

February 1, 2018

Daniel Boulanger
Director, Planning & Consultation
800 Industrial Ave, Unit 9
Ottawa, ON
K1G 4B8

Dear Keith:

Re: Shallow Soil Investigation, 316 Somerset St. E., Ottawa (PCP-17-0637)

McIntosh Perry Consulting Engineers Ltd. (McIntosh Perry) is pleased to submit the following proposal for the completion of a shallow soil investigation for the property located at 316 Somerset St. E., in Ottawa, Ontario.

Based on findings in the Phase One ESA completed by McIntosh Perry (January 2018) for the subject property, it was determined that an unknown amount of fuel was spilled from a furnace oil tank located in the backyard of the Site. The purpose of the shallow soil investigation would be to determine if petroleum hydrocarbon impacts are present in Site soils as a result of the on-site spill record.

Accordingly, the following tasks would be completed:

SCOPE OF WORK

Shallow Soil Investigation

The proposed work program is as follows:

- Underground service locates will be obtained prior to any subsurface investigations, including clearances for all borehole locations. McIntosh Perry staff and locators will require access to the property, including the interior of the site building. *It is noted that current locates for the Site will likely expire before drilling can be arranged and will need to be re-issued.*
- All work is to be conducted according to the requirements of McIntosh Perry's Environmental Division safety resources documentation and site specific health and safety plan (HASP) forms.
- A drilling program will be conducted at the Site. Two boreholes will be advanced to bedrock (in the area of the existing fuel storage tank), which is expected to be found between 1.5 and 2 metres below ground surface.
- Soil samples will be collected from the boreholes and logged at regular intervals.
- Appropriate MOECC site condition standards will be selected (Table 9 Standards for residential land use with shallow soil conditions in a non-potable groundwater condition).
- Soil samples will be screened in the field using visual and olfactory observations and a combustible gas detector. Selected soil samples will be submitted for analysis of petroleum hydrocarbons,

fractions 1 through 4 (PHCs F1-F4), benzene, toluene, xylenes and ethyl benzene (BTEX). A maximum of two (2) soil samples for analysis has been assumed.

- A summary report will be prepared, summarizing the findings of the shallow soils investigation.

SUMMARY OF COSTS

Shallow Soils Investigation	
Utility Locates , Drilling and Field Supervision	\$2,175
Laboratory Analysis (based 2 soil samples for analysis of PHCs and BTEX)	\$250
Report	\$1,550
Total	\$3,975

These costs do not include applicable taxes but include certain disbursements (printing (one hard copy of final report), travel, locates, laboratory analysis). If a "Reliance Letter" is required by a third party after the completion of the shallow soils investigation report, a charge of \$300 + HST will apply.

PROPOSED SCHEDULE

McIntosh Perry is prepared to start work on this project immediately upon receipt of the signed service agreement.

A final report for a Shallow Soil Investigation can be completed within approximately **12** working days of the receipt of laboratory results. McIntosh Perry will re-submit the locate request upon receipt of approval, locates typically take at least 7 business days to receive.

EXPERIENCE AND QUALIFICATIONS

Meghan Coyle, P.Geo. will coordinate this project. She is an Environmental Geoscientist for McIntosh Perry. She will be available for all aspects of this work and will oversee the execution of the work. Meghan has successfully completed many environmental projects across Ontario.

Phone (613) 836-2184 (ext. 2260)

Fax (613) 836-3742

Cell Phone: (613) 868-2551

E-mail m.coyle@mcintoshperry.com

The shallow soil investigation will be carried out by Meghan Coyle, Jordan Bowman (Environmental Scientist), or Bradley Sutherland (Environmental Scientist) of McIntosh Perry. Meghan, Jordan, and Bradley have all successfully completed many environmental projects across Ontario, and have played a key role in numerous recent ESAs.

Dan Arnott P.Eng. or Fraser Armstrong, P.Eng. will oversee and provide senior review as required for this project. Both are Qualified Persons (QP) under O.Reg. 153/04, as amended, and have conducted and oversaw Phase 1 and 2 ESA. Dan's contact information is noted below:

Phone (613) 836-2184 (ext. 2295)

Fax (613) 836-3742

Cell Phone: (613) 897-8818

E-mail d.arnott@mcintoshperry.com

McIntosh Perry is licensed to practice engineering and geoscience in the Province of Ontario. McIntosh Perry holds Certificates of Authorization with the Professional Engineers of Ontario (PEO) and the Association of Professional Geoscientists of Ontario (APGO) and is a full member of the Consulting Engineers of Ontario (CEO).

We trust this proposal is acceptable, and we look forward to working with you on this project. If the terms of this proposal are acceptable to you, please sign the Professional Services Agreement in the space provided and initial each page and then return a signed copy to our office with the required retainer. Should you have any questions with the above noted, please do not hesitate to contact the undersigned.

Sincerely,



Meghan Coyle, P.Geo.

(613) 836-2184 Ext. 2260

Ref: H:\01 Project - Proposals\2017 Jobs\CP\0CP-17-0637 TCU_Mixed Use Building_316 Somerset Street\Phase One ESA\01 Admin\Phase 2 ESA\PCP-17-0637_proposal_subsurface Inv.1.Feb.18.docx