types, leachate of site treatment, contaminant attenuation zone and more. The small landfills will include information such as site owner, site location and certificate of approval # and status.

Government Publication Date: Feb 28, 2019

Canadian Mine Locations: Private MINE

This information is collected from the Canadian & American Mines Handbook. The Mines database is a national database that provides over 290 listings on mines (listed as public companies) dealing primarily with precious metals and hard rocks. Listed are mines that are currently in operation, closed, suspended, or are still being developed (advanced projects). Their locations are provided as geographic coordinates (x, y and/or longitude, latitude). As of 2002, data pertaining to Canadian smelters and refineries has been appended to this database.

Government Publication Date: 1998-2009*

Mineral Occurrences: Provincial MNR

In the early 70's, the Ministry of Northern Development and Mines created an inventory of approximately 19,000 mineral occurrences in Ontario, in regard to metallic and industrial minerals, as well as some information on building stones and aggregate deposits. Please note that the "Horizontal Positional Accuracy" is approximately +/- 200 m. Many reference elements for each record were derived from field sketches using pace or chain/tape measurements against claim posts or topographic features in the area. The primary limiting factor for the level of positional accuracy is the scale of the source material. The testing of horizontal accuracy of the source materials was accomplished by comparing the plan metric (X and Y) coordinates of that point with the coordinates of the same point as defined from a source of higher accuracy.

Government Publication Date: 1846-Jan 2020

National Analysis of Trends in Emergencies System (NATES): Federal NATE

In 1974 Environment Canada established the National Analysis of Trends in Emergencies System (NATES) database, for the voluntary reporting of significant spill incidents. The data was to be used to assist in directing the work of the emergencies program. NATES ran from 1974 to 1994. Extensive information is available within this database including company names, place where the spill occurred, date of spill, cause, reason and source of spill, damage incurred, and amount, concentration, and volume of materials released.

Government Publication Date: 1974-1994*

Non-Compliance Reports: Provincial NCPL

The Ministry of the Environment provides information about non-compliant discharges of contaminants to air and water that exceed legal allowable limits, from regulated industrial and municipal facilities. A reported non-compliance failure may be in regard to a Control Order, Certificate of Approval, Sectoral Regulation or specific regulation/act.

Government Publication Date: Dec 31, 2018

National Defense & Canadian Forces Fuel Tanks: Federal NDFT

The Department of National Defense and the Canadian Forces maintains an inventory of all aboveground & underground fuel storage tanks located on DND lands. Our inventory provides information on the base name, location, tank type & capacity, tank contents, tank class, date of tank installation, date tank last used, and status of tank as of May 2001. This database will no longer be updated due to the new National Security protocols which have prohibited any release of this database.

Government Publication Date: Up to May 2001*

National Defense & Canadian Forces Spills: Federal NDSP

The Department of National Defense and the Canadian Forces maintains an inventory of spills to land and water. All spill sites have been classified under the "Transportation of Dangerous Goods Act - 1992". Our inventory provides information on the facility name, location, spill ID #, spill date, type of spill, as well as the quantity of substance spilled & recovered.

Government Publication Date: Mar 1999-Apr 2018

National Defence & Canadian Forces Waste Disposal Sites: Federal NDWD

The Department of National Defence and the Canadian Forces maintains an inventory of waste disposal sites located on DND lands. Where available, our inventory provides information on the base name, location, type of waste received, area of site, depth of site, year site opened/closed and status.

Government Publication Date: 2001-Apr 2007*

National Energy Board Pipeline Incidents: Federal NEBI

Locations of pipeline incidents from 2008 to present, made available by the Canada Energy Regulator (CER) - previously the National Energy Board (NEB). Includes incidents reported under the Onshore Pipeline Regulations and the Processing Plant Regulations related to pipelines under federal jurisdiction, does not include incident data related to pipelines under provincial or territorial jurisdiction.

Government Publication Date: 2008-Mar 31, 2020

National Energy Board Wells: Federal NEBP

The NEBW database contains information on onshore & offshore oil and gas wells that are outside provincial jurisdiction(s) and are thereby regulated by the National Energy Board. Data is provided regarding the operator, well name, well ID No./UWI, status, classification, well depth, spud and release date.

Government Publication Date: 1920-Feb 2003*

National Environmental Emergencies System (NEES): Federal NEES

In 2000, the Emergencies program implemented NEES, a reporting system for spills of hazardous substances. For the most part, this system only captured data from the Atlantic Provinces, some from Quebec and Ontario and a portion from British Columbia. Data for Alberta, Saskatchewan, Manitoba and the Territories was not captured. However, NEES is also a repository for previous Environment Canada spill datasets. NEES is composed of the historic datasets ' or Trends ' which dates from approximately 1974 to present. NEES Trends is a compilation of historic databases, which were merged and includes data from NATES (National Analysis of Trends in Emergencies System), ARTS (Atlantic Regional Trends System), and NEES. In 2001, the Emergencies Program determined that variations in reporting regimes and requirements between federal and provincial agencies made national spill reporting and trend analysis difficult to achieve. As a consequence, the department has focused efforts on capturing data on spills of substances which fall under its legislative authority only (CEPA and FA). As such, the NEES database will be decommissioned in December 2004.

Government Publication Date: 1974-2003*

National PCB Inventory: Federal NPCB

Environment Canada's National PCB inventory includes information on in-use PCB containing equipment in Canada including federal, provincial and private facilities. Federal out-of-service PCB containing equipment and PCB waste owned by the federal government or by federally regulated industries such as airlines, railway companies, broadcasting companies, telephone and telecommunications companies, pipeline companies, etc. are also listed. Although it is not Environment Canada's mandate to collect data on non-federal PCB waste, the National PCB inventory includes some information on provincial and private PCB waste and storage sites. Some addresses provided may be Head Office addresses and are not necessarily the location of where the waste is being used or stored.

Government Publication Date: 1988-2008*

National Pollutant Release Inventory: Federal NPRI

Environment Canada has defined the National Pollutant Release Inventory ("NPRI") as a federal government initiative designed to collect comprehensive national data regarding releases to air, water, or land, and waste transfers for recycling for more than 300 listed substances.

Government Publication Date: 1993-May 2017

Oil and Gas Wells: Private OGWE

The Nickle's Energy Group (publisher of the Daily Oil Bulletin) collects information on drilling activity including operator and well statistics. The well information database includes name, location, class, status and depth. The main Nickle's database is updated on a daily basis, however, this database is updated on a monthly basis. More information is available at www.nickles.com.

Government Publication Date: 1988-Feb 29, 2020

Ontario Oil and Gas Wells: Provincial OOGW

In 1998, the MNR handed over to the Ontario Oil, Gas and Salt Resources Corporation, the responsibility of maintaining a database of oil and gas wells drilled in Ontario. The OGSR Library has over 20,000+ wells in their database. Information available for all wells in the ERIS database include well owner/operator, location, permit issue date, and well cap date, license No., status, depth and the primary target (rock unit) of the well being drilled. All geology/stratigraphy table information, plus all water table information is also provide for each well record.

Government Publication Date: 1800-Jun 2019

Inventory of PCB Storage Sites: Provincial OPCB

The Ontario Ministry of Environment, Waste Management Branch, maintains an inventory of PCB storage sites within the province. Ontario Regulation 11/82 (Waste Management - PCB) and Regulation 347 (Generator Waste Management) under the Ontario EPA requires the registration of inactive PCB storage equipment and/or disposal sites of PCB waste with the Ontario Ministry of Environment. This database contains information on: 1) waste quantities; 2) major and minor sites storing liquid or solid waste; and 3) a waste storage inventory.

Government Publication Date: 1987-Oct 2004; 2012-Dec 2013

Orders: Provincial ORD

This is a subset taken from Ontario's Environmental Registry (EBR) database. It will include all Orders on the registry such as (EPA s. 17) - Order for remedial work, (EPA s. 18) - Order for preventative measures, (EPA s. 43) - Order for removal of waste and restoration of site, (EPA s. 44) - Order for conformity with Act for waste disposal sites, (EPA s. 136) - Order for performance of environmental measures.

Government Publication Date: 1994-Apr 30, 2020

Canadian Pulp and Paper: Private PAP

This information is part of the Pulp and Paper Canada Directory. The Directory provides a comprehensive listing of the locations of pulp and paper mills and the products that they produce.

Government Publication Date: 1999, 2002, 2004, 2005, 2009-2014

Parks Canada Fuel Storage Tanks: Federal PCFT

Canadian Heritage maintains an inventory of known fuel storage tanks operated by Parks Canada, in both National Parks and at National Historic Sites. The database details information on site name, location, tank install/removal date, capacity, fuel type, facility type, tank design and owner/operator.

Government Publication Date: 1920-Jan 2005*

Pesticide Register: Provincial PES

The Ontario Ministry of the Environment and Climate Change maintains a database of licensed operators and vendors of registered pesticides.

Government Publication Date: 1988 - Apr 2020

Pipeline Incidents: Provincial PINC

List of pipeline incidents (strikes, leaks, spills). This is not a comprehensive or complete inventory of pipeline incidents in the province; this listing in an historical copy of records previously obtained under Access to Public Information. Records are not verified for accuracy or completeness.

Government Publication Date: Feb 28, 2017

Private and Retail Fuel Storage Tanks: Provincial PRT

The Fuels Safety Branch of the Ontario Ministry of Consumer and Commercial Relations maintained a database of all registered private fuel storage tanks and licensed retail fuel outlets. This database includes an inventory of locations that have gasoline, oil, waste oil, natural gas and/or propane storage tanks on their property. The MCCR no longer collects this information. This information is now collected by the Technical Standards and Safety Authority (TSSA).

Government Publication Date: 1989-1996*

Permit to Take Water: Provincial PTTW

This is a subset taken from Ontario's Environmental Registry (EBR) database. It will include all PTTW's on the registry such as OWRA s. 34 - Permit to take water.

Government Publication Date: 1994-Apr 30, 2020

Ontario Regulation 347 Waste Receivers Summary: Provincial REC

Part V of the Ontario Environmental Protection Act ("EPA") regulates the disposal of regulated waste through an operating waste management system or a waste disposal site operated or used pursuant to the terms and conditions of a Certificate of Approval or a Provisional Certificate of Approval. Regulation 347 of the Ontario EPA defines a waste receiving site as any site or facility to which waste is transferred by a waste carrier. A receiver of regulated waste is required to register the waste receiving facility. This database represents registered receivers of regulated wastes, identified by registration number, company name and address, and includes receivers of waste such as: landfills, incinerators, transfer stations, PCB storage sites, sludge farms and water pollution control plants. This information is a summary of all years from 1986 including the most currently available data.

