



Phase I Environmental Site Assessment

1435-1455 Morisset Avenue
Ottawa, Ontario

Prepared for:

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163 Cartwright Avenue
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Attention: Eddy Boudiwan

EXECUTIVE SUMMARY

Firm Capital retained LRL Associates Ltd. (LRL) to complete a Phase I Environmental Site Assessment (ESA) on 1435-1455 Morisset Avenue in Ottawa, Ontario (herein referred to as the "Site"). The Site is set within an urban residential area of Ottawa, Ontario and is developed with two multi-tenant residential buildings. This assessment was conducted to identify potential environmental concerns or liabilities related to the past and present operations conducted on the property and the adjacent lands. The assessment included a review of the history of the Site, contact with relevant regulatory agencies, a walk-through Site inspection of the property and interviews with those knowledgeable of the Site. This assessment was conducted in the context of obtaining a City of Ottawa Site plan approval for proposed development.

The Phase I ESA assesses the existing environmental conditions and potential environmental liabilities associated with the subject property, focusing on the possible presence of contamination on the property. It includes a review of available information (historical data and aerial photographs) and a visual Site inspection to assess potential contamination of past or present activities conducted on the property itself and on adjacent properties. The Phase I ESA was conducted in general accordance with Ontario Regulation (O. Reg.) 153/04, as amended, in support of a City of Ottawa site plan approval application.

The Site is irregularly shaped with an approximate area of 6,100 m² (1.5 acres). It is developed with two residential apartment buildings, seven-storeys (1435 Morisset Avenue), and three-storeys (1455 Morisset Avenue), constructed circa 1960. The buildings have footprints of approximately 1,100 and 630 m², respectively. The buildings are serviced with municipal water and sanitary services and are heated with natural gas.

The general area 250 m north of the Site slopes to the north from 95 to 83 m amsl. A steep slope is present directly adjacent to the Site to the north. The areas west and south of the Site slope east with a steep slope northeast approximately 250 m northwest of the Site. The nearest open water body identified is associated with an industrial property approximately 735 m west of the Site. A tributary to the Rideau River is located approximately 2.3 km southeast and the Ottawa River is located approximately 2.8 km northwest of the Site.

A potentially contaminating activity is a use or activity set out in Table 2 of Schedule D of the O. Reg. 153/04. The Activities on the Site and lands within 250 m generally consist of agricultural, residential, and commercial.

Based on the results of the Phase I Environmental Site Assessment the following potentially contaminating activities (PCAs) were identified within the Phase I Study Area:

# on Fig	O. Reg 153/04 Schedule D PCA	Location of PCA	Description and Source Information	Contribution to an APEC
1	PCA 28: Gasoline and Associated Products in Fixed Tanks	On-Site (1455 Morisset Avenue)	Above or underground storage tank historically located at 1455 Morisset Avenue (1960-1985). A previous Limited Phase II ESA conducted revealed no exceedances to the applicable standards in the soil. Groundwater was not encountered.	Based on the conclusions of the 2013 Pinchin Phase I ESA update, this PCA is not considered to contribute to an APEC on the Site.
2	PCA 55: Transformer Manufacturing, Processing and Use	Right-of-way, along the northern extent of the property.	Observed along the north property line during the site visit. The ground surface in the vicinity could not be inspected due to snow cover.	The pole mounted transformers appeared to be in good condition, and no staining was noted on the pole or surrounding snow. The ground surface could not be inspected at the time of assessment. Based on the observed condition, this is not anticipated to contribute to an APEC.
3	PCA 28: Gasoline and Associated Products in Fixed Tanks	Adjacent properties: 1438 and 1450 Morisset Avenue to the south, 1411 Morisset Avenue to the east, and 1481 Morisset Avenue to the west.	Fire insurance plans revealed oil tanks in the boiler rooms of the aforementioned properties.	No records of spills related to the tanks on the adjacent properties were found. Based on this and their position trans-gradient of the Site with respect to the inferred groundwater slow towards the north-northwest, they are not considered likely to contribute to APECs.
4	PCA 35: Mining, Smelting and Refining; Ore Processing; Tailing Storage	Approximately 170 m northeast of the Site	Rideau Canal Supply is listed as a past producing mine without reserves. The product was limestone (crushed stones).	Based on the distance of the former mine and its location trans- to down-gradient with respect to the inferred groundwater flow towards the north-northwest, it is not considered likely to contribute to an APEC.
5	PCA 39: Paints Manufacturing, Processing and Bulk Storage	1160 Merivale, approximately 175 m southeast of the Site.	Ecolog Eris lists Capital Creations Painting & Restoration as a generator of	Based on the distance of the facility, it is not considered likely to contribute to an APEC.

# on Fig	O. Reg 153/04 Schedule D PCA	Location of PCA	Description and Source Information	Contribution to an APEC
			paint/pigment/coating residues.	
6	PCA 10: Commercial Autobody Shops	1485 Caldwell Avenue, approximately 190 m southwest of the Site.	Ecolog Eris lists Van's Pressure Cleaning as an "automotive repair and maintenance" facility.	Based on the distance of the facility, it is not considered likely to contribute to an APEC.

Based on the assessment of the PCAs identified within the Phase I ESA study area, no Areas of Potential Environmental Concern (APECs) were identified on the Site. The ground surface in the vicinity of the pole-mounted transformers could not be inspected due to snow cover, therefore it is recommended that once the snow melts, an inspection take place to ensure no spills have occurred. No additional environmental work is warranted at this time.

Due to the estimated age of the buildings (circa 1960), the presence of asbestos containing material (ACM) is possible. Other designated substances including silica containing materials such as brick and concrete, leaded solder and lead-based paint, are also potentially present. If renovation or demolition activities are to occur on the building, a Designated Substances Survey (DSS) must be conducted to identify potential designated substances and other hazardous materials so they can be addressed accordingly to ensure that the contractors or building occupants do not come into contact with these materials.

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1 INTRODUCTION

Firm Capital retained LRL Associates Ltd. (LRL) to complete a Phase I Environmental Site Assessment (ESA) on 1435-1455 Morisset Avenue in Ottawa, Ontario (herein referred to as the "Site"). The Site is set within an urban residential area of Ottawa, Ontario and is developed with two (2) multi-tenant residential buildings. This assessment was conducted to identify potential environmental concerns or liabilities related to the past and present operations conducted on the property and the adjacent lands. The assessment included a review of the history of the Site, contact with relevant regulatory agencies, a walk-through Site inspection of the property and interviews with those knowledgeable of the Site. This assessment was conducted in the context of obtaining a City of Ottawa Site plan approval for proposed development.

The Phase I ESA assesses the existing environmental conditions and potential environmental liabilities associated with the subject property, focusing on the possible presence of contamination on the property. It includes a review of available information (historical data and aerial photographs) and a visual Site inspection to assess potential contamination of past or present activities conducted on the property itself and on adjacent properties. The Phase I ESA was conducted in general accordance with Ontario Regulation (O. Reg.) 153/04, as amended, in support of City of Ottawa site plan approval application.

Potential contamination represents the uncontrolled release of foreign substances within the natural environment. Such an event can result in air, soil and groundwater contamination that may represent environmental liabilities towards the Site and perhaps towards adjacent properties. This level of work is a method of risk reduction and does not eliminate risk for the client.

1.1 Phase I Property Information

Site Address:	1435-1455 Morisset Avenue, Ottawa, Ontario
Frontage:	Morisset Avenue
Zoning:	R4UC (Residential Fourth Density Zone)
Legal description:	Lots 230-251, Plan 327; Part Lane, Plan 327, Closed by CR404252; Part Larkin St, Plan 327, (Formerly Laurier St), Closed by CR394977; Part Cavan St, Plan 327, (Formerly Champlain St), closed by CR394977; All being as in N633820; Ottawa/Nepean S/T Easement in Gross as in OC530437. S/T Easement as in OC706142.
Property Identification Number:	03999-0110 (LT)
UTM Coordinates:	18T 442344 m E 5024833 m N
Dimensions:	Irregular: Being approximately 200 m wide (east-west) by between approximately 30 and 40 m deep (north-south).
Area:	Approximately 6,100 m ² (1.5 acres)

The Site's location is shown in **Figure 1** and the general Site configuration is shown on the Site Plan in **Figure 2**. For the purposes of this report, Morisset Avenue will be inferred as running in an east-west direction.

1.2 Site Occupancy

Current owner:	1435 & 1455 Morisset Residences Corp.
Site Contact:	Eddy Boudiwan
	Phone: (416) 635-0221 ext. 296
	Email: eboudiwan@firmcapital.com
Owner since:	October 2006
Current use:	Residential (multi-tenant)
Current use since:	Residential (circa 1960)

2 SCOPE OF INVESTIGATION

LRL conducted this work in accordance with O. Reg. 153/04, as amended, in support of City of Ottawa site plan approval application. The scope of work for the Phase I ESA consisted of the following:

- Reviewing reasonably ascertainable records regarding the occupancy of the Site and surrounding properties (i.e. city directories, fire insurance plans and aerial photographs);
- Interviewing current and previous owners and/or tenants and local and provincial authorities;
- Conducting a Site visit that consists of a “walk-through” visual assessment of the Site and adjacent properties (from publicly accessible areas); and
- Evaluation of the information collected.

This report will present the results of the ESA carried out between January 19 and March 7, 2021.

3 RECORDS REVIEW

3.1 General

3.1.1 Phase I Study Area Determination

Study area:	250 m
Rational for extending study area beyond the minimum 250 m:	Not applicable.

3.1.2 First Developed Use Determination

First developed use is defined by O. Reg. 153/04, Section 22(1) as the first property use after 1875 that resulted in a building or structure or the first potentially contaminating activity, whichever is earlier.

First developed use:	Residential
Year:	Circa 1960
Basis for determination of first developed use:	Aerial Photographs, Insurance Products

3.1.3 Fire Insurance Plans

Fire Insurance Plans (FIP) mapped streets and buildings of urban Canada in great detail and illustrate building construction, occupancy and potential fire hazards. They also provide detailed information regarding storage tanks, transformers, boilers and electrical rooms. The original plans were produced between 1875 and 1923 and continued to be produced and updated until production ceased in 1974. A copy of the Fire Insurance Plans is included in **Appendix A**.

Year:	1938
Description of area covered:	Between Fisher Avenue to the east, Laperriere to the north, King George Avenue (now Kingston Avenue) to the south and Laurier Avenue to the west (now Larkin Street).
Description of Features in the Phase I Study Area:	
No scale was provided on the plans reviewed. The Site was not shown in the FIP. The land use in the study area is primarily residential with some institutional developments. Laurier Street (now Larkin Street) extends southward across the west portion of the Site, and Champlain Street (now Cavan Street) extends southward across the east portion of the Site. These roads now end north of the Site at Legpage Avenue and Edgecliffe Avenue, respectively. A stone quarry is present between Legpage Avenue to the north, Merivale to the east, Champlain Street (now Cavan Street) to the west, and Morisset Avenue to the south.	
Relevant information regarding potentially contaminating activity and areas of potential environmental concern:	
The stone quarry presents a low risk for potential environmental concern to the Site due to its location trans- to down-gradient with respect to inferred groundwater flow direction towards the north-northeast. No other potentially contaminating activities were observed within 250 m of the Site.	

Year:	1965
Description of area covered:	Between Prince Avenue to the east, Raven Avenue to the north, Caldwell Avenue to the south and part way to Caldwell Avenue to the west.
Description of Features in the Phase I Study Area:	
The scale is approximately 1 inch: 100 ft. The land use in the study area primarily residential with some institutional. The two (2) apartment buildings on-Site are present. 1455 Morisset Avenue, labelled as Carlington Court Apartments, is a fifteen unit building with brick on concrete block walls with concrete floors and roofs, and is heated with oil. The boiler is located in the central north portion of the building. 1435 Morisset Avenue, labelled as Mountain View Apartments, is steel frame brick on concrete block walls with concrete floors and roofs, and is heated with electricity. Several apartment buildings on adjacent properties are heated with oil:	
<ul style="list-style-type: none"> • 1438 and 1450 Morisset Avenue, south of the Site across Morisset Avenue, are heated with oil. Their boilers are located in the central south portions of the buildings, approximately 30 m south of the Site; • 1411 Morisset Avenue, east of the Site, is heated with oil. The boilers are located in the central north portion of the building, approximately 60 m east of the Site; and 	

- 1481 Morisset Avenue, west of the Site, is heated with oil. The boiler is located in the northwest portion of the building, approximately 20 m west of the Site.

Relevant information regarding potentially contaminating activity and areas of potential environmental concern:

The heating oil at 1455 Morisset Avenue is a potentially contaminating activity. The locations of the oil tanks on the adjacent properties to the east, south, and west are likely in proximity to the boilers. The oil tanks on the adjacent properties to the east and west present low risks for potential environmental concern due to their locations trans-gradient with respect to the inferred groundwater flow direction towards the north-northeast. The oil tanks on the adjacent properties to the south present low risks for potential environmental concern due to their distances from the Site.

3.1.4 Property Underwriters' Report

Property Underwriters' Site Plans and Reports provide detailed information on a site-specific basis and include descriptions of building construction, heating sources, production processes, and the presence of chemicals or materials which may be stored on Site. They also indicate the presence of environmental hazards such as electrical rooms, transformers, boilers, and storage tanks. A copy of the Property Underwriters' Reports is included in **Appendix A**.

3.1.4.1 1435 Morisset Avenue

Year	Relevant Information
1993	The inspection was conducted on 1435 Morisset Avenue for Carlington Heights Ltd., the owner of the property. The building consists of a seven-storey, ninety-seven-unit, apartment building with an approximate ground floor area of 1,068 m ² estimated to have been constructed in 1965. The building is heated with electric baseboard units and natural gas is available. No fuel tanks are present.
1999	The inspection was conducted on 1435 Morisset Avenue for Carlington Heights Ltd. The building is estimated to have been constructed in 1960 and is heated with natural gas since 1993.
2000	The inspection was conducted on 1435 Morisset Avenue for Carlington Heights Ltd. The building is estimated to have been constructed in 1960. The building was upgraded to natural gas heating in 1993.
Relevant information regarding potentially contaminating activity and areas of potential environmental concern	
No potentially contaminating activity or potential environmental concerns were identified.	

3.1.4.2 1455 Morisset Avenue

Year	Relevant Information
1993	The inspection was conducted on 1455 Morisset Avenue for Carlington Heights Ltd., the owner of the property. The building consists of a three-storey, thirty-unit, apartment building with an approximate ground floor area of 611 m ² estimated to have been constructed in 1965. The building was upgraded to natural gas heating in 1985. No fuel tanks are present.
1999	The inspection was conducted on 1455 Morisset Avenue for Carlington Heights Ltd. The building is estimated to have been constructed in 1965 and is heated with natural gas since 1985. No fuel tanks are present.
Relevant information regarding potentially contaminating activity and areas of potential environmental concern	
No potentially contaminating activity or potential environmental concerns were identified.	

3.1.5 Chain of Title

Land Titles contain legal title information concerning property ownership, transfer details, and any encumbrances such as mortgages or easements. Each time a new transaction occurs, property records are updated as soon as the instrument is registered. A copy of the Chain of Title is included in **Appendix B** and is summarized as follows.

Records search provider:	Service Ontario Land Registry Office
Date of search:	February 4, 2021
Pertinent Information:	<p>The search covered the period from Crown (1833) to December 2014. The documented land transfers are as follows:</p> <ul style="list-style-type: none"> • Transferred between miscellaneous individuals between 1833 to 1886; • Transferred to Morisset and Morisset Limited in January 1912; • "Lots 230-232, Plan 327" were transferred from Morisset and Morisset Limited to William Blackburn in March 1913 and to Terrace Investments Ltd. in October 1959; • "Lots 236-243, Plan 327" were transferred from Morisset and Morisset Limited to Cartier Realty Limited in August 1913, to Romal Marineau in November 1927, from the Treasurer City of Ottawa to Christopher Doucet in March 1946 due to Romal Marineau's default in taxes, to Terrace Investments Ltd. in October 1957; • "Lots 235, Plan 327" was transferred from Morisset and Morisset Limited to Louis Ouellette in March 1915 and to Terrace Investments Ltd. in October 1958; • "Lots 244-251, Plan 327" were transferred from Morisset and Morisset Limited to Cartier Realty Limited in August 1913, to Leonidis Bissonette in May 1929, from the Treasurer City of Ottawa to Terrace Investments Ltd. in October 1958 due to

Leonidis Bissonette's default in taxes, to Gertrude Liverent in October 1958, to Dalesville Investment Co. Ltd. In October 1958 and to Terrace Investments Ltd. In February 1964;
<ul style="list-style-type: none"> • "Lot 234, Plan 327" was transferred from Morisset and Morisset Limited to Leonidis Bissonette in March 1915, and from the Treasurer City of Ottawa to Terrace Investments Ltd. in October 1958 due to Leonidis Bissonette's default in taxes; • "Lot 233, Plan 327" was transferred to Alexina Liberty in September 1914, to Josephine Morisset in January 1920, and from the Treasurer City of Ottawa to Terrace Investments Ltd. in October 1958 due to Josephine Morisset's default in taxes; • "Lane & Streets Plan 327" was transferred from the Corporation of the City of Ottawa to Terrace Investments Ltd. In February 1964; • The deed for "Lots 230-251 Pt. Lane & Sts" was transferred to Avrom Evenchick, in trust in January 1973; • Transferred to Edward Egarhos in August 1984; • Transferred to Suechris Investments Limited in April 1987; • Transferred to National Trust Company and Vinod Gupta, and Roop, Manju, and Raju Agarwal in April and August 1990; • Transferred to Carlington Heights Limited in September 1992; • Transferred to Kanco 1435 & 1455 Morisset Ltd. In October 2006; and • Transferred to 1435 & 1455 Morisset Residences Corp. (Current Owner) In November 2014.

3.1.6 Previous Environmental Reports

Report:	Phase I Environmental Site Assessment Update, 1435 and 1455 Morisset Avenue, Ottawa, Ontario
Date:	June 2013
Author:	Pinchin Environmental
Prepared for:	Starlight Apartments Ltd.
Description of data, analysis and findings relevant to the Phase I ESA: <p>This report was provided by Mr. Boudiwan of Firm Capital. This report was prepared following the review of the Phase I ESA prepared by Pinchin dated November 2010. Other reports reviewed include a Phase I ESA prepared by PRL Environmental Services Ltd. dated August 2006, and the limited Phase II ESA prepared by PRL dated September 2006.</p> <p>In the Phase I ESA completed by PRL, they identified that the oil-fired boiler system likely had an associated underground storage tank (UST) which was a potential environmental concern to the Site. Based on this, PRL recommended completing a Limited Phase II ESA, which consisted of the advancement of six (6) subsurface intrusion holes (boreholes). Groundwater was not encountered at the Site. Soil samples were submitted for analysis and compared to</p>	

the Ministry of Environment's (MOE's) Regulation 143/04 (2004) Table 3 site condition standards. Samples, submitted for analysis of total petroleum hydrocarbons (TPH), and benzene, toluene, ethylbenzene, and xylenes (BTEX), met the applicable standards. PRL concluded that no further work was warranted at the Site.

Pinchin reevaluated the results from 2006 based on the MOEs updated site condition standards from 2011 and found that the samples met the applicable Table 3 standards. Pinchin concluded that, although groundwater was not encountered during the Limited Phase II ESA, since the source zone of contamination was removed, the low values of TPH measured in the soil are unlikely to have impacts to the groundwater exceeding the MOE criteria. No further work was recommended.

Based on their review of the above-mentioned reports, Pinchin concluded that no concerns were identified that are likely to results in potential subsurface impacts to the Site, and no further work was recommended.

3.2 Environmental Source Information

3.2.1 City of Ottawa

3.2.1.1 City of Ottawa Freedom of Information Request

The City of Ottawa was contacted to obtain available information for the Site.

Interview subject:	City of Ottawa
Date:	February 11, 2021
Pertinent information:	Under the Freedom of Information Act, a Freedom of Information Request was made to the City of Ottawa. A formal response is expected and will be reviewed by LRL. If the response details any issues of potential environmental concern with respect to the Site, a copy will be forwarded to the client so that it can be appended to this report.

3.2.1.2 Historical Land Use Inventory

Interview subject:	City of Ottawa
Date:	February 19, 2021
Pertinent information:	A Historical Land Use Inventory (HLUI) Request was made to the City of Ottawa. A formal response is expected and will be reviewed by LRL. If the response details any issues of potential environmental concern with respect to the Site, a copy will be forwarded to the client so that it can be appended to this report.

3.2.1.3 City of Ottawa Old Landfill Management Strategy Document, 2004

A report entitled *Old Landfill Management Strategy Phase 1 – Identification of Sites City of Ottawa, Ontario*, was prepared by Golder Associates for the City of Ottawa in 2004. This report identified old landfill site for potential environmental consideration within the boundary of the amalgamated City of Ottawa.

LRL reviewed this report as part of the Phase I ESA desktop assessment for the Site and confirmed that two former landfills, the Larose and Larkin (UR-04) and Carlington Park (UR-03) were present approximately 350 m northwest of the Site. However, based on the landfills' distance (>250 m) and position down-gradient from the Site, they are not expected to contribute to an APEC for the Site.

3.2.2 Ministry of Environment, Conservations and Parks Freedom of Information Act

The Ministry of the Environment, Conservation and Parks (MECP) was contacted under the Freedom of Information Act (FOI) to obtain available information for the Site regarding:

- Certificates of Approvals or any permits relating to air emissions (including noise), water taking and discharging, waste disposal sites, septic systems, pesticides storage or other similar instruments;
- Incidents, orders, offences, spills, discharges of contaminants or inspections;
- Waste management records, including current and historical waste storage locations and waste generator and waste receiver information; and
- Reports submitted to the MECP related to the environmental conditions of the property.

Interview subject:	FOI Office, Ministry of Environment, Conservation and Parks
Date:	February 11, 2021
Pertinent information: Under the Freedom of Information (FOI) Act, an FOI request was made to the MECP. A formal response is expected and will be reviewed by LRL. If the response details any issues of potential environmental concern with respect to the Site, a copy will be forwarded to the client so that it can be appended to this report.	

3.2.3 Technical Standards and Safety Authority

Fuel storage at commercial and industrial facilities is regulated by the Technical Standards and Safety Authority (TSSA). Records of aboveground storage tanks are maintained for bulk storage facilities only. Underground storage tanks are required to be registered with the TSSA. There are no requirements to register private underground and aboveground fuel oil storage tanks for heating or waste oil. Records of registered and licensed tanks have been maintained since 1990.

Interview subject:	Technical Standards and Safety Authority
Date:	January 22 and 29, 2021
Pertinent information: TSSA was contacted regarding available information concerning the presence of petroleum storage tanks, fuel spill records, accidents or fuel-related incidents which may be registered on the Site or surrounding properties. The TSSA indicated that there are no records of above/underground storage tanks on the Site or adjacent properties.	

3.2.4 City Directories

City directories have been produced for most urban and some rural areas since the late 1800's. These directories are often archived in research and municipal libraries. The directories are generally not comprehensive and may contain gaps in time periods. Where available, city

directories were reviewed in a minimum five-year increment to determine historical property use of the subject and adjoining properties.

Due to the current pandemic Ecolog Eris could not access the City Directories. A copy of their email is included in **Appendix C**.

3.2.5 Inventory of Coal Tar Industrial Sites in Ontario

The MECP has created an inventory of all known and historical coal gasification plants. It identifies industrial sites that produced and continue to produce or use coal tar or other related tars. The program was discontinued in 1988.

Database:	Inventory of Industrial Sites Producing or Using Coal Tar and Related Tars in Ontario
Years covered:	Up to 1988
Search radius:	250 m
Description of data, analysis and findings relevant to the Phase I ESA: No records were found within a 250 m radius from the Site.	

3.2.6 Waste Disposal Site Inventory

The MECP, Waste Management Branch maintains an inventory of known open (active or inactive) and closed disposal site in Ontario.

Database:	Waste Disposal Site Inventory.
Years covered:	1970 to 1990
Search radius:	250 m
Description of data, analysis and findings relevant to the Phase I ESA: No records were found within a 250 m radius from the Site.	

3.2.7 National Pollutant Release Inventory

The National Pollutant Release Inventory is maintained by Environment Canada. It is designed to collect comprehensive data regarding releases to air, water or land, and water transfers for recycling. The database was accessed through a database service provider (Ecolog Eris, Toronto, Ontario) and their report is included in **Appendix D**.

Database:	National Pollutant Release Inventory.
Years covered:	1993 to May 2017
Search radius:	250 m
Date accessed:	February 11, 2021
Description of data, analysis and findings relevant to the Phase I ESA: No records were found within a 250 m radius from the Site.	

3.2.8 Certificates of Approvals

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 (CofA) before it can operate lawfully. The database was accessed through a database service provider (Ecolog Eris, Toronto, Ontario) and their report is included in **Appendix D**.

Database:	MECP Certificates of Approval.
Years covered:	1985 to October 2011
Search radius:	250 m
Date accessed:	February 11, 2021
Description of data, analysis and findings relevant to the Phase I ESA: The City of Ottawa, identified at Chatelain Avenue and Cavan Street, approximately 200 m north of the Site, was issued a CofA for municipal and private sewage works in 2006. It presents a low risk for potential environmental concern due to its distance from the Site and the type of activities for which the CofA was issued.	

3.2.9 Environmental Compliance Approvals

The previously used Certificates of Approval were replaced by an Environmental Compliance Approval (ECA) in October 2011 which was intended to be a more efficient way approval system. An ECA can be applied for by a business for emissions, discharge or waste handling. The database was accessed through database service provider (Ecolog Eris, Toronto, Ontario) and their report is included in **Appendix D**.

Database:	Environmental Compliance Approvals
Years covered:	October 2011 to December 31, 2020
Search radius:	250 m
Date accessed:	February 11, 2021
Description of data, analysis and findings relevant to the Phase I ESA: The City of Ottawa at Chatelain Avenue and Cavan Street, approximately 200 m north of the Site, was issued an ECA for municipal and private sewage works and an ECA for Municipal drinking water systems in 2006. They present low risks for potential environmental concern due to their distances from the Site and the type of activities for which the ECAs were issued.	

3.2.10 Environmental Site Registry

The Environmental Registry lists proposal, decisions and exceptions regarding policies, Acts, instruments or regulations that could significantly affects the environment. Applications for permits, licences or certificates of approval to release substances into the air or water are posted on the registry. The database was accessed through database service provider (Ecolog Eris, Toronto, Ontario) and their report is included in **Appendix D**.

Database:	Environmental Registry.
Years covered:	1994 to December 31, 2020
Search radius:	250 m
Date accessed:	February 11, 2021
Description of data, analysis and findings relevant to the Phase I ESA:	
No records were found within a 250 m radius from the Site.	

3.2.11 Other Databases

Other Databases are covered by the Ecolog Eris Report included in **Appendix D**. They are outlined below.

3.2.11.1 *Private and Retail Fuel Storage Tanks*

Database:	Private and Retail Fuel Storage Tanks
Years covered:	1989 to 1996
Search radius:	250 m
Date accessed:	February 11, 2021
Description of data, analysis and findings relevant to the Phase I ESA:	
No records were found within a 250 m radius from the Site.	

3.2.11.2 *PCB Storage Sites*

The MECP Waste Management Branch maintains an inventory of PCB storage sites within the province. The Environmental Protection Act requires the registration of inactive PCB storage equipment and/or disposal Sites.

Database:	Inventory of PCB Storage Sites
Years covered:	1987 to October 2004; 2012 to December 2013
Search radius:	250 m
Date accessed:	February 11, 2021
Description of data, analysis and findings relevant to the Phase I ESA:	
No records were found within 250 m radius from the Site.	

3.2.11.3 *Ontario Spills*

Database:	Ontario Spills
Years covered:	1988- March 2020; July 2020-August 2020
Search radius:	250 m
Date accessed:	February 11, 2021

Description of data, analysis and findings relevant to the Phase I ESA:

Seven (7) records were found within a 250 m radius from the Site.

- In October 2005, 5L of furnace oil spilled from an indoor tank to a floor drain at 1478 Morisset Avenue, approximately 35 m southwest of the Site. The receiving medium is listed as water. An environmental impact was not anticipated. It presents of low risk for potential environmental concern due to the quantity spilled.
- In November 1993, 900 L of furnace oil was spilled to the earthen basement from an aboveground tank at 1418 Mayview Avenue, approximately 100 m south-southeast of the Site. An environmental impact was confirmed. It presents of low risk for potential environmental concern due to the distance from the Site.
- In November 1991, operating fluid from a vehicle spilled at 1465 Caldwell Avenue, approximately 115 m southwest of the Site. The receiving medium is listed as water and an environmental impact was confirmed. It presents a low risk for potential environmental concern due to its distance from the Site.
- In November 1997, an unknown quantity of diesel was spilled to the lot and catch basin at 1465 Caldwell Avenue, approximately 115 m southwest of the Site. The receiving medium was the land, and an environmental impact was deemed possible. The spill is described as "cleaned up". It presents a low risk for potential environmental concern due to its distance from the Site.
- In October 2017, coolant was spilled to surface water at the intersection of Cavan Street and Lepage Avenue, approximately 115 m north of the Site, due to a motor vehicle accident. It presents a low risk for potential environmental concern to the Site due to its location down-gradient with respect to the inferred groundwater flow direction towards the north-northeast.
- In April 2013, 9L of gasoline was spilled to the street and catch basin at 1390 Lepage Avenue, approximately 135 m northeast of the Site. It presents a low risk for potential environmental concern due to its location down-gradient with respect to the inferred groundwater flow direction towards the north-northeast.
- In June 2019, natural gas was spilled to the air at 1399 Caldwell Avenue, approximately 225 m south of the Site. It presents a low risk for potential environmental concern due to the nature of the spill (i.e. to air).

3.2.11.4 Ontario Regulation 347 Waste Receivers Summary

The MECP's Waste Management branch maintains an inventory of Waste Receivers in Ontario.

Database:	Ontario Regulation 347 Waste Receivers Summary
Years covered:	1986 to 2016
Search radius:	250 m
Date accessed:	February 11, 2021
Description of data, analysis and findings relevant to the Phase I ESA:	
No records were found within a 250 m radius from the Site.	

3.2.11.5 Ontario Regulation 347 Waste Generators Summary

The MECP's Waste Management Branch maintains an inventory of Waste Generators in Ontario.

Database:	Ontario Regulation 347 Waste Generators Summary
Years covered:	1986 to July 31, 2020
Search radius:	250 m
Date accessed:	February 11, 2021
Description of data, analysis and findings relevant to the Phase I ESA:	
Eight (8) records of waste generators were retrieved within 250 m of the Site. No records were identified for the Site. The records retrieved are summarized as follows:	
<ul style="list-style-type: none"> Ottawa Community Housing Corporation Inc. at 1433 Mayview Avenue, approximately 60 m south of the Site, is listed as a generator of oil skimmings and sludges in 2016. It presents a low risk for potential environmental concern due to its distance from the Site. Aqua Drain Sewer Services Inc. at 1390 Lepage Avenue, approximately 135 m northeast of the Site, is listed as a generator of light fuels in 2014. It presents a low risk for potential environmental concern due to its distance from the Site. Capital Creations Painting & Restauration at 1160 Merivale Road, approximately 175 m southeast, is listed as a generator of paint/pigment/coating residues in 2001 through 2004. It presents a low risk for potential environmental concern due to its distance from the Site. Ottawa Community Housing Corporation at 1485 Caldwell Avenue, approximately 190 m southwest of the Site, is listed as a generator of petroleum distillates, alkaline wastes, inorganic and organic laboratory chemicals, paint/pigment/coating residues, acid waste, and waste compressed gases in 2010. Van's Pressure Cleaning Ltd. at the same address is listed as "automotive repair and maintenance" and a generator of paint/pigment/coating residues in 2016. They present low risks for potential environmental concern due to their distance from the Site. The City of Ottawa Corporate Real Estate Office at 1520 Calwell Avenue, approximately 225 m east of the Site, is listed as a generator of light fuels as of December 2018. It presents a low risk for potential environmental concern due to its distance from the Site. 	

3.2.11.6 Scott's Manufacturing Directories

Scott's Directories is a data bank containing information on over 200 000 manufacturers across Canada. Scott's listings are voluntary; it is the most comprehensive database of Canadian manufacturers available.

Database:	Scott's Manufacturing Directory
Years covered:	1992 to March 2011
Search radius:	250 m
Date accessed:	February 11, 2021
Description of data, analysis and findings relevant to the Phase I ESA:	
No records were found within a 250 m radius from the Site.	

3.2.11.7 TSSA Pipelines Incidents

Database:	TSSA Pipeline Incidents
Publication Date:	October 31, 2020
Search radius:	250 m
Date accessed:	February 11, 2021
Description of data, analysis and findings relevant to the Phase I ESA:	
In June 2019, Enbridge Gas Inc. at 1399 Caldwell Avenue, approximately 225 m south of the Site, reported pipeline damage. No additional information was provided. IT presents a low risk for environmental concern to the Site.	

3.2.11.8 TSSA Historic Incidents

This database covers TSSA incidences recorded under the former reporting system. Provided is information pertaining to fuel-safety related services that are associated the handling of the use of fuels, the transportation of fuels, and the storage of fuels (such as gasoline, propane or diesel). This database also provides information regarding historical spills and leaks or fuel.