Government Publication Date: 1986-2016

Record of Site Condition: Provincial RSC

The Record of Site Condition (RSC) is part of the Ministry of the Environment's Brownfields Environmental Site Registry. Protection from environmental cleanup orders for property owners is contingent upon documentation known as a record of site condition (RSC) being filed in the Environmental Site Registry. In order to file an RSC, the property must have been properly assessed and shown to meet the soil, sediment and groundwater standards appropriate for the use (such as residential) proposed to take place on the property. The Record of Site Condition Regulation (O. Reg. 153/04) details requirements related to site assessment and clean up.
RSCs filed after July 1, 2011 will also be included as part of the new (O.Reg. 511/09).

Government Publication Date: 1997-Sept 2001, Oct 2004-Mar 2020

Retail Fuel Storage Tanks: Private RST

This database includes an inventory of retail fuel outlet locations (including marinas) that have on their property gasoline, oil, waste oil, natural gas and / or propane storage tanks.

Government Publication Date: 1999-Jan 31, 2020

Scott's Manufacturing Directory: Private SCT

Scott's Directories is a data bank containing information on over 200,000 manufacturers across Canada. Even though Scott's listings are voluntary, it is the most comprehensive database of Canadian manufacturers available. Information concerning a company's address, plant size, and main products are included in this database.

Government Publication Date: 1992-Mar 2011*

Ontario Spills: Provincial SPL

This database identifies information such as location (approximate), type and quantity of contaminant, date of spill, environmental impact, cause, nature of impact, etc. Information from 1988-2002 was part of the ORIS (Occurrence Reporting Information System). The SAC (Spills Action Centre) handles all spills reported in Ontario. Regulations for spills in Ontario are part of the MOE's Environmental Protection Act, Part X.

Government Publication Date: 1988-Nov 2019

Wastewater Discharger Registration Database: Provincial SRDS

Information under this heading is combination of the following 2 programs. The Municipal/Industrial Strategy for Abatement (MISA) division of the Ontario Ministry of Environment maintained a database of all direct dischargers of toxic pollutants within nine sectors including: Electric Power Generation; Mining; Petroleum Refining; Organic Chemicals; Inorganic Chemicals; Pulp & Paper; Metal Casting; Iron & Steel; and Quarries. All sampling information is now collected and stored within the Sample Result Data Store (SRDS).

Government Publication Date: 1990-Dec 31, 2017

Anderson's Storage Tanks: Private TANK

The information provided in this database was collected by examining various historical documents, which identified the location of former storage tanks, containing substances such as fuel, water, gas, oil, and other various types of miscellaneous products. Information is available in regard to business operating at tank site, tank location, permit year, permit & installation type, no. of tanks installed & configuration and tank capacity. Data contained within this database pertains only to the city of Toronto and is not warranted to be complete, exhaustive or authoritative. The information was collected for research purposes only.

Government Publication Date: 1915-1953*

Transport Canada Fuel Storage Tanks: Federal TCFT

List of fuel storage tanks currently or previously owned or operated by Transport Canada. This inventory also includes tanks on The Pickering Lands, which refers to 7,530 hectares (18,600 acres) of land in Pickering, Markham, and Uxbridge owned by the Government of Canada since 1972; properties on this land has been leased by the government since 1975, and falls under the Site Management Policy of Transport Canada, but is administered by Public Works and Government Services Canada. This inventory provides information on the site name, location, tank age, capacity and fuel type.

Government Publication Date: 1970-Aug 2018

Variances for Abandonment of Underground Storage Tanks: Provincial VAR

Listing of variances granted for storage tank abandonment. This is not a comprehensive or complete inventory of tank abandonment variances in the province; this listing is a copy of tank abandonment variance records previously obtained under Access to Public Information. In Ontario, registered underground storage tanks must be removed within two years of disuse; if removal of a tank is not feasible, an application may be sought for a variance from this code requirement.
Records are not verified for accuracy or completeness.

Government Publication Date: Feb 28, 2017

Waste Disposal Sites - MOE CA Inventory: Provincial WDS

The Ontario Ministry of Environment, Waste Management Branch, maintains an inventory of known open (active or inactive) and closed disposal sites in the Province of Ontario. Active sites maintain a Certificate of Approval, are approved to receive and are receiving waste. Inactive sites maintain Certificate(s) of Approval but are not receiving waste. Closed sites are not receiving waste. The data contained within this database was compiled from the MOE's Certificate of Approval database. Locations of these sites may be cross-referenced to the Anderson database described under ERIS's Private Source Database section, by the CA number. All new Environmental Compliance Approvals handed out after Oct 31, 2011 for Waste Disposal Sites will still be found in this database.

Government Publication Date: Oct 2011-Apr 30, 2020

Waste Disposal Sites - MOE 1991 Historical Approval Inventory: Provincial WDSH

In June 1991, the Ontario Ministry of Environment, Waste Management Branch, published the "June 1991 Waste Disposal Site Inventory", of all known active and closed waste disposal sites as of October 30st, 1990. For each "active" site as of October 31st 1990, information is provided on site location, site/CA number, waste type, site status and site classification. For each "closed" site as of October 31st 1990, information is provided on site location, site/CA number, closure date and site classification. Locations of these sites may be cross-referenced to the Anderson database described under ERIS's Private Source Database section, by the CA number.

Government Publication Date: Up to Oct 1990*

Water Well Information System: Provincial WWIS

This database describes locations and characteristics of water wells found within Ontario in accordance with Regulation 903. It includes such information as coordinates, construction date, well depth, primary and secondary use, pump rate, static water level, well status, etc. Also included are detailed stratigraphy information, approximate depth to bedrock and the approximate depth to the water table.

Government Publication Date: Feb 28, 2019

Definitions

Database Descriptions: This section provides a detailed explanation for each database including: source, information available, time coverage, and acronyms used. They are listed in alphabetic order.

Detail Report: This is the section of the report which provides the most detail for each individual record. Records are summarized by location, starting with the project property followed by records in closest proximity.

Distance: The distance value is the distance between plotted points, not necessarily the distance between the sites' boundaries. All values are an approximation.

Direction: The direction value is the compass direction of the site in respect to the project property and/or center point of the report.

Elevation: The elevation value is taken from the location at which the records for the site address have been plotted. All values are an approximation. Source: Google Elevation API.

Executive Summary: This portion of the report is divided into 3 sections:

'Report Summary'- Displays a chart indicating how many records fall on the project property and, within the report search radii.

'Site Report Summary'-Project Property'- This section lists all the records which fall on the project property. For more details, see the 'Detail Report' section.

'Site Report Summary-Surrounding Properties'- This section summarizes all records on adjacent properties, listing them in order of proximity from the project property. For more details, see the 'Detail Report' section.

Map Key: The map key number is assigned according to closest proximity from the project property. Map Key numbers always start at #1. The project property will always have a map key of '1' if records are available. If there is a number in brackets beside the main number, this will indicate the number of records on that specific property. If there is no number in brackets, there is only one record for that property.

The symbol and colour used indicates 'elevation': the red inverted triangle will dictate 'ERIS Sites with Lower Elevation', the yellow triangle will dictate 'ERIS Sites with Higher Elevation' and the orange square will dictate 'ERIS Sites with Same Elevation.'

Unplottables: These are records that could not be mapped due to various reasons, including limited geographic information. These records may or may not be in your study area, and are included as reference.

Appendix E

Ministry of Environment, Conservation and Parks – Freedom of Information (FOI) Request

Ontario

Ministry of the Environment and Climate Change

Freedom of Information and
Protection of Privacy Office
40 St. Clair Avenue West, 12th Floor
Toronto ON M4V 1M2
Telephone 416 314-4075

Freedom of Information Request

Instructions

Use this form to request records that are in the Ministry's files on environmental concerns related to properties. Our fax number is 416 314-4285.

For Ministry Use Only

FOI Request Number	Date Request Received (yyyy/mm/dd)
Fee Paid	☐ Cheque ☐ VISA/MC ☐ Cash/Money Order

☐ CNR ☐ ER ☐ NOR ☐ SWR ☐ WCR ☐ IEB ☐ EAA ☐ EMR ☐ SCB ☐ SDW

1. Requester Data

Last Name	First Name	Middle Initial
Lopers	Luke	A

Title	Company Name
Principal	Lopers & Associates

Mailing Address

Unit Number	Street Number	Street Name	PO Box
	30	Lansfield Way	

City/Town	Province	Postal Code
Ottawa	Ontario	K2G 3V8

Email Address	Telephone Number	Fax Number
Luke@Lopers.ca	613 327-9073 ext.	

Project/Reference Number	Signature of Requester
LOP20-002	

2. Request Parameters

Municipal Address (Municipal address mandatory for cities, towns or regions)

Unit Number	Street Number	Street Name	PO Box
	729	Ridgewood Avenue	

Lot Number	Concession	Geographic Township

City/Town/Village	Province	Postal Code
Ottawa	Ontario	K1V 6M8

Present Property

1. Owner: 11684663 Canada Inc. — Date of Ownership (yyyy/mm/dd): 2019/11/06
   Tenant (if applicable)

Previous Property

1. Owner: 561266 Ontario Inc. — Date of Ownership (yyyy/mm/dd): 1983/12/16
   Tenant (if applicable)

  Disponible en français

3. Search Parameters

Search Parameters	Specify Year(s) Requested
Environmental concerns (General correspondence, occurrence reports, abatement)	All
Orders	All
Spills	All
Investigations/prosecutions ► Owner and tenant information must be provided	All
Waste Generator number/classes	All

Files older than 2 years may require $60.00 retrieval cost. There is no guarantee that records responsive to your request will be located.

4. Environmental Compliance Approvals/Certificates of Approval

Environmental Compliance Approvals/Certificates of Approval	SD	Specify Year(s) Requested
air - emissions	☑	
renewable energy	☑	
water - mains, treatment, ground level, standpipes & elevated storage, pumping stations (local & booster)	☑	
sewage - sanitary, storm, treatment, stormwater, leachate & leachate treatment & sewage pump stations	☑	
waste water - industrial discharge	☑	
waste sites - disposal, landfill sites, transfer stations, processing sites, incinerator sites	☑	
waste systems - haulers: sewage, non-hazardous & hazardous waste, mobile waste processing units, PCB destruction	☑	

Proponent information must be provided and Environmental Compliance Approval/Certificate of Approval number(s) (if known). 1985 and prior records are searched manually. Search fees in excess of $300.00 may be incurred, depending on the types and years to be searched. Specify Approval number(s) (if known). If supporting documents are also required, mark SD box and specify type e.g. maps, plans, reports, etc.

Appendix F

Technical Standards and Safety Authority Correspondence

From: Public Information Services
To: Luke Lopers
Subject: RE: TSSA Records Search Request - Environmental Research
Date: June 12, 2020 11:29:30 AM

Records Found
Hello,
Thank you for your request for confirmation of public information.

- We confirm the following **fuel storage tanks records** in our database at the subject address(es).

Inst Number	Context	Address	City	Province	Postal Code	Status
9673997	FS GASOLINE STATION - FULL SERVE	753 RIDGEWOOD AV	OTTAWA	ON	K1V 6M8	EXPIRED
10155239	FS PROPANE CYLR HANDLING FACILITY	753 RIDGEWOOD AV	OTTAWA	ON	K1V 6M8	EXPIRED
10906415	FS Liquid Fuel Tank	753 RIDGEWOOD AV	OTTAWA	ON	K1V 6M8	EXPIRED
10906439	FS Liquid Fuel Tank	753 RIDGEWOOD AV	OTTAWA	ON	K1V 6M8	EXPIRED
10906455	FS Liquid Fuel Tank	753 RIDGEWOOD AV	OTTAWA	ON	K1V 6M8	EXPIRED

For a further search in our archives please complete our release of public information form found at https://www.tssa.org/en/about-tssa/release-of-public-information.aspx?_mid_=392 and email the completed form to publicinformationservices@tssa.org or through mail along with a fee of $56.50 (including HST) per location. The fee is payable with credit card (Visa or MasterCard) or with a Cheque made payable to TSSA.
Although TSSA believes the information provided pursuant to your request is accurate, please note that TSSA does not warrant this information in any way whatsoever.
Kind regards,
Gaya

From: Luke Lopers <Luke@lopers.ca>
Sent: June 12, 2020 11:02 AM
To: Public Information Services <publicinformationservices@tssa.org>
Subject: TSSA Records Search Request - Environmental Research

Good morning,

Could you please search the TSSA database for records of fuel storage tanks, spills, incidents or infractions for the following addresses located in the City of Ottawa, ON:

- 729, 753, 757, 758, 770 Ridgewood Avenue
- 2865, 2909, 2951, 2975 Riverside Drive

Thank you for your time,

Luke Lopers, P.Eng.
Principal
LOPERS & ASSOCIATES
Cell: 613-327-9073 Email: Luke@Lopers.ca
30 Lansfield Way, Ottawa, Ontario K2G 3V8

Appendix G

City of Ottawa Historic Land Use Inventory (HLUI)

File Number: D06-03-20-0086

July 28, 2020

Luke Lopers
Lopers & Associates
30 Lansfield Way, Ottawa

*Sent via email [*Luke@lopers.ca*]*

Dear Mr. Lopers,

Re: Information Request
729 Ridgewood Drive**, Ottawa, Ontario ("Subject Property")**

Internal Department Circulation

The Planning, Infrastructure and Economic Development Department has the following information in response to your request for information regarding the Subject Property:

- No information was returned on the Subject Property from Departmental circulation.

Search of Historical Land Use Inventory

This acknowledges receipt of the signed Disclaimer regarding your request for information from the City's Historical Land Use Inventory (HLUI 2005) database for the Subject Property.

A search of the HLUI database revealed the following information:

- There are five activities associated with the Subject Property; Activity Numbers 5134, 5948, 8806, 9038, and 12114.

The HLUI database was also searched for activity associated with properties located within 250m of the Subject Property. The search revealed the following:

- There are six activities associated with four properties located within 250m of the Subject Property; Activity Numbers 836, 6842, 10221, 12114, 13732, and 14215.

City of Ottawa
Planning, Infrastructure and Economic Development Department

110 Laurier Avenue West, 4th Floor
Ottawa, ON K1P 1J1
Tel: (613) 580-2424 ext. 21690
Fax: (613) 560-6006
www.ottawa.ca

Ville d'Ottawa
Services de la planification, de l'infrastructure et du développement économique

110, avenue Laurier Ouest, 4e étage
Ottawa (Ontario) K1P 1J1
Tél.: (613) 580-2424 ext. 21690
Téléc: (613) 560-6006
www.ottawa.ca

Please note that certain activities have been identified to have a PIN Certainty of “2”. This identifier acknowledges that there is some uncertainty about the exact location of the land use activity and that the activity may or may not have been located on the property. All database entries with a PIN Certainty of “2” require independent verification as to their precise location.

A **site map** and **table** have been included to show the location of the Subject Property as well as the location of all the activities noted above, including the HLUI database’s location of the Activity Numbers with a PIN Certainty of “2”.

Additional information may be obtained by contacting:

Ontario’s Environmental Registry

The Environmental Registry found at http://www.ebr.gov.on.ca/ERS-WEB-External/ contains "public notices" about environmental matters being proposed by all government ministries covered by the Environmental Bill of Rights. The public notices may contain information about proposed new laws, regulations, policies and programs or about proposals to change or eliminate existing ones. By using keys words i.e. name of proponent/owner and the address one can ascertain if there is any information on the proponent and address under the following categories: Ministry, keywords, notice types, Notice Status, Acts, Instruments and published date (all years).

The Ontario Land Registry Office

Registration of real property is recorded in the Ontario Land Registry Office through the Land Titles Act or the Registry Act. Documents relating to title and other agreements that may affect your property are available to the public for a fee. It is recommended that a property search at the Land Registry Office be included in any investigation as to the historic use of your property. The City of Ottawa cannot comment on any documents to which it is not a party.

Court House
161 Elgin Street 4th Floor
Ottawa ON K2P 2K1
Tel: (613) 239-1230
Fax: (613) 239-1422

Please note, as per the HLUI Disclaimer, that the information contained in the HLUI database has been compiled from publicly available records and other sources of information. The HLUI may contain erroneous information given that the records used as sources of information may be flawed. For instance, changes in municipal addresses over time may introduce error. Accordingly, all information from the HLUI database is provided on an “as is” basis with no representation or warranty by the City with respect to the information’s accuracy or exhaustiveness in responding to the request.

Furthermore, the HLUI database and the results of this search in no way confirm the presence or absence of contamination or pollution of any kind. This information is provided on the assumption that it will not be relied upon by any person for any purpose whatsoever. The City of Ottawa denies all liability to any persons attempting to rely on any information provided from the HLUI database.

Please note that in responding to your request, the City of Ottawa does not guarantee or comment on the environmental condition of the Subject Property. You may wish to contact the Ontario Ministry of Environment and Climate Change for additional information.

If you have any further questions or comments, please contact Insert Your Name at 613-580-2424 ext. Insert Your Extension or HLUI@ottawa.ca

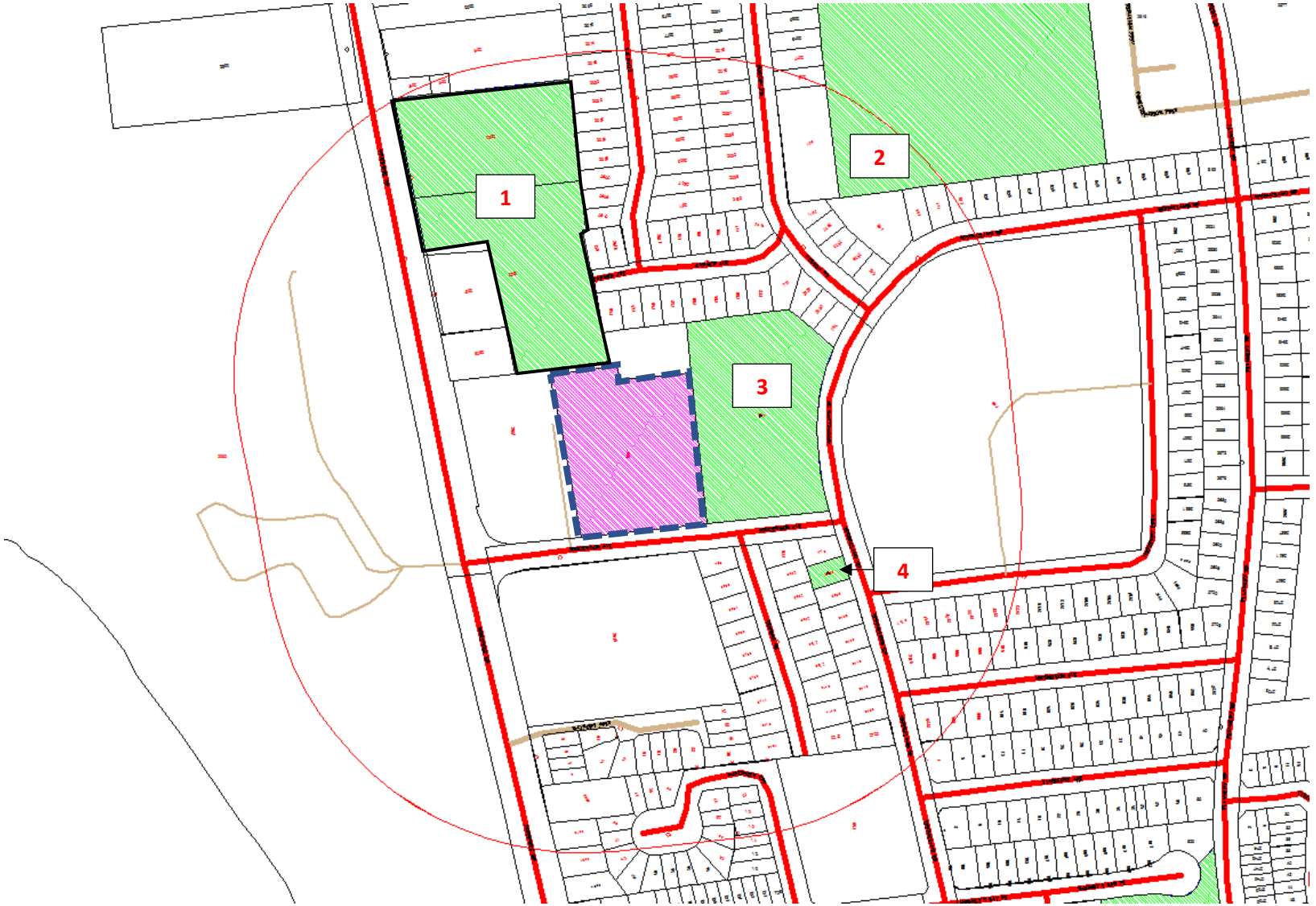
Sincerely,

Sarah Ezzio

Per:

Michael Boughton, MCIP, RPP
Senior Planner
Development Review East
Planning Services
Planning, Infrastructure and Economic Development Department

cc: File no. D06-03-20-0086



Address: 729 Ridgewood Ave
Ottawa, ON

File No.: D06-03-20-0086

Prepared By: Sarah Ezzio

Legend:
- 00 — Area Number
- Subject Site
- 250 m Buffer

Scale: 1 : 2176

Area	Associated HLUI Activities	Associated HLUI Activities with a PIN Certainty of “2” *
Subject Property	5134, 5948, 8806, 9038	12114
1	6842	14215
2	10221	
3		12114, 13732
4	836	

*This identifier acknowledges that there is some uncertainty about the exact location of the land use activity and that the activity may or may not have been located on the property. All database entries with a PIN Certainty of “2” require independent verification as to their precise location.