Database:	TSSA Historic Incidents
Years covered:	2006 to June 2009
Search radius:	250 m
Date accessed:	February 11, 2021
Description of data, analysis and findings relevant to the Phase I ESA:	
Three (3) records of historic incidents occurred within 250 m of the Site:	
<ul style="list-style-type: none"> An incident/near-miss occurrence was reported at 1511 Edgecliffe Avenue, approximately 150 m northwest of the Site. The inspector reported 13 ppm attributed to an idling car. In 2008, an incident/near miss-occurrence related to a liquid petroleum (fuel oil) spill was reported at 1517 Edgecliffe Avenue, approximately 170 m northwest of the Site. No additional information was provided. An incident/near-miss occurrence involving gaseous fuel was reported at 991 McBride Street, approximately 225 m northwest of the Site. No additional information was provided. 	
They present low risks for environmental concern due to the nature of the incidents or distance from the Site.	

3.2.11.9 Mineral Occurrences

This database, created by the Ministry of Northern Development and Mines, is an inventory of approximately 19,000 mineral occurrences in Ontario.

Database:	Mineral Occurrences
Years covered:	1846 – January 2020
Search radius:	250 m
Date accessed:	February 11, 2021
Description of data, analysis and findings relevant to the Phase I ESA:	
Rideau Canal Supply, approximately 170 m northeast of the Site, is listed as a past producing mine without reserves. The product was limestone (crushed stones). It presents a low risk for environmental concern due to its location trans- to down-gradient with respect to the inferred groundwater flow towards the north-northwest.	

3.2.11.10 *National Analysis of Trends in Emergencies System*

In 1974, Environment Canada established the National Analysis of Trends in Emergencies System (NATES) database, for the voluntary reporting of significant spills incidents. NATES program ran from 1974 to 1994.

Database:	NATES
Years covered:	1974 to 1994
Search radius:	250 m
Date accessed:	February 11, 2021
Description of data, analysis and findings relevant to the Phase I ESA:	
No records were found within a 250 m radius from the Site.	

3.2.11.11 *National Environmental Emergencies System (NEES)*

In 2000, the Emergencies program implemented NEES, a reporting system for spills of hazardous substances. NEES is also a repository for all previous Environment Canada spill datasets. This database was discontinued in December 2004.

Database:	NEES
Years covered:	1974 to 2003
Search radius:	250 m
Date accessed:	February 11, 2021
Description of data, analysis and findings relevant to the Phase I ESA:	
No records were found within a 250 m radius from the Site.	

3.2.11.12 *Contaminated Sites on Federal Land*

The Contaminated Sites on Federal Land in an inventory which includes details and information on known federal contaminated lands. Furthermore, the inventory includes lands which are not federally owned, but the Government of Canada has accepted the responsibility on a financially level with regards to the lands.

Database:	Contaminated Sites on Federal Land
Years covered:	June 2000 to September 2020
Search radius:	250 m
Date accessed:	February 11, 2021
Description of data, analysis and findings relevant to the Phase I ESA:	
No records were found within a 250 m radius from the Site.	

3.2.11.13 Pesticide Register

The MECP maintains a database of licensed operators and vendors of registered pesticides.

Database:	Pesticide register
Years covered:	October 2011 – December 31, 2020
Search radius:	250 m
Date accessed:	February 11, 2021
Description of data, analysis and findings relevant to the Phase I ESA:	
No records were found within a 250 m radius from the Site.	

3.3 Material Safety Data Sheets

Chemicals observed on-Site consist of domestic cleaning products and building maintenance products (i.e. paint). Due to the common occurrence of these products, and minimal quantities encountered, material safety data sheets were not reviewed as part of this assessment.

3.4 Physical Setting Sources

3.4.1 Aerial Photographs

Aerial photographs were obtained from the City of Ottawa interactive mapping system, geoOttawa. Review of the photographs was completed to develop a general history of the development of the Site and surrounding properties. Aerial photographs may be at a scale that limits a detailed review of the Site and surrounding properties. Copies of select aerial photographs are included in **Appendix E**.

Year	Photo Number	Scale
1958	Not Applicable	Not Applicable
1965	Not Applicable	Not Applicable
1976	Not Applicable	Not Applicable
1991	Not Applicable	Not Applicable
2005	Not Applicable	Not Applicable
2014	Not Applicable	Not Applicable
2019	Not Applicable	Not Applicable
Rational for time period between aerial photographs used		
A regular interval of approximately 10 years was used, when possible.		
Summary of information obtained from aerial photographs:		

- In 1958 (AP1958), the eastern and western portions of the Site are vacant. The building identified as 1455 Morisset Avenue is present in the central portion of the Site. Adjacent properties to the east, north and west are not developed. One property to the south is developed, and the development of a subdivision is occurring to the southeast. A pond is present approximately 150 m southwest and appears to have been created during construction activities.
- In 1965 (AP1965), the pond to the southwest is no longer present. The second building on-Site, identified as 1435 Morisset Avenue in the east portion, is under development. Adjacent properties to the north are developed with apparent residences, and the adjacent properties west, south, and east are developed with larger residential apartment buildings.
- In 1976 (AP1976), the general area within 250 m of the Site is undergoing development.
- No significant changes are noted to the Site or the neighbouring lands in the 1991, 2005, 2014 (AP2014) or 2019 aerial photographs.

Relevant information regarding potentially contaminating activity and areas of potential environmental concern

Potentially contaminating activity or potential environmental concerns were not identified.

3.4.2 Topography, Hydrology & Geology

A topographic map was obtained to illustrate the Site's location in relation to any nearby water bodies and to document regional topography. This map is included in **Appendix F**.

Map:	Ontario Base Map
Approximate elevation:	Approximately 95 m above mean sea level.
Topography:	The general area 250 m north of the Site slopes to the north from 95 to 83 m amsl. A steep slope is present directly adjacent to the Site to the north. The areas west and south of the Site slope east with a steep slope northeast approximately 250 m northwest of the Site.
Nearest open water body:	A body of water associated with an industrial property is present approximately 735 m west of the Site. A tributary to the Rideau River is located approximately 2.3 km southeast and the Ottawa River is located approximately 2.8 km northwest of the Site.

Geological maps were reviewed to obtain information on regional geology, surficial soils and bedrock.

Generalized surficial geology:	Glacial deposits: Till, plain, local relief less than 5 m; or Clay and silt underlying erosional terraces; upper part of marine deposits removed to variable depths by fluvial erosion so in places clay is uniform blue-grey. (St-Onge, D.A., 2009).
Generalized bedrock geology:	Ottawa Formation: Limestone with some shaly partings: some sandstone in basal part (Harrison, J.E., 1976).

3.4.3 Areas of Natural Significance

The Ministry of Natural Resources and Forestry (MNRF) National Heritage website was reviewed on March 7, 2021. The following Areas of Natural Scientific Interest (ANSI) and Rare, Threatened or Endangered Species were identified within the study area:

- The American Bumble Bee (*Bombus pensylvanicus*) was reported. No identification of the Subnational Rank or additional information was provided;
- The Eastern Meadowlark (*Sturnella magna*) was reported which has a Species at Risk in Ontario (SARO) status of Threatened which represents a species that is at risk of becoming endangered in Ontario;
- The Butternut (*Juglans cinerea*) was reported which has a SARO status of Endangered, which is a species that has been identified to be facing imminent extinction or extirpation within the province;
- The Peregrine Falcon (*Falco peregrinus*) was reported which has a SARO status of Special Concern, which is a species that has specific attributes the categorize it as sensitive to human activities or natural events;
- The Eastern Milksnake (*Lampropeltis triangulum*), although reported, it is identified as Not at Risk; was reported which has a SARO;
- The Bobolink (*Sturnella magna*) was reported which has a SARO of Threatened, which is considered as being at risk for becoming endangered;
- The Carlington Woods is identified as a Natural Feature; and
- The Pitch Pine (*Pinus rigida*) was listed, however no further information was provided.

3.4.3.1 Water Well Information System

The database provides information of locations and characteristics of water wells within Ontario in accordance with Ontario Regulation 903. Information of the stratigraphy, depth of bedrock and approximate depth of water table is also provided. The database was accessed through database service provider (Ecolog Eris, Toronto, Ontario) and their report is included in **Appendix D**.

Database:	Water Well Information System
Publication Date:	April 30, 2020
Search radius:	250 m
Date accessed:	February 11, 2021
Description of data, analysis and findings relevant to the Phase I ESA:	
<p>Nine (9) records of wells were obtained within 250 m of the Site, none of which were located on the Site. The wells identified are summarized as follows:</p> <ul style="list-style-type: none"> • Well No. 1508549 is a domestic supply well installed in 1951. Although the well location according to the MECP interactive well mapping system displays the well approximately 85 m southeast of the Site, the included well location sketch detailed on the record reveals its location being approximately 100 m west of the Morisset Avenue and Merivale Road intersection. The subsurface soils encountered were described as 1.5 m of sandy loam over clay to approximately 2.4 m bgs, followed by bedrock (limestone over shale) to 58.8 m bgs where the well was terminated; 	

- Well No. 7248686 is a plastic construction monitoring and test well installed in 2015 approximately 110 m northeast of the Site. The subsurface materials encountered included gravel to a depth of 0.6 m bgs, followed by clay to approximately 5.2 m bgs and till to a depth of 6.1 m bgs where the well was terminated;
- Well No. 1508475, an industrial use well, was installed in 1954 approximately 115 m northwest of the Site. The subsurface soils encountered were described as clay to a depth of 8.1 m bgs, followed by boulders and sand to 11.1 m bgs and limestone to 30 m bgs, at which depth the well was terminated;
- Well No. 1536222, a plastic construction test well, was constructed in 2006 approximately 160 m north of the Site between 990 and 984 Cavan Street. The subsurface materials encountered included pavement and fill material to a depth of 0.6 m bgs over clay to 1.2 m bgs, followed by till to a depth of 6.1 m bgs where the well was terminated. A second record was retrieved and reviewed for this property, suspected to be the same well. The record retrieved for well No. 1536611, approximately 160 m north of the Site, was a well abandonment record. In 2006, a 6.1 m deep well was abandoned using a bentonite slurry. The well was not used for supply purposes prior to abandonment;
- Three (3) records were retrieved for the property identified as 1414 Rosenthal Avenue, approximately 220 m southeast of the Site. The records are summarized as follows:
 - Well No. 7274241 is a plastic construction monitoring and test well, installed in 2016. The subsurface materials encountered included till to a depth of 0.9 m bgs, followed by bedrock (shale) to approximately 3.4 m bgs where the well was terminated;
 - Well No. 7174240 is a plastic construction monitoring and test well, installed in 2016. The subsurface materials encountered included sand and gravel to a depth of 1.4 m bgs, followed by bedrock (shale) to approximately 2.0 m bgs, where the well was terminated; and
 - Well No. 7274239, a plastic construction monitoring and test well, installed in 2016. The subsurface materials encountered included till to a depth of 0.9 m bgs, followed by bedrock (shale) to approximately 3.7 m bgs, where the well was terminated.
- Well No. 7220784 is a plastic construction monitoring well installed in 2013 at 1404 Rosenthal Avenue, approximately 230 m southeast of the Site. The subsurface materials encountered included asphalt to a depth of 0.05 m bgs, followed by sand with gravel and clay to 2.5 m bgs over limestone with shale partings to 6.2 m bgs where the well was terminated.

3.4.3.2 Oil, Gas and Salt Wells

The Ontario Oil, Gas and Salt Resources (OGSR) Library (<http://www.ogsrlibrary.com>) was searched on March 7, 2021 to identify if any records of oil, gas and salt wells were within the study area. No oil, gas or salt wells were identified in the study area.

4 INTERVIEWS

Interview subject:	Erin Warland, Property Manager
Date:	February 11, 2021
Method:	In person
Pertinent information provided during the interview:	
<ul style="list-style-type: none"> Ms. Warland has been familiar with the Site for approximately three (3) years. The Site use is residential and has been since development in approximately 1960. The buildings are heated with natural gas. Ms. Warland is not aware whether oil was formerly used as a heating fuel. The Site is serviced with municipal water and sanitary sewers. Ms. Warland is not aware of any environmental concerns on the Site. 	

5 SITE RECONNAISSANCE

5.1 Site Visit Information

Date:	February 11, 2021
Time:	10:00 – 11:15 AM
Weather Conditions:	Sunny, -13°C
Person conducting Site visit:	Geneviève Marcoux, Environmental Technician
Limitation to visit:	Only one (1) unit in each building was accessed at the time of the assessment. Snow cover limited ground surface observations across the Site.
Property Use	Residential (multi-tenant)

Photographs from the Site visit are included in **Appendix G**.

5.2 Specific Observations at the Phase I Property

5.2.1 Hazardous Materials & Unidentified Substances

Hazardous materials:	Not observed.
Unidentified substances:	Not observed.

5.2.2 Storage Tanks & Containers

Aboveground storage tanks (ASTs):	Water storage tanks were observed in the boiler rooms in both buildings.
Underground storage tanks (USTs):	Not observed.
Fill ports, vent pipes:	Not observed.
Storage containers:	Containers of cleaning solutions and other typical household substances were stored in the basement. In general, most containers were

	property sealed and labelled, however, evidence of minor spills were observed in the basements of 1435 and 1455 Morisset Avenue. Some containers were not properly sealed labelled or stored.
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5.2.3 Odours

Odours:	No odours were observed.
Air emissions:	Venting from the boiler rooms is present along the north sides of the buildings.

5.3 Exterior Observations

5.3.1 Topographic, Geologic & Hydrogeologic Observations

Landscaped & vegetated area:	The ground cover could not be observed due to snow cover. It is anticipated that grass is present south of the buildings. Trees were observed in the parking lot.
Pavement, roads & driveways:	A paved parking lot is present in the west portion of the Site. Driveways and additional parking spots are present surrounding the buildings.
Topography	Steep slope to the north with a retaining wall along the north extent of the property. Gentle slope east with a retaining wall along the western extent of the property. Generally, the area slopes north-northeast.
Surface drainage	Not observed.
Drainage improvements:	Not observed.
Receives drainage from adjacent Sites:	Not observed.
Watercourses, ditches or standing water:	Not observed.
Other observations:	Not observed.

5.3.2 Structures

Structures:	1435 Morisset Avenue apartment building.
Location:	East portion of the Site
Use:	Multi-tenant residential.
Construction date:	Approximately 1960.
Footprint:	Approximately 1100 m ² .
Floors:	Seven (7).

Basement:	Yes.
Exterior finish:	Brick siding and a tar and gravel roof.

Structures:	1455 Morisset Avenue apartment building.
Location:	Central portion of the Site.
Use:	Multi-tenant residential.
Construction date:	Approximately 1965.
Footprint:	Approximately 630 m ² .
Floors:	Three (3)
Basement:	Yes.
Exterior finish:	Brick siding and a tar and gravel roof.

5.3.3 Other Observations

Wells:	Not observed.
Sewage disposal:	Municipal.
Pits and lagoons:	Not observed.
Wastewater:	Not observed.
Solid waste:	Domestic waste.
Stained material:	Not observed. Limitations to ground surface observations due to snow cover.
Stressed vegetation:	Not observed.
Fill or previous fill activities:	The presence of significant amounts of fill material (beyond that required for normal construction and/or grading) was not observed.
Earth-moving activity:	Not observed.
Other	Not observed.

5.4 Utilities

Potable Water:	Municipal water services.
Wastewater:	Municipal sewage services.
Storm Sewer:	Not observed.
Electricity:	Yes.
Telephone:	Yes.
Natural Gas:	Yes.

5.5 Interior of Structures

Heating Systems	Natural Gas.
Cooling Systems	Individual air conditioning units.
Floor drains:	Observed in the basements of 1435 and 1455 Morisset Avenue. It is unknown at this time where the drains empty of their general configuration.
Sumps:	Not observed.
Paint booth:	Not observed.
Staining or corrosion (other than water):	Two stains were noted near floor drains in two storage rooms in the basement of 1455 Morisset Avenue.
Mechanical equipment:	Mechanical equipment such as boilers were present in the basement of the buildings.
Interior finishing	General interior finishing in units and hallways consisted of vinyl, terrazzo, parquet, and ceramic flooring, drywall walls, and drywall ceilings with textured finish. The mechanical rooms, storage rooms and stairwells consisted of concrete floors and ceilings, some vinyl flooring, and parging or exposed concrete block walls.
Other:	Not observed.

5.6 Adjacent Land Use

Current land uses of adjoining properties were observed from the property limits and publicly accessible locations to assess potential impacts to the Site that may arise from off-site operations. Properties surrounding the subject Site are as follows:

North:	Residential
South:	Morisset Avenue followed by multi-tenant residential
East:	Multi-tenant residential
West	Multi-tenant residential

5.7 Special Attention Items

Eleven chemical substances have been identified under the Occupational Health and Safety Act (OHSA) and regulations have been set in place to prohibit, regulate, restrict, limit or control workers exposure to these substances. Other hazardous materials not included in the OHSA but under the Environmental Protection Act were also observed. The observations presented herein do not constitute a designated substance/hazardous material survey but are rather for information purposes only.

5.7.1 Designated Substances

Asbestos Containing Material (ACM)

Since the late 1970's the manufacture and use of asbestos containing building materials started to decrease. It is commonly presumed that buildings constructed prior to 1980 are more likely to contain both friable and non-friable forms of asbestos. Generally, buildings constructed up to the mid-1980's are more likely to contain non-friable asbestos (flooring, joint compound).

Due to the construction date of the buildings (circa 1960) the presence of ACM is possible. Joint compound and floor tiles were observed which may contain asbestos.

Lead

Lead may be present in a variety of building materials including paint and water distributions pipes, however lead based paints (LBP) are considered the most significant hazard. According to published information by Health Canada concerning LBP, buildings constructed before 1980 may contain lead-based interior and exterior paints.

Due to the construction date of the buildings (circa 1960), the potential for lead-based piping and indoor and outdoor paints is possible. There also is potential for lead to be present in solder used in the on-Site plumbing.

Mercury

Minor amounts of mercury may be present in a variety of building material including mercury vapour lamps, fluorescent light tubing, thermostats and other electrically control switches.

Silica

Silica may be present in building materials such as brick, concrete and mortar.

Others

No other designated substances were identified (i.e. arsenic, ethylene oxide, vinyl chloride, benzene, coke oven emissions, acrylonitrile or isocyanates).

5.7.2 Other Hazardous Building Materials/Items

Microbial Contamination and Mould:

Due to the age of the building, the presence of mould is possible. In 1435 and 1455 Morisset Avenue, some ceiling materials had been removed after undergoing water damage in the hallways and/or storage room. In 1455 Morisset Avenue, potential mould was noted at the base of a window, and potential water staining was noted on the ceiling of basement Unit A. In addition, water damaged vinyl flooring was noted in the laundry room.

Ozone-Depleting Substances (ODS):

ODS such as chlorofluorocarbons (CFC) and hydrochlorofluorocarbon (HCFC) are typically found in refrigeration equipment, air conditioners, aerosols, cleaning solvents and fire extinguishers. Federal regulations required the elimination of production and import of CFC and a freeze on the production and import of HCFC by January 1, 1996. The regulations govern only the production and import therefore these materials are still used as long as a supply is in place. Refrigerators, air conditioners, and fire extinguishers were present which may contain ODS.

Polychlorinated Biphenyls (PCB):

The Federal Chlorobiphenyls Regulation, SOR/91-152 prohibits PCBs from being used in products, equipment, machinery, electrical transformers and capacitors which were manufactured or imported into the country after July 1, 1980. However, older equipment in use after this date may still contain PCBs if the equipment fluid has not been replaced. PCB-containing equipment can also include fluorescent, mercury, and sodium vapour light ballasts.

Due to the construction date of the building (circa 1960) the presence of PCBs is possible. Four (4) pole-mounted transformers were observed along the southern extent of the property during the Site visit. Two (2) transformers appeared old while two were newer. The ground surface in the area of the transformers could not be inspected for staining due to snow cover.

Urea Formaldehyde Foam Insulation (UFFI):

UFFI was widely used as an insulating material until December 1980 when a ban was enacted under the Hazardous Products Act. UFFI was commonly injected through walls by drilling injections holes in roof structures, ceilings and overhangs. Due to the construction date of the building (circa 1960) the presence of UFFI is possible.

Radon:

Radon gas is a product of the decay series of uranium that is commonly found in geological units that contain black shale, sandstone or granite. Radon can percolate up through the soil where it may accumulate in basement of buildings with cracks or joints in the foundation. Because the existence of radon is dependent upon geological factors, it is more a regional concern than site specific. Based on the review of radon maps of the eastern Ontario region, radon levels in the area of the Site are indicated as moderate. High levels of exposure can lead to increased risk of developing lung cancer.

Electric and Magnetic Fields:

Electromagnetic fields are generally associated with high frequency power lines. High voltage power lines were not observed in the vicinity of the Site.

Noise and Vibration:

Noise and vibration are typical of an urban environment (i.e. traffic).

Methane:

Methane gas is a colourless and odourless gas commonly formed by the decomposition of organic material. The Site is not close to any active or closed waste disposal sites, marshes, swamps or peat deposits therefore methane is not a concern.

6 REVIEW AND EVALUATION OF INFORMATION

6.1 Current and Past Uses

Below is a summary of the current and past uses of 1435-1455 Morisset Avenue, Ottawa, Ontario:

Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, Etc.
Prior to 1883	Crown	Unknown	Unknown	Title Search
1883 - 1886	Miscellaneous individuals	Unknown	Unknown	Title Search

Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, Etc.
1912-1913/1915/1927/1929/1958	Morisset and Morisset Limited	Unknown	Unknown	Title Search
1913-1964	Miscellaneous individuals, Cartier Realty Limited, and Treasurer of the City of Ottawa	Unknown	Unknown	Title Search
1957/1958/1959/1964-1973	Terrace Investments Ltd.	Residential	Residential (multi-tenant)	Title search, Aerial Photographs, Interview, Fire Insurance Plans.
1973-1984	Avrom Evenchick	Residential	Residential (multi-tenant)	Title search, Aerial Photographs, Interview
1984-1987	Edward Egarhos	Residential	Residential (multi-tenant)	Title search, Aerial Photographs, Interview
1987-1990	Suechris Investments Limited	Residential	Residential (multi-tenant)	Title search, Aerial Photographs, Interview
1990-1992	National Trust Company and Vinod Gupta and Roop, Manju, and Raju Agarwal.	Residential	Residential (multi-tenant)	Title search, Aerial Photographs, Interview
1992-2006	Carlington Heights Limited	Residential	Residential (multi-tenant)	Title search, Aerial Photographs, Interview
2006-2014	Kanco 1435 & 1455 Morisset Ltd.	Residential	Residential (multi-tenant)	Title search, Aerial Photographs, Interview
2014-Present	1435 & 1455 Morisset Residences Corp.	Residential	Residential (multi-tenant)	Title Search, Aerial Photographs, Site Visit, Interview

6.2 Potential Contaminating Activity & Areas of Potential Environmental Concern

A potentially contaminating activity is a use or activity set out in Table 2 of Schedule D of the O. Reg. 153/04. These activities are summarized in the Table included in **Appendix H**.

6.2.1 Potential Contaminating Activities

The potential contaminating activities (PCAs) identified in the study area during the Phase I ESA are shown in the attached **Figure 3** and are presented below:

# on Fig	O. Reg 153/04 Schedule D PCA	Location of PCA	Description and Source Information	Contribution to an APEC
1	PCA 28: Gasoline and Associated Products in Fixed Tanks	On-Site (1455 Morisset Avenue)	Above or underground storage tank historically located at 1455 Morisset Avenue (1960-1985). A previous Limited Phase II ESA conducted revealed no exceedances to the applicable standards in the soil. Groundwater was not encountered.	Based on the conclusions of the 2013 Pinchin Phase I ESA update, this PCA is not considered to contribute to an APEC on the Site.
2	PCA 55: Transformer Manufacturing, Processing and Use	Right-of-way, along the northern extent of the property.	Observed along the north property line during the site visit. The ground surface in the vicinity could not be inspected due to snow cover.	The pole mounted transformers appeared to be in good condition, and no staining was noted on the pole or surrounding snow. The ground surface could not be inspected at the time of assessment. Based on the observed condition, this is not anticipated to contribute to an APEC.
3	PCA 28: Gasoline and Associated Products in Fixed Tanks	Adjacent properties: 1438 and 1450 Morisset Avenue to the south, 1411 Morisset Avenue to the east, and 1481 Morisset Avenue to the west.	Fire insurance plans revealed oil tanks in the boiler rooms of the aforementioned properties.	No records of spills related to the tanks on the adjacent properties were found. Based on this and their position trans-gradient of the Site with respect to the inferred groundwater slow towards the north-northwest, they are not considered likely to contribute to APECs.
4	PCA 35: Mining, Smelting and Refining; Ore Processing; Tailing Storage	Approximately 170 m northeast of the Site	Rideau Canal Supply is listed as a past producing mine without reserves. The product was limestone (crushed stones).	Based on the distance of the former mine and its location trans- to down-gradient with respect to the inferred groundwater flow towards the north-northwest, it is not considered likely to contribute to an APEC.
5	PCA 39: Paints Manufacturing, Processing and Bulk Storage	1160 Merivale, approximately 175 m southeast of the Site.	Ecolog Eris lists Capital Creations Painting & Restoration as a generator of	Based on the distance of the facility, it is not considered likely to contribute to an APEC.

			paint/pigment/coating residues.	
6	PCA 10: Commercial Autobody Shops	1485 Caldwell Avenue, approximately 190 m southwest of the Site.	Ecolog Eris lists Van's Pressure Cleaning as an "automotive repair and maintenance" facility.	Based on the distance of the facility, it is not considered likely to contribute to an APEC.

6.2.2 Areas of Potential Environmental Contamination

Based on the assessment of the PCAs identified within the Phase I ESA study area, no Areas of Potential Environmental Concern (APECs) were identified on the Site. The ground surface in the vicinity of the pole-mounted transformers could not be inspected due to snow cover, therefore it is recommended that once the snow melts, an inspection take place to ensure no spills have occurred.

6.3 Phase I Conceptual Site Model

The location of the Site is shown in the attached **Figure 1** and the current layout of the Site is shown in the attached **Figure 2**. The Phase I ESA identified the following:

- The Site is irregularly shaped with an approximate area of 6,100 m² (1.5 acres). It is developed with two residential apartment buildings, seven-storeys (1435 Morisset Avenue) and three-storeys (1455 Morisset Avenue), constructed circa 1960. The buildings have footprints of approximately 1,100 and 630 m², respectively. The buildings are serviced with municipal water and sanitary services and are heated with natural gas.
- The general area 250 m north of the Site slopes to the north from 95 to 83 m amsl. A steep slope is present directly adjacent to the Site to the north. The areas west and south of the Site slope east with a steep slope northeast approximately 250 m northwest of the Site. The nearest open water body identified is associated with an industrial property approximately 735 m west of the Site. A tributary to the Rideau River is located approximately 2.3 km southeast and the Ottawa River is located approximately 2.8 km northwest of the Site.
- A Phase I ESA Update by Pinchin dated June 2013 was reviewed as part of this assessment. The report references a previously completed Limited Phase II ESA completed by PRL Environmental Services Ltd. dated August 2006. The Limited Phase II ESA was completed to investigate the potential environmental impact from the underground fuel oil tank historically located at 1455 Morisset Avenue. The investigation revealed that potential contaminants of concern were below the applicable site condition standards in the soil. No groundwater was encountered.
- No areas of natural and scientific interest (ANSI) are known to be located on the Site. Within the study area, various animals and trees are listed under ANSI. The Carlington Woods, located approximately 200 m southwest of the Site is listed as a natural feature. Based on available information, the Site is not considered an environmentally sensitive area or an area of natural significance;

- At the time of the Phase I ESA, the surrounding properties within the Phase One Study Area consisted generally of residential with some commercial and institutional along Merivale Road and Caldwell Avenue.
- Local groundwater is expected to follow topography towards the north-northwest, and regional groundwater is anticipated to flow northwest towards the Ottawa River;
- Based on the findings of the Phase I ESA, there are six (6) PCAs identified within the study area (presented in section 6.2 of this report). None were considered to contribute to APECs on-Site.

7 CONCLUSIONS AND RECOMMENDATIONS

Based on the findings of the Phase I ESA, the potential environmental risk to the Site associated with the present and former uses of the Site and properties within the 250 m study area is considered low. The ground surface in the vicinity of the pole-mounted transformers could not be inspected due to snow cover, therefore it is recommended that once the snow melts, an inspection take place to ensure no spills have occurred. No additional environmental work is warranted at this time.

Due to the estimated age of the buildings (circa 1960), the presence of asbestos containing material (ACM) is possible. Other designated substances including silica containing materials such as brick and concrete, leaded solder and lead-based paint, are also potentially present. If renovation or demolition activities are to occur on the building, a Designated Substances Survey (DSS) must be conducted to identify potential designated substances and other hazardous materials so they can be addressed accordingly to ensure that the contractors or building occupants do not come into contact with these materials.

8 LIMITATIONS AND USE OF REPORT

Results of this Phase I ESA should not be considered a warranty that the subject property is free from any and all contaminants from former and current practices, other than those noted in this report, nor that all compliance issues have been addressed.

Findings contained in this report are based on data and information collected during the Phase I ESA for the subject property conducted by LRL Associates Ltd. Conclusions and recommendations are based solely on Site conditions encountered at the time of our Site visit on February 11, 2021, supplemented by historical information and data obtained as described in this report. No assurance is made regarding changes in conditions subsequent to the time of this investigation. If additional information is discovered or obtained, LRL Associates Ltd. should be requested to re-evaluate the conclusions presented in this report and to provide amendments as required.

In evaluating the subject property, LRL Associates Ltd. has relied in good faith on information provided by individuals as noted in this report. We assume that the information provided is factual and accurate. We accept no responsibility for any deficiencies, misstatements or inaccuracies contained in this report as a result of omissions, misinterpretation or fraudulent acts of the persons contacted.

This report is intended for the sole use of Firm Capital and their authorized agents. LRL Associates Ltd. will not be responsible for any use of the information contained within this report by any third party.

In addition, LRL Associates Ltd. will not be responsible for the real or perceived decrease in the property value, its saleability or ability to gain financing, through the reporting of factual information.

Yours truly,

LRL Associates Ltd.



Geneviève Marcoux
Environmental Technician



Alex Wood, P.Eng.

9 REFERENCES

- Canadian Standards Association Z768-01, *Phase I Environmental Site Assessment*, November 2001, Reaffirmed 2016.
- City of Ottawa. (N.D.). Retrieved from geoOttawa: <http://maps.ottawa.ca/geoottawa>.
- Harrison, J.E., Geological Survey of Canada, Generalized Bedrock Geology, Ottawa-Hull, Ontario and Quebec, Scale 125,000 , Map 1508A, 1976.
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FIGURES



LRJ

ENGINEERING | INGÉNIÉRIE

5430 Canotek Road | Ottawa, ON, K1J 9G2
www.lrl.ca | (613) 842-3434

PROJECT

PHASE I ENVIRONMENTAL
SITE ASSESSMENT
1435-1455 MORISSET AVENUE
OTTAWA, ONTARIO

DRAWING TITLE

SITE LOCATION
(NOT TO SCALE)
Source: GeoOttawa

CLIENT

FIRM CAPITAL

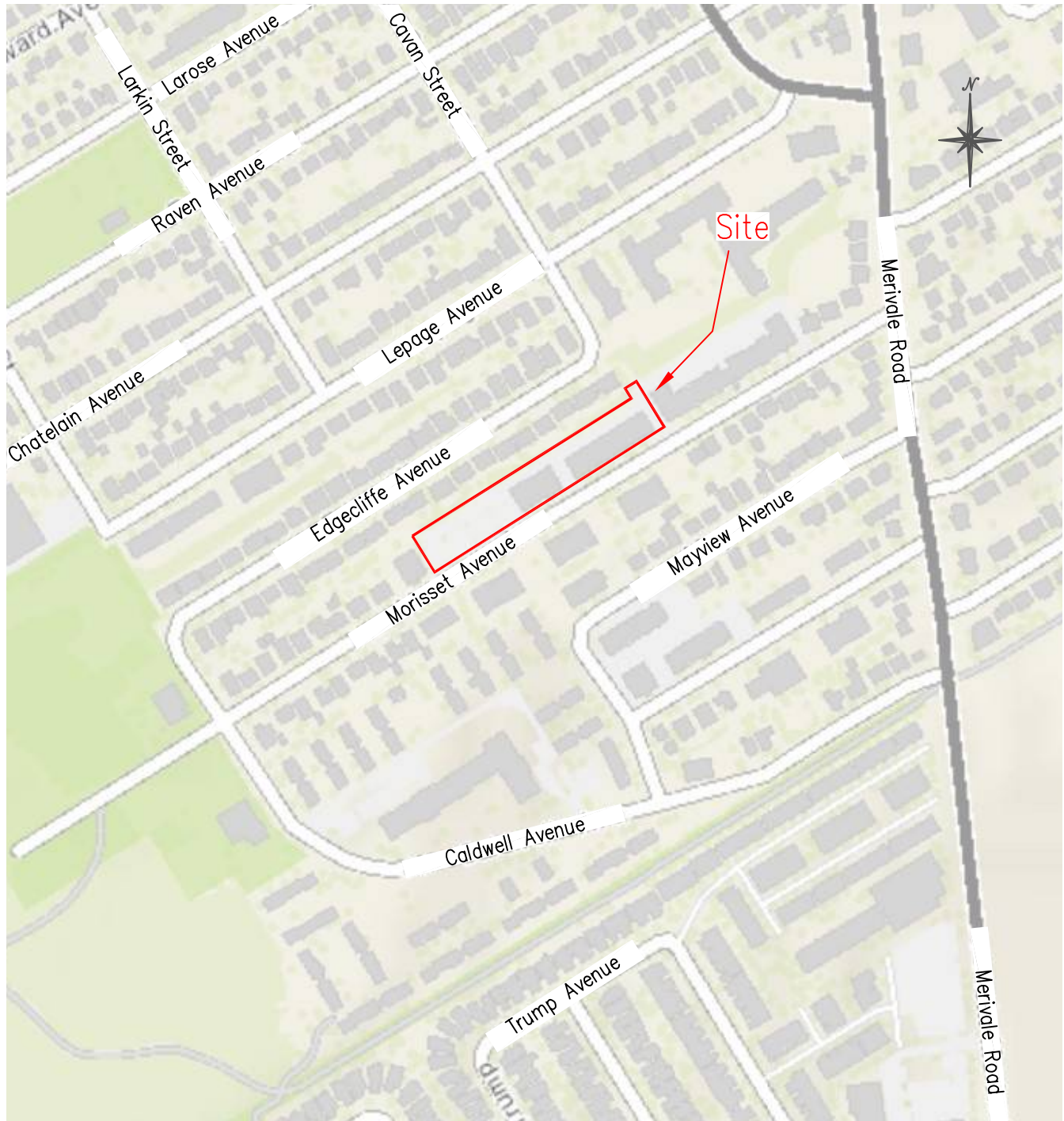
DATE

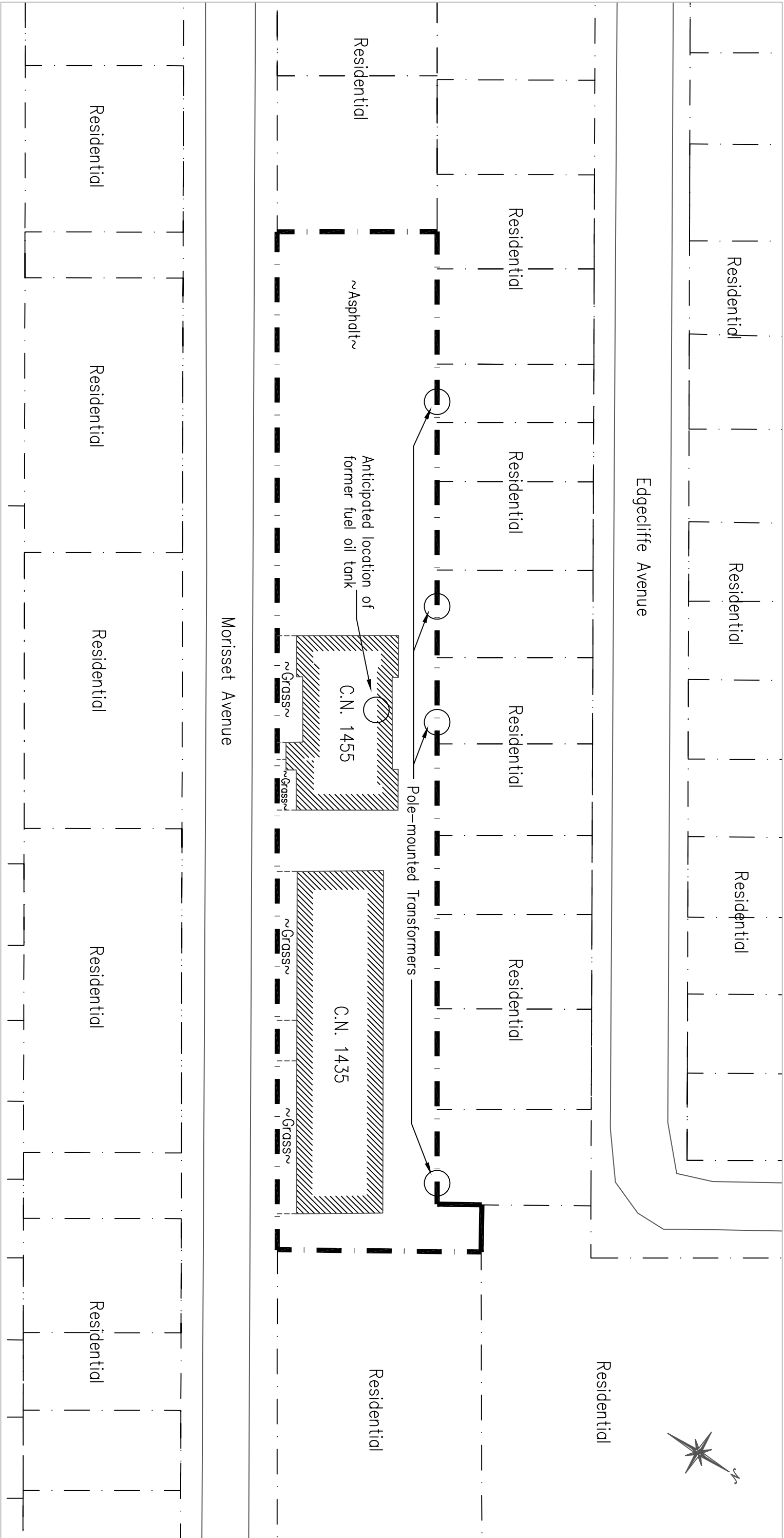
MARCH 2021

PROJECT

200572

FIGURE 1





Legend

—

Property line

- - -

Division amongst surface materials

Existing Building

10m0102030m

SCALE: 1:750

01

ISSUED FOR REVIEW

G.M.

14/03/2021

No.

REVISIONS

BY

DATE

ENGINEERING | INGENIERIE

5430 Canabek Road | Ottawa, ON K1J 9G2

www.lrrj.ca | (613) 842-3434

CLIENT

FIRM CAPITAL

DESIGNED BY:

DRAWN BY:

G.M.

APPROVED BY:

A.W.

PROJECT

PHASE I

ENVIRONMENTAL SITE ASSESSMENT

1435-1455 MORISSET AVENUE

OTTAWA, ONTARIO

DRAWING TITLE

SITE PLAN

PROJECT NO.

200572

DATE

MARCH 2021

FIGURE 2



LRJ

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www.lrl.ca | (613) 842-3434

PROJECT

PHASE I ENVIRONMENTAL
SITE ASSESSMENT
1435-1455 MORISSET AVENUE
OTTAWA, ONTARIO

DRAWING TITLE

PCAs WITHIN 250 OF THE SITE
SCALE: 1:4000

CLIENT

FIRM CAPITAL

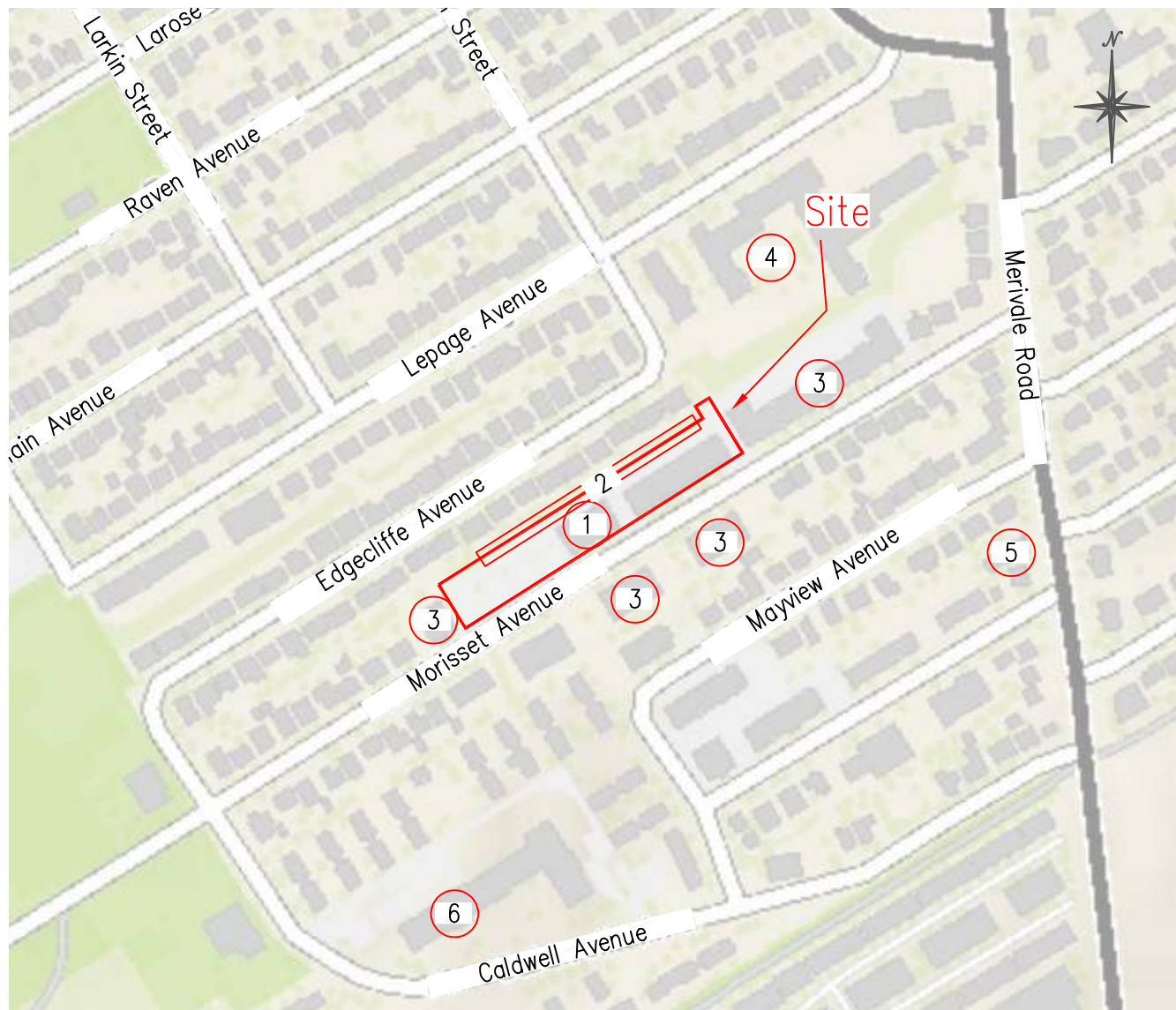
DATE

MARCH 2021

PROJECT

200572

FIGURE 3



Legend

- | | | | |
|--|---------------------------------------------------------|--|------------------------------------------------------------------------|
| | Property line | | PCA 35: Mining, Smelting and Refining; Ore Processing; Tailing Storage |
| | PCA 28: Gasoline and Associated Products in Fixed Tanks | | PCA 39: Paints Manufacturing, Processing and Bulk Storage |
| | PCA 55: Transformer Manufacturing, Processing and Use | | PCA 10: Commercial Autobody Shops |
| | PCA 28: Gasoline and Associated Products in Fixed Tanks | | |

APPENDIX A

INSURANCE PRODUCTS



enviroscan



An SCM Company

175 Commerce Valley Drive W
Markham, Ontario L3T 7Z3

T: 905-882-6300
W: www.optaintel.ca

Report Completed By:

Stephanie

Site Address:

1435 1455 Morisset Avenue Ottawa ON

Project No:

21012100084

Opta Order ID:

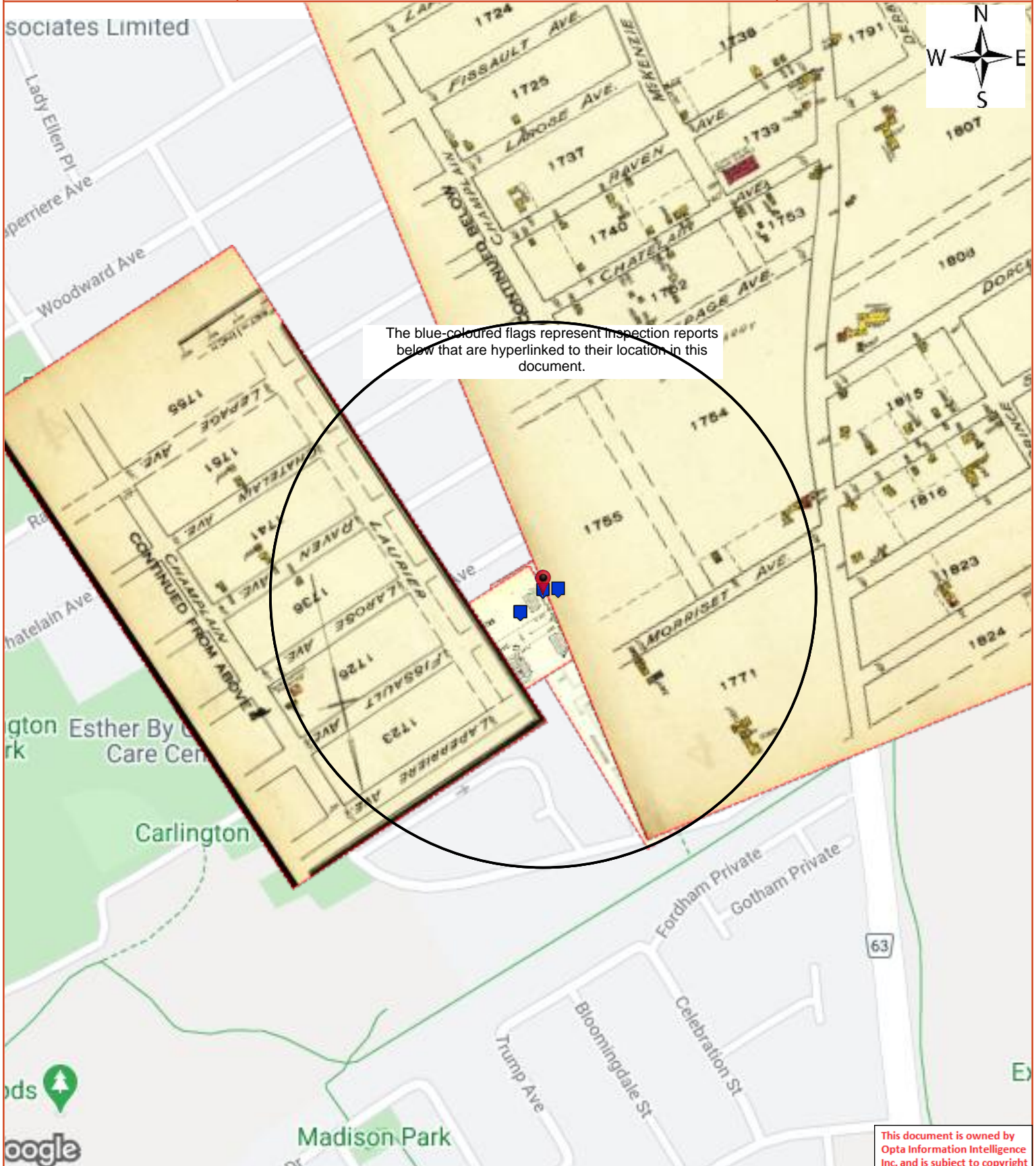
85030

Requested by:

Eleanor Goolab
Ecolog Eris

Date Completed:

1/28/2021 8:17:27 AM



The blue-coloured flags represent inspection reports below that are hyperlinked to their location in this document.

Opta Historical Environmental Services EnviroscanTM Terms and Conditions

Report

The documents (hereinafter referred to as the "Documents") to be released as part of the report (hereinafter referred to as the "Report") to be delivered to the purchaser as set out above are documents in Opta's records relating to the described property (hereinafter referred to as the "Property"). Opta makes no representations or warranties respecting the Documents whatsoever, including, without limitation, with respect to the completeness, accuracy or usefulness of the Documents, and does not represent or warrant that these are the only plans and reports prepared in association with the Property or in Opta's possession at the time of Report delivery to the purchaser. The Documents are current as of the date(s) indicated on them. Interpretation of the Documents, if any, is by inference based upon the information which is apparent and obvious on the face of the Documents only. Opta does not represent, warrant or guarantee that interpretations other than those referred to do not exist from other sources. The Report will be prepared for use by the purchaser of the services as shown above hereof only.

Disclaimer

Opta disclaims responsibility for any losses or damages of any kind whatsoever, whether consequential or other, however caused, incurred or suffered, arising directly or indirectly as a result of the services (which services include, but are not limited to, the preparation of the Report provided hereunder), including but not limited to, any losses or damages arising directly or indirectly from any breach of contract, fundamental or otherwise, from reliance on Opta Reports or from any tortious acts or omissions of Opta's agents, employees or representatives.

Entire Agreement

The parties hereto acknowledge and agree to be bound by the terms and conditions hereof. The request form constitutes the entire agreement between the parties pertaining to the subject matter hereof and supersedes all prior and contemporaneous agreements, negotiations and discussions, whether oral or written, and there are no representations or warranties, or other agreements between the parties in connection with the subject matter hereof except as specifically set forth herein. No supplement, modification, waiver, or termination of the request shall be binding, unless confirmed in writing by the parties hereto.

Governing Document

In the event of any conflicts or inconsistencies between the provisions hereof and the Reports, the rights and obligations of the parties shall be deemed to be governed by the request form, which shall be the paramount document.

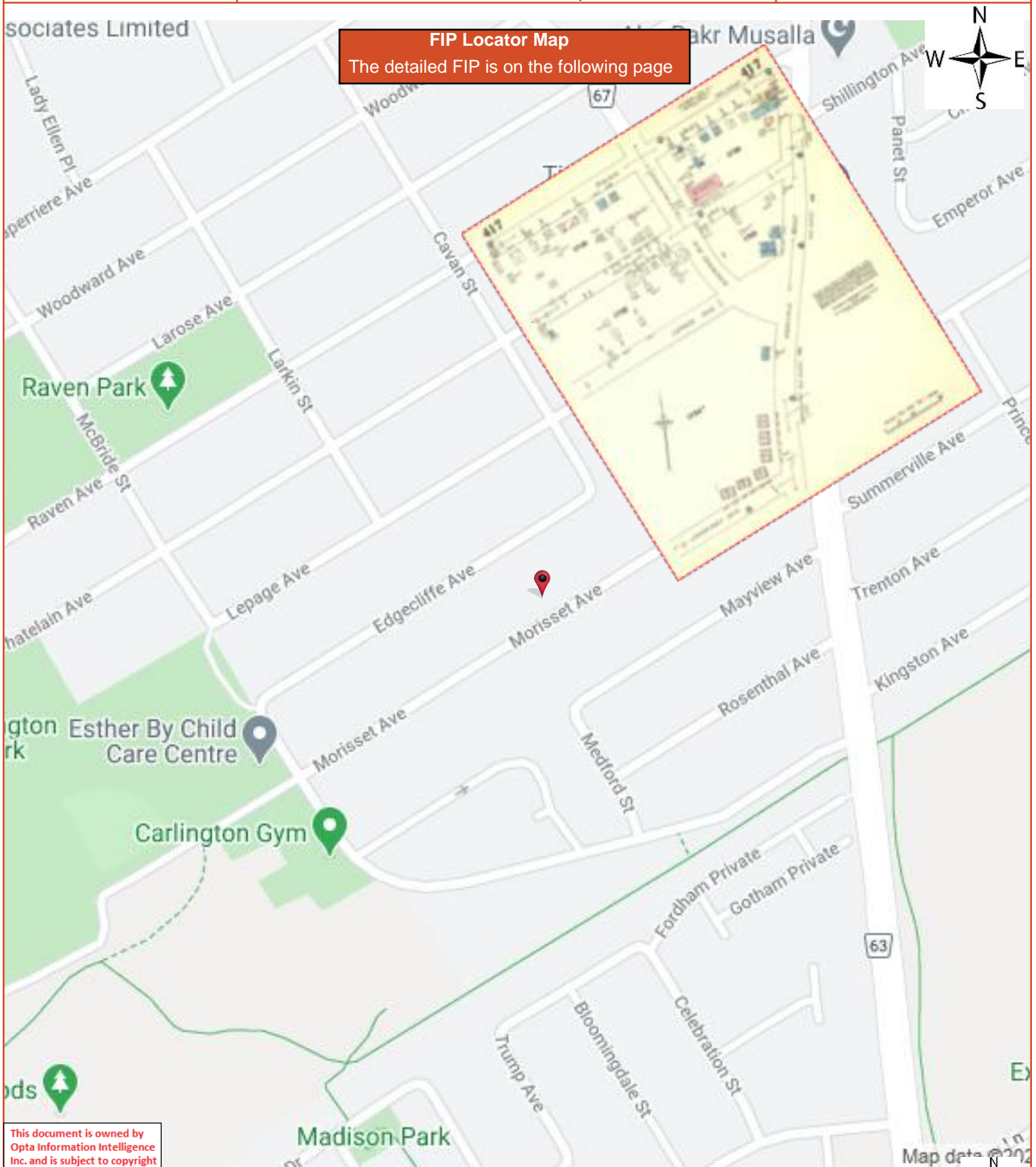
Law

This agreement shall be governed by and construed in accordance with the laws of the Province of Ontario and the laws of Canada applicable therein.

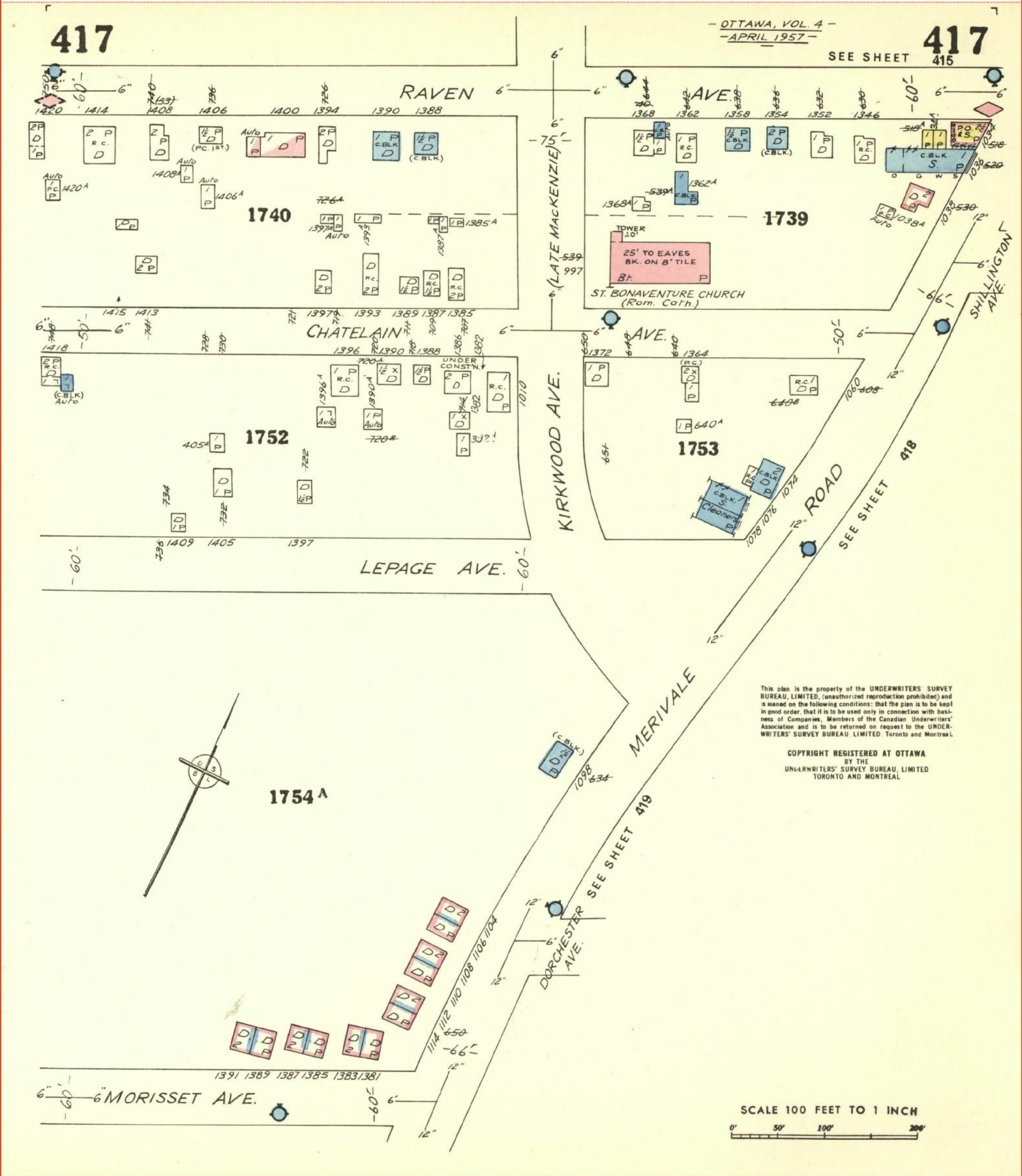
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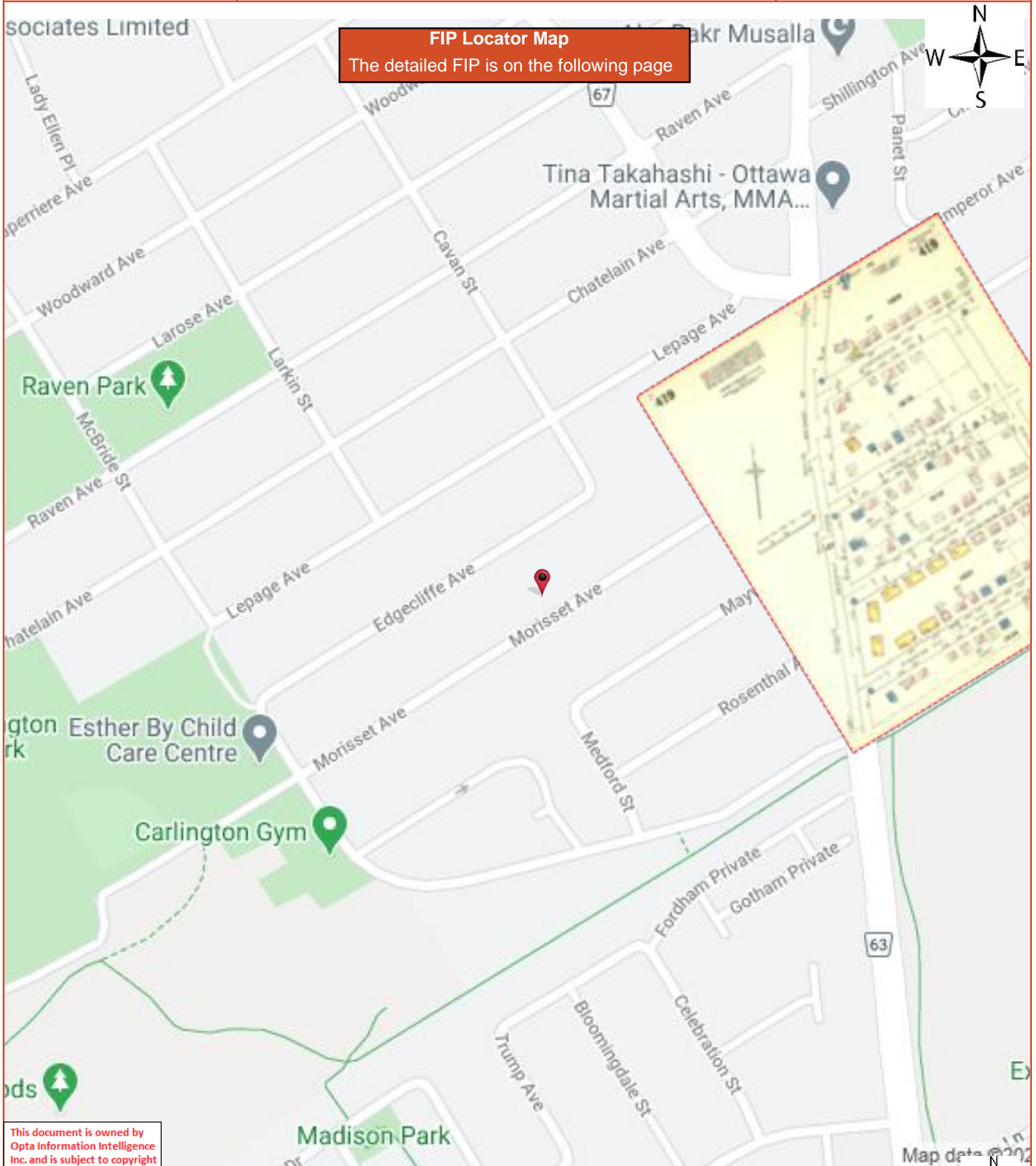
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8	(1965) Volume: Ottawa Volume 4 Firemap: 419
10	(1965) Volume: Ottawa Volume 4 Firemap: 425
12	(1965) Volume: Ottawa Volume 4 Firemap: 425
14	(1938) Volume: Ottawa, Ontario, 1938 Firemap: 2
16	(1938) Volume: Ottawa, Ontario, 1938 Firemap: 2
17	(1993) Multirisk Report - 1993 CARLINGTON HEIGHTS LTD. 1435 MORISSET AV OTTAWA ON K1Z 8H4 Reference No: 70059759 (distance = 59 metres*)
26	(2000) Multirisk Report - 2000 CARLINGTON HEIGHTS LTD 1435 MORISSET AV OTTAWA ON K1Z 8H4 Reference No: 70059759 (distance = 59 metres*)
34	(1993) Multirisk Report - 1993 CARLINGTON HEIGHTS LTD 1455 MORISSET AV OTTAWA ON K1Z 8H2 Reference No: 10676298 (distance = 28 metres*)
43	(1999) APARTMENTS AND CONDOMINIUMS Report - 1999 CARLINGTON HEIGHTS LTD 1435 Morisset Avenue Ottawa ON K1Z8G1 (distance = 0 metres*)
51	(1999) APARTMENTS AND CONDOMINIUMS Report - 1999 CARLINGTON HEIGHTS LTD 1455 Morisset Avenue Ottawa ON K1Z8G1 (distance = 0 metres*)