Historical Land Use Inventory
Subject Property
Activity Numbers

Shaping our future together
Ensemble, formons notre avenir

City of Ottawa
Planning, Infrastructure and Economic Development Department

Ville d'Ottawa
Services de la planification, de l'infrastructure et du développement économique

CITY OF OTTAWA

HLUI ID: __679G6H

AREA (Square Metres): 13220.778

Study Year	PIN	Multi-NAIC	Multiple Activities
1998	040710125	Y	Y

Activity ID: 12114 **Multiple PINS:** Y

PIN Certainty: 2 **Previous Activity ID(s) :** 5563

Related PINS: 150960000

Name: RIVERSIDE SUPERTEST GAS STATION

Address: 753 RIDGEWOOD AVENUE, OTTAWA

Facility Type: Gasoline Service Stations

Comments 1:

Comments 2:

Generator Number:

Storage Tanks:

HL References 1: M.1960, M.1970, M.1980; SC98

HL References 2:

HL References 3:

NAICS	SIC
447190	633
811199	633
447110	633

Company Name	Year of Operation
McCloskey Supertest Gas Station	c. 1980-1998
Riverside Supertest Gas Station	c. 1970

Study Year	PIN	Multi-NAIC	Multiple Activities
1998	040710125	Y	Y

Activity ID: 5134 **Multiple PINS:** N

PIN Certainty: 1 **Previous Activity ID(s) :**

Related PINS: 040710125

Name: EDWARDS UPHOLSTERY

Address: 747 RIDGEWOOD AVENUE, OTTAWA

Facility Type: Other Machinery, Equipment and Supplies, Wholesale

Comments 1:

Comments 2:

Generator Number:

Storage Tanks:

HL References 1:

HL References 2:

HL References 3: 2001 Employment Survey

NAICS	SIC
811420	0

Company Name	Year of Operation
EDWARDS UPHOLSTERY	c. 2001

Study Year	PIN	Multi-NAIC	Multiple Activities
1998	040710125	Y	Y

Activity ID: 5948
Multiple PINS: N
PIN Certainty: 1
Previous Activity ID(s) : 5657
Related PINS: 040710125
Name: FOTOMAT
Address: 752 RIDGEWOOD AVENUE, OTTAWA
Facility Type: Platemaking, Typesetting and Bindery Industry
Comments 1:
Comments 2:
Generator Number:
Storage Tanks:
HL References 1: M.1960, M.1970, M.1980
HL References 2:
HL References 3:

NAICS	SIC
323120	282
812921	282

Company Name	Year of Operation
Fotomat	c. 1980

Study Year	PIN	Multi-NAIC	Multiple Activities
1998	040710125	Y	Y

Activity ID: 8806 **Multiple PINS:** N

PIN Certainty: 1 **Previous Activity ID(s) :**

Related PINS: 040710125

Name: MOONEY'S BAY ELECTRONICS INC.

Address: 733 RIDGEWOOD AVENUE, OTTAWA

Facility Type: Electrical and Electronic Machinery, Equipment and Supplies, Wholesale

Comments 1:

Comments 2:

Generator Number:

Storage Tanks:

HL References 1:

HL References 2:

HL References 3: 2001 Employment Survey

NAICS	SIC
443120	0

Company Name	Year of Operation
MOONEY'S BAY ELECTRONICS INC.	c. 2001

Study Year	PIN	Multi-NAIC	Multiple Activities
1998	040710125	Y	Y

Activity ID: 9038 **Multiple PINS:** N

PIN Certainty: 1 **Previous Activity ID(s) :**

Related PINS: 040710125

Name: MCCLOSKEY'S RICK SERVICE LIMITED

Address: 753 RIDGEWOOD AVENUE,

Facility Type: Motor Vehicles, Wholesale

Comments 1:

Comments 2:

Generator Number:

Storage Tanks:

HL References 1:

HL References 2:

HL References 3: 2005 Select Phone

NAICS	SIC
811111	0

Company Name	Year of Operation
MCCLOSKEY'S RICK SERVICE LIMITED	c. 2001
MCCLOSKEY'S RICK SERVICE LIMITED	c. 2005

Historical Land Use Inventory
Adjacent Properties within 250m
Area & Activity Numbers

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Planning, Infrastructure and Economic
Development Department

Ville d'Ottawa
Services de la planification, de l'infrastructure
et du développement économique

Historical Land Use Inventory
Area 1 Activity Numbers

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City of Ottawa
Planning, Infrastructure and Economic Development Department

Ville d'Ottawa
Services de la planification, de l'infrastructure et du développement économique

CITY OF OTTAWA

HLUI ID: __679GCT

AREA (Square Metres): 24278.332

Study Year	PIN	Multi-NAIC	Multiple Activities
1998	040710122	Y	Y

Activity ID: 14215 **Multiple PINS:** N

PIN Certainty: 2 **Previous Activity ID(s) :** 5044

Related PINS: 040710122

Name: TRANS TECH AUTO SERVICE

Address: 2805 RIVERSIDE DRIVE, OTTAWA

Facility Type: Gasoline Service Stations

Comments 1:

Comments 2:

Generator Number:

Storage Tanks:

HL References 1: M.1960, M.1970, M.1980; SC98

HL References 2:

HL References 3:

NAICS	SIC
811119	635
811112	635
447190	633
811199	633
447110	633
811121	635

Company Name	Year of Operation
Bob Tait's Service Station	c. 1960
Trans Tech Auto Service	c. 1998
Gerald McConnell Service Station	c. 1970
Beaver Service Centre	c. 1980

Study Year	PIN	Multi-NAIC	Multiple Activities
1998	040710122	Y	Y

Activity ID: 6842 **Multiple PINS:** N

PIN Certainty: 1 **Previous Activity ID(s) :** 5043

Related PINS: 040710106

Name: PETRO-CANADA

Address: 2801 RIVERSIDE DRIVE, OTTAWA

Facility Type: Gasoline Service Stations

Comments 1:

Comments 2:

Generator Number:

Storage Tanks:

HL References 1: M.1960, M.1970, M.1980; SC98

HL References 2:

HL References 3: 2005 Property Assessment

NAICS	SIC
811112	635
447110	0
811121	635
447110	633
447190	633
811119	635
811199	633
447190	0
811111	0

Company Name	Year of Operation
PETRO-CANADA	c. 2005
Bud Tierney Service Station	c. 1970
HOGGS BACK SERVICE CENTRE	c. 2005
Bud Stephen's Garage	c. 1960
HOGGS BACK SERVICE CENTRE	c. 2001
Hog's Back Service Centre	c. 1998
H & D Lytle Gulf Station	c. 1980

Historical Land Use Inventory
Area 2 Activity Numbers

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City of Ottawa
Planning, Infrastructure and Economic Development Department

Ville d'Ottawa
Services de la planification, de l'infrastructure et du développement économique

CITY OF OTTAWA

HLUI ID: __679087

AREA (Square Metres): 74354.836

Study Year	PIN	Multi-NAIC	Multiple Activities
2005	040710124	N	N

Activity ID: 10221 **Multiple PINS:** N

PIN Certainty: 1 **Previous Activity ID(s) :**

Related PINS: 040710124

Name: OTTAWA-CARLETON DISTRICT SCHOOL BOARD - BROOKFIELD HIGH SCHOOL

Address: 824 BROOKFIELD ROAD, OTTAWA

Facility Type: Elementary and Secondary Education

Comments 1: BROOKFIELD HIGH SCHOOL

Comments 2:

Generator Number: ON0375207

Storage Tanks:

HL References 1:

HL References 2:

HL References 3: 2000 PID

NAICS	SIC
611110	0

Company Name	Year of Operation
OTTAWA-CARLETON DISTRICT SCHOOL BOARD - BROOKFIELD HIGH SCHOOL	c. 2003
OTTAWA-CARLETON DISTRICT SCHOOL BOARD - BROOKFIELD HIGH SCHOOL	c. 2000
OTTAWA-CARLETON DISTRICT SCHOOL BOARD - BROOKFIELD HIGH SCHOOL	c. 2005

Historical Land Use Inventory
Area 3 Activity Numbers

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City of Ottawa
Planning, Infrastructure and Economic Development Department

Ville d'Ottawa
Services de la planification, de l'infrastructure et du développement économique

CITY OF OTTAWA

HLUI ID: __679G8H

AREA (Square Metres): 15856.568

Study Year	PIN	Multi-NAIC	Multiple Activities
1998	150960000	Y	Y

Activity ID: 12114 **Multiple PINS:** Y

PIN Certainty: 2 **Previous Activity ID(s) :** 5563

Related PINS: 150960000

Name: RIVERSIDE SUPERTEST GAS STATION

Address: 753 RIDGEWOOD AVENUE, OTTAWA

Facility Type: Gasoline Service Stations

Comments 1:

Comments 2:

Generator Number:

Storage Tanks:

HL References 1: M.1960, M.1970, M.1980; SC98

HL References 2:

HL References 3:

NAICS	SIC
447190	633
811199	633
447110	633

Company Name	Year of Operation
McCloskey Supertest Gas Station	c. 1980-1998
Riverside Supertest Gas Station	c. 1970