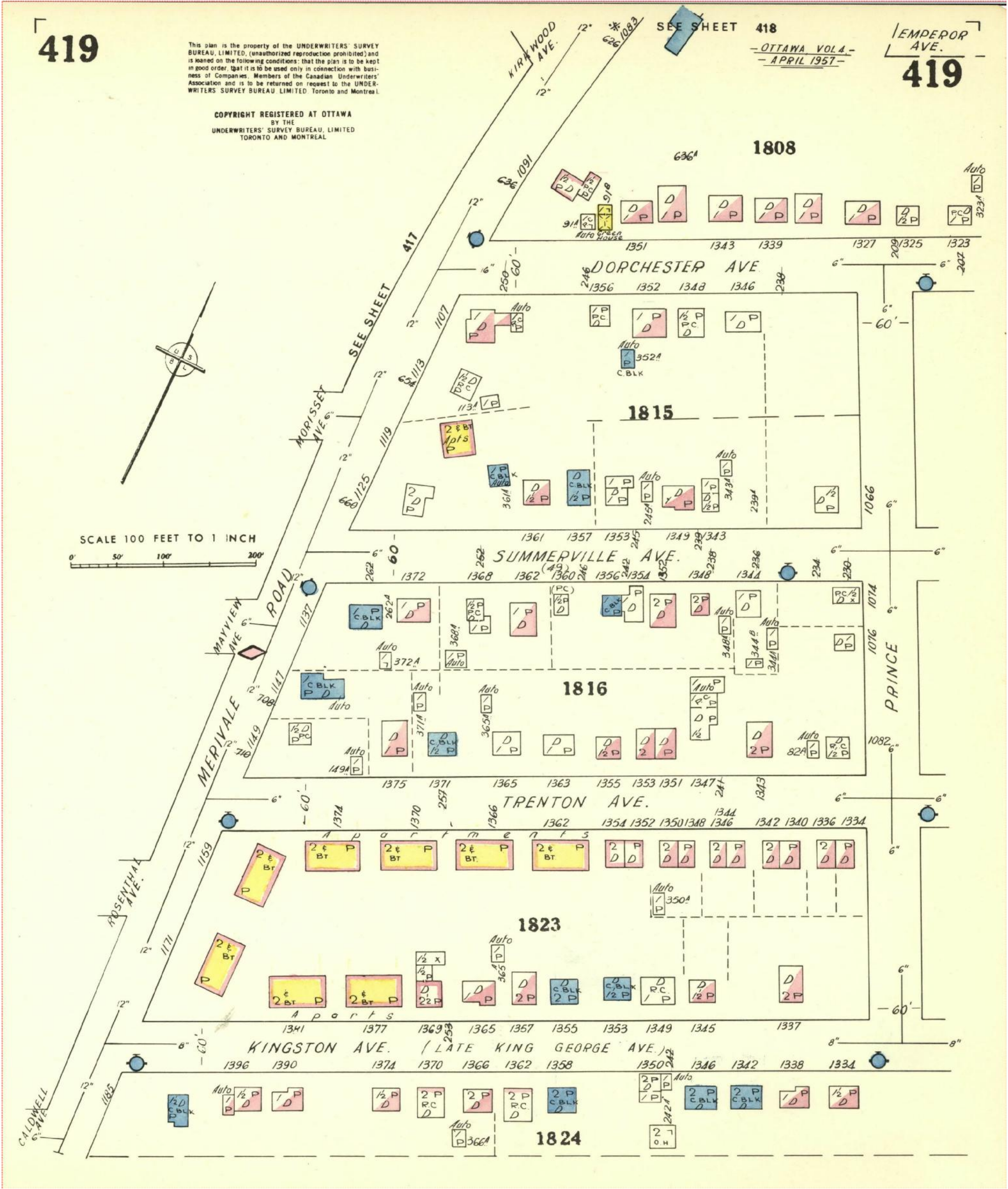


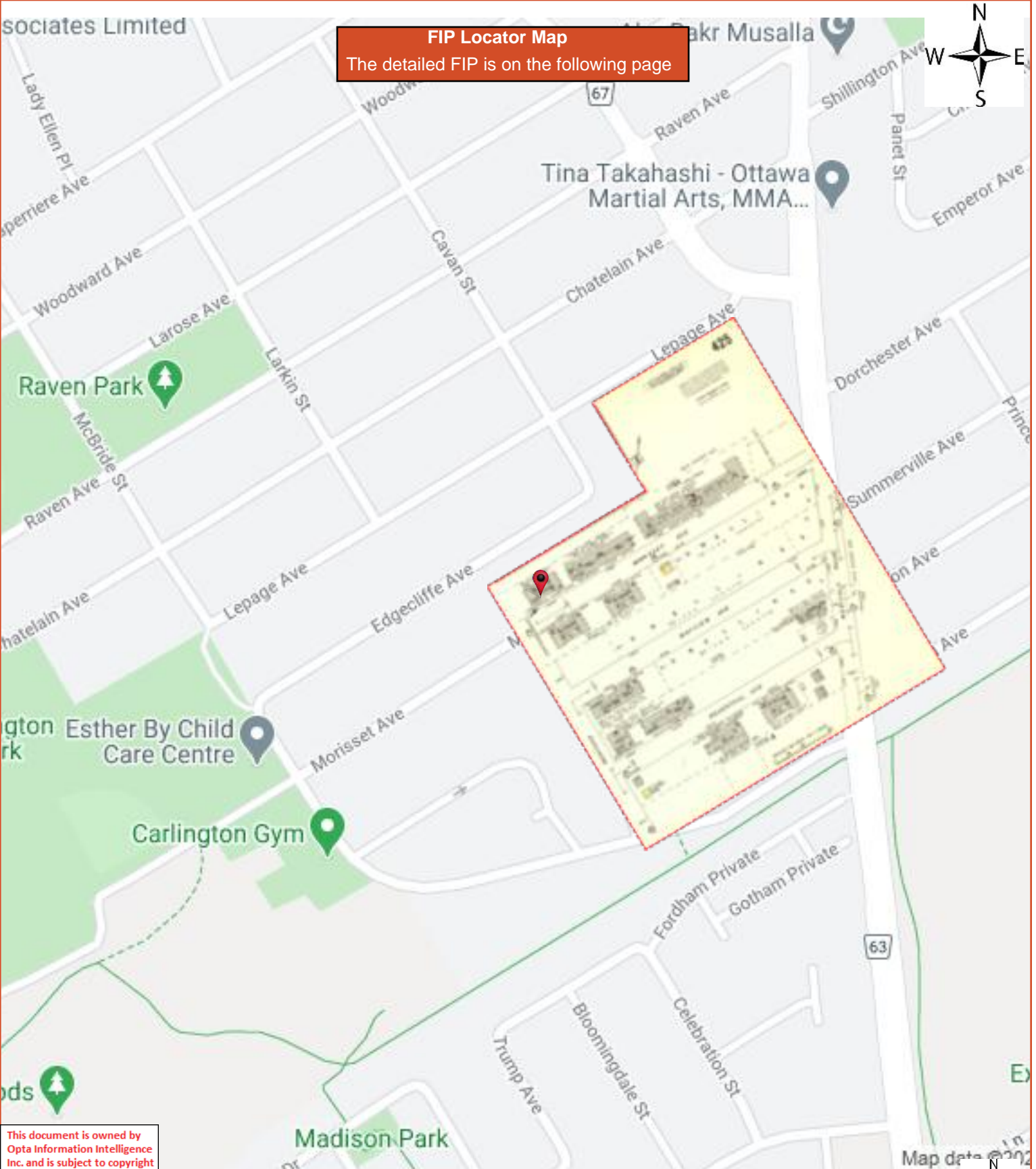


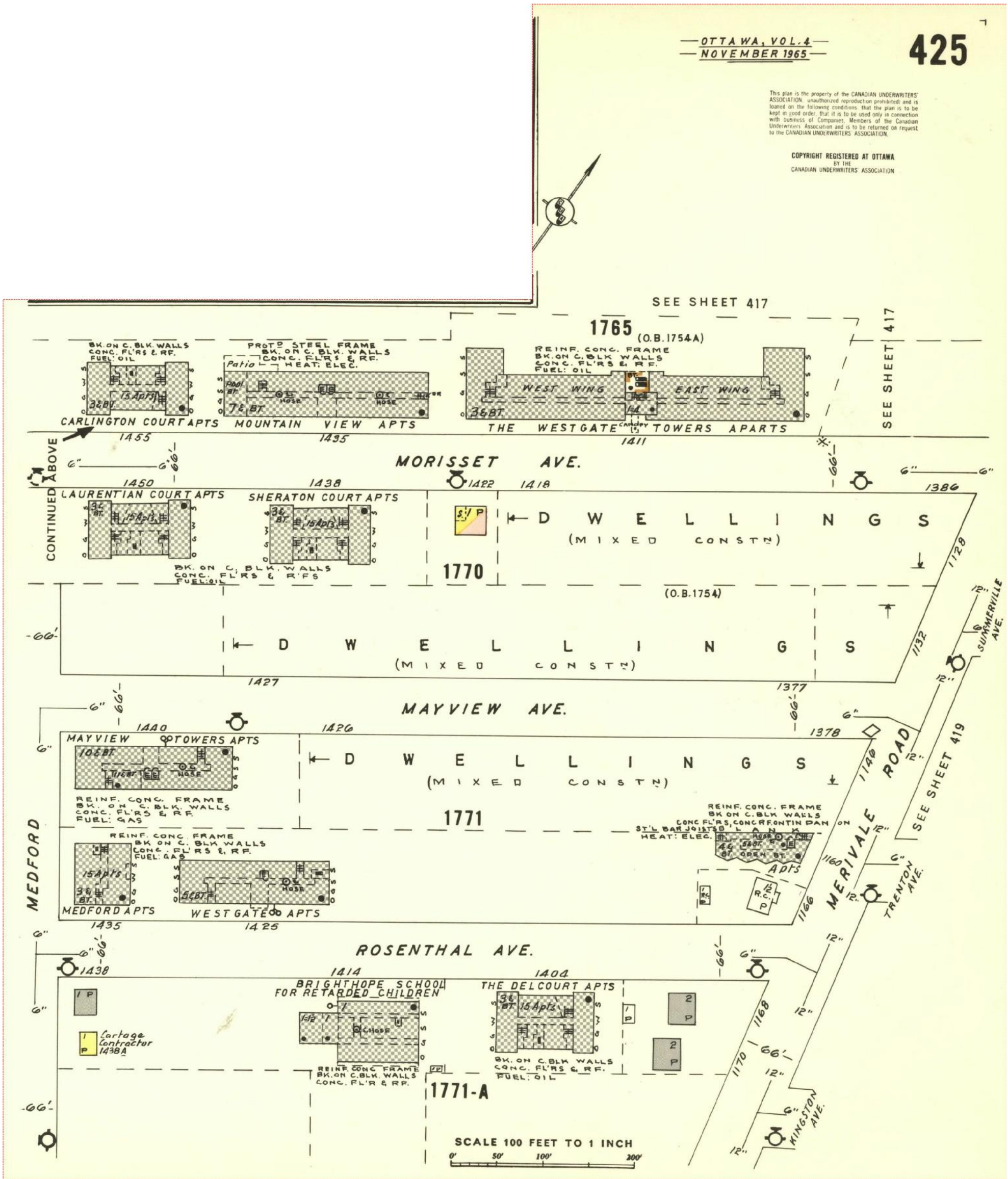
FIP Locator Map
The detailed FIP is on the following page



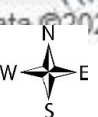
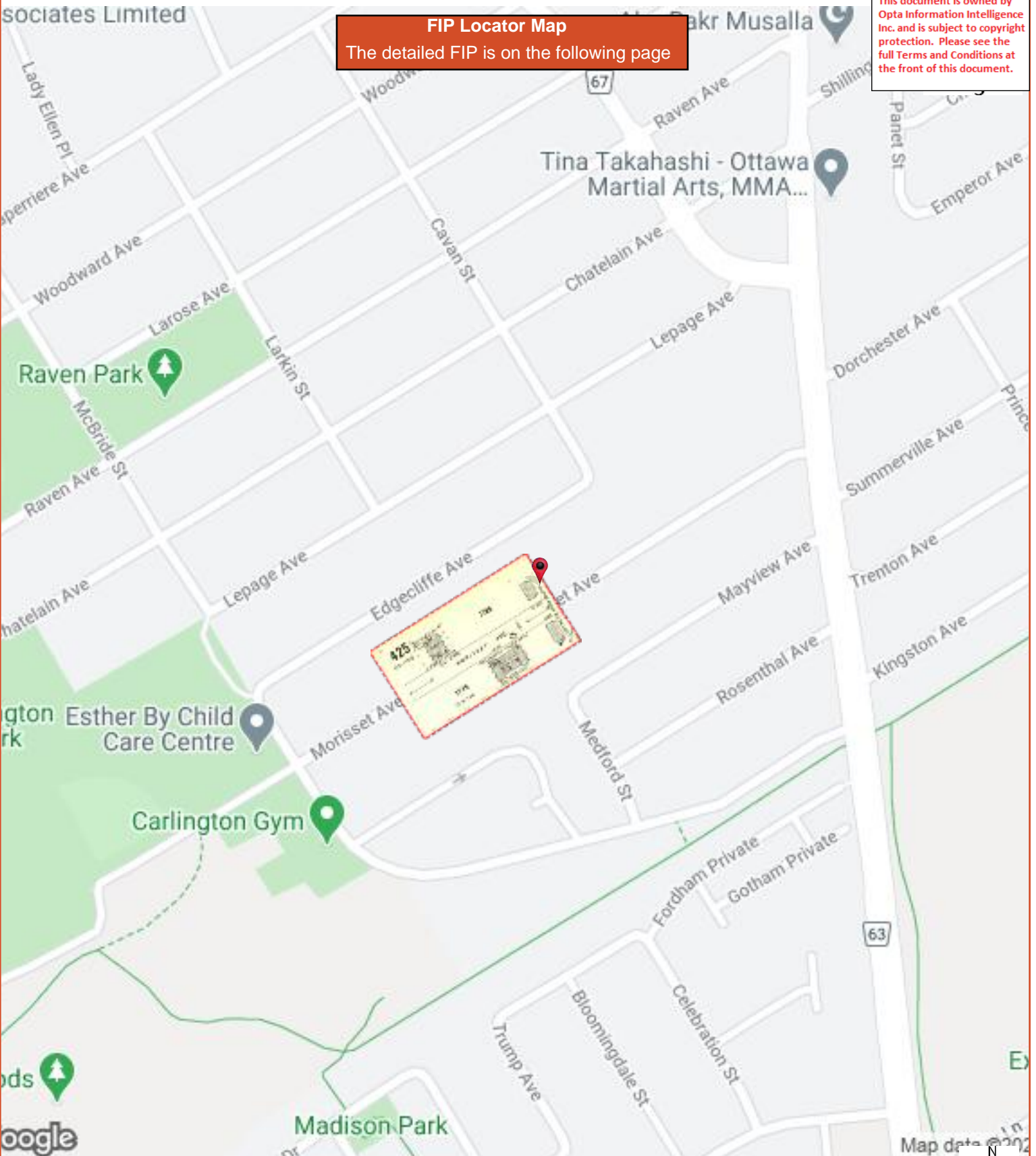


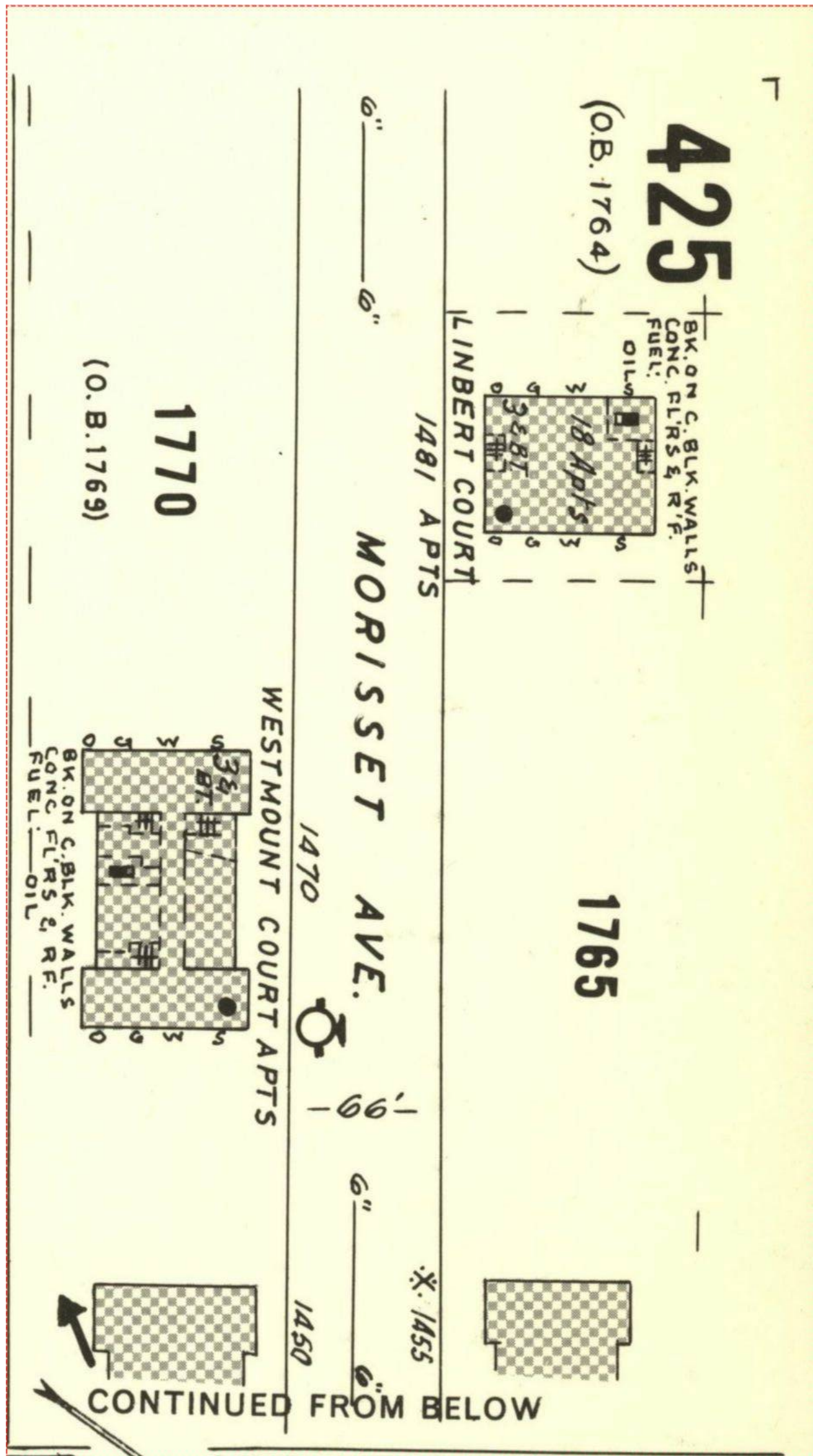




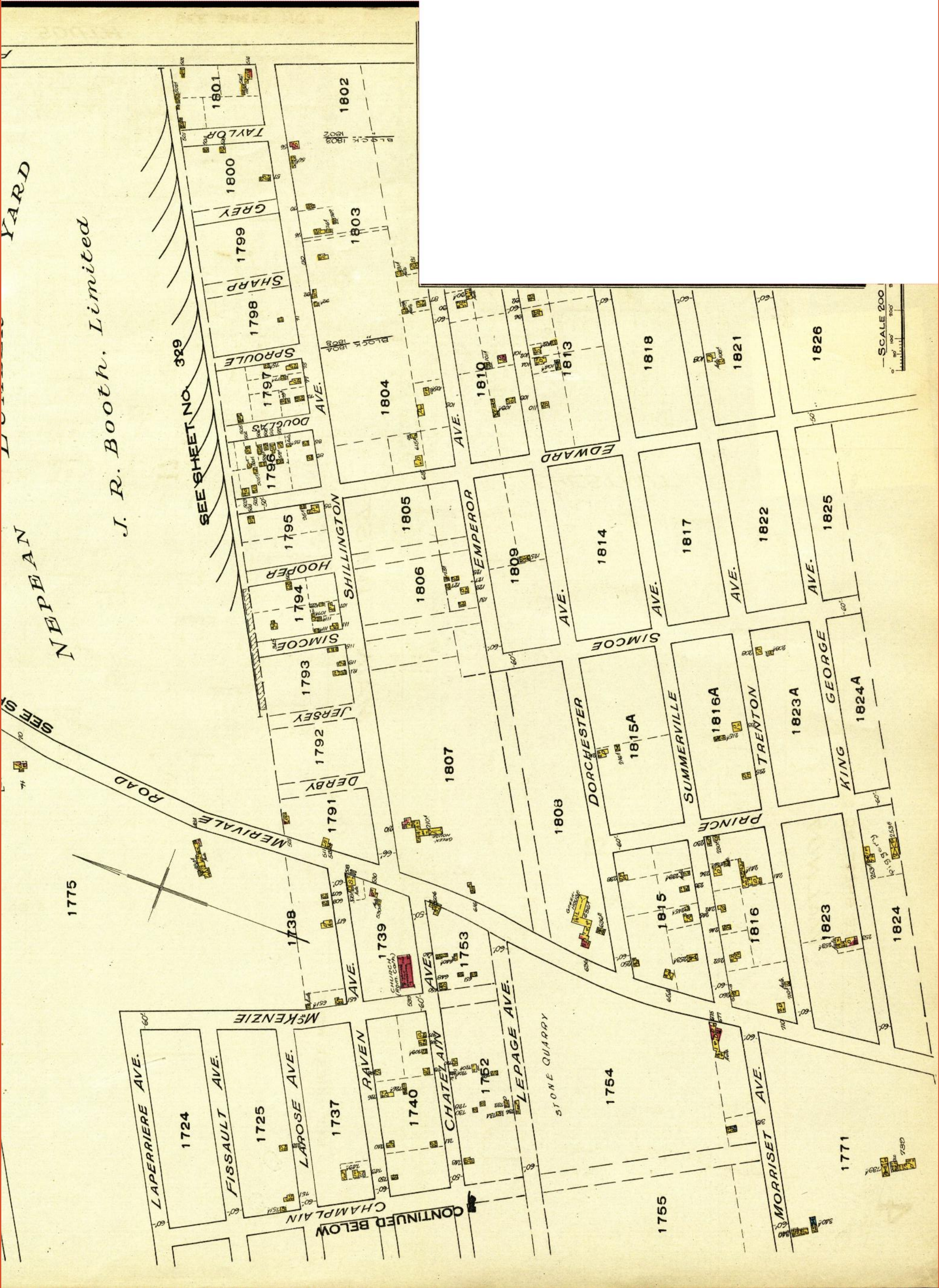


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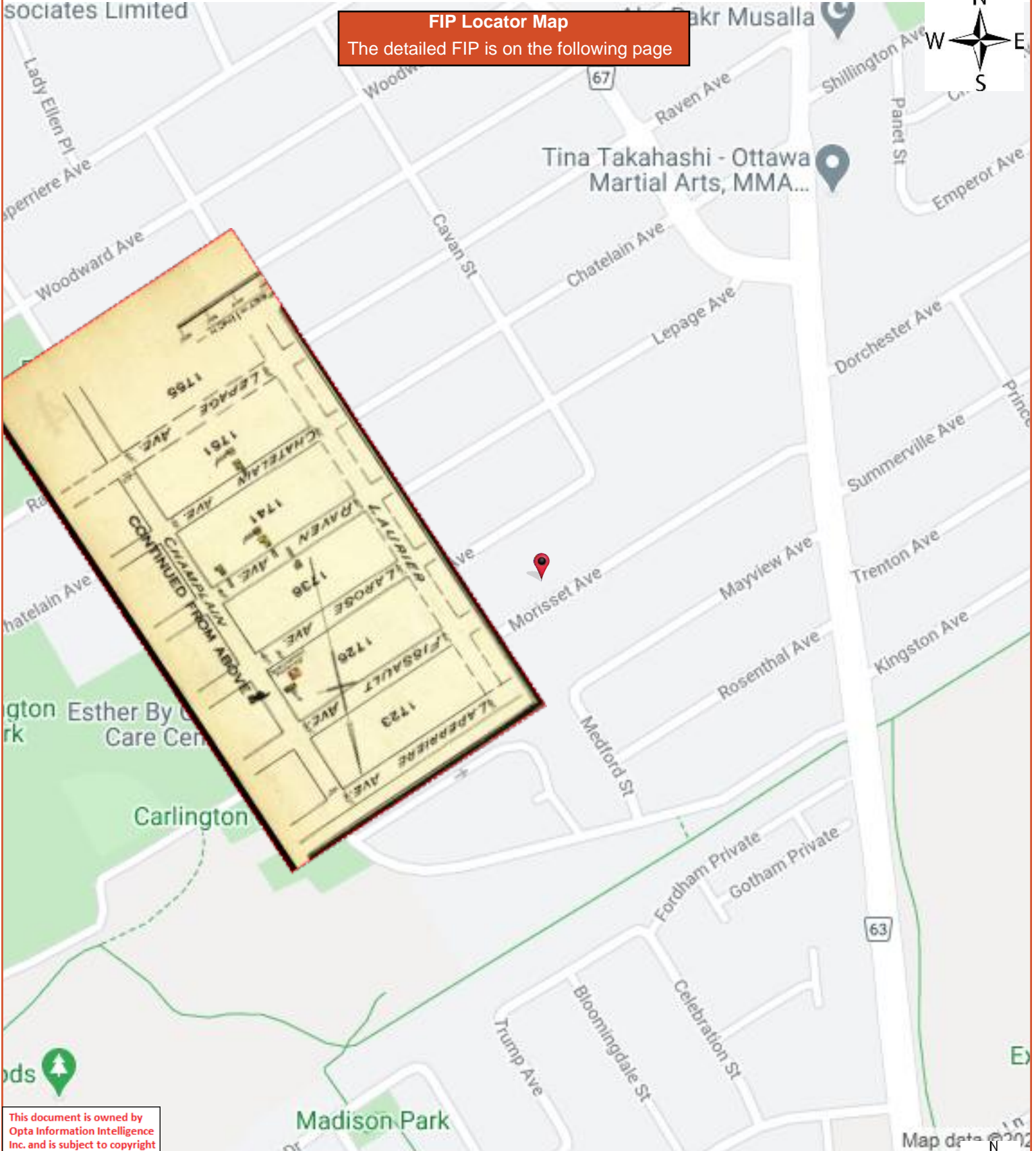


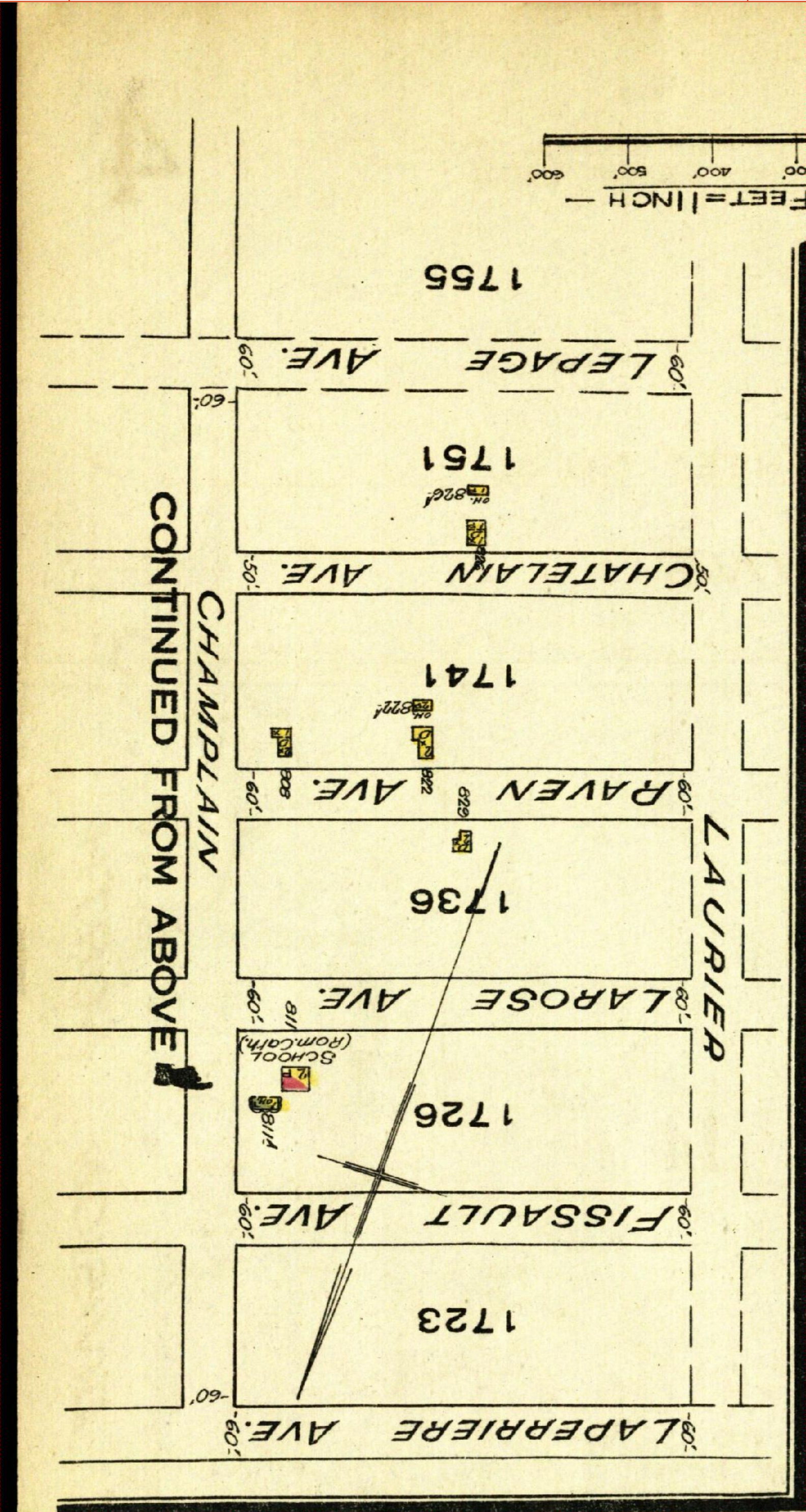


sociates Limited

FIP Locator Map

The detailed FIP is on the following page





Multirisk Report - 1993 CARLINGTON HEIGHTS LTD.

1435 MORISSET AV OTTAWA ON K1Z 8H4

Reference No: 70059759

Requested by:

Eleanor Goolab

Date Completed: 01/28/2021 08:17:27



OPTA INFORMATION INTELLIGENCE

AIS Ref No.: 70059759

1993

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Ontario Branch
Confidential Report

MULTIRISK SURVEY

Insured: CARLINGTON HEIGHTS LTD.

Location Surveyed: 1435 MORISSET AVENUE
OTTAWA, ONTARIO
K1Z 8H4

Person Contacted: Raj Bhagrath
Telephone Number: (613) 798-8399

Policy Number: CMP80568734
AIS Reference: 70059759

Surveyed by: Herb Nelson
Date of Survey: 1993.12.30

Committed to Service Excellence



Multirisk Report - 1993 CARLINGTON HEIGHTS LTD.**1435 MORISSET AV OTTAWA ON K1Z 8H4****Reference No: 70059759****Requested by:**

Eleanor Goolab

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NOTE: The sole purpose of this report is to provide insurance pricing and underwriting information about the particular insured and location named. Only the person requesting this survey will receive a copy of the report, and IAO asks that it be kept strictly confidential. This report does not guarantee compliance with any standards or with any federal, provincial or municipal codes, ordinances or regulations. Tests of fire and other protection equipment have not been conducted or witnessed during this survey.

IAO reports, prepared in compliance with commonly accepted risk control standards existing at the time services are rendered, are developed from a survey of the premises and/or from data supplied by or on behalf of the Purchaser. IAO does not purport to list all hazards. While changes and modifications, referred to in the reports are designed to upgrade protection and loss prevention of the premises, IAO assumes no responsibility for management and control of these activities. IAO will not be responsible to the Purchaser for any loss or damages, whether consequential or other, however caused, incurred or suffered, as a result of the services being provided.



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Reference No: 70059759

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Page: 1

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1435 AVENUE MORISSET; OTTAWA, ONTARIO

1993

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M U L T I R I S K - F I R E , L I A B I L I T Y A N D
B A S I C C R I M E

OCCUPANCY:

The insured is a non-occupant building owner at this location. The premises are in good condition. The insured is interested in loss prevention, however there have not been any losses during the last 3 years.

* Occupancy Description (Insured / major tenant if insured is non-occupant)

97 units apartment building located in a residential area

* Other Classes of Occupants

None

* Undersirable Features

Portable fire extinguishers not serviced annually. One broken door to the first floor east stairway

Risk is rating information not required at this time.

It is recommended that this location be resurveyed in 1 year(s).

BUILDING:

* Built - 1965 (est.) Height: Storey(s) (excluding basement) - 7

* There are no additions.

* There are no renovations.

* Building condition - Good

* Area: Ground Floor - 1068 sq. m Total (including basement) - 8548 sq. m

BASIC CONSTRUCTION:

* Walls - 100% Masonry - Concrete blocks, brick faced

* Floors - (excluding basement) 100% Concrete

* Roof - 100% - Concrete
- Surface material(s) - Tar and gravel
- Resurfaced in 1992.

INTERIOR FINISH:

* Walls - 100% non-combustible



ENVIROSCAN Report

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1435 MORISSET AV OTTAWA ON K1Z 8H4
Reference No: 70059759

Requested by:
 Eleanor Goolab

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Page: 2

CARLINGTON HEIGHTS LTD.
 1435 AVENUE MORISSET; OTTAWA, ONTARIO

* Ceilings - 100% non-combustible

BASEMENTS:

- * Number of basements - 1
- * Total Area - 1068 sq. m
- * Finished - 100% Unfinished - 0%

VERTICAL OPENINGS:

- * Stairs - Non-fire rated enclosure
- * Elevators - Non-fire rated enclosure

MEZZANINE: None

OUTBUILDINGS: None

HEATING:

- * electric baseboard units - 100% - Electric
 - Possibly upgraded, details could not be determined.
 - Installation appears safe
- * Fuel Tanks/Supply:
 - Supply - UG Natural Gas connection
- * Chimneys:
 - Unlabelled Prefabricated - Standard

ELECTRICAL:

- * Condition - Good and appeared safe at the time of the survey.
- * Wiring - BX
- * Overcurrent protection - Circuit Breakers.
- * Electrical system - Possibly upgraded, details could not be determined.

PLUMBING:

- * Condition - Good at the time of the survey.
- * Piping is Copper
- * Plumbing - Possibly upgraded, details could not be determined.



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1435 MORISSET AV OTTAWA ON K1Z 8H4

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Page: 3

CARLINGTON HEIGHTS LTD.
1435 AVENUE MORISSET; OTTAWA, ONTARIO

EXPOSURES: (within 15m of the risk):

- * FRONT: OPEN
- * REAR: OPEN
- * LEFT: TO BUILDING
 - Construction - Masonry.
 - Occupancy - Apartments.
 - Distance - 11 m Height - 3 storeys
 - Protection - non-sprinklered Grading - Light
- * RIGHT: TO BUILDING
 - Construction - Masonry.
 - Occupancy - Apartments.
 - Distance - 11 m Height - 3 storeys
 - Protection - non-sprinklered Grading - Light

MUNICIPAL PROTECTION:

- * The FUS Public Fire Protection Classification is 3
- * Responding (career) fire department Ottawa
- * Distance from risk less than 2.5 km
- * Access via paved roads. Year-round.
- * The building itself is easily accesible to the fire department.
- * Two hydrants within 155m (standard)

PRIVATE PROTECTION at this location includes the following:

- * Standard extinguishers; Standard Standpipe & hose; Automatic sprinkler - Partial (The sprinkler system was neither tested nor evaluated during this survey, a sprinkler survey is available upon request)
- * Fire detection/alarm system - Local - Partial Heat & Smoke



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M U L T I R I S K - L I A B I L I T Y

OCCUPANCY - GENERAL INFORMATION

- * Neighbourhood is predominantly residential
- * Insured - non-occupant building owner Area occupied - 8548 sq. m
- * % accessible to the public could not be determined
- * Gross revenue - could not be determined at the time of the survey

PREMISES information at the time of this survey

- * The following appeared to be SATISFACTORY:

Stairs, ramps, handrails; Floor surfaces & coverings; Wall & ceilings;
Interior Lighting; Exterior Lighting; Emergency Lighting; Interior
Housekeeping; Exterior Housekeeping; Sidewalks, Yards & Parking Lots;
Snow & ice removal; Fire exits; Fire alarms

- * Other features present:

Permanent guests or boarders

- * Other recreational facilities present:

N/A

ELEVATING DEVICES

- * 2 Passenger
 - Current license is present.
 - Maintenance contract - Yes Company - Schindler Elevator Corp.