Study Year	PIN	Multi-NAIC	Multiple Activities
1998	150960000	Y	Y

Activity ID: 13732 **Multiple PINS:** N

PIN Certainty: 2 **Previous Activity ID(s) :** 5562

Related PINS: 150960000

Name: VAILS FABRIC CARE LIMITED

Address: 749 RIDGEWOOD AVENUE, OTTAWA

Facility Type: Laundries and Cleaners

Comments 1:

Comments 2:

Generator Number:

Storage Tanks:

HL References 1: M.1960, M.1970, M.1980

HL References 2:

HL References 3:

NAICS	SIC
812320	972
561740	972
812310	972
812330	972

Company Name	Year of Operation
Parker Clean	c. 1980
Vails Fabric Care Ltd.	c. 1970

Historical Land Use Inventory
Area 4 Activity Numbers

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City of Ottawa
Planning, Infrastructure and Economic Development Department

Ville d'Ottawa
Services de la planification, de l'infrastructure et du développement économique

CITY OF OTTAWA

HLUI ID: __679AKD

AREA (Square Metres): 557.374

Report: RPTC_OT_DEV0122

Run On: 28 Jul 2020 at: 10:25:34

Study Year	PIN	Multi-NAIC	Multiple Activities
2005	040730008	N	N

Activity ID: 836 **Multiple PINS:** N

PIN Certainty: 1 **Previous Activity ID(s) :**

Related PINS: 040730008

Name: A-1 CARPET REPAIRS & INSTALL

Address: 2692 SPRINGLAND DRIVE,

Facility Type: Laundries and Cleaners

Comments 1:

Comments 2:

Generator Number:

Storage Tanks:

HL References 1:

HL References 2:

HL References 3: 2005 Select Phone

NAICS	SIC
561740	0

Company Name	Year of Operation
A-1 CARPET REPAIRS & INSTALL	c. 2005

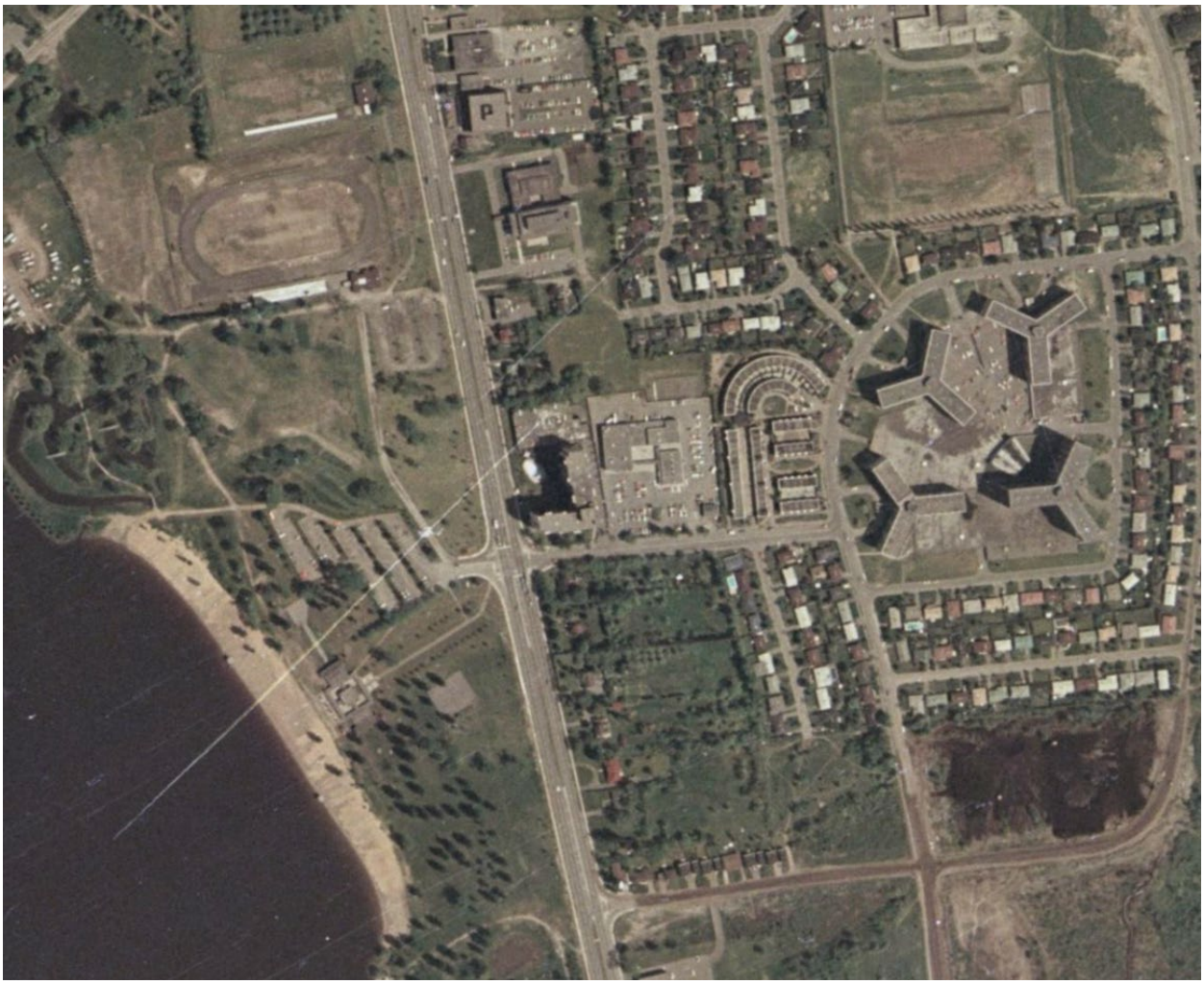
Appendix H

Aerial Photographs

1933 Aerial Photograph

1956 Aerial Photograph

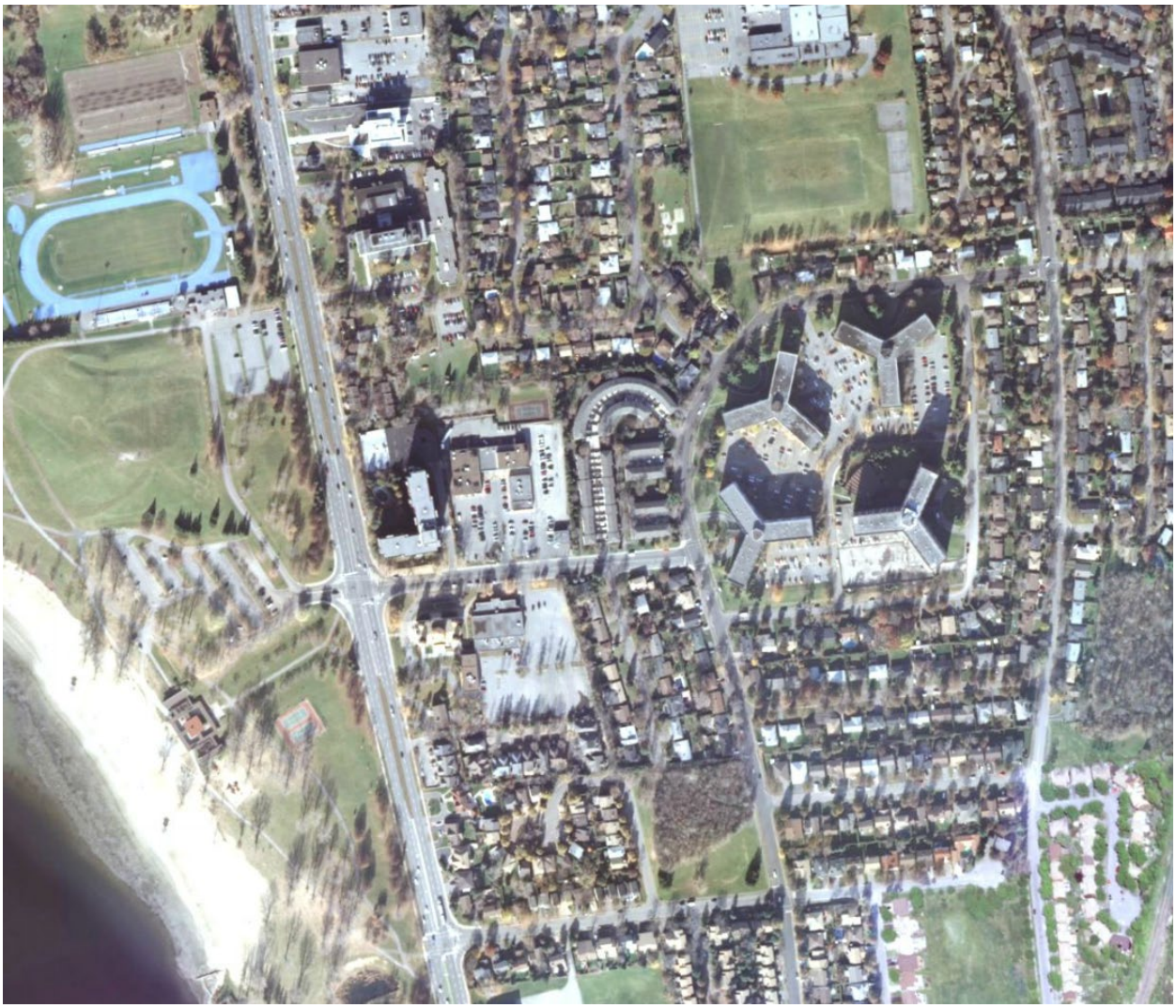
1965 Aerial Photograph



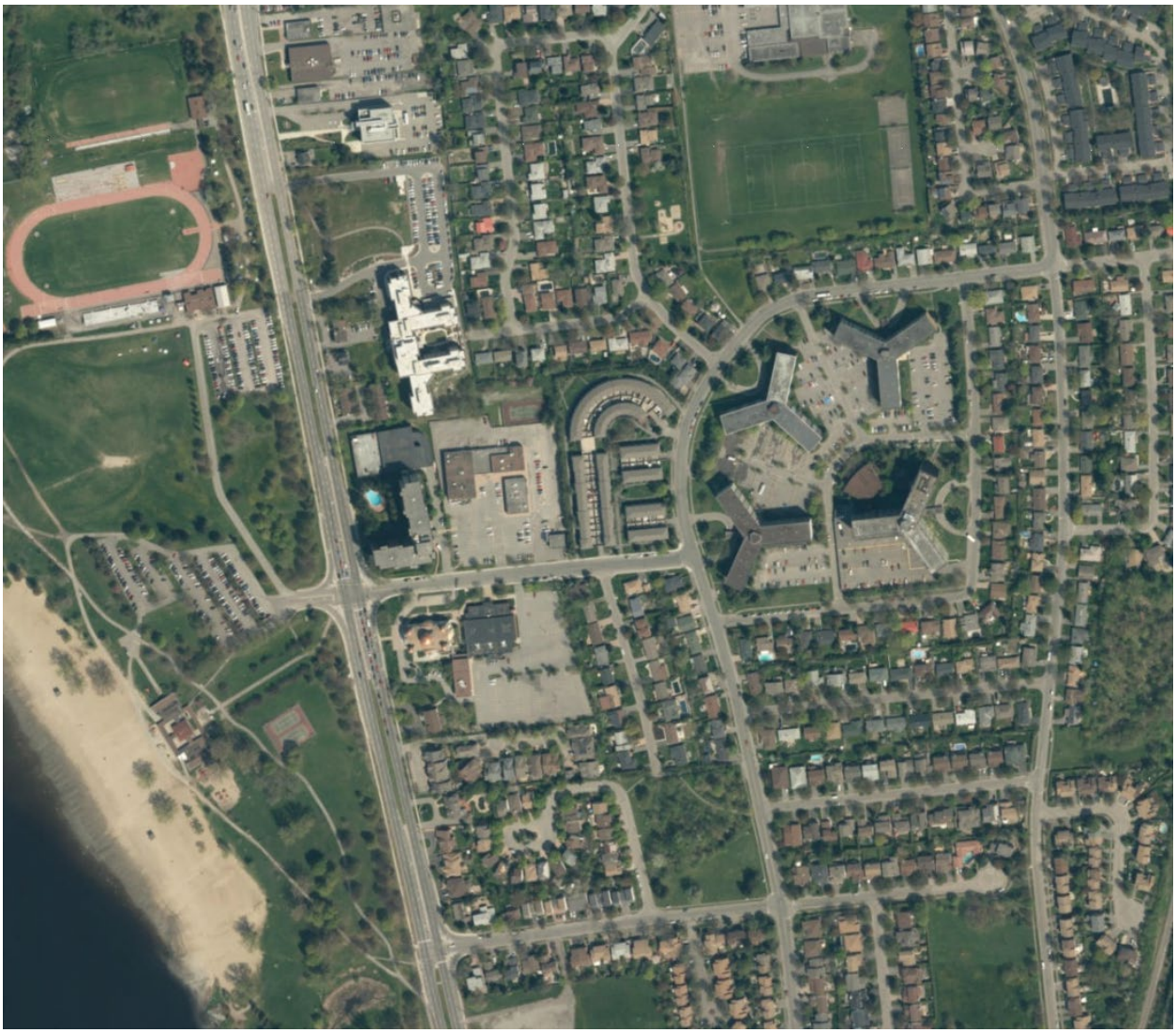
1976 Aerial Photograph

1991 Aerial Photograph

1999 Aerial Photograph



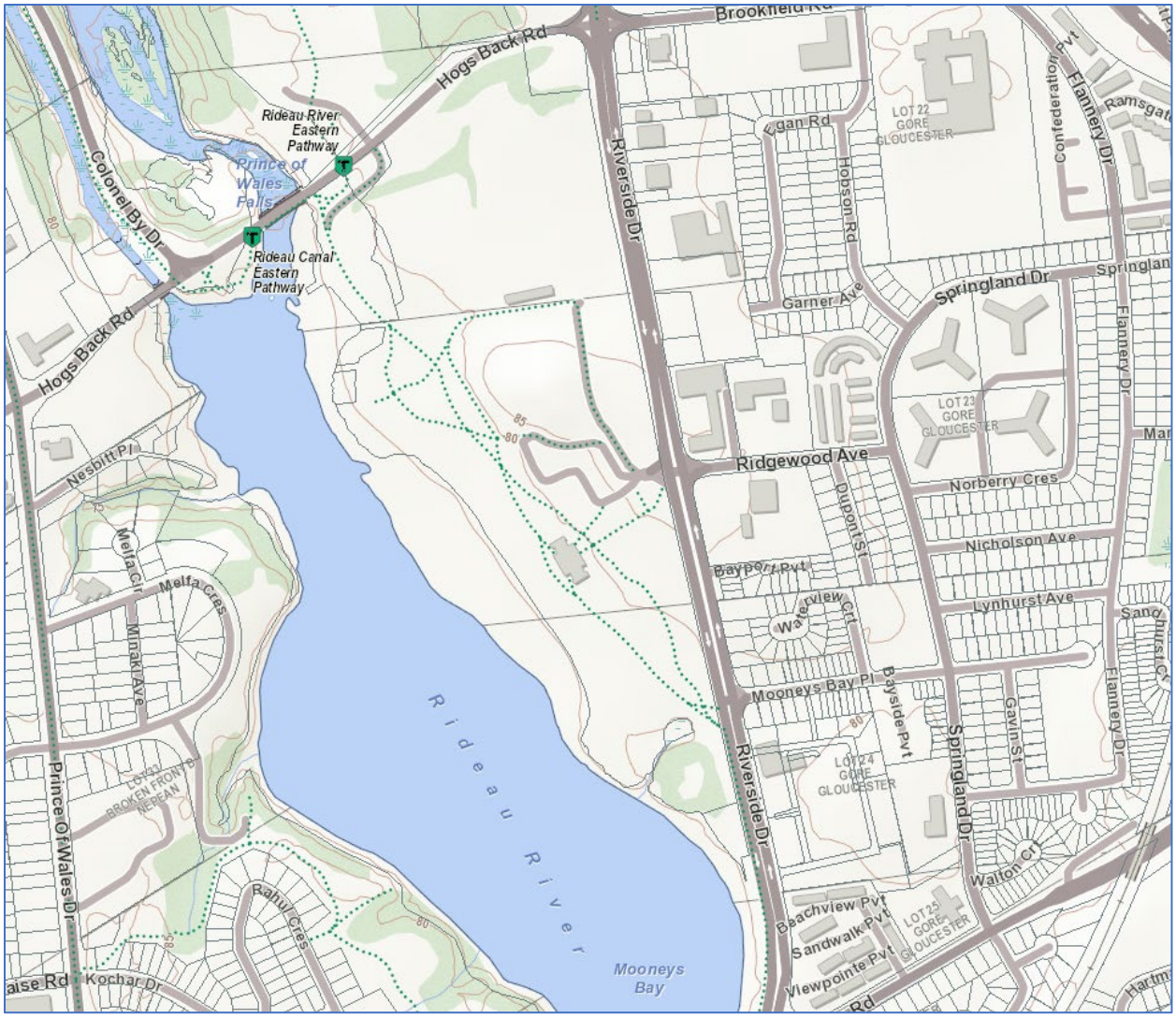
2008 Aerial Photograph



2017 Aerial Photograph

Appendix I

Topographic Map



Topographic Map

Appendix J

Photographic Log

Photograph 1: View of Phase One Property looking north from Ridgewood Drive. View shows the north (right side) and south (left side) commercial buildings at the Property. The automotive service garage is visible in this view.

Photograph 2: View of Phase One Property looking northwest southeast corner of the Property. View shows former retail fuel outlet and automotive garage area in the southeast portion of the Site which has been backfilled with granular fill. The commercial buildings are also visible in this view.

Photograph 3: View of the north side of the Phase One Property looking southeast. View shows the north side of the north commercial building, including the loading dock for the former grocery store and the natural gas meters for the commercial units.

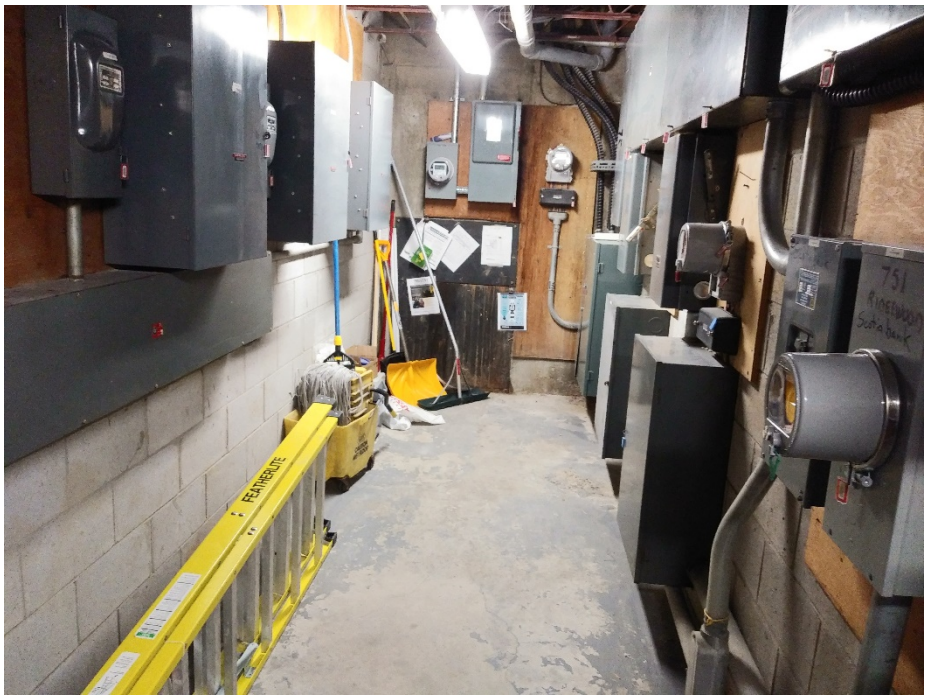
Photograph 4: View of the west side of the Phase One Property looking south. View shows the west side of the north commercial building.

Photograph 5: View of the east side of the Phase One Property looking south. View shows the east sides of the north and south commercial buildings.

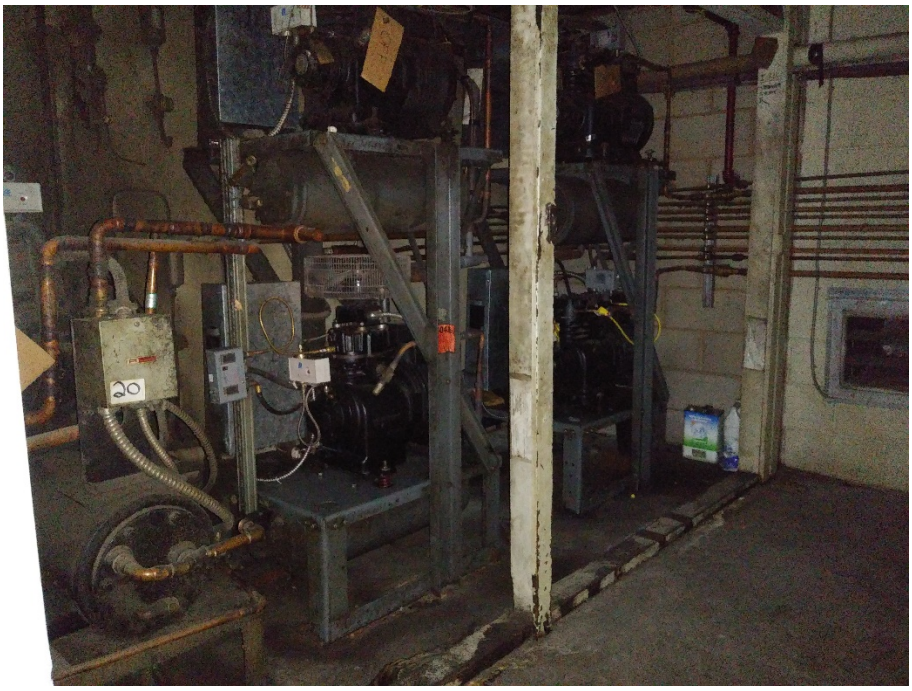
Photograph 6: View of the interior of the automotive service garage in the south unit of the south commercial building. View shows a tire balancing machine and some equipment storage.

Photograph 7: View of the interior of the automotive service garage in the south unit of the south commercial building. View shows an aboveground hoist and some equipment storage.

Photograph 8: View of interior of the automotive service garage in the south unit of the south commercial building. View shows two of the aboveground hoists and general operations inside the garage.



Photograph 9: View of the basement electrical room in the north commercial plaza building.



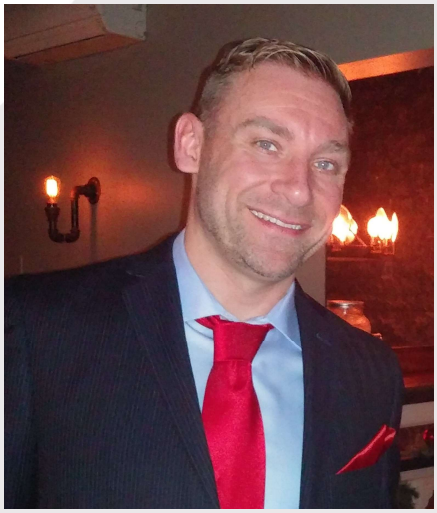
Photograph 10: View of the refrigeration equipment in the penthouse level of the former grocery store in the northwest portion of the north commercial plaza building.

Photograph 11: View of interior of the former grocery store in the northwest portion of the north commercial plaza building.

Photograph 12: View of the interior (typical) of one of the commercial units in the north commercial plaza building.

Appendix K

Qualifications of Assessors



PROFILE

Mr. Lopers is an environmental engineer with over 12 years of experience in environmental engineering specializing in due diligence investigations. Mr. Lopers has extensive experience in Phase I and II Environmental Site Assessments; environmental remediation, and investigations; record of site condition submissions; asset inventory, designated substance surveys and abatement projects; environmental expertise on legal issues; and coordination of various monitoring programs (groundwater, surface water, air).

Mr. Lopers has participated in various Property Condition and Building Envelope mandates at various residential and commercial properties throughout Ontario.

Mr. Lopers has a strong commitment to health and safety, having experience leading a regional health and safety committee as a certified employee representative. Mr. Lopers has extensive training including OSHA 40-hour HAZWOPER, ASP Health and Safety on Construction Sites in Quebec, Ontario Working at Heights, Emergency First Aid/CPR and WHMIS.

CONTACT

EMAIL:
Luke@Lopers.ca

LUKE LOPERS

Principal
LOPERS & ASSOCIATES

EDUCATION

University of Waterloo,
B.A.Sc., Honours Environmental Engineering
Management Science Option Designation - 2002 - 2008

PROFESSIONAL EXPERIENCE

Lopers & Associates, Principal, Project Manager, Senior Environmental Engineer
Ottawa, Ontario - 2020–Present
Responsible for the management, coordination, supervision, completion and delivery of Phase I/1 and II/2 Environmental Site Assessments, Environmental Remediation Programs, Environmental litigation support, Designated Substance Surveys, scope of work development, cost estimates and proposals

GHD Limited, Project Manager, Senior Environmental Engineer
Ottawa, Ontario - 2013–2020
Responsible for the management, senior technical review, coordination, supervision, completion and delivery of Phase I/1 and II/2 Environmental Site Assessments, Environmental Remediation Programs, Environmental litigation support, Designated Substance Surveys, scope of work development, cost estimates and proposals
Office Safety Captain and Joint Health and Safety Committee team leader

Paterson Group Inc., Project Manager, Environmental Engineer
Ottawa, Ontario - 2009–2013
Responsible for supervision, completion and review for Phase I/1 and II/2 Environmental Site Assessments, Environmental Remediation Programs, Designated Substance Surveys

NEXT Environmental Inc., Site Investigation Staff
Burnaby, British Columbia - 2008–2009
Responsible for fieldwork and reporting for Stage/Phase I and II Environmental Site Assessments, Environmental Remediation Programs

PROFESSIONAL DESIGNATIONS

Licensed Professional Engineer (P.Eng.) with Professional Engineers Ontario (PEO) since 2012

Qualified Person (QP), Environmental Site Assessments with Ontario Ministry of the Environment, Conservation and Parks

PROJECT EXPERIENCE

Environmental Site Assessments

Project Engineer/Manager
Phase 1 Environmental Site Assessment | Various Clients | Ontario, Quebec and British Columbia | 2006-2020

Project Engineer/Manager for Phase I Environmental Site Assessments in support of acquisition/divestiture/regulatory requirements for various properties in Ontario, Quebec and British Columbia, including the following:

- Canadian Tire Retail Store and Gas Bar, CTR 417 - 2560 Princess Street, Kingston, Ontario
- Former Automotive Dealership and Service Garage, North Vancouver, British Columbia
- Former Philips Cable Plant, Brockville, Ontario
- Former Cornwall Cotton Mill, Cornwall, Ontario
- Retail Fuel Outlet and Automotive Service Garage, Ottawa, Ontario
- Jack Garland Airport Land, North Bay, Ontario
- Various Commercial/Residential Properties, Ontario and British Columbia
- Various Residential Properties, Ontario, Quebec and British Columbia
- Rochester Heights (811, 818 Gladstone Avenue), Ottawa, Ontario

Project Engineer/Manager
Phase Two Environmental Site Assessments | Various Clients | Various Locations | 2008-2020

Project Engineer/Manager for the following field investigation and/or regulatory reporting requirements for Phase II ESAs and other Site Investigations:

- Proposed Canadian Tire Development, CTR 693P - Terry Fox Drive at Eagleson Road, Stittsville, Ontario
- Former Retail/Private Fuel Outlets, Ottawa/North Bay/Vancouver, Canada
- Operational/Former Industrial Facilities, Ottawa/Cornwall/Sarnia/Brockville/Gananoque, Ontario
- Existing Dry Cleaning Facilities, Ottawa/Arnprior, Ontario
- Automotive Service Garages, Ottawa/Vancouver, Canada
- Various Commercial/Residential Properties, Eastern Ontario
- Tetrachloroethylene Groundwater Plume, Commercial Property, Ottawa, Ontario
- Rochester Heights (811, 818 Gladstone Avenue), Ottawa, Ontario

Project Manager
Phase One, Phase Two Environmental Site Assessments, Environmental Delineation Quality Assurance Program | Costco Wholesale | Ottawa, ON | 2014-2019

Project Manager for the completion of a Phase One ESA for the potential acquisition of a commercial property. Upon discovery of APECs at the Site and significant data gaps in previous investigations, completed a Phase Two ESA to evaluate soil and groundwater quality at the Site. Further oversight of original owner's environmental consultants was completed to ensure adequate delineation and characterization of a dNAPL groundwater plume at the Site, present at significant depths in shale bedrock, which originated as a result of a former on-Site dry-cleaning operation.

Environmental Remediation Programs

Project Engineer
Underground Fuel Storage Tank Removals and Environmental Remediation Programs in Vicinity of Active Underground Services | Ottawa, ON | 2010, 2012

Project Engineer for removal of underground heating oil storage tanks adjacent to residential buildings. Completed excavation supervision of contaminated soil around and below active underground services, including hydro, water and natural gas infrastructure at residential properties. Activities included oversight of removal of petroleum, impacted soil, and field screening and collection of confirmatory soil and groundwater samples for petroleum hydrocarbon analysis. Prepared Phase I, II and III Environmental Site Assessment reports.

Project Engineer
Retail Fuel Outlet Decommissioning and Remediation | Ottawa, ON | 2012

Project Engineer for UST removal and confirmatory soil sampling at former ESSO gas station in Ottawa, Ontario. Activities included oversight of removal of USTs and product lines, oversight of removal of petroleum-impacted soil and groundwater encountered and backfilling operations, and field screening and collection of confirmatory soil and groundwater samples for petroleum hydrocarbon analysis.

Project Engineer/Manager
Former Fuel Outlet Investigation and Remediation | Merrickville, ON | 2016-2017

Project Engineer for confirmatory soil and groundwater sampling following UST removal at former Shell gas station. Activities included oversight of removal of petroleum-impacted soil, pumping of groundwater encountered and backfilling operations, and field screening and collection of confirmatory soil and groundwater samples for petroleum hydrocarbon analysis. Additional borehole/monitoring well drilling also completed.

Record of Site Conditions

Project Manager/Engineer
Residential Redevelopment | Environmental Remediation Program and Record of Site Condition Submission | Ottawa | 2015

Project Manager for delineation of soil contamination and groundwater sampling for a former automotive garage and gas station property in Ottawa, Ontario. Presented and implemented remedial action plan to remediate on-Site contamination. Directed staff in collection of post remediation confirmatory soil and groundwater samples for contaminants of concern. Prepared remediation closure report and record of site condition supporting documentation for submission to the Ministry of the Environment and Climate Change.