AIS Ref No.: 70059759

Page: 5

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1435 AVENUE MORISSET; OTTAWA, ONTARIO

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M U L T I R I S K - B A S I C C R I M E

NEIGHBOURHOOD:

- * Predominantly residential
- * Stable
- * Best described as having a low crime rate

BUSINESS:

- * Description - Non Occupant Building owner
 - * Hours of Operation - N/A
 - * Smash and Grab exposure is low
 - * There is no safe on the premises
-

GENERAL PROTECTION at the time of this survey:

- * The following appeared to be SATISFACTORY:

Exterior Lighting, Interior Lighting, Roof Accessability, Police Patrols

- * Security Alarm System - None
-

This report section is designed to provide basic crime information only. More detailed crime information can be obtained by ordering an Expanded Crime Supplement.



Multirisk Report - 1993 CARLINGTON HEIGHTS LTD.

1435 MORISSET AV OTTAWA ON K1Z 8H4

Reference No: 70059759

Requested by:

Eleanor Goolab

Date Completed: 01/28/2021 08:17:27



OPTA INFORMATION INTELLIGENCE

AIS Ref No.: 70059759

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CARLINGTON HEIGHTS LTD.
1435 AVENUE MORISSET; OTTAWA, ONTARIO

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M U L T I R I S K
R E M A R K S / R E C O M M E N D A T I O N S

REMARKS:

- * Fire, Liability & Basic Crime - Hot water for the building is provided by a gas fired boiler located in an enclosed room in the basement. The basement also has a laundry room, electrical room, locker rooms, workshop and garbage room, all of which have heat sensors connected to the local alarm panel. There are also heat sensors in the stairwells and the elevator penthouse
- * Fire, Liability & Basic Crime - The building originally had a swimming pool and saunas in the basement, but the area is now used for general storage and is locked and not accessible by the public. The building has emergency lights in the halls and stairways. Access is by coded number system and intercom for visitors. Exterior exit doors are metal with panic hardware. Not all doors are equipped with ULC listed door closers. (Recommendation made).



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1435 AVENUE MORISSET; OTTAWA, ONTARIO

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RECOMMENDATIONS:

- * 93-1 Fire, Liability & Basic Crime - All portable fire extinguishers on your premises should be serviced and tagged annually by a qualified service contractor
- * 93-2 Fire, Liability & Basic Crime - The door on the first floor at the east end of the building leading to the stairway should be repaired so that the door will self-close



**Multirisk Report - 2000 CARLINGTON HEIGHTS LTD
1435 MORISSET AV OTTAWA ON K1Z 8H4
Reference No: 70059759**

Requested by:
Eleanor Goolab

Date Completed: 01/28/2021 08:17:27



OPTA INFORMATION INTELLIGENCE

AIS Ref No.: 70059759

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Ontario Branch
Confidential Report

MULTIRISK SURVEY

Insured: CARLINGTON HEIGHTS LTD

Location Surveyed: 1435 MORISSET AV
OTTAWA, ONTARIO
K1Z 8H4

Person Contacted: Kim
Telephone Number: (613) 798-8399

Policy Number: 4208543
AIS Reference: 70059759

Surveyed by: B. Young
Date of Survey: 2000.02.18

Committed to Service Excellence



**Multirisk Report - 2000 CARLINGTON HEIGHTS LTD
1435 MORISSET AV OTTAWA ON K1Z 8H4
Reference No: 70059759**

Requested by:

Eleanor Goolab

Date Completed: 01/28/2021 08:17:27



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IAO reports, prepared in compliance with commonly accepted risk control standards existing at the time services are rendered, are developed from a survey of the premises and/or from data supplied by or on behalf of the Purchaser. IAO does not purport to list all hazards. While changes and modifications, referred to in the reports are designed to upgrade protection and loss prevention of the premises, IAO assumes no responsibility for management and control of these activities. IAO will not be responsible to the Purchaser for any loss or damages, whether consequential or other, however caused, incurred or suffered, as a result of the services being provided.



Multirisk Report - 2000 CARLINGTON HEIGHTS LTD
1435 MORISSET AV OTTAWA ON K1Z 8H4
Reference No: 70059759

Requested by:
 Eleanor Goolab

Date Completed: 01/28/2021 08:17:27



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CARLINGTON HEIGHTS LTD
 1435 AV MORISSET; OTTAWA, ONTARIO

M U L T I R I S K - F I R E, L I A B I L I T Y A N D
 B A S I C C R I M E

OCCUPANCY:

The insured is a non-occupant building owner at this location. The premises are in good condition. The insured is interested in loss prevention, however there have not been any losses during the last 3 years.

* Occupancy Description (Insured / major tenant if insured is non-occupant)

This is a 97 unit apartment building. Laundry facilities are provided in a separate room with a self-closing door. There are no recreational facilities provided.

* Other Classes of Occupants

Tuck shop located on ground floor

* Undersirable Features

None

It is recommended that this location be resurveyed in 1 year(s).

BUILDING:

* Built - 1960 (est.) Height: Storey(s) (excluding basement) - 7

* There are no additions.

* There are no renovations.

* Building condition - Good

* Area: Ground Floor - 1000 sq. m Total (including basement) - 8000 sq. m

BASIC CONSTRUCTION:

* Walls - 100% Masonry - Concrete blocks, brick faced

* Floors - (excluding basement) 100% Concrete

* Roof - 100% - Concrete
 - Surface material(s) - Tar and gravel
 - Roof replaced, unable to determine when.

INTERIOR FINISH:

* Walls - 95% non-combustible
 - 5% open



Multirisk Report - 2000 CARLINGTON HEIGHTS LTD
1435 MORISSET AV OTTAWA ON K1Z 8H4
Reference No: 70059759

Requested by:

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Date Completed: 01/28/2021 08:17:27



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CARLINGTON HEIGHTS LTD
 1435 AV MORISSET; OTTAWA, ONTARIO

* Ceilings - 100% non-combustible

BASEMENTS:

- * Number of basements - 1
- * Total Area - 1000 sq. m
- * Finished - 100% Unfinished - 0%

VERTICAL OPENINGS:

- * Stairs - Fire rated enclosure

MEZZANINE: None

OUTBUILDINGS: None

HEATING:

- * Hot Water/Steam - 100% - Natural gas
 - Upgraded in 1993, 100% replaced.
 - Installation appears safe
 - * Heating appliances - All enclosed in a separate room
 - * Combustible materials - Not stored in this room at time of survey
 - * Fuel Tanks/Supply:
 - Supply - UG Natural Gas Connection
 - * Chimneys:
 - Masonry - Standard
-

ELECTRICAL:

- * Condition - Good and appeared safe at the time of the survey.
 - * Wiring - Conduit, BX
 - * Overcurrent protection - Circuit Breakers.
 - * Electrical system - Original installation.
-

PLUMBING:

- * Condition - Good at the time of the survey.
 - * Piping is Copper
 - * Plumbing - Original installation.
-



Multirisk Report - 2000 CARLINGTON HEIGHTS LTD
1435 MORISSET AV OTTAWA ON K1Z 8H4
Reference No: 70059759

Requested by:

Eleanor Goolab

Date Completed: 01/28/2021 08:17:27



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CARLINGTON HEIGHTS LTD
 1435 AV MORISSET; OTTAWA, ONTARIO

EXPOSURES: (within 15m of the risk):

* LEFT: TO BUILDING

Construction - Masonry / Wood joist.
 Occupancy - Apartments.
 Distance - 11 m Height - 3 storeys
 Protection - Non-Sprinklered Grading - Light

* RIGHT: TO BUILDING

Construction - Masonry / Wood joist.
 Occupancy - Apartments.
 Distance - 11 m Height - 3 storeys
 Protection - Non-Sprinklered Grading - Light

* FRONT: OPEN

* REAR: OPEN

MUNICIPAL PROTECTION:

- * The FUS Public Fire Protection Classification is 3
- * Responding (career) fire department Ottawa
- * Distance from risk Less than 2.5 km
- * Access via Paved roads. Year-round.
- * The building itself is easily accesible to the fire department.
- * Two hydrants within 155m (standard)

PRIVATE PROTECTION at this location includes the following:

- * Standard extinguishers; Standard Standpipe & hose; Automatic sprinkler - Partial (The sprinkler system was neither tested nor evaluated during this survey, a sprinkler survey is available upon request)
- * Fire detection/alarm system - Supervised Partial Heat & Smoke



AIS Ref No.: 70059759

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CARLINGTON HEIGHTS LTD
1435 AV MORISSET; OTTAWA, ONTARIO

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M U L T I R I S K - L I A B I L I T Y

OCCUPANCY - GENERAL INFORMATION

- * Neighbourhood is predominantly residential
- * Insured - non-occupant building owner Area occupied - 8000 sq. m
- * 1% accessible to public. Public access is considered light
- * Gross revenue - could not be determined at the time of the survey

PREMISES information at the time of this survey

- * The following appeared to be SATISFACTORY:

Stairs, ramps, handrails; Floor surfaces & coverings; Wall & ceilings;
Interior Lighting; Exterior Lighting; Emergency Lighting; Interior
Housekeeping; Exterior Housekeeping; Sidewalks, Yards & Parking Lots;
Snow & ice removal; Signs & Awnings; Fire exits; Fire alarms

- * Other features present:

Sale of food, Permanent guests or boarders

ELEVATING DEVICES

- * 2 Passenger elevators
 - Current license is present.
 - Maintenance contract - Yes Company - Schindler Elevators



**Multirisk Report - 2000 CARLINGTON HEIGHTS LTD
1435 MORISSET AV OTTAWA ON K1Z 8H4
Reference No: 70059759**Requested by:
Eleanor Goolab

Date Completed: 01/28/2021 08:17:27



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1435 AV MORISSET; OTTAWA, ONTARIO

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M U L T I R I S K - B A S I C C R I M E

NEIGHBOURHOOD:

- * Predominantly residential
- * Stable
- * Best described as having a moderate crime rate

BUSINESS:

- * Description - Non-occupant Building Owner
 - * Hours of Operation - N/A
 - * Typical Stock - N/A
 - * Smash and Grab exposure is low
 - * Unable to establish if there is a safe on the premises
-

GENERAL PROTECTION at the time of this survey:

- * The following appeared to be SATISFACTORY:

Exterior Lighting, Interior Lighting, Roof Accessability, Police Patrols

- * Security Alarm System - None
-

This report section is designed to provide basic crime information only. More detailed crime information can be obtained by ordering an Expanded Crime Supplement.



Multirisk Report - 2000 CARLINGTON HEIGHTS LTD

1435 MORISSET AV OTTAWA ON K1Z 8H4

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1435 AV MORISSET; OTTAWA, ONTARIO

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M U L T I R I S K
R E M A R K S / R E C O M M E N D A T I O N S

REMARKS:

- * Fire, Liability & Basic Crime - This is a well maintained building located in an established residential area of west Ottawa. The premises were clean at the time of survey. Housekeeping was found to be satisfactory.

Adequate portable fire extinguishers are provided and appear to be serviced regularly. Standpipe and hose cabinets are provided throughout. A monitored fire alarm system is installed.

There were no unusual premises liability exposures noted.

The contact was co-operative and readily provided access to the premises.

No recommendations made at this time.



Multirisk Report - 1993 CARLINGTON HEIGHTS LTD
1455 MORISSET AV OTTAWA ON K1Z 8H2
Reference No: 10676298

Requested by:
Eleanor Goolab

Date Completed: 01/28/2021 08:17:27



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AIS Ref No.: 10676298

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Ontario Branch
Confidential Report

MULTIRISK SURVEY

Insured: CARLINGTON HEIGHTS LTD

Location Surveyed: 1455 MORISSET AVENUE
OTTAWA, ONTARIO
K1Z 8H2

Person Contacted: Raj Bhagrath
Telephone Number: (613) 798-8399

Policy Number: CMP 80568734
AIS Reference: 10676298

Surveyed by: Herb Nelson
Date of Survey: 1993.12.30

Committed to Service Excellence



**Multirisk Report - 1993 CARLINGTON HEIGHTS LTD
1455 MORISSET AV OTTAWA ON K1Z 8H2
Reference No: 10676298**Requested by:
Eleanor Goolab

Date Completed: 01/28/2021 08:17:27



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Multirisk Report - 1993 CARLINGTON HEIGHTS LTD
1455 MORISSET AV OTTAWA ON K1Z 8H2
Reference No: 10676298

Requested by:
 Eleanor Goolab

Date Completed: 01/28/2021 08:17:27



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CARLINGTON HEIGHTS LTD
 1455 AVENUE MORISSET; OTTAWA, ONTARIO

M U L T I R I S K - F I R E , L I A B I L I T Y A N D
 B A S I C C R I M E

OCCUPANCY:

The insured is a non-occupant building owner at this location. The premises are in good condition. The insured is interested in loss prevention, however there have not been any losses during the last 3 years.

* Occupancy Description (Insured / major tenant if insured is non-occupant)

30 Unit apartment building located in a residential area

* Other Classes of Occupants

None

* Undersirable Features

Portable fire extinguishers not serviced annually. Broken glass in basement stairway door. Roof hatch not locked

Risk is rating information not required at this time.

It is recommended that this location be resurveyed in 1 year(s).

BUILDING:

* Built - 1965 (est.) Height: Storey(s) (excluding basement) - 3

* There are no additions.

* There are no renovations.

* Building condition - Good

* Area: Ground Floor - 611 sq. m Total (including basement) - 2444 sq. m

BASIC CONSTRUCTION:

* Walls - 100% Masonry - Concrete blocks, brick faced

* Floors - (excluding basement) 100% Concrete

* Roof - 100% - Steel deck
 - Surface material(s) - Tar and gravel
 - Resurfaced in 1992.

INTERIOR FINISH:

* Walls - 100% non-combustible



Multirisk Report - 1993 CARLINGTON HEIGHTS LTD
1455 MORISSET AV OTTAWA ON K1Z 8H2
Reference No: 10676298

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CARLINGTON HEIGHTS LTD
 1455 AVENUE MORISSET; OTTAWA, ONTARIO

* Ceilings - 100% non-combustible

BASEMENTS:

- * Number of basements - 1
- * Total Area - 611 sq. m
- * Finished - 100% Unfinished - 0%

VERTICAL OPENINGS:

- * Stairs - Fire rated enclosure

MEZZANINE: None

OUTBUILDINGS: None

HEATING:

- * hot water/steam - 100% - Natural gas
 - Upgraded in 1985, 100% replaced.
 - Installation appears safe
 - * Heating appliances - All enclosed in a separate room
 - * Combustible materials - Not stored in this room at time of survey
 - * Fuel Tanks/Supply:
 - Supply - UG Natural Gas connection
 - * Chimneys:
 - Unlabelled Prefabricated - Standard
-

ELECTRICAL:

- * Condition - Good and appeared safe at the time of the survey.
 - * Wiring - BX
 - * Overcurrent protection - Type S Fuses.
 - * Electrical system - Original installation.
-

PLUMBING:

- * Condition - Good at the time of the survey.
 - * Piping is Copper
 - * Plumbing - Possibly upgraded, details could not be determined.
-



**Multirisk Report - 1993 CARLINGTON HEIGHTS LTD
1455 MORISSET AV OTTAWA ON K1Z 8H2
Reference No: 10676298**

Requested by:
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EXPOSURES: (within 15m of the risk):

- * FRONT: OPEN
- * REAR: OPEN
- * LEFT: OPEN
- * RIGHT: TO BUILDING
 - Construction - Masonry.
 - Occupancy - Apartments.
 - Distance - 11 m Height - 7 storeys
 - Protection - non-sprinklered Grading - Light

MUNICIPAL PROTECTION:

- * The FUS Public Fire Protection Classification is 3
- * Responding (career) fire department Ottawa
- * Distance from risk less than 2.5 km
- * Access via paved roads. Year-round.
- * The building itself is easily accesible to the fire department.
- * Two hydrants within 155m (standard)

PRIVATE PROTECTION at this location includes the following:

- * Non-standard extinguishers
- * Fire detection/alarm system - Local - Partial Heat & Smoke
- * An automatic sprinkler system is not present.



Multirisk Report - 1993 CARLINGTON HEIGHTS LTD

1455 MORISSET AV OTTAWA ON K1Z 8H2

Reference No: 10676298

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M U L T I R I S K - L I A B I L I T Y

OCCUPANCY - GENERAL INFORMATION

- * Neighbourhood is predominantly residential
- * Insured - non-occupant building owner Area occupied - 2444 sq. m
- * % accessible to the public could not be determined
- * Gross revenue - could not be determined at the time of the survey

PREMISES information at the time of this survey

- * The following appeared to be SATISFACTORY:

Stairs, ramps, handrails; Floor surfaces & coverings; Wall & ceilings;
Interior Lighting; Exterior Lighting; Emergency Lighting; Interior
Housekeeping; Exterior Housekeeping; Sidewalks, Yards & Parking Lots;
Snow & ice removal; Roof attachments; Fire exits; Fire alarms

- * Other features present:

Permanent guests or boarders

- * Other recreational facilities present:

N/A

- * Elevating devices in operation - none



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CARLINGTON HEIGHTS LTD
1455 AVENUE MORISSET; OTTAWA, ONTARIO

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M U L T I R I S K - B A S I C C R I M E

NEIGHBOURHOOD:

- * Predominantly residential
- * Stable
- * Best described as having a low crime rate

BUSINESS:

- * Description - Non occupant building owner
 - * Hours of Operation - N/A
 - * Smash and Grab exposure could not be determined at time of survey
 - * There is no safe on the premises
-

GENERAL PROTECTION at the time of this survey:

- * The following appeared to be SATISFACTORY:

Exterior Lighting, Interior Lighting, Police Patrols

- * The following were found to be UNSATISFACTORY, (refere to the Remarks and Recommendations for further details):

Roof Accessability

- * Security Alarm System - None
-

This report section is designed to provide basic crime information only. More detailed crime information can be obtained by ordering an Expanded Crime Supplement.



**Multirisk Report - 1993 CARLINGTON HEIGHTS LTD
1455 MORISSET AV OTTAWA ON K1Z 8H2
Reference No: 10676298**Requested by:
Eleanor Goolab

Date Completed: 01/28/2021 08:17:27



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M U L T I R I S K
R E M A R K S / R E C O M M E N D A T I O N S

REMARKS:

- * Fire, Liability & Basic Crime - The building basement has a boiler room, electrical room, garbage room, laundry room and storage rooms (2), all of which have heat sensors connected to the central local alarm panel. There are also heat sensors at the top of the stairwells. Access to the building is by coded number system with intercom for visitors
- * Fire, Liability & Basic Crime - Doors to the stairways are wood with wired glass panels and door closers. The rear fire exit door has an unlisted panic bar and ULC listed closer. The door locking device was broken at the time of this inspection. (Recommendation made)



**Multirisk Report - 1993 CARLINGTON HEIGHTS LTD
1455 MORISSET AV OTTAWA ON K1Z 8H2
Reference No: 10676298**

Requested by:
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RECOMMENDATIONS:

- * 93-1 Fire, Liability & Basic Crime - All portable fire extinguishers on your premises should be serviced and tagged annually by a qualified service contractor
- * 93-2 Fire, Liability & Basic Crime - The broken glass in the east end basement stairway door should be replaced and the door closer should be repaired as soon as possible
- * 93-3 Fire, Liability & Basic Crime - The hinges and locking device should be repaired on the wooden roof hatch on your premises to prevent unauthorized access to the roof
- * 93-4 Fire, Liability & Basic Crime - The rear exit door from the building should be repaired to prevent unauthorized access to the building



**APARTMENTS AND CONDOMINIUMS Report - 1999
CARLINGTON HEIGHTS LTD 1435 Morisset Avenue
Ottawa ON K1Z8G1**

Requested by:

Eleanor Goolab

Date Completed: 01/28/2021 08:17:27



OPTA INFORMATION INTELLIGENCE

APARTMENTS AND CONDOMINIUMS Report - 1999 CARLINGTON HEIGHTS LTD 1435 Morisset Avenue Ottawa ON K1Z8G1





APARTMENTS & CONDOMINIUMS

☒ Original Survey
☐ Follow-up Visit

CONFIDENTIAL

NOTE: The sole purpose of this report is to provide insurance pricing and underwriting information about the particular insured and location named below. Only the person requesting this survey will receive a copy of the report, and IAO / CRRS asks that it be kept strictly confidential. This report does not guarantee compliance with any standards or with any federal, provincial or municipal codes, ordinances or regulations.

Insured: Carlington Heights Ltd.
Location Surveyed: 1435 Morisset Ave.
Ottawa, Ontario
Postal Code: K1Z 8H4
Person Contacted: Kim

Insurer: Canadian Surety Co.
Policy / Reference #: 20080968
Surveyed By: B. Young
Date of Survey: February 8, 1999
Telephone #: (613) 798-8399

OCCUPANCY

Description of principal occupancy 97 unit apartment building

Other Occupants None

Business Hours N/A

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BUILDING

Year Built: 1960 est. Additions

Building Renovated: ☒ No ☐ Yes 19 Storeys: 7 Height 17m m'

Ground Floor Area 1000 m'. Underground Parking Garage Areas: 1st Level m'. 2nd Level m'

Total Underground Parking Garage Area: m' Total Area: 8000 m'

*If more than one building, refer to sketch for dimension and area. Basement Area 1000 m'

Building Condition ☒ Good ☐ Fair

Wall Construction Non-Combustible %

Brick Venner %

Load Bearing: ☒ Yes

☐ Poor

Solid Masonry 100 % CBBF

Wood Frame %

☐ No

Roof Type:

☒ Flat

☐ Sloped

☐ Peaked

☐ Other

Roof Construction

☐ Wood Joist

☒ Concrete

☐ Steel Deck

☐ I

☐ II

☐ Other

Roof Covering

☒ Tar & Gravel

☐ Metal

☐ Asphalt Shingles

☐ Other

Resurfaced:

☐ No

☒ Yes

19 Unknown

Floor Construction

Concrete 100 %

Wood Joist %

Concrete on Metal Pan %

☐ Other %

Vertical Openings:

☐ None

☒ Stairs

☒ Elevator

☐ Other

Proper Protection

☐ Yes

☒ No

☐ Not Applicable

Horizontal Separations

Major Partition Construction

☐ Not Applicable

☐ Frame

☒ Concrete Block

☐ Other:

☐ Yes

☒ No

☐ Not Applicable

Combustible Concealed Spaces

☐ Yes

☒ No

Proper Protection

☐ Yes

☐ No

☒ Not Applicable

Interior Finish

Walls:

Combustible %

Non-Combustible 95 %

Open 5 %

Ceilings:

Combustible %

Non-Combustible 100 %

Open %

IAO / CRRS reports, prepared in compliance with commonly accepted risk control standards existing at the time services are rendered, are developed from an inspection of the premises and / or from data supplied by or on behalf of the Purchaser. IAO / CRRS does not purport to list all hazards. While changes and modifications, referred to in the reports are designed to upgrade protection and loss prevention of the premises, IAO / CRRS assumes no responsibility for management and control of these activities. IAO / CRRS will not be responsible to the Purchaser for any losses or damages, whether consequential or other, however caused, incurred or suffered as a result of the services being provided.

COMMON HAZARDS

	Extent of Exposure				
	None	Slight	Moderate	Severe	
Smoking	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Remarks: No permitted in common areas
Heating	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Remarks: Good working order
Electrical Services	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Remarks: Standard equipment
Housekeeping	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Remarks: Good

HEATING

Forced warm air: _____% ☐ Electric ☐ Gas ☐ Oil ☐ Other _____
 Suspended unit heaters: _____% ☐ Electric ☐ Gas ☐ Oil ☐ Other _____
 Portable Heaters: _____% ☐ Electric ☐ Gas ☐ Oil ☐ Other _____
 Electric baseboard units: _____%
 Hot water/steam : ☒ 100% ☐ Electric ☒ Gas ☐ Oil ☐ Other _____
 Boiler ☒ Yes ☐ No Age and Make Lochinvar - 1993 ☐ N/A
 Date of last boiler inspection December 1998
 Other: _____% ☐ Electric ☐ Gas ☐ Oil ☐ Other _____
 Appliance enclosed in a non-combustible room: ☒ Yes ☐ No ☐ Not required
 Combustible materials stored in the room: ☐ Yes ☒ No ☐ Not applicable
 Fuel Tanks: ☒ None ☐ Inside ☐ Outside above ground ☐ Outside below ground
 Fill vent and piping outdoors ☐ Yes ☐ No _____
 Chimney: ☒ Masonry ☐ ULC Factory Built ☐ Unlabelled pre-fab ☐ Other _____
 ☒ Standard ☐ Non-Standard
 Installation appears safe: ☒ Yes ☐ No _____
 Installation replaced: ☐ No ☒ Yes 19 93 _____ 100%

ELECTRICAL

Type: ☒ Conduit ☒ BX ☐ Non-Metallic ☐ Other _____
 Overcurrent protection: ☒ Circuit breakers ☐ Type P fuses ☐ Type D fuses ☐ Other _____
 Condition: ☒ Good ☐ Fair ☐ Poor _____
 Remarks: _____
 Installation appears safe: ☒ Yes ☐ No Installation replaced: ☒ No ☐ Yes 19 _____ %
 Remarks: _____
 Partial Changes / Extensions: ☒ No ☐ Yes _____
 Emergency Power Generator: ☒ No ☐ Yes ☐ Diesel ☐ Oil ☐ Gas ☐ Other _____

PLUMBING

Type: ☒ Copper ☐ Galvanized ☐ Plastic ☐ Other _____
 Condition: ☒ Good ☐ Fair ☐ Poor Installation replaced: ☒ No ☐ Yes 19 _____ %
 Remarks: No signs of leakage or corrosion noted or observed at the time of survey.

EXPOSURE TO PROPERTY

	Distance		Height		Construction	Occupancy	Opening in Facing Wall	
							Yes	No
Front		m.		Sto.	Open			
Rear		m.		Sto.	Open			
Left	11	m.	3	Sto.	Masonry	Apartments	✓	
Right	11	m.	3	Sto.	Masonry	Apartments	✓	

FIRE PROTECTION

Public

F.U.S. Protection Class: 3

Responding Fire Department: Ottawa

☒ Full Time ☐ Volunteer ☐ Composite

Distance to Fire Department: 1.5 km.

Roads: ☒ Paved ☐ Unpaved

Accessible Year-round: ☒ Yes ☐ No

Difficult access for Fire Dept: ☐ Yes ☒ No

No. of Hydrants: 2 within 155m. _____ within 156m.-305m. _____ over 305m. ☐ None

Private

Are the following adequate?

Portable Extinguishers:

☒ Yes

☐ No Date last serviced: December 1998

Security Guard Service / Desk:

☐ Yes

☐ No ☒ N/A

Standpipe / Inside Hose:

☒ Yes

☐ No ☐ N/A

Fire Detection System:

☒ Yes

☐ No ☐ N/A

Connected to :

☐ ULC Central Station

☐ ULC Monitoring Station

☒ Unlisted Service

☐ Local Only

☐ Fire/Police Department

☐ Other _____

Self Closing Doors on All Apartments

☒ Yes ☐ No

Voice Communication System

☐ Yes ☒ No Tested

☐ Yes ☐ No N/A

Heat / Smoke Detectors in Each Unit

☒ Yes ☐ No Tested

☒ Yes ☐ No

Automatic Sprinkler Protection:

☐ None

☒ Partial

☐ Full Premises

Type of system

☒ Wet

☐ Dry

☐ Preaction

☐ Deluge

Date system last inspected/ serviced: Unable to determine

Name of contractor / service company: Total fire protection

System tested at time of survey:

☐ Yes

☒ No

Connected to :

☐ ULC Central Station

☐ ULC Monitoring Station

☒ Unlisted Service

☐ Local Only

☐ Fire/Police Department

☐ Other _____

BUSINESS INTERRUPTION

Insured is:

☒ Landlord

☐ Condominium Corporation

☐ Other _____

Secondary Power Supply:

☐ Yes

☒ No

Automatic Transfer Switch:

☐ Yes

☒ No

Replacement time for equipment: 7 days

Is there a disaster recovery plan in place

☒ No

☐ Yes

Last reviewed / Updated N/A

GENERAL REMARKS

Insured have owned since: 19 Unable to determine

Premises in good condition and well maintained: ☐ Yes ☒ No

Superintendent / Janitor lives on premises: ☒ Yes ☐ No

Insured appears to be interested in loss prevention: ☒ Yes ☐ No

Losses during last 2 years:

☒ None

☐ Yes

Controlled access to building:

☐ No

☒ Yes >

☐ Card

☒ Key

☒ Other

Intercom system

CRIME

Neighbourhood

Crime Experience: ☐ Low ☒ Moderate ☐ High
☒ Residential ☐ Commercial ☐ Industrial ☐ Rural ☐ Isolated
Appears to be: ☒ Stable Changing via: ☐ Expansion/growth ☐ Renovation ☐ Deterioration

General Protection

Effective exterior lighting ☒ Yes ☐ No Effective interior lighting ☒ Yes ☐ No
Premises fully fenced ☐ Yes ☒ No Regular police patrols ☒ Yes ☐ No
Security guard services: ☒ None ☐ For building

Security System

Video camera surveillance ☒ Yes ☐ No
Premises alarm system in use: ☐ Yes ☐ No ☒ N/A Extent of protection: ☐ Perimeter ☐ Space/area ☐ Not determined
Monitored by: ☐ ULC Monitoring Station ☐ Unlisted Service ☐ Local alarm
Line security: ☐ Dedicated line ☒ Digital dialer ☐ Other _____

Physical Protection

Door locks: ☒ Deadbolt ☐ Spring ☒ Other Panic hardware

Describe other protection, if any: _____

LIABILITY

	Extent of Exposure			Describe
	Slight	Moderate	Severe	
Slipping	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Good walking surfaces</u>
Sidewalks / Walkways	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>No deficiencies noted</u>
Floor Surfaces and Coverings	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Well maintained</u>
Fire Exit Markings	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Adequate</u>
Exit Obstructions	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>None</u>
Stairs / Ramps	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Standard run and rise dimensions</u>
Handrails to Stairs / Ramps	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Good condition</u>
Fire Escapes	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>N/A</u>
Underground Parking Garage	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>N/A</u>
Other Parking Areas	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Outdoor - paved</u>
Snow & Ice Removal	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>By contractor and maintenance staff</u>
General Housekeeping	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Good</u>
Emergency Lighting	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Good working order</u>
Interior Lighting	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Adequate</u>
Exterior Lighting	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Adequate</u>
Laundry Facilities	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Separate room with self-closing door</u>
Party Room	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>N/A</u>
Day Care Facilities	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>N/A</u>
Allurements	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>N/A</u>
Senior's Apartments	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>N/A</u>
Fire Safety Plan in Place	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No			
Briefly describe evacuation procedures: _____				

Are fire drills conducted: ☒ No ☐ Yes Frequency: _____

Emergency Power Systems Tested ☐ Yes ☐ No N/A All Test Records Kept on File ☐ Yes ☐ No N/A

LIABILITY (Cont'd)**Exercise Facilities**☒ None**Weight / Exercise Room**Supervised: ☐ No ☐ Yes

Qualifications of supervisor _____

Briefly describe equipment _____

Does the equipment appear to be well maintained: ☐ Yes ☐ NoDoes the Sauna(s) appear to be well arranged and maintained: ☐ Yes ☐ No ☐ N/ADoes the Whirlpool(s) appear to be well maintained: ☐ Yes ☐ No ☐ N/A**Playground**☒ NonePlayground Equipment: _____ Swings _____ Teeter Totters _____ Climbers _____ Creative Play Structures
_____ Merry Go Rounds / Whirlers _____ Rocking Equipment _____ Slides _____ Others
Stable: ☐ Yes ☐ No Well maintained: ☐ Yes ☐ No

Describe general site conditions: _____

Playground supervised: ☐ Yes ☐ NoPlayspace / Equipment segregated: ☐ Yes ☐ No

Qualifications of playground supervisor(s) _____

Describe Signage: _____

Swimming Pool☒ None**General Description**☐ Outdoor ☐ Below Grade ☐ Heated ☐ Indoor ☐ Above Grade**Construction**☐ Concrete
☐ Fiberglass☐ Steel ☐ Other _____
☐ Vinyl

Age: _____

General Condition☐ Good ☐ Fair ☐ Poor

Dimensions: W _____ m. x L _____ m.

Depth: Maximum _____ m. Minimum _____ m.

Maximum Capacity: _____ persons

Hours of Use: _____

☐ Public☐ PrivateIs the swimming pool supervised: ☐ No☐ Yes Qualifications of Lifeguard(s): _____**Do each of the following appear satisfactorily arranged?**

	Yes	No	N/A
Diving Boards(s) Number: _____ Height: _____ m.	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Pool Slide	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Change Rooms / Locker Rooms	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Depth Indicators	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Clearance Around Pool Edge	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Condition of Floor Cover Material	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Condition of Furnishings / Fixed Seating	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Balconies or Observation Areas	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Fence Enclosure Height and Gate Security	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Water Quality Control Procedures	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

GENERAL REMARKS

This is a well maintained building located in an established residential area of West Ottawa. The premises were clean at the time of survey. Housekeeping was found to be satisfactory.

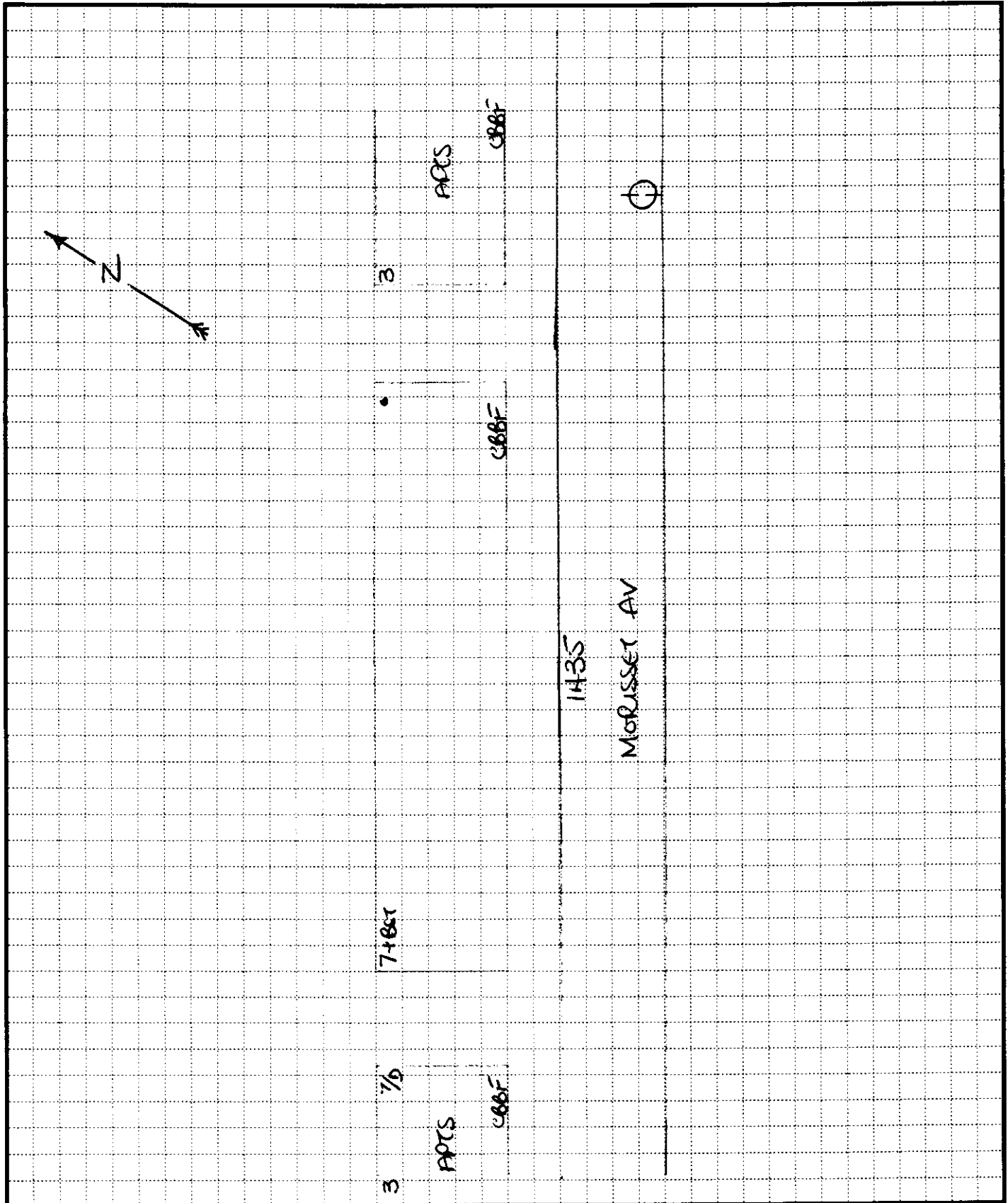
A partial sprinkler system is provided. Protection is provided for the garbage room and garbage chute. This system was neither tested nor evaluated at the time of survey. Adequate portable fire extinguishers and standpipe and hose cabinets are provided on each floor of the building.

There were no unusual premises liability exposures noted.

RECOMMENDATIONS

☒ None made at this time.

SKETCH (Including dimensions, ground floor area(s), separation between buildings on site, hydrants etc.)



☐ Not to scale

☒ Scale

☒

1cm = 6m (1" = 50')

☐

1cm = 12m (1" = 100')

**APARTMENTS AND CONDOMINIUMS Report - 1999
CARLINGTON HEIGHTS LTD 1455 Morisset Avenue
Ottawa ON K1Z8G1**

Requested by:

Eleanor Goolab

Date Completed: 01/28/2021 08:17:27



OPTA INFORMATION INTELLIGENCE

APARTMENTS AND CONDOMINIUMS Report - 1999 CARLINGTON HEIGHTS LTD 1455 Morisset Avenue Ottawa ON K1Z8G1





APARTMENTS & CONDOMINIUMS

☒ Original Survey
☐ Follow-up Visit

CONFIDENTIAL

NOTE: The sole purpose of this report is to provide insurance pricing and underwriting information about the particular insured and location named below. Only the person requesting this survey will receive a copy of the report, and IAO / CRRS asks that it be kept strictly confidential. This report does not guarantee compliance with any standards or with any federal, provincial or municipal codes, ordinances or regulations.

Insured: Carlington Heights Ltd.
Location Surveyed: 1455 Morisset Ave.
Ottawa, Ontario
Postal Code: K1Z 8H5
Person Contacted: Kin

Insurer: Canadian Surety Co.
Policy / Reference #: 20080968
Surveyed By: B. Young
Date of Survey: February 8, 1999
Telephone #: (613) 798-8399

OCCUPANCY

Description of principal occupancy 30 unit apartment building

Other Occupants None

Business Hours N/A

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BUILDING

Year Built: 1965 est. Additions —

Building Renovated: ☒ No ☐ Yes 19 Storeys: 3 Height 10 m

Ground Floor Area 611 m². Underground Parking Garage Areas: 1st Level — m². 2nd Level — m²

Total Underground Parking Garage Area: — m² Total Area: 2444 m²

*If more than one building, refer to sketch for dimension and area.

Basement Area 611 m²

Building Condition ☒ Good ☐ Fair

☐ Poor

Wall Construction Non-Combustible — %

Solid Masonry CBBF 100%

Brick Vener — %

Wood Frame — %

Load Bearing: ☒ Yes

☐ No

Roof Type: ☒ Flat ☐ Sloped ☐ Peaked ☐ Other —

Roof Construction ☐ Wood Joist ☐ Concrete ☒ Steel Deck ☐ I ☒ II ☐ Other —

Roof Covering ☒ Tar & Gravel ☐ Metal ☐ Asphalt Shingles ☐ Other —

Resurfaced: ☐ No ☒ Yes 19 Unknown

Floor Construction Concrete 100 % Concrete on Metal Pan — %

Wood Joist — % ☐ Other — %

Vertical Openings: ☐ None ☒ Stairs ☐ Elevator ☐ Other —

Proper Protection ☐ Yes ☒ No ☐ Not Applicable

Horizontal Separations Major Partition Construction ☐ Not Applicable ☐ Frame

☒ Concrete Block ☐ Other: —

Proper Opening Protection ☐ Yes ☒ No ☐ Not Applicable

Combustible Concealed Spaces ☐ Yes ☒ No

Proper Protection ☐ Yes ☐ No ☒ Not Applicable

Interior Finish Walls: Combustible — % Non-Combustible 100 % Open — %

Ceilings: Combustible — % Non-Combustible 100 % Open — %

IAO / CRRS reports, prepared in compliance with commonly accepted risk control standards existing at the time services are rendered, are developed from an inspection of the premises and / or from data supplied by or on behalf of the Purchaser. IAO / CRRS does not purport to list all hazards. While changes and modifications, referred to in the reports are designed to upgrade protection and loss prevention of the premises, IAO / CRRS assumes no responsibility for management and control of these activities. IAO / CRRS will not be responsible to the Purchaser for any losses or damages, whether consequential or other, however caused, incurred or suffered as a result of the services being provided.

COMMON HAZARDS

	Extent of Exposure				
	None	Slight	Moderate	Severe	
Smoking	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Remarks: <u>Not permitted in common areas</u>
Heating	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Remarks: <u>Good working order</u>
Electrical Services	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Remarks: <u>Standard equipment</u>
Housekeeping	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Remarks: <u>Good</u>

HEATING

Forced warm air: _____% ☐ Electric ☐ Gas ☐ Oil ☐ Other _____
 Suspended unit heaters: _____% ☐ Electric ☐ Gas ☐ Oil ☐ Other _____
 Portable Heaters: _____% ☐ Electric ☐ Gas ☐ Oil ☐ Other _____
 Electric baseboard units: _____%
 Hot water/steam : 100% ☐ Electric ☒ Gas ☐ Oil ☐ Other _____
 Boiler ☐ Yes ☐ No Age and Make Teledyne Laars -1985 ☐ N/A
 Date of last boiler inspection December 1998
 Other: _____% ☐ Electric ☒ Gas ☐ Oil ☐ Other _____
 Appliance enclosed in a non-combustible room: ☒ Yes ☐ No ☐ Not required
 Combustible materials stored in the room: ☐ Yes ☒ No ☐ Not applicable
 Fuel Tanks: ☒ None ☐ Inside ☐ Outside above ground ☐ Outside below ground
 Fill vent and piping outdoors ☐ Yes ☐ No _____
 Chimney: ☒ Masonry ☐ ULC Factory Built ☐ Unlabelled pre-fab ☐ Other _____
☒ Standard ☐ Non-Standard
 Installation appears safe: ☒ Yes ☐ No _____
 Installation replaced: ☐ No ☒ Yes 19 85 100 %

ELECTRICAL

Type: ☐ Conduit ☒ BX ☐ Non-Metallic ☐ Other _____
 Overcurrent protection: ☒ Circuit breakers ☐ Type P fuses ☐ Type D fuses ☐ Other _____
 Condition: ☒ Good ☐ Fair ☐ Poor _____
 Remarks: _____
 Installation appears safe: ☒ Yes ☐ No Installation replaced: ☒ No ☐ Yes 19 _____ %
 Remarks: _____
 Partial Changes / Extensions: ☒ No ☐ Yes _____
 Emergency Power Generator: ☒ No ☐ Yes ☐ Diesel ☐ Oil ☐ Gas ☐ Other _____

PLUMBING

Type: ☒ Copper ☐ Galvanized ☐ Plastic ☐ Other _____
 Condition: ☒ Good ☐ Fair ☐ Poor Installation replaced: ☒ No ☐ Yes 19 _____ %
 Remarks: No signs of leakage or corrosion noted or observed at the time of survey.

EXPOSURE TO PROPERTY

	Distance	Height	Construction	Occupancy	Opening in Facing Wall	
					Yes	No
Front	m.	Sto.	Open			
Rear	m.	Sto.	"			
Left	m.	Sto.	"			
Right	11 m.	7 Sto.	Fire Resistive	Apartments	<input checked="" type="checkbox"/>	

FIRE PROTECTION

Public

F.U.S. Protection Class: 3
Responding Fire Department: Ottawa ☒ Full Time ☐ Volunteer ☐ Composite
Distance to Fire Department: 1.5 km. Roads: ☒ Paved ☐ Unpaved
Accessible Year-round: ☒ Yes ☐ No Difficult access for Fire Dept: ☐ Yes ☒ No
No. of Hydrants: 2 within 155m. _____ within 156m.-305m. _____ over 305m. ☐ None

Private

Are the following adequate?

Portable Extinguishers:	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	Date last serviced: <u>Jan 99</u>
Security Guard Service / Desk:	<input type="checkbox"/> Yes	<input type="checkbox"/> No	<input checked="" type="checkbox"/> N/A
Standpipe / Inside Hose:	<input type="checkbox"/> Yes	<input type="checkbox"/> No	<input checked="" type="checkbox"/> N/A
Fire Detection System:	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No	<input type="checkbox"/> N/A
Connected to :	<input type="checkbox"/> ULC Central Station	<input type="checkbox"/> ULC Monitoring Station	
	<input checked="" type="checkbox"/> Unlisted Service	<input type="checkbox"/> Local Only	
	<input type="checkbox"/> Fire/Police Department	<input type="checkbox"/> Other _____	
Self Closing Doors on All Apartments	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No		
Voice Communication System	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Tested <input type="checkbox"/> Yes <input type="checkbox"/> No	N/A
Heat / Smoke Detectors in Each Unit	<input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Tested <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	

Automatic Sprinkler Protection: ☒ None ☐ Partial ☐ Full Premises

Type of system	<input type="checkbox"/> Wet	<input type="checkbox"/> Dry	<input type="checkbox"/> Preaction	<input type="checkbox"/> Deluge
Date system last inspected/ serviced:	_____			
Name of contractor / service company:	_____			
System tested at time of survey:	<input type="checkbox"/> Yes	<input type="checkbox"/> No		
Connected to :	<input type="checkbox"/> ULC Central Station	<input type="checkbox"/> ULC Monitoring Station		
	<input type="checkbox"/> Unlisted Service	<input type="checkbox"/> Local Only		
	<input type="checkbox"/> Fire/Police Department	<input type="checkbox"/> Other _____		

BUSINESS INTERRUPTION

Insured is: ☒ Landlord ☐ Condominium Corporation ☐ Other _____
Secondary Power Supply: ☐ Yes ☒ No Automatic Transfer Switch: ☐ Yes ☒ No
Replacement time for equipment: 7 days
Is there a disaster recovery plan in place ☒ No ☐ Yes Last reviewed / Updated _____

GENERAL REMARKS

Insured have owned since: 19 Unable to determine
Premises in good condition and well maintained: ☒ Yes ☐ No Superintendent / Janitor lives on premises: ☐ Yes ☒ No
Insured appears to be interested in loss prevention: ☒ Yes ☐ No
Losses during last 2 years: ☒ None ☐ Yes _____
Controlled access to building: ☐ No ☒ Yes > ☐ Card ☒ Key ☒ Other Intercom system

CRIME

Neighbourhood

Crime Experience: ☐ Low ☒ Moderate ☐ High
☒ Residential ☐ Commercial ☐ Industrial ☐ Rural ☐ Isolated
Appears to be: ☒ Stable Changing via: ☐ Expansion/growth ☐ Renovation ☐ Deterioration

General Protection

Effective exterior lighting ☒ Yes ☐ No Effective interior lighting ☒ Yes ☐ No
Premises fully fenced ☐ Yes ☒ No Regular police patrols ☒ Yes ☐ No
Security guard services: ☒ None ☐ For building

Security System

Video camera surveillance ☐ Yes ☒ No
Premises alarm system in use: ☐ Yes ☐ No ☒ N/A Extent of protection: ☐ Perimeter ☐ Space/area ☐ Not determined
Monitored by: ☐ ULC Monitoring Station ☐ Unlisted Service ☐ Local alarm
Line security: ☐ Dedicated line ☒ Digital dialer ☐ Other _____

Physical Protection

Door locks: ☒ Deadbolt ☐ Spring ☒ Other Panic hardware

Describe other protection, if any: _____

LIABILITY

Extent of Exposure

	Slight	Moderate	Severe	Describe
Slipping	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Good walking surfaces</u>
Sidewalks / Walkways	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>No deficiencies noted</u>
Floor Surfaces and Coverings	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Good condition</u>
Fire Exit Markings	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Adequate</u>
Exit Obstructions	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>None</u>
Stairs / Ramps	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Standard run and rise dimensions</u>
Handrails to Stairs / Ramps	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Well maintained</u>
Fire Escapes	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>N/A</u>
Underground Parking Garage	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>N/A</u>
Other Parking Areas	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Outdoor - paved</u>
Snow & Ice Removal	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>By contractor and maintenance staff</u>
General Housekeeping	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Good</u>
Emergency Lighting	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Good working order</u>
Interior Lighting	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Adequate</u>
Exterior Lighting	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Adequate</u>
Laundry Facilities	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>Separate room with self closing door</u>
Party Room	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>N/A</u>
Day Care Facilities	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>N/A</u>
Allurements	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>N/A</u>
Senior's Apartments	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<u>N/A</u>

Fire Safety Plan in Place ☐ Yes ☒ No

Briefly describe evacuation procedures: _____

Are fire drills conducted: ☒ No ☐ Yes Frequency: _____

Emergency Power Systems Tested ☐ Yes ☐ No N/A All Test Records Kept on File ☐ Yes ☐ No N/A

LIABILITY (Cont'd)**Exercise Facilities**☒ None**Weight / Exercise Room**Supervised: ☐ No ☐ Yes

Qualifications of supervisor _____

Briefly describe equipment _____

Does the equipment appear to be well maintained: ☐ Yes ☐ NoDoes the Sauna(s) appear to be well arranged and maintained: ☐ Yes ☐ No ☐ N/ADoes the Whirlpool(s) appear to be well maintained: ☐ Yes ☐ No ☐ N/A**Playground**☒ NonePlayground Equipment: _____ Swings _____ Teeter Totters _____ Climbers _____ Creative Play Structures
_____ Merry Go Rounds / Whirlers _____ Rocking Equipment _____ Slides _____ Others
Stable: ☐ Yes ☐ No Well maintained: ☐ Yes ☐ No

Describe general site conditions: _____

Playground supervised: ☐ Yes ☐ NoPlayspace / Equipment segregated: ☐ Yes ☐ No

Qualifications of playground supervisor(s) _____

Describe Signage: _____

Swimming Pool☒ None**General Description**☐ Outdoor ☐ Below Grade ☐ Heated ☐ Indoor ☐ Above Grade**Construction**☐ Concrete
☐ Fiberglass☐ Steel
☐ Vinyl☐ Other _____

Age: _____

General Condition

☐ Good☐ Fair☐ Poor

Dimensions: W _____ m. x L _____ m.

Depth: Maximum _____ m.

Minimum _____ m.

Maximum Capacity: _____ persons

Hours of Use : _____

☐ Public☐ PrivateIs the swimming pool supervised: ☐ No☐ Yes Qualifications of Lifeguard(s): _____**Do each of the following appear satisfactorily arranged?**

	Yes	No	N/A
Diving Boards(s)	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Number: _____ Height: _____ m.			
Pool Slide	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Change Rooms / Locker Rooms	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Depth Indicators	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Clearance Around Pool Edge	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Condition of Floor Cover Material	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Condition of Furnishings / Fixed Seating	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Balconies or Observation Areas	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Fence Enclosure Height and Gate Security	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Water Quality Control Procedures	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

GENERAL REMARKS

This is a well maintained building located in an established residential area of West Ottawa. The premises were clean at the time of survey. Housekeeping was found to be satisfactory.

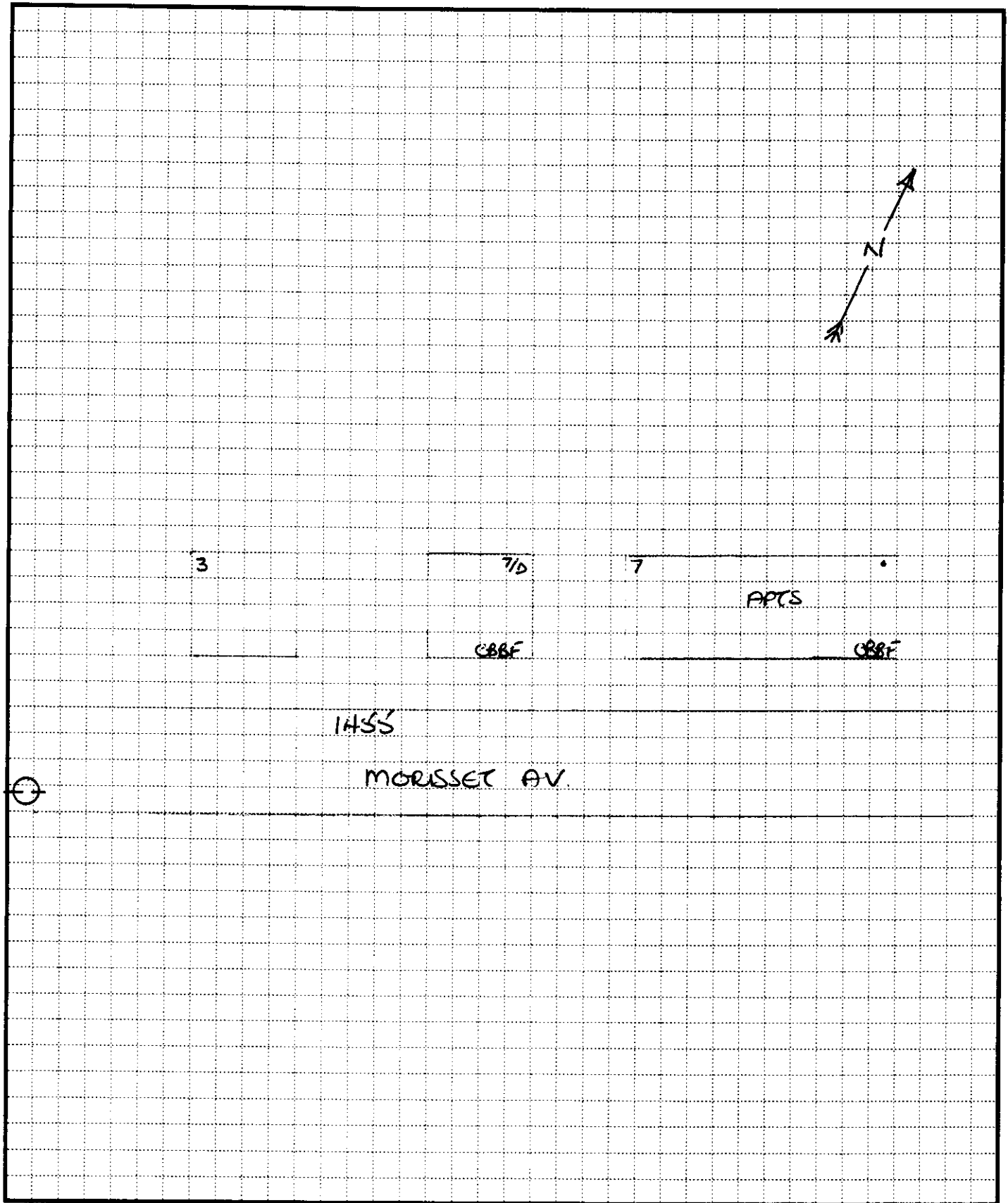
Adequate portable fire extinguishers are provided on each floor and appear to be serviced regularly. A monitored fire alarm system is installed.

There were no unusual premises liability exposures noted. The contact was co-operative and readily provided access to the premises.

RECOMMENDATIONS

☒ None made at this time.

SKETCH (including dimensions, ground floor area(s), separation between buildings on site, hydrants etc.)



☐ Not to scale

☒ Scale



1cm = 6m (1" = 50')



1cm = 12m (1" = 100')

APPENDIX B

CHAIN OF TITLE

CHAIN OF TITLE REPORT

Project #: 21012100084
 Address: 1435-1455 Morisset Avenue, Ottawa
 Legal: Lots 230-251, Pt Lane & Streets Plan 327
 Description: as in N633820

Searched at: Ottawa
 LRO #: 4

Page 1

PIN #: 03999-0110 (LT)

INSTR #	DOC. TYPE	REG. DATE	PARTY FROM	PARTY TO
RO1108	Patent (400 acres)	03 01 1833	Crown	Rev'd John STRACHAN
RO111	Deed	03 03 1837	Rev'd John Strachan	Mathew TAYLOR
10483	Deed	07 03 1837	Mathew Taylor	Johnston BROWN
24589	Deed	15 01 1857	Johnston Brown	George FRANKLIN
NP2025	Deed	03 12 1864	George Franklin	John WHITE
NP10937	Deed	04 06 1873	John White	James ROCHESTER
NP25070	Deed	21 04 1886	James Rochester	Richard CLARK
	Deed	24 01 1912	Richard Clark	Morisset and Morisset Limited

Cont'd on page 2

CHAIN OF TITLE REPORT

Project #: 21012100084
 Address: 1435-1455 Morisset Avenue, Ottawa
 Legal: lots 230-251, Pt Lane & Streets Plan 327
 Description: as in N633820

Searched at: Ottawa
 LRO #: 4

Page 2

PIN #: 03999-0110 (LT)

INSTR #	DOC. TYPE	REG. DATE	PARTY FROM	PARTY TO
26386	Deed	07 03 1913	(lots 230-232, Plan 327) Morisset and Morisset Limited	William BLACKBURN
364363	Deed	01 10 1959	William Blackburn	Terrace Investments Ltd.
27171	Deed	23 08 1913	(lots 236-243, Plan 327) Morisset and Morisset Limited	Cartier Realty Limited
40376	Deed	18 11 1927	Cartier Realty Limited	Romal MARINEAU
54353	Tax Deed	22 03 1946	Treasurer City of Ottawa (Romal Marineau defaulted in taxes)	Christopher DOUCET
364265	Deed	01 10 1957	Christopher Doucet	Terrace Investments Ltd.
29084	Deed	09 03 1915	(lot 235, Plan 327) Morisset and Morisset Limited	Louis OUELLETTE
378523	Deed	06 10 1958	Louis Ouellette	Terrace Investments Ltd.

Cont'd on page 3

CHAIN OF TITLE REPORT

Project #: 21012100084
 Address: 1436-1455 Morisset Avenue, Ottawa
 Legal Description: lots 230-251, Pt Lane & Streets Plan 327
 as in N633820

Searched at:
 LRO #:

Ottawa 4

Page 3

PIN #: 03999-0110 (LT)

INSTR #	DOC. TYPE	REG. DATE	PARTY FROM	PARTY TO
27171	Deed	23 08 1913	(lots 244-251, Plan 327) Morisset and Morisset Limited	Cartier Realty Limited
41403	Deed	14 05 1929	Cartier Realty Limited	Leonidis BISSONETTE
378523	Tax Deed	06 10 1958	Treasurer City of Ottawa (Leonidis Bissonette defaulted in tax)	Terrace Investments Ltd.
378524	Deed	06 10 1958	Terrace Investments Ltd.	Gertrude LIVERENT
394225	Deed	06 10 1958	Gertrude Liverent	Dalesville Investment Co., Ltd
472703	Deed	14 02 1964	Dalesville Investment Co., Ltd	Terrace Investments Ltd.
29939	Deed	09 03 1916	(lot 234, Plan 327) Morisset and Morisset Limited	Leonidis BISSONETTE
378523	Tax Deed	06 10 1958	Treasurer City of Ottawa (Leonidis Bissonette defaulted in tax)	Terrace Investments Ltd.

Cont'd on page 4

CHAIN OF TITLE REPORT

Project #: 21012100084
 Address: 1435-1455 Morisset Avenue, Ottawa
 Legal: lots 230-251, Pt Lane & Streets Plan 327
 Description: as In N633820

Searched at: Ottawa
 LRO #: 4

Page 4

PIN #: 03999-0110 (L.T.)

INSTR #	DOC. TYPE	REG. DATE	PARTY FROM	PARTY TO
28580	Deed	12 09 1914	(lot 233, Plan 327) Morisset and Morisset Limited	Alexina LIBERTY
33233	Deed	05 01 1920	Alexina Liberty	Josephine MORISSET
378523	Tax Deed	06 10 1958	Treasurer City of Ottawa (Josephine Morisset defaulted in taxes)	Terrace Investments Ltd.
472699	Deed	14 02 1964	(Lane & Streets Plan 327) The Corporation of The City of Ottawa	Terrace Investments Ltd.
624194	Deed (lots 230-251, Pt Lane & Sts)	02 01 1973	Terrace Investments Ltd.	Avrom Evenchick, in trust
NS252149	Deed	02 08 1984	Avrom Evenchick, in trust	Edward EGARHOS
N381880	Deed	01 04 1987	Edward Egarrhos	Suechris Investments Limited
N521804	Deed	30 01 1990	Suechris Investments Limited	Roop AGARWAL, Manju AGARWAL & Raju AGARWAL

Cont'd on page 5

CHAIN OF TITLE REPORT

Project #: 21012100084
 Address: 1435-1455 Morisset Avenue, Ottawa
 Legal: lots 230-251, Pt Lane & Streets Plan 327
 Description: as in N633820

Searched at: Ottawa
 LRO #: 4

Page 5

PIN #: 03999-0110 (L.T)

INSTR #	DOC. TYPE	REG. DATE	PARTY FROM	PARTY TO
N531485	Mortgage	26 04 1990	Roop, Manju & Raju Agarwal	National Trust Company (Mortgagee)
N546435	Deed	16 08 1990	Roop, Manju & Raju Agarwal	Vinod GUPTA, Roop AGARWAL, Manju AGARWAL & Raju AGARWAL
N633820	Deed (Power of Sale)	18 09 1992	National Trust Company (Vinod Gupta, Roop, Manju & Raju Agarwal defaulted)	Carlington Heights Limited
OC530437	Easement	03 11 2005	Carlington Heights Limited	Rogers Cable Communications Inc
OC649890	Deed	13 10 2006	Carlington Heights Limited	Kanco 1435 & 1455 Morisset Ltd.
OC708142	Easement	12 04 2007	Kanco 1435 & 1455 Morisset Ltd.	Rogers Cable Communications Inc
OC1640374	Deed (Present Owner)	26 11 2014	Kanco 1435 & 1455 Morisset Ltd.	1435 & 1455 Morisset Residences Corp.



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03999-0110 (LT)

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

PROPERTY DESCRIPTION:

LTS 230, 231, 232, 233, 234, 235, 236, 237, 238, 239, 240, 241, 242, 243, 244, 245, 246, 247, 248, 249, 250 & 251, PL 327 ; PT LANE, PL 327 , CLOSED BY CR404252 ; PT LARKIN ST, PL 327 , (FORMERLY LAURIER ST) , CLOSED BY CR394977 ; PT CAVAN ST, PL 327 , (FORMERLY CHAMPLAIN ST) , CLOSED BY CR394977 ; ALL BEING AS IN N633820 ; OTTAWA/NEPEAN S/T EASEMENT IN GROSS AS IN OC530437. S/T EASEMENT AS IN OC706142.

PROPERTY REMARKS:

ESTATE/QUALIFIER:

FEF SIMPLE
LT CONVERSION QUALIFIED

RECENTLY:

FIRST CONVERSION FROM BOOK MULTI

PIN CREATION DATE:

1996/03/25

OWNERS' NAMES

1435 & 1455 MORISSET RESIDENCES CORP.