Project Manager/Engineer
Industrial Development | Environmental Assessment and Record of Site Condition Submission | Township of Edwardsburgh/Cardinal | 2015

Project Manager for environmental assessments for a proposed industrial business park, in an existing industrial area within the Township of Edwardsburgh/Cardinal, Ontario. Prepared environmental assessment reports and record of site condition supporting documentation for submission to the Ministry of the Environment and Climate Change.

Excess Soil Management

Project Engineer/Manager
Management of Excess Soil | CTREL, Brigil, Ottawa Community Housing Corporation | Ottawa and Pembroke, Ontario | 2016, 2018

Project Engineer/Manager for sampling, analytical testing, development of soil management plans and monitoring during removal of excess soil generated as part of construction activities, including the following properties/facilities:

- Rochester Heights (811, 818 Gladstone Avenue), Ottawa, Ontario
- Residential redevelopment, 121 Parkdale Avenue, Ottawa, Ontario
- CTR 079, 1104 Pembroke Street East, Pembroke, Ontario
- CTR 297, 2010 Ogilvie Road, Ottawa, Ontario

Designated Substance Surveys

Project Manager

Designated Substance Surveys and Hazardous Building Materials Assessment | Ottawa, Pembroke, Southeastern Ontario | 2010-2020

Project Manager for asbestos containing material (ACM) surveys, designated substance surveys (DSSs), Hazardous Building Materials Assessments (HBMAs) or mould assessments at the following sites:

- DSSs at various municipal facilities for the City of Pembroke, Pembroke, Ontario. Preparation of Asbestos Management Plan.
- HBMAs at various institutional buildings for the Catholic District School Board of Eastern Ontario, Southeastern Ontario.
- DSSs and ACM surveys at various residential, buildings (dwellings and apartment buildings) for private residential clients, Ottawa, Ontario.
- DSS and abatement oversight during demolition, residential buildings (townhouses) for Ottawa Community Housing Corporation, 818 Gladstone Avenue, Ottawa, Ontario.

Environmental Litigation Support

Project Manager, Field Engineer, Expert Witness

Ottawa, Ontario | 2014-2020

Project Manager, Field Engineer and Expert Witness for a fuel spill, remediation program, groundwater monitoring program and litigation review for redevelopment of a residential property adjacent to a central heating plant at an institutional facility.

DON PLENDERLEITH

Senior Environmental Engineer and Project Manager

Education

BEng Geological Engineering, École Polytechnique de Montreal, Montreal, Quebec, 1990

MSc Geophysics, University of British Columbia, Vancouver, British Columbia, 1983

BSc Geophysics, Honours, University of British Columbia, Vancouver, British Columbia, 1980

Certifications

Registered as PMP with Project Management Institute since 2012, requalified in 2018

Qualified Person (QP) for Environmental Site Assessments with Ontario Ministry of Environment and Conservation and Parks

Professional Affiliations

Licensed as P.Eng. with the Professional Engineers of Ontario (PEO) since 1994

Licensed as Ing. with l'Ordre des ingénieurs du Québec (OIQ), 1992

Licensed as P.Eng. with NAPEG (NWT and Nunavut), since 2009.

Licensed as P.Eng with Engineers Yukon since 2018

Federal Clearance Level

Secret ID # 95251065

PROFESSIONAL SUMMARY

Mr. Plenderleith has been an environmental engineer for 30 years. From 1990 to 2000 he worked at specialty firms in Montreal and Ottawa where he gained field and reporting experience in site assessment and remediation of retail fuel outlets and railway yards. In 1991 and 1992 he worked on a CIDA sponsored project to assess additional water resource potential in two provinces in Indonesia. He worked for Golder for 19 years on projects in Ottawa, the North and overseas.

His expertise covers all steps in contaminated site management: Phase I, II and III environmental site assessments (ESAs), risk assessments, remedial options evaluations, remedial action plans, tender plans and specifications, remediation project oversight, long-term monitoring and project closure. He has largely concentrated on federal sites since 2002 and was Golder's initial point of contact on the Environmental Standing Offer Agreement with PSPC in the National Capital over that time.

Don led Golder's national client service team for Federal government and was responsible to Golder's management for maintaining strong relations with the federal government. Locally, he provided project management and technical direction of a variety of environmental projects from the Ottawa office. Don mentored several junior professionals. His site portfolio included: military bases, Northern sites, navigational sites, correctional facilities, research labs, commercial buildings and Canadian embassies abroad. On several multi-year projects (Kingston Penitentiary and Connaught Ranges landfill) he directed all steps of site management from initial investigations, through to site closure.

Don is equally experienced at providing strategic and portfolio-level assistance to clients as well as site-specific level work. He has written contaminated sites management plans for several federal Departments. He helped to develop components of the FCSAP project manager's tool kit and has trained federal project managers in its use. He has provided program-level assistance to the FCSAP Secretariat for funding demand forecasting and long-term strategy and risk management. For nine years he led a multi-disciplinary team that performed contaminated site liability peer reviews for the Office of the Auditor General of Canada.

Don completed his engineering degree in French and is licensed to practice in Quebec. He frequently coordinates the French language component at bilingual meetings and workshops.

PROJECT EXPERIENCE – STANDING OFFER MANAGER

Public Services and Procurement Canada, National Capital Region, Environmental Engineering Standing Offer (2002-2019).

Don managed Golder's Environmental Standing Offer Agreement (SOA) with PSPC in the National Capital Region from 2002 to 2019. He was the first point of contact with PSPC for new call-ups. He formed project teams from the approved resources and reviewed the work plans under each call-up. He was responsible and accountable for Golder's overall project performance to PSPC.

PROJECT EXPERIENCE – SENIOR PROJECT MANAGER

Phase I, II, and III and Remediation at Pittsburgh Institution and Kingston Penitentiary for PSPC/CSC near Kingston, Ontario

Environmental Site Assessment, Remediation Planning and Implementation for the Pittsburgh Institution and Kingston Penitentiary, Kingston, Ontario from 2007 to 2015 - Don was the Senior Project Manager and project reviewer for the Phase I, II and III of contaminated sites on two similar projects at these federal penitentiaries. Don performed project management and provided technical direction during the full suite of services from site assessment through to remediation. Federal project management tools, and FCSAP technical tools (GOST) were used to assist with procedural compliance. Don assisted PSPC with the tender specification for both remediation projects and performed on-site supervision during the fast-track remediation work at Pittsburgh. Don also performed senior review of the draft and final reports.

Peer Review and Liability Review of US Steel Site in Hamilton Harbour for PSPC and Transport Canada (July-August 2016)

Don was the Senior Project Manager for a Peer Review of reports pertaining to the US Steel site on Hamilton Harbour that the Hamilton Port Authority (HPA) was considering purchasing. TC requested the peer review and liability review in its oversight role over the HPA. Don brought a senior expert in at steel industry at Golder onto the project team. With his input some important gaps in the previous site assessments, management plans and liability estimates were identified to TC.

Contaminated Site Reporting and Review for Department of National Defence Ottawa, Ontario, Canada

Don has managed several projects for DND's Director General Environment, related to the financial reporting of DND's contaminated sites. He managed the EcoNet validation project in 2006, in which the systems and procedures by which site cost and liability information are input to DND's Contaminated Site database, Econet. Several of DND's major projects being run out of headquarters were reviewed in that exercise. In 2008 he assisted DND by producing the 2008 update of their Contaminated Sites Management Plan (CSMP) for Treasury Board submission. Nine divisional CSMPs were reviewed, summarized and incorporated into the departmental CSMP.

PROGRAM LEVEL WORK – FEDERAL CONTAMINATED SITES

Project Management Tools for Contaminated Sites, Ottawa, Ontario, Canada

Mr. Plenderleith developed two of the FCSAP Project Management Tools: Status Reporting and Project Risk Management. He has provided training in the tools to federal project managers country-wide. He has delivered training sessions at RPIC National Contaminated Sites workshops on several occasions on the PM Tools, the Sustainable Development Tool (SDAT), and Guidance Tool for Selection of Technologies Tools (GOST).

Assistance to FCSAP for program-level Risk Management, PWGSC/ECCC Ottawa, Ontario

Don has led a team at Golder that provided assistance to the FCSAP Secretariat from 2013 to 2019 in the areas of cost projections for funding demand estimates. He devised a method of projecting the costs of unassessed sites based on closure costs of similar sites. This tool was used to estimate the funding demand for FCSAP Phase III and past Phase III. Don assisted the Secretariat with Long-Term Strategic planning for FSCAP post 2020 when the 15-year program is due to sunset.

Secondments to Federal Departments

Mr. Plenderleith has been seconded from Golder to the Department of Foreign Affairs and International Trade (now Global Affairs Canada "GAC") on three occasions to develop their Contaminated Sites Management Plans and to fill in while GAC was staffing their full-time environmental engineer position. Through these secondments he has developed a greater understanding of the role of federal custodians in managing their programs.

PROJECT EXPERIENCE – NORTHERN SITES

DEW Line Site Monitoring, Baffin Region, DND

(2015-19)

Mr. Plenderleith was the project director of Golder's DEW Line Monitoring contract with DND from four years 2015 to 2019. He was responsible for overall program quality and liaison with the client and management of Inuit subcontractors. The project was multi-disciplinary, involving geotechnical and environmental components. Mr. Plenderleith has developed a very positive working relationship with the hamlet of Qikiqtarjuaq and the Inuit staff from that community, many of whom have returned to work with Golder every year. All Inuit Participation Targets were exceeded.

Tundra Mine Remediation Monitoring PSPC/INAC (2016-2018)

Don was the Senior project director for Golder's Remediation Monitoring of Tundra Mine (NWT) for PSPC and INAC. This project is multi-disciplinary involving surface water and groundwater environmental monitoring and aquatic monitoring for the final stages of the remediation of Tundra Mine. Don has reviewed the monthly and annual monitoring reports produced for the Water Licence. His earlier experience with the RAP for Tundra has been valuable on this project.

Remedial Options Review and Remedial Action Planning Former Water Tanker Base, Inuvik Airport, NWT 2010-12

From 2010 to 2012, Mr. Plenderleith was the technical director for the Phase III ESA detailed site assessment and remediation planning of the former Water Tanker Base at the Inuvik Airport in NWT. The work included determining the contaminants of concern, delineation of contaminated soil and seasonal groundwater areas, and assessing remedial options. The remedial action plan reviewed chemical oxidation and removal & disposal options within the constraints of northern work season, and the distance to a disposal facility. Descriptions, costs, advantages and limitations were provided for several options. GNWT performed the remediation with own forces.