CAPACITY SHARE

ROWN

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
EFFECTIVE 2000/07/29 THE NOTATION OF THE "BLOCK IMPLEMENTATION DATE" OF 1996/03/25 ON THIS PIN						
WAS REPLACED WITH THE		"PIN CREATION DATE" OF 1996/03/25				
** PRINTOUT INCLUDES ALL DOCUMENT TYPES AND DELETED INSTRUMENTS SINCE 1996/03/15 **						
**SUBJECT,		ON FIRST REGISTRATION UNDER THE LAND TITLES ACT, TO:				
**		SUBSECTION 4#(1) OF THE LAND TITLES ACT, EXCEPT PARAGRAPH 11, PARAGRAPH 14, PROVINCIAL SUCCESSION DUTIES *				
**		AND ESCHENTS OR FORFEITURE TO THE CROWN.				
**		THE RIGHTS OF ANY PERSON WHO WOULD, BUT FOR THE LAND TITLES ACT, BE ENTITLED TO THE LAND OR ANY PART OF				
**		IT THROUGH LENGTH OF ADVERSE POSSESSION, PRESCRIPTION, MISDESCRIPTION OR BOUNDARIES SETTLED BY				
**		CONVENTION.				
**		ANY LEASE TO WHICH THE SUBSECTION 70(2) OF THE REGISTRY ACT APPLIES.				
**DATE OF CONVERSION TO		LAND TITLES: 1996/03/25 **				
CR474701	1964/03/26	NOTICE OF LEASE		*** COMPLETELY DELETED ***	COIN-A-MATIC (EASTERN) LIMITED	
CR520688	1967/01/17	QUIT CLAIM NON TR		*** COMPLETELY DELETED ***	TERRACE INVESTMENTS LIMITED	
N531486	1990/04/26	ASSIGNMENT GENERAL		*** COMPLETELY DELETED ***		
REMARKS: N531485						
N633820	1992/09/18	TRANSFER		*** COMPLETELY DELETED ***		
N633821	1992/09/18	CHARGE		*** COMPLETELY DELETED ***	CARLINGTON HEIGHTS LIMITED	

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
N633822	1992/09/18	ASSIGNMENT GENERAL		*** COMPLETELY DELETED ***	NATIONAL TRUST COMPANY	
REMARKS: N633821						
N633823	1992/09/18	NOTICE		*** COMPLETELY DELETED ***		
REMARKS: MORTGAGE N633821						
N640607	1992/11/10	NOTICE		*** COMPLETELY DELETED ***		
N640608	1992/11/10	NOTICE		*** COMPLETELY DELETED ***		
N684871	1994/02/09	AGREEMENT		*** COMPLETELY DELETED ***		
REMARKS: N633821						
N684872	1994/02/09	POSTPONEMENT		*** COMPLETELY DELETED ***		
REMARKS: N659628, N684871						
N719133	1995/05/05	AGREEMENT		*** COMPLETELY DELETED ***		
REMARKS: N633821						
N719134	1995/05/05	POSTPONEMENT		*** COMPLETELY DELETED ***		
REMARKS: N659628, N719133						
N735297	1996/01/17	CHARGE		*** COMPLETELY DELETED ***	THE EQUITABLE TRUST COMPANY	
N735298	1996/01/17	ASSIGNMENT GENERAL		*** COMPLETELY DELETED ***		
REMARKS: N735297						
N735299	1996/01/17	NOTICE		*** COMPLETELY DELETED ***		
REMARKS: SECURITY INTEREST, N735297, N735298						

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
LT990172	1996/07/29	CHARGE		*** COMPLETELY DELETED *** CARLINGTON HEIGHTS LIMITED	BROOKMILL GARDENS LIMITED	
LT1016594	1996/12/13	DISCH OF CHARGE		*** COMPLETELY DELETED *** BROOKMILL GARDENS LIMITED		
REMARKS: RE: LT990172						
LT1025728	1997/02/07	DISCH OF CHARGE		*** COMPLETELY DELETED *** NATIONAL TRUST COMPANY		
REMARKS: RE: N633821						
LT1025729	1997/02/07	DISCHARGE INTEREST		*** COMPLETELY DELETED *** NATIONAL TRUST COMPANY		
REMARKS: SECURITY INTEREST N633823						
LT1034666	1997/03/27	CHARGE		*** COMPLETELY DELETED *** CARLINGTON HEIGHTS LIMITED	MANOR PARK ESTATES INC.	
LT1093864	1997/12/10	NOTICE OF LEASE		*** COMPLETELY DELETED *** CARLINGTON HEIGHTS LIMITED	COINAMATIC CANADA INC.	
OC36570	2002/01/22	CHARGE		*** COMPLETELY DELETED *** CARLINGTON HEIGHTS LIMITED	1202507 ONTARIO INC.	
OC36571	2002/01/22	POSTPONEMENT		*** COMPLETELY DELETED *** MANOR PARK ESTATES INC.	1202507 ONTARIO INC.	
REMARKS: LT1034666 TO OC36570						
OC134358	2002/10/28	DISCH OF CHARGE		*** COMPLETELY DELETED *** 1202507 ONTARIO INC.		
REMARKS: RE: OC36570						
OC134359	2002/10/28	DISCH OF CHARGE		*** COMPLETELY DELETED *** MANOR PARK ESTATES INC.		
REMARKS: RE: LT1034666						
OC134671	2002/10/28	CHARGE		*** COMPLETELY DELETED *** CARLINGTON HEIGHTS LIMITED	THE EQUITABLE TRUST COMPANY	
REMARKS: OC134672 2002/10/28 N OF ASSIGNMENT OF RENTS						
OC134672	2002/10/28	NO ASSGN RENT GEN		*** COMPLETELY DELETED *** CARLINGTON HEIGHTS LIMITED	THE EQUITABLE TRUST COMPANY	
REMARKS: OC134671 2002/10/28						

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
OC134673	2002/10/28	NO SEC INTEREST		*** COMPLETELY DELETED *** THE EQUITABLE TRUST COMPANY		
OC219109	2003/07/11	NOTICE OF LEASE		*** COMPLETELY DELETED *** CARLINGTON HEIGHTS LIMITED	COINAMATIC CANADA INC.	
OC530437	2005/11/03	TRANSFER EASEMENT		CARLINGTON HEIGHTS LIMITED		
OC644202	2006/09/28	LR'S ORDER		*** COMPLETELY DELETED *** LAND REGISTRAR	ROGERS CABLE COMMUNICATIONS INC.	C
REMARKS: DELETING ASSIGNMENT GENERAL NS531486 PURSUANT TO DEPOSIT N633819 AND TRANSFER UNDER POWER OF SALE N633820.						
OC648622	2006/10/10	APL (GENERAL)		*** COMPLETELY DELETED *** CARLINGTON HEIGHTS LIMITED		
REMARKS: DELETING N640607, N640608 & LT1093864						
OC649869	2006/10/13	APL (GENERAL)		*** COMPLETELY DELETED *** CARLINGTON HEIGHTS LIMITED		
REMARKS: DELETING CR474701 AND CR520688						
OC649890	2006/10/13	TRANSFER		*** COMPLETELY DELETED *** CARLINGTON HEIGHTS LIMITED	KANCO 1435 & 1455 MORISSET LTD.	
REMARKS: PLANNING ACT STATEMENTS						
OC649891	2006/10/13	CHARGE		*** COMPLETELY DELETED *** KANCO-525 WENTWORTH LTD. KANCO-1825 RUSSELL LTD. KANCO 1435 & 1455 MORISSET LTD.	THE EQUITABLE TRUST COMPANY	
OC649892	2006/10/13	NO ASSGN RENT GEN		*** COMPLETELY DELETED *** KANCO-525 WENTWORTH LTD. KANCO-1825 RUSSELL LTD. KANCO 1435 & 1455 MORISSET LTD.	THE EQUITABLE TRUST COMPANY	
OC649895	2006/10/13	CHARGE		*** COMPLETELY DELETED *** KANCO 1435 & 1455 MORISSET LTD.	BROOKFIELD BRIDGE LENDING FUND INC.	
OC649896	2006/10/13	NO ASSGN RENT GEN		*** COMPLETELY DELETED *** KANCO 1435 & 1455 MORISSET LTD.	BROOKFIELD BRIDGE LENDING FUND INC.	
REMARKS: OC649895						
OC677639	2007/01/12	CHARGE		*** COMPLETELY DELETED ***		

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
OC678959	2007/01/17	DISCH OF CHARGE		KANCO 1435 & 1455 MORISSET LTD. *** COMPLETELY DELETED *** BROOKFIELD BRIDGE LENDING FUND INC.	GE CANADA REAL ESTATE FINANCING HOLDING COMPANY	
OC686269	2007/02/07	DISCH OF CHARGE		*** COMPLETELY DELETED *** THE EQUITABLE TRUST COMPANY		
OC686270	2007/02/07	DISCHARGE INTEREST		*** COMPLETELY DELETED ***	THE EQUITABLE TRUST COMPANY	
OC686294	2007/02/07	DISCH OF CHARGE		*** COMPLETELY DELETED *** THE EQUITABLE TRUST COMPANY		
OC686295	2007/02/07	DISCHARGE INTEREST		*** COMPLETELY DELETED ***	THE EQUITABLE TRUST COMPANY	
OC706142	2007/04/12	TRANSFER EASEMENT	\$2	KANCO 1435 & 1455 MORISSET LTD.	ROGERS CABLE COMMUNICATIONS INC.	C
OC710282	2007/04/24	DISCH OF CHARGE		*** COMPLETELY DELETED *** THE EQUITABLE TRUST COMPANY		
OC798032	2007/11/20	LR'S ORDER		*** COMPLETELY DELETED *** LAND REGISTRAR		
OC1031840	2009/09/22	CHARGE		*** COMPLETELY DELETED *** KANCO 1435 & 1455 MORISSET LTD.	GE CANADA REAL ESTATE FINANCING HOLDING COMPANY	
OC1204485	2011/02/03	DISCH OF CHARGE		*** COMPLETELY DELETED *** GE CANADA REAL ESTATE FINANCING HOLDING COMPANY		
OC1324958	2012/01/17	CHARGE	\$5,110,150	KANCO 1435 & 1455 MORISSET LTD.	THE TORONTO-DOMINION BANK	C
OC1324959	2012/01/17	NO ASSIGN RENT GEN		KANCO 1435 & 1455 MORISSET LTD.	THE TORONTO-DOMINION BANK	C

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
OC1324960	2012/01/17	CHARGE		*** COMPLETELY DELETED *** KANCO 1435 & 1455 MORISSET LTD.	THE TORONTO-DOMINION BANK	
OC1324961	2012/01/17	NO ASSGN RENT GEN		*** COMPLETELY DELETED *** KANCO 1435 & 1455 MORISSET LTD.	THE TORONTO-DOMINION BANK	
	REMARKS: OC1324960					
OC1325398	2012/01/18	DISCH OF CHARGE		*** COMPLETELY DELETED *** GE CANADA REAL ESTATE FINANCING HOLDING COMPANY		
	REMARKS: OC677639.					
OC1380120	2012/06/29	CHARGE		*** COMPLETELY DELETED *** KANCO 1435 & 1455 MORISSET LTD.	CANADIAN IMPERIAL BANK OF COMMERCE	
OC1580769	2014/05/16	CONSTRUCTION LIEN		*** COMPLETELY DELETED *** DOUGLAS HARDIE ARCHITECT INC.		
OC1580770	2014/05/16	CONSTRUCTION LIEN		*** COMPLETELY DELETED *** DOUGLAS HARDIE ARCHITECT INC.		
OC1581720	2014/05/22	DIS CONSTRUCT LIEN		*** COMPLETELY DELETED *** DOUGLAS HARDIE ARCHITECT INC.		
	REMARKS: OC1580769.					
OC1581721	2014/05/22	DIS CONSTRUCT LIEN		*** COMPLETELY DELETED *** DOUGLAS HARDIE ARCHITECT INC.		
	REMARKS: OC1580770.					
OC1639014	2014/11/21	DISCH OF CHARGE		*** COMPLETELY DELETED *** CANADIAN IMPERIAL BANK OF COMMERCE		
	REMARKS: OC1380120.					
OC1640373	2014/11/26	APL (GENERAL)		*** COMPLETELY DELETED *** KANCO 1435 & 1455 MORISSET LTD.		
	REMARKS: DELETING OC219109					
OC1640374	2014/11/26	TRANSFER	\$11,200,000	KANCO 1435 & 1455 MORISSET LTD.	1435 & 1455 MORISSET RESIDENCES CORP.	C
	REMARKS: PLANNING ACT STATEMENTS.					
OC1640375	2014/11/26	CHARGE	\$10,000,000	1435 & 1455 MORISSET RESIDENCES CORP.	CANADIAN IMPERIAL BANK OF COMMERCE	C
OC1640376	2014/11/26	NO ASSGN RENT GEN		1435 & 1455 MORISSET RESIDENCES CORP.	CANADIAN IMPERIAL BANK OF COMMERCE	C

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
OC1647151	2014/12/17	DISCH OF CHARGE		*** COMPLETELY DELETED *** THE TORONTO-DOMINION BANK		
REMARKS: OC1324960.						

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PROPERTY INDEX MAP
OTTAWA-CARLETON (No. 04)

- LEGEND**
- FREEHOLD PROPERTY
 - LEASEHOLD PROPERTY
 - LIMITED INTEREST PROPERTY
 - CONDOMINIUM PROPERTY
 - RETIRED PIN (MAP UPDATE PENDING) 0449
 - PROPERTY NUMBER 08050
 - BLOCK NUMBER
 - GEOGRAPHIC FABRIC
 - EASEMENT

THIS IS NOT A PLAN OF SURVEY

NOTES

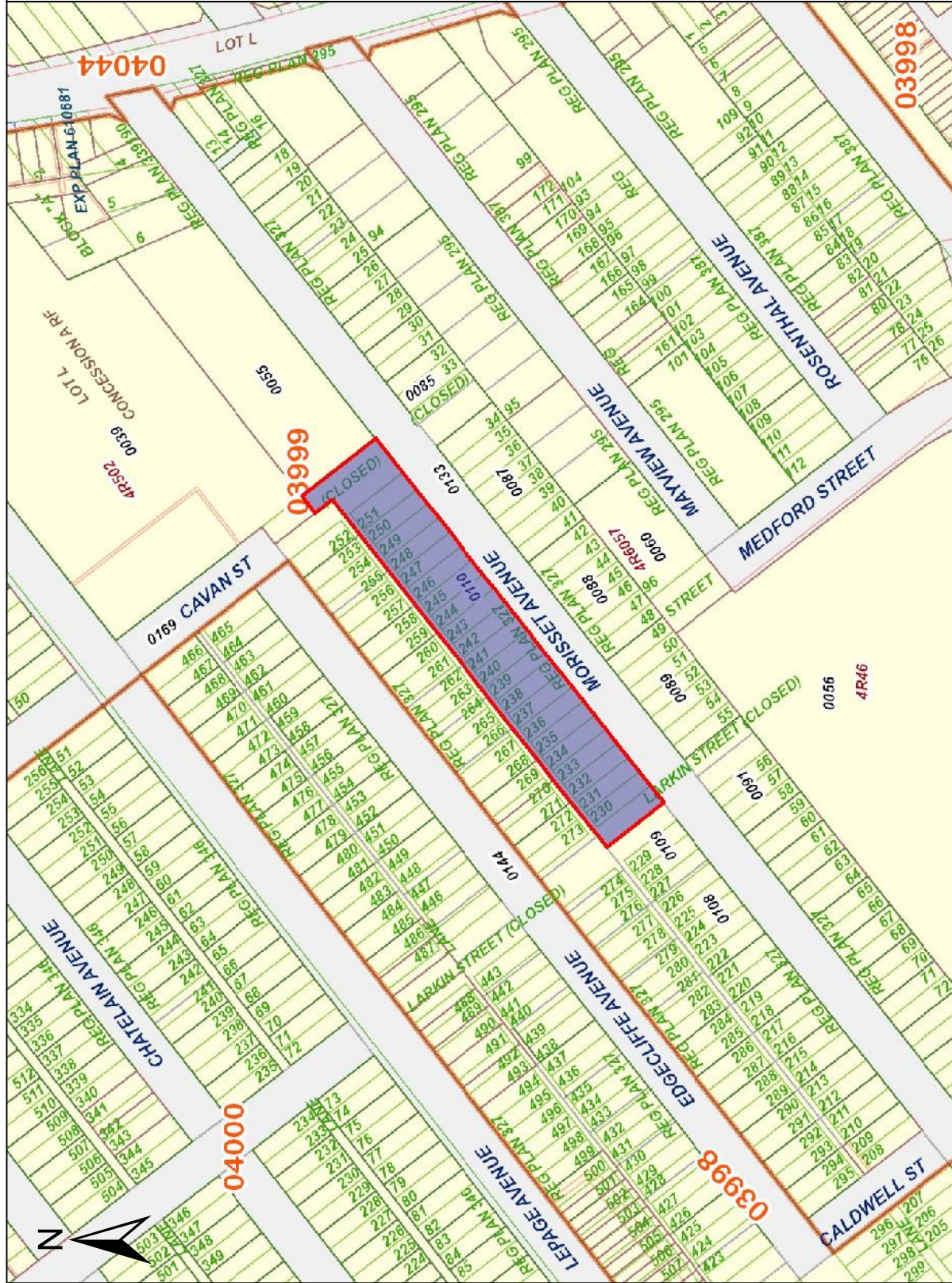
REVIEW THE TITLE RECORDS FOR COMPLETE
PROPERTY INFORMATION AS THIS MAP MAY
NOT REFLECT RECENT REGISTRATIONS

THIS MAP WAS COMPILED FROM PLANS AND
DOCUMENTS RECORDED IN THE LAND
REGISTRATION SYSTEM AND HAS BEEN PREPARED
FOR PROPERTY INDEXING PURPOSES ONLY

FOR DIMENSIONS OF PROPERTIES BOUNDARIES SEE
RECORDED PLANS AND DOCUMENTS

ONLY MAJOR EASEMENTS ARE SHOWN

REFERENCE PLANS UNDERLYING MORE RECENT
REFERENCE PLANS ARE NOT ILLUSTRATED



APPENDIX C
CITY DIRECTORIES

Genevieve Marcoux

From: Eleanor Goolab <egoolab@erisinfo.com>
Sent: January 21, 2021 6:02 PM
To: Genevieve Marcoux
Subject: ERIS - Coverage City Directory Search (21012100084)

Follow Up Flag: Follow up
Flag Status: Flagged

Good Afternoon Genevieve,

ERIS has access to some City Directory coverage and can fulfill some orders until we have access to the library. We are taking them on a case by case basis and reaching out to clients.

For order # 21012100084 we have NO coverage and no sense as to when we will have access to these libraries to complete the City Directory search.

We can keep the order in the queue until the library reopen ,or do you want us to cancel this City Directory?

The City Directory search request for: Phase I ESA, 1435-1455 Morisset Avenue, Ottawa, ON Order Number: 21012100084

Kind Regards,

Eleanor Goolab

Inside Sales Development Manager | Environmental Risk Information Services

D 416.510.5205 TF 1.866.517.5204 Ext 43619 W www.erisinfo.com

Tw: [@ERISInformation](https://twitter.com/ERISInformation) | Li: [@ERIS](https://www.linkedin.com/company/eris)

Your Data Choice for North America!



APPENDIX D
ECOLOG ERIS REPORT



DATABASE REPORT

Project Property:	<i>Phase I ESA 1435-1455 Morisset Avenue Ottawa ON K1Z 8G1</i>
Project No:	<i>200572</i>
Report Type:	<i>Quote - Custom-Build Your Own Report</i>
Order No:	<i>21012100084</i>
Requested by:	<i>LRL Associates Ltd.</i>
Date Completed:	<i>February 11, 2021</i>

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Executive Summary

Property Information:

Project Property: *Phase I ESA
1435-1455 Morisset Avenue Ottawa ON K1Z 8G1*

Project No: *200572*

Order Information:

Order No: *21012100084*

Date Requested: *January 21, 2021*

Requested by: *LRL Associates Ltd.*

Report Type: *Quote - Custom-Build Your Own Report*

Historical/Products:

City Directory Search *CD - Subject Site plus 20 Adjacent Properties*

Insurance Products *Fire Insurance Maps/Inspection Reports/Site Plans*

Insurance Products *Inspection Reports*

Insurance Products *Fire Insurance Maps*

Land Title Search *Current Land Title Search*

Land Title Search *Historical Land Title Search*

Topographic Map *Ontario Base Map (OBM)*

Executive Summary: Report Summary

Database	Name	Searched	Project Property	Boundary to 0.25km	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	0	3	3
CA	Certificates of Approval	Y	0	1	1
CDRY	Dry Cleaning Facilities	Y	0	0	0
CFOT	Commercial Fuel Oil Tanks	Y	0	0	0
CHEM	Chemical Manufacturers and Distributors	Y	0	0	0
CHM	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
DTNK	Delisted Fuel Tanks	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	2	2
EEM	Environmental Effects Monitoring	Y	0	0	0
EHS	ERIS Historical Searches	Y	0	16	16
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	0	0	0
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	0	8	8
GHG	Greenhouse Gas Emissions from Large Facilities	Y	0	0	0
HINC	TSSA Historic Incidents	Y	0	3	3

Database	Name	Searched	Project Property	Boundary to 0.25km	Total
IAFT	Indian & Northern Affairs Fuel Tanks	Y	0	0	0
INC	Fuel Oil Spills and Leaks	Y	0	0	0
LIMO	Landfill Inventory Management Ontario	Y	0	0	0
MINE	Canadian Mine Locations	Y	0	0	0
MNR	Mineral Occurrences	Y	0	1	1
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	0	0	0
PINC	Pipeline Incidents	Y	0	1	1
PRT	Private and Retail Fuel Storage Tanks	Y	0	0	0
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	0	0	0
SCT	Scott's Manufacturing Directory	Y	0	0	0
SPL	Ontario Spills	Y	0	7	7
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	0	9	9
Total:			0	51	51

Executive Summary: Site Report Summary - Project Property

<i>Map Key</i>	<i>DB</i>	<i>Company/Site Name</i>	<i>Address</i>	<i>Dir/Dist (m)</i>	<i>Elev diff (m)</i>	<i>Page Number</i>
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No records found in the selected databases for the project property.

Executive Summary: Site Report Summary - Surrounding Properties

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
<u>1</u>	EHS		1435 and 1455 Morisset Ave Ottawa ON	E/1.9	0.34	<u>22</u>
<u>1</u>	EHS		1435 and 1455 Morisset Avenue Ottawa ON	E/1.9	0.34	<u>22</u>
<u>2</u>	EHS		1481 Morisset Avenue Ottawa Ontario Ottawa ON K1Z 8H2	WSW/14.5	6.86	<u>22</u>
<u>3</u>	EHS		1481 Morisset Ave Ottawa ON K1Z 8H2	WSW/14.5	5.67	<u>22</u>
<u>4</u>	SPL		1478 Morissette Avenue<UNOFFICIAL> Ottawa ON	SW/33.4	8.39	<u>23</u>
<u>5</u>	BORE		ON	E/51.9	1.36	<u>23</u>
<u>6</u>	WWIS		ON Well ID: 1508549	E/52.0	1.36	<u>24</u>
<u>7</u>	EHS		1433 Mayview Ave Ottawa ON K1Z8S6	SE/62.2	3.05	<u>27</u>
<u>8</u>	GEN	Ottawa Community Housing Corporation Inc	1433 Mayview Ottawa ON K1Z 8S6	SE/62.2	3.05	<u>28</u>
<u>9</u>	WWIS		ON Well ID: 1508475	NW/75.8	-2.30	<u>28</u>
<u>10</u>	WWIS		1770 HEATHERINGTON Ottawa ON Well ID: 7248686	ENE/85.1	-0.72	<u>31</u>
<u>11</u>	SPL	STINSON FUELS	1418 BAYVIEW AVE., RESIDENCE OWNED BY A MR. KISS (725-1655) OTTAWA CITY ON	ESE/106.8	3.07	<u>34</u>

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
<u>12</u>	BORE		ON	NNE/112.0	-2.58	<u>34</u>
<u>13</u>	SPL	PRIVATE RESIDENCE	1465 CALDWELL ROAD MOTOR VEHICLE (OPERATING FLUID) OTTAWA CITY ON K1Z 8L9	SSW/116.8	9.12	<u>35</u>
<u>13</u>	SPL	TRANSPORT TRUCK	1465 CALDWELL STREET MOTOR VEHICLE (OPERATING FLUID) OTTAWA CITY ON K1Z 8L9	SSW/116.8	9.12	<u>36</u>
<u>14</u>	SPL		Intersection of Cavan St and LePage Ave Ottawa ON	N/118.9	-3.30	<u>36</u>
<u>15</u>	EHS		1494 Lepage Ave Ottawa ON K1Z8C9	W/124.0	-3.05	<u>37</u>
<u>16</u>	EHS		1425 Rosenthal Avenue & 1440 Mayview Avenue Ottawa ON K1Z 8H8	SE/126.5	3.39	<u>37</u>
<u>17</u>	EHS		1425 Rosenthal Avenue & 1440 Mayview Avenue Ottawa ON	SE/128.1	3.39	<u>37</u>
<u>18</u>	EHS		1494 Lepage Avenue OTTAWA ON K1Z 8C9	W/131.0	-0.61	<u>37</u>
<u>19</u>	GEN	Aqua Drain Sewer Services Inc	1390 Lepage Avenue Ottawa ON	NE/136.3	-1.64	<u>37</u>
<u>19</u>	SPL	City of Ottawa	1390 LePage Avenue Ottawa ON	NE/136.3	-1.64	<u>38</u>
<u>19</u>	GEN	Aqua Drain Sewer Services Inc	1390 Lepage Avenue Ottawa ON K1Z 8N4	NE/136.3	-1.64	<u>38</u>
<u>20</u>	WWIS		OTTAWA ON Well ID: 1536611	N/140.1	-3.30	<u>39</u>

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
21	WWIS		BTW 990&984 CAVAN ST OTTAWA ON Well ID: 1536222	N/149.4	-3.61	40
22	HINC		1511 EDGECLIFFE AVENUE OTTAWA ON K1Z 8G2	W/151.1	0.10	42
23	EHS		1378 Mayview Ave Ottawa ON K1Z8H7	E/164.0	1.42	43
24	MNR	RIDEAU CANAL SUPPLY	ON	NE/170.1	-0.61	43
25	HINC		1517 EDGECLIFFE AVENUE OTTAWA ON K1Z 8G2	W/170.7	3.36	44
26	GEN	CAPITAL CREATIONS PAINTING & RESTORATION	1160 MERIVALE ROAD OTTAWA ON K1Z 6B5	E/174.4	1.39	44
26	GEN	capital creations painting and restoration	1160 merivale rd ottawa ON K1Z 6B5	E/174.4	1.39	44
27	EHS		1404 Rosenthal Ave Ottawa On Ottawa ON	ESE/174.8	4.44	45
28	WWIS		1414 ROSENTHAL AVENUE lot L con A Ottawa ON Well ID: 7274241	ESE/188.5	4.44	45
29	EHS		1414 Rosenthal Ave Ottawa ON K1Z8H9	ESE/189.8	4.44	48
30	EHS		1404 Rosenthal Avenue Ottawa ON K1Z 8H9	ESE/189.9	3.39	48
31	GEN	OTTAWA COMMUNITY HOUSING CORPORATION	1485 CALDWELL AVENUE OTTAWA ON K1Z 8M1	SSW/191.7	9.09	48
31	GEN	Van's Pressure Cleaning Ltd.	1485 Caldwell ave Ottawa ON K1Z 8M1	SSW/191.7	9.09	49

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
<u>32</u>	EHS		1502-1520 LePage Avenue Ottawa ON K1Z 8C9	W/195.8	-1.90	<u>49</u>
<u>33</u>	EHS		1137 Merivale Road Ottawa ON K1Z 6B4	E/197.9	0.48	<u>49</u>
<u>34</u>	CA	City of Ottawa	Chatelain Avenue and Cavan Street Ottawa ON	NNW/203.7	-5.47	<u>49</u>
<u>34</u>	ECA	City of Ottawa	Chatelain Ave and Cavan Street Ottawa ON K2G 6J8	NNW/203.7	-5.47	<u>50</u>
<u>34</u>	ECA	City of Ottawa	Chatelain Ave and Cavan Street Ottawa ON K2G 6J8	NNW/203.7	-5.47	<u>50</u>
<u>35</u>	WWIS		1414 ROSENTHAL AVENUE lot L con A Ottawa ON <i>Well ID: 7274240</i>	ESE/204.9	5.08	<u>50</u>
<u>36</u>	WWIS		1414 ROSENTHAL AVENUE lot L con A OTTAWA ON <i>Well ID: 7274239</i>	ESE/206.8	4.44	<u>53</u>
<u>37</u>	EHS		1402 Chatelain Avenue Ottawa ON	NNE/207.3	-5.61	<u>56</u>
<u>38</u>	WWIS		1404 ROSENTHAL AVENUE Ottawa ON <i>Well ID: 7220784</i>	ESE/207.3	4.54	<u>56</u>
<u>39</u>	GEN	City of Ottawa Corporate Real Estate Office	1520 Caldwell Avenue Ottawa ON K1Z 8M7	SW/224.3	11.39	<u>59</u>
<u>40</u>	SPL		1399 Coldwell Avenue Ottawa ON	ESE/224.6	4.54	<u>59</u>
<u>40</u>	PINC	ENBRIDGE GAS INC	1399 CALDWELL AVE,,OTTAWA,ON,K1Z 8L3,CA ON	ESE/224.6	4.54	<u>60</u>
<u>41</u>	HINC		991 McBRIDE STREET OTTAWA ON K1Z 5K3	W/224.8	-4.64	<u>60</u>

<i>Map Key</i>	<i>DB</i>	<i>Company/Site Name</i>	<i>Address</i>	<i>Dir/Dist (m)</i>	<i>Elev Diff (m)</i>	<i>Page Number</i>
42	BORE		ON	ENE/227.0	-0.61	61

Executive Summary: Summary By Data Source

BORE - Borehole

A search of the BORE database, dated 1875-Jul 2018 has found that there are 3 BORE site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
	ON	51.9	<u>5</u>
	ON	112.0	<u>12</u>
	ON	227.0	<u>42</u>

CA - Certificates of Approval

A search of the CA database, dated 1985-Oct 30, 2011* has found that there are 1 CA site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
City of Ottawa	Chatelain Avenue and Cavan Street Ottawa ON	203.7	<u>34</u>

ECA - Environmental Compliance Approval

A search of the ECA database, dated Oct 2011- Dec 31, 2020 has found that there are 2 ECA site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
City of Ottawa	Chatelain Ave and Cavan Street Ottawa ON K2G 6J8	203.7	<u>34</u>
City of Ottawa	Chatelain Ave and Cavan Street Ottawa ON K2G 6J8	203.7	<u>34</u>

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
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EHS - ERIS Historical Searches

A search of the EHS database, dated 1999-Oct 31, 2020 has found that there are 16 EHS site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
	1435 and 1455 Morisset Avenue Ottawa ON	1.9	<u>1</u>
	1435 and 1455 Morisset Ave Ottawa ON	1.9	<u>1</u>
	1481 Morisset Avenue Ottawa Ontario Ottawa ON K1Z 8H2	14.5	<u>2</u>
	1481 Morisset Ave Ottawa ON K1Z 8H2	14.5	<u>3</u>
	1433 Mayview Ave Ottawa ON K1Z8S6	62.2	<u>7</u>
	1494 Lepage Ave Ottawa ON K1Z8C9	124.0	<u>15</u>
	1425 Rosenthal Avenue & 1440 Mayview Avenue Ottawa ON K1Z 8H8	126.5	<u>16</u>
	1425 Rosenthal Avenue & 1440 Mayview Avenue Ottawa ON	128.1	<u>17</u>
	1494 Lepage Avenue OTTAWA ON K1Z 8C9	131.0	<u>18</u>

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
	1378 Mayview Ave Ottawa ON K1Z8H7	164.0	<u>23</u>
	1404 Rosenthal Ave Ottawa On Ottawa ON	174.8	<u>27</u>
	1414 Rosenthal Ave Ottawa ON K1Z8H9	189.8	<u>29</u>
	1404 Rosenthal Avenue Ottawa ON K1Z 8H9	189.9	<u>30</u>
	1502-1520 LePage Avenue Ottawa ON K1Z 8C9	195.8	<u>32</u>
	1137 Merivale Road Ottawa ON K1Z 6B4	197.9	<u>33</u>
	1402 Chatelain Avenue Ottawa ON	207.3	<u>37</u>

GEN - Ontario Regulation 347 Waste Generators Summary

A search of the GEN database, dated 1986-Jul 31, 2020 has found that there are 8 GEN site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
Ottawa Community Housing Corporation Inc	1433 Mayview Ottawa ON K1Z 8S6	62.2	<u>8</u>
Aqua Drain Sewer Services Inc	1390 Lepage Avenue Ottawa ON	136.3	<u>19</u>
Aqua Drain Sewer Services Inc	1390 Lepage Avenue Ottawa ON K1Z 8N4	136.3	<u>19</u>

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
capital creations painting and restoration	1160 merivale rd ottawa ON K1Z 6B5	174.4	<u>26</u>
CAPITAL CREATIONS PAINTING & RESTORATION	1160 MERIVALE ROAD OTTAWA ON K1Z 6B5	174.4	<u>26</u>
OTTAWA COMMUNITY HOUSING CORPORATION	1485 CALDWELL AVENUE OTTAWA ON K1Z 8M1	191.7	<u>31</u>
Van's Pressure Cleaning Ltd.	1485 Caldwell ave Ottawa ON K1Z 8M1	191.7	<u>31</u>
City of Ottawa Corporate Real Estate Office	1520 Caldwell Avenue Ottawa ON K1Z 8M7	224.3	<u>39</u>

HINC - TSSA Historic Incidents

A search of the HINC database, dated 2006-June 2009* has found that there are 3 HINC site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
	1511 EDGECLIFFE AVENUE OTTAWA ON K1Z 8G2	151.1	<u>22</u>
	1517 EDGECLIFFE AVENUE OTTAWA ON K1Z 8G2	170.7	<u>25</u>
	991 McBRIDE STREET OTTAWA ON K1Z 5K3	224.8	<u>41</u>

MNR - Mineral Occurrences

A search of the MNR database, dated 1846-Jan 2020 has found that there are 1 MNR site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
RIDEAU CANAL SUPPLY	ON	170.1	24

PINC - Pipeline Incidents

A search of the PINC database, dated Oct 31, 2020 has found that there are 1 PINC site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
ENBRIDGE GAS INC	1399 CALDWELL AVE.,OTTAWA,ON,K1Z 8L3,CA ON	224.6	40

SPL - Ontario Spills

A search of the SPL database, dated 1988-Mar 2020; Jul 2020 - Aug 2020 has found that there are 7 SPL site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
	1478 Morissette Avenue<UNOFFICIAL> Ottawa ON	33.4	4
STINSON FUELS	1418 BAYVIEW AVE., RESIDENCE OWNED BY A MR. KISS (725-1655) OTTAWA CITY ON	106.8	11
PRIVATE RESIDENCE	1465 CALDWELL ROAD MOTOR VEHICLE (OPERATING FLUID) OTTAWA CITY ON K1Z 8L9	116.8	13
TRANSPORT TRUCK	1465 CALDWELL STREET MOTOR VEHICLE (OPERATING FLUID) OTTAWA CITY ON K1Z 8L9	116.8	13
	Intersection of Cavan St and LePage Ave Ottawa ON	118.9	14
City of Ottawa	1390 LePage Avenue Ottawa ON	136.3	19

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
	1399 Coldwell Avenue Ottawa ON	224.6	<u>40</u>

WWIS - Water Well Information System

A search of the WWIS database, dated Apr 30, 2020 has found that there are 9 WWIS site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
	ON <i>Well ID:</i> 1508549	52.0	<u>6</u>
	ON <i>Well ID:</i> 1508475	75.8	<u>9</u>
	1770 HEATHERINGTON Ottawa ON <i>Well ID:</i> 7248686	85.1	<u>10</u>
	OTTAWA ON <i>Well ID:</i> 1536611	140.1	<u>20</u>
	BTW 990&984 CAVAN ST OTTAWA ON <i>Well ID:</i> 1536222	149.4	<u>21</u>
	1414 ROSENTHAL AVENUE lot L con A Ottawa ON <i>Well ID:</i> 7274241	188.5	<u>28</u>
	1414 ROSENTHAL AVENUE lot L con A Ottawa ON <i>Well ID:</i> 7274240	204.9	<u>35</u>
	1414 ROSENTHAL AVENUE lot L con A OTTAWA ON <i>Well ID:</i> 7274239	206.8	<u>36</u>
	1404 ROSENTHAL AVENUE Ottawa ON	207.3	<u>38</u>

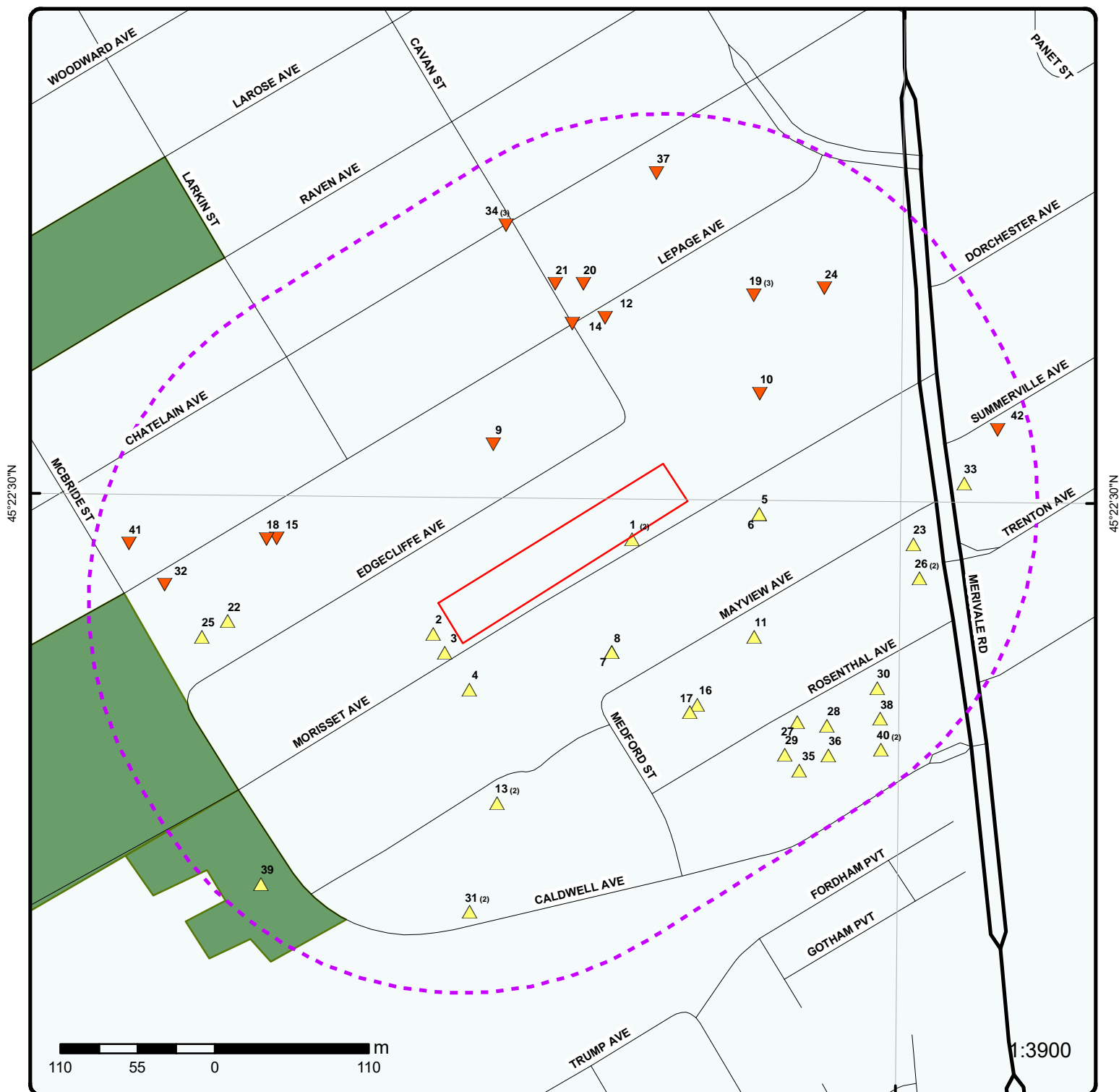
Site

Address

Distance (m)

Map Key

Well ID: 7220784



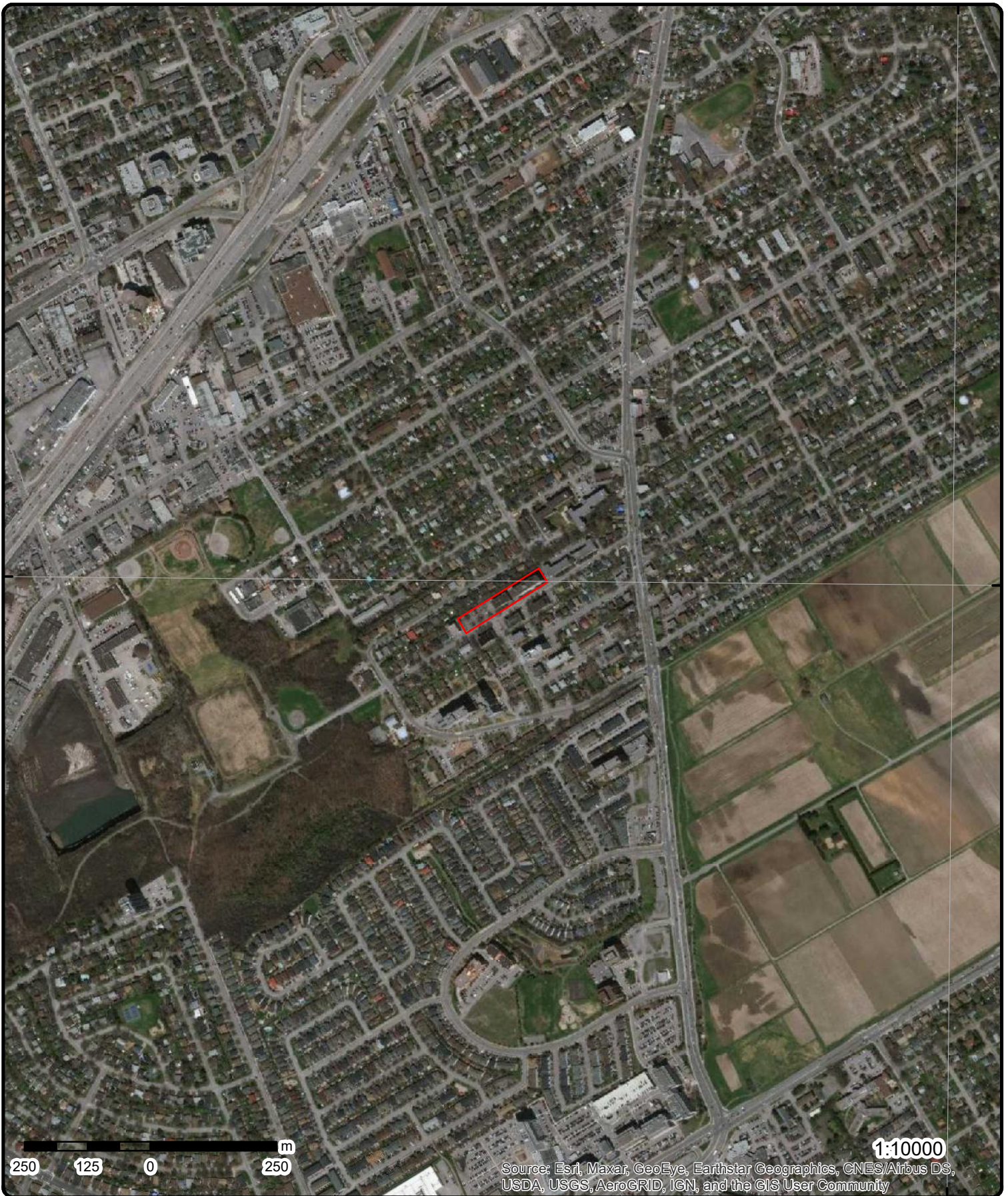
Map : 0.25 Kilometer Radius

Order Number: 21012100084

Address: 1435-1455 Morisset Avenue, Ottawa, ON



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		



Aerial Year: 2015

Address: 1435-1455 Morisset Avenue, Ottawa, ON

Source: ESRI World Imagery

Order Number: 21012100084



© ERIS Information Limited Partnership

45°24'N

75°45'W

75°43'30'W

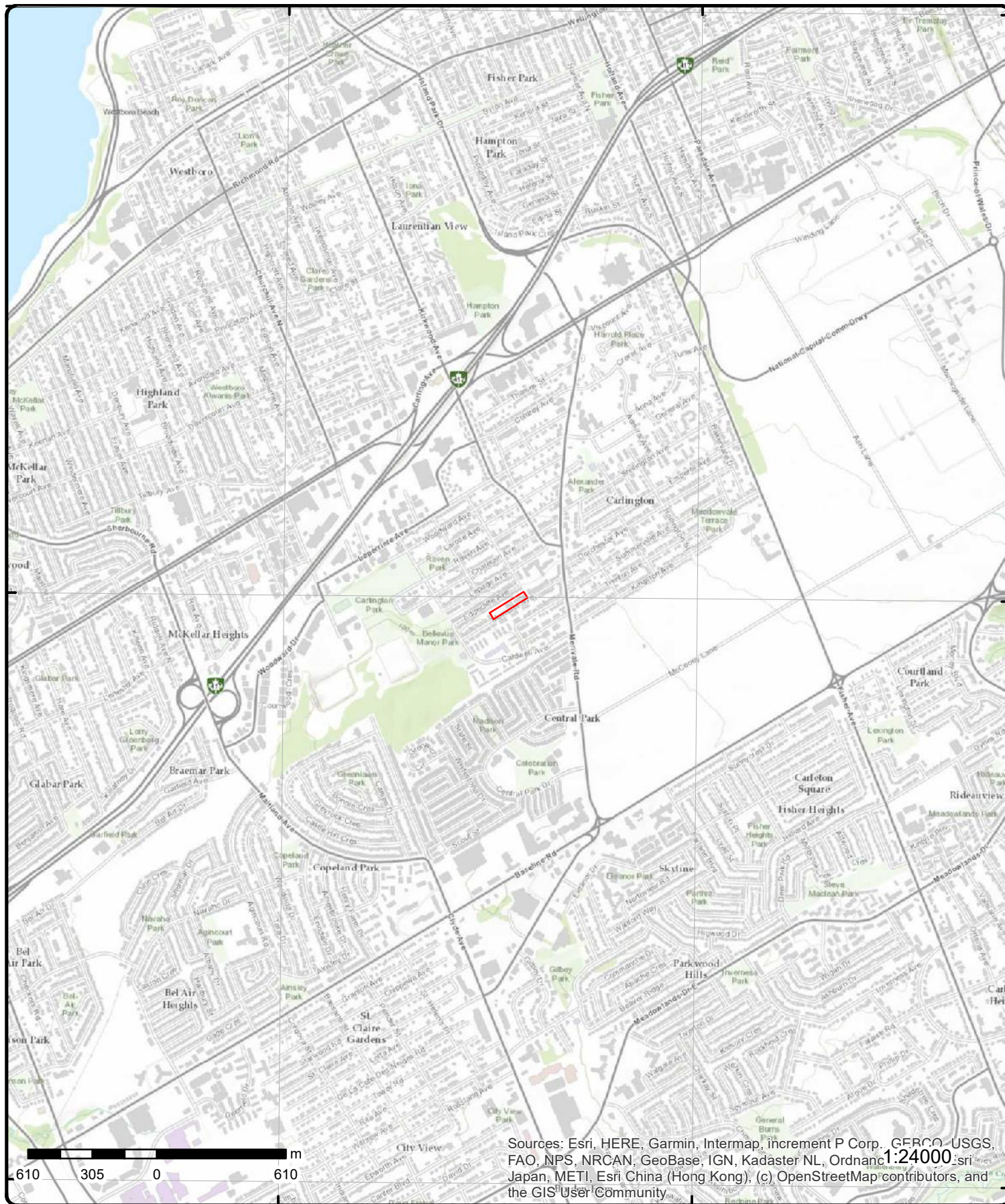
45°24'N

45°22'30"N

45°22'30"N

45°21'N

45°21'N



Topographic Map

Address: 1435-1455 Morisset Avenue, ON

Source: ESRI World Topographic Map

Order Number: 21012100084



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Detail Report

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
1	1 of 2	E/1.9	90.8 / 0.34	1435 and 1455 Morisset Ave Ottawa ON	EHS
Order No: 20021022008 Status: C Report Type: Basic Report Report Date: 10/23/02 Date Received: 10/22/02 Previous Site Name: Lot/Building Size: Additional Info Ordered:		Nearest Intersection: at Mercule Municipality: Client Prov/State: ON Search Radius (km): 0.25 X: -75.736499 Y: 45.374508			
1	2 of 2	E/1.9	90.8 / 0.34	1435 and 1455 Morisset Avenue Ottawa ON	EHS
Order No: 20101019023 Status: C Report Type: Custom Report Report Date: 10/25/2010 Date Received: 10/19/2010 11:08:56 AM Previous Site Name: Lot/Building Size: Additional Info Ordered:		Nearest Intersection: Municipality: Client Prov/State: ON Search Radius (km): 0.25 X: -75.735762 Y: 45.374741			
2	1 of 1	WSW/14.5	97.3 / 6.86	1481 Morisset Avenue Ottawa Ontario Ottawa ON K1Z 8H2	EHS
Order No: 20181029069 Status: C Report Type: Standard Report Report Date: 01-NOV-18 Date Received: 29-OCT-18 Previous Site Name: Lot/Building Size: Additional Info Ordered: Fire Insur. Maps and/or Site Plans		Nearest Intersection: Municipality: Client Prov/State: ON Search Radius (km): .25 X: -75.73757 Y: 45.374125			
3	1 of 1	WSW/14.5	96.2 / 5.67	1481 Morisset Ave Ottawa ON K1Z 8H2	EHS
Order No: 20070306013 Status: C Report Type: CAN - Complete Report Report Date: 3/14/2007 Date Received: 3/6/2007 Previous Site Name: Lot/Building Size: Additional Info Ordered: Fire Insur. Maps And /or Site Plans		Nearest Intersection: Municipality: Client Prov/State: Search Radius (km): 0.25 X: -75.737332 Y: 45.374227			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
4	1 of 1	SW/33.4	98.9 / 8.39	1478 Morissette Avenue<UNOFFICIAL> Ottawa ON	SPL
Ref No:		5820-6HAUBJ	Discharger Report:		0
Site No:			Material Group:		Oil
Incident Dt:		10/18/2005	Health/Env Conseq:		
Year:			Client Type:		
Incident Cause:		Tank (Above Ground) Leak	Sector Type:		Other
Incident Event:			Agency Involved:		
Contaminant Code:			Nearest Watercourse:		
Contaminant Name:		FURNACE OIL	Site Address:		
Contaminant Limit 1:			Site District Office:		Ottawa
Contam Limit Freq 1:			Site Postal Code:		
Contaminant UN No 1:			Site Region:		
Environment Impact:		Not Anticipated	Site Municipality:		Ottawa
Nature of Impact:		Surface Water Pollution	Site Lot:		
Receiving Medium:		Water	Site Conc:		
Receiving Env:			Northing:		
MOE Response:			Easting:		
Dt MOE Arvl on Scn:			Site Geo Ref Accu:		
MOE Reported Dt:		10/18/2005	Site Map Datum:		
Dt Document Closed:			SAC Action Class:		TSSA - Fuel Safety Branch
Incident Reason:			Source Type:		
Site Name:		1478 Morissette Avenue<UNOFFICIAL>			
Site County/District:					
Site Geo Ref Meth:					
Incident Summary:		Ottawa: 5 L of furnace oil from indoor tank to floor drain			
Contaminant Qty:		unknown L			
5	1 of 1	E/51.9	91.8 / 1.36	ON	BORE
Borehole ID:		612781	Inclin FLG:		No
OGF ID:		215514087	SP Status:		Initial Entry
Status:			Surv Elev:		No
Type:		Borehole	Piezometer:		No
Use:			Primary Name:		
Completion Date:		JUL-1951	Municipality:		
Static Water Level:		26.9	Lot:		
Primary Water Use:			Township:		
Sec. Water Use:			Latitude DD:		45.374912
Total Depth m:		59.7	Longitude DD:		-75.734606
Depth Ref:		Ground Surface	UTM Zone:		18
Depth Elev:			Easting:		442481
Drill Method:			Northing:		5024862
Orig Ground Elev m:		96	Location Accuracy:		
Elev Reliabil Note:			Accuracy:		Not Applicable
DEM Ground Elev m:		96.2			
Concession:					
Location D:					
Survey D:					
Comments:					
<u>Borehole Geology Stratum</u>					
Geology Stratum ID:		218392481	Mat Consistency:		
Top Depth:		2.4	Material Moisture:		
Bottom Depth:		27.4	Material Texture:		
Material Color:		Blue	Non Geo Mat Type:		
Material 1:		Limestone	Geologic Formation:		
Material 2:			Geologic Group:		
Material 3:			Geologic Period:		
Material 4:			Depositional Gen:		

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Gsc Material Description:					
Stratum Description:		LIMESTONE. BLUE.			
Geology Stratum ID:		218392480	Mat Consistency:		
Top Depth:		1.5	Material Moisture:		
Bottom Depth:		2.4	Material Texture:		
Material Color:			Non Geo Mat Type:		
Material 1:		Clay	Geologic Formation:		
Material 2:		Sand	Geologic Group:		
Material 3:			Geologic Period:		
Material 4:			Depositional Gen:		
Gsc Material Description:					
Stratum Description:		CLAY.			
Geology Stratum ID:		218392479	Mat Consistency:		
Top Depth:		0	Material Moisture:		
Bottom Depth:		1.5	Material Texture:		
Material Color:		Brown	Non Geo Mat Type:		
Material 1:		Soil	Geologic Formation:		
Material 2:		Sand	Geologic Group:		
Material 3:			Geologic Period:		
Material 4:			Depositional Gen:		
Gsc Material Description:					
Stratum Description:		SOIL. BROWN.			
Geology Stratum ID:		218392482	Mat Consistency:		Firm
Top Depth:		27.4	Material Moisture:		
Bottom Depth:		59.7	Material Texture:		
Material Color:		Brown	Non Geo Mat Type:		
Material 1:		Shale	Geologic Formation:		
Material 2:			Geologic Group:		
Material 3:			Geologic Period:		
Material 4:			Depositional Gen:		
Gsc Material Description:					
Stratum Description:		SHALE. BROWN. 0006600195 SAND. FIRM. BOULDERS. SILT. BEDROCK. 00010009001600050026201 **Note: Many records provided by the department have a truncated [Stratum Description] field.			
Source					
Source Type:		Data Survey	Source Appl:		Spatial/Tabular
Source Orig:		Geological Survey of Canada	Source Ident:		1
Source Date:		1956-1972	Scale or Res:		Varies
Confidence:			Horizontal:		NAD27
Observatio:			Verticalda:		Mean Average Sea Level
Source Name:		Urban Geology Automated Information System (UGAIS)			
Source Details:		File: OTTAWA2.txt RecordID: 05289 NTS_Sheet:			
Confiden 1:					
Source List					
Source Identifier:		1	Horizontal Datum:		NAD27
Source Type:		Data Survey	Vertical Datum:		Mean Average Sea Level
Source Date:		1956-1972	Projection Name:		Universal Transverse Mercator
Scale or Resolution:		Varies			
Source Name:		Urban Geology Automated Information System (UGAIS)			
Source Originators:		Geological Survey of Canada			
6	1 of 1	E/52.0	91.8 / 1.36	ON	WWIS
Well ID:					
Construction Date:		1508549	Data Entry Status:		
Primary Water Use:		Domestic	Data Src:		1
			Date Received:		8/13/1951

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Sec. Water Use:	0			Selected Flag:	Yes
Final Well Status:	Water Supply			Abandonment Rec:	
Water Type:				Contractor:	3566
Casing Material:				Form Version:	1
Audit No:				Owner:	
Tag:				Street Name:	
Construction Method:				County:	OTTAWA
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:					

PDF URL (Map): https://d2khazk8e83rdv.cloudfront.net/moe_mapping/downloads/2Water/Wells_pdfs/150\1508549.pdf

Bore Hole Information

Bore Hole ID:	10030583	Elevation:	96.233451
DP2BR:	8	Elevrc:	
Spatial Status:		Zone:	18
Code OB:	r	East83:	442480.7
Code OB Desc:	Bedrock	North83:	5024862
Open Hole:		Org CS:	
Cluster Kind:		UTMRC:	5
Date Completed:	7/7/1951	UTMRC Desc:	margin of error : 100 m - 300 m
Remarks:		Location Method:	p5
Elevrc Desc:			
Location Source Date:			
Improvement Location Source:			
Improvement Location Method:			
Source Revision Comment:			
Supplier Comment:			

Overburden and Bedrock

Materials Interval

Formation ID:	931009953
Layer:	3
Color:	3
General Color:	BLUE
Mat1:	15
Most Common Material:	LIMESTONE
Mat2:	
Mat2 Desc:	
Mat3:	
Mat3 Desc:	
Formation Top Depth:	8
Formation End Depth:	90
Formation End Depth UOM:	ft

Overburden and Bedrock

Materials Interval

Formation ID:	931009952
Layer:	2
Color:	
General Color:	
Mat1:	05

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
<hr/>					
Most Common Material:		CLAY			
Mat2:		09			
Mat2 Desc:		MEDIUM SAND			
Mat3:					
Mat3 Desc:					
Formation Top Depth:	5				
Formation End Depth:	8				
Formation End Depth UOM:	ft				
 <u>Overburden and Bedrock Materials Interval</u>					
Formation ID:		931009951			
Layer:		1			
Color:		6			
General Color:		BROWN			
Mat1:		02			
Most Common Material:		TOPSOIL			
Mat2:		09			
Mat2 Desc:		MEDIUM SAND			
Mat3:					
Mat3 Desc:					
Formation Top Depth:	0				
Formation End Depth:	5				
Formation End Depth UOM:	ft				
 <u>Overburden and Bedrock Materials Interval</u>					
Formation ID:		931009954			
Layer:		4			
Color:		6			
General Color:		BROWN			
Mat1:		17			
Most Common Material:		SHALE			
Mat2:					
Mat2 Desc:					
Mat3:					
Mat3 Desc:					
Formation Top Depth:	90				
Formation End Depth:	196				
Formation End Depth UOM:	ft				
 <u>Method of Construction & Well Use</u>					
Method Construction ID:		961508549			
Method Construction Code:		1			
Method Construction:		Cable Tool			
Other Method Construction:					
 <u>Pipe Information</u>					
Pipe ID:		10579153			
Casing No:		1			
Comment:					
Alt Name:					
 <u>Construction Record - Casing</u>					
Casing ID:		930053808			
Layer:		1			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
<hr/>					
Material:		1			
Open Hole or Material:		STEEL			
Depth From:					
Depth To:		15			
Casing Diameter:		4			
Casing Diameter UOM:		inch			
Casing Depth UOM:		ft			
 <u>Construction Record - Casing</u>					
Casing ID:		930053809			
Layer:		2			
Material:		4			
Open Hole or Material:		OPEN HOLE			
Depth From:					
Depth To:		196			
Casing Diameter:		4			
Casing Diameter UOM:		inch			
Casing Depth UOM:		ft			
 <u>Results of Well Yield Testing</u>					
Pump Test ID:		991508549			
Pump Set At:					
Static Level:		34			
Final Level After Pumping:		100			
Recommended Pump Depth:					
Pumping Rate:		6			
Flowing Rate:					
Recommended Pump Rate:					
Levels UOM:		ft			
Rate UOM:		GPM			
Water State After Test Code:		2			
Water State After Test:		CLOUDY			
Pumping Test Method:		1			
Pumping Duration HR:		1			
Pumping Duration MIN:		0			
Flowing:		No			
 <u>Water Details</u>					
Water ID:		933463087			
Layer:		2			
Kind Code:		1			
Kind:		FRESH			
Water Found Depth:		195			
Water Found Depth UOM:		ft			
 <u>Water Details</u>					
Water ID:		933463086			
Layer:		1			
Kind Code:		1			
Kind:		FRESH			
Water Found Depth:		66			
Water Found Depth UOM:		ft			
<hr/>					
7	1 of 1	SE/62.2	93.5 / 3.05	1433 Mayview Ave Ottawa ON K1Z8S6	EHS
Order No:	20160108011			Nearest Intersection:	
Status:	C			Municipality:	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Report Type: Standard Report Report Date: 14-JAN-16 Date Received: 08-JAN-16 Previous Site Name: Lot/Building Size: Additional Info Ordered:					
Client Prov/State: ON Search Radius (km): .25 X: -75.73594 Y: 45.374015					
8	1 of 1	SE/62.2	93.5 / 3.05	Ottawa Community Housing Corporation Inc 1433 Mayview Ottawa ON K1Z 8S6	GEN
Generator No: ON6946946 Status: Approval Years: 2016 Contam. Facility: No MHSW Facility: No SIC Code: 531112 SIC Description: 531112					
PO Box No: Country: Canada Choice of Contact: CO_ADMIN Co Admin: James R Smith Phone No Admin: 6137452444 Ext.241					
<u>Detail(s)</u>					
Waste Class: 251 Waste Class Desc: OIL SKIMMINGS & SLUDGES					
9	1 of 1	NW/75.8	88.2 / -2.30	ON	WWIS
Well ID: 1508475 Construction Date: Primary Water Use: Industrial 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: 3/22/1954 Selected Flag: Yes Abandonment Rec: Contractor: 4216 Form Version: 1 Owner: Street Name: County: OTTAWA Municipality: OTTAWA CITY Site Info: Lot: Concession: Concession Name: Easting NAD83: Northing NAD83: Zone: UTM Reliability:					
PDF URL (Map): https://d2khazk8e83rdv.cloudfront.net/moe_mapping/downloads/2Water/Wells_pdfs/150\1508475.pdf					
<u>Bore Hole Information</u>					
Bore Hole ID: 10030509 DP2BR: 32 Spatial Status: Code OB: r Code OB Desc: Bedrock Open Hole: Cluster Kind: Date Completed: 2/20/1954 Remarks: Elevrc Desc:					
Elevation: 88.386596 Elevrc: Zone: 18 East83: 442290.7 North83: 5024912 Org CS: UTMRC: 5 UTMRC Desc: margin of error : 100 m - 300 m Location Method: p5					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Location Source Date: Improvement Location Source: Improvement Location Method: Source Revision Comment: Supplier Comment:					
<u>Overburden and Bedrock</u> <u>Materials Interval</u>					
Formation ID:		931009765			
Layer:		2			
Color:					
General Color:					
Mat1:		13			
Most Common Material:		BOULDERS			
Mat2:		09			
Mat2 Desc:		MEDIUM SAND			
Mat3:					
Mat3 Desc:					
Formation Top Depth:		27			
Formation End Depth:		32			
Formation End Depth UOM:		ft			
<u>Overburden and Bedrock</u> <u>Materials Interval</u>					
Formation ID:		931009764			
Layer:		1			
Color:					
General Color:					
Mat1:		05			
Most Common Material:		CLAY			
Mat2:					
Mat2 Desc:					
Mat3:					
Mat3 Desc:					
Formation Top Depth:		0			
Formation End Depth:		27			
Formation End Depth UOM:		ft			
<u>Overburden and Bedrock</u> <u>Materials Interval</u>					
Formation ID:		931009766			
Layer:		3			
Color:					
General Color:					
Mat1:		15			
Most Common Material:		LIMESTONE			
Mat2:					
Mat2 Desc:					
Mat3:					
Mat3 Desc:					
Formation Top Depth:		32			
Formation End Depth:		100			
Formation End Depth UOM:		ft			
<u>Method of Construction & Well</u> <u>Use</u>					
Method Construction ID:		961508475			
Method Construction Code:		1			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Method Construction:		Cable Tool			
Other Method Construction:					
<u>Pipe Information</u>					
Pipe ID:	10579079				
Casing No:	1				
Comment:					
Alt Name:					
<u>Construction Record - Casing</u>					
Casing ID:	930053661				
Layer:	1				
Material:	1				
Open Hole or Material:	STEEL				
Depth From:					
Depth To:	33				
Casing Diameter:	6				
Casing Diameter UOM:	inch				
Casing Depth UOM:	ft				
<u>Construction Record - Casing</u>					
Casing ID:	930053662				
Layer:	2				
Material:	4				
Open Hole or Material:	OPEN HOLE				
Depth From:					
Depth To:	100				
Casing Diameter:	6				
Casing Diameter UOM:	inch				
Casing Depth UOM:	ft				
<u>Results of Well Yield Testing</u>					
Pump Test ID:	991508475				
Pump Set At:					
Static Level:	15				
Final Level After Pumping:	15				
Recommended Pump Depth:					
Pumping Rate:	10				
Flowing Rate:					
Recommended Pump Rate:					
Levels UOM:	ft				
Rate UOM:	GPM				
Water State After Test Code:					
Water State After Test:					
Pumping Test Method:	1				
Pumping Duration HR:	2				
Pumping Duration MIN:	0				
Flowing:	No				
<u>Water Details</u>					
Water ID:	933462994				
Layer:	2				
Kind Code:	1				
Kind:	FRESH				
Water Found Depth:	100				
Water Found Depth UOM:	ft				

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
<u>Water Details</u>					
Water ID:		933462993			
Layer:		1			
Kind Code:		1			
Kind:		FRESH			
Water Found Depth:		40			
Water Found Depth UOM:		ft			
<u>10</u>	1 of 1	ENE/85.1	89.8 / -0.72	1770 HEATHERINGTON Ottawa ON	WWIS
Well ID:	7248686			Data Entry Status:	
Construction Date:				Data Src:	
Primary Water Use:	Monitoring and Test Hole			Date Received:	9/21/2015
Sec. Water Use:	0			Selected Flag:	Yes
Final Well Status:	Monitoring and Test Hole			Abandonment Rec:	
Water Type:				Contractor:	7241
Casing Material:				Form Version:	7
Audit No:	Z214845			Owner:	
Tag:	A186575			Street Name:	1770 HEATHERINGTON
Construction Method:				County:	OTTAWA
Elevation (m):				Municipality:	NEPEAN 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:					
PDF URL (Map):					
<u>Bore Hole Information</u>					
Bore Hole ID:	1005696520			Elevation:	93.099822
DP2BR:				Elevrc:	
Spatial Status:				Zone:	18
Code OB:				East83:	442481
Code OB Desc:				North83:	5024948
Open Hole:				Org CS:	UTM83
Cluster Kind:				UTMRC:	4
Date Completed:	8/4/2015			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:					
<u>Overburden and Bedrock Materials Interval</u>					
Formation ID:	1005721514				
Layer:	4				
Color:	2				
General Color:	GREY				
Mat1:	34				
Most Common Material:	TILL				

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Mat2:					
Mat2 Desc:					
Mat3:					
Mat3 Desc:					
Formation Top Depth:					
Formation End Depth:					
Formation End Depth UOM:					
73 HARD 5.18 6.1 m					
<u>Overburden and Bedrock</u>					
<u>Materials Interval</u>					
Formation ID:					
Layer:					
Color:					
General Color:					
Mat1:					
Most Common Material:					
Mat2:					
Mat2 Desc:					
Mat3:					
Mat3 Desc:					
Formation Top Depth:					
Formation End Depth:					
Formation End Depth UOM:					
1005721511 1 2 GREY 11 GRAVEL 77 LOOSE 0 .61 m					
<u>Overburden and Bedrock</u>					
<u>Materials Interval</u>					
Formation ID:					
Layer:					
Color:					
General Color:					
Mat1:					
Most Common Material:					
Mat2:					
Mat2 Desc:					
Mat3:					
Mat3 Desc:					
Formation Top Depth:					
Formation End Depth:					
Formation End Depth UOM:					
1005721513 3 6 BROWN 05 CLAY 06 SILT 85 SOFT 2.44 5.18 m					
<u>Overburden and Bedrock</u>					
<u>Materials Interval</u>					
Formation ID:					
Layer:					
Color:					
General Color:					
Mat1:					
Most Common Material:					
Mat2:					
Mat2 Desc:					
Mat3:					
Mat3 Desc:					
Formation Top Depth:					
Formation End Depth:					
Formation End Depth UOM:					
1005721512 2 6 BROWN 05 CLAY 06 SILT 85 SOFT .61 2.44 m					
<u>Annular Space/Abandonment</u>					
<u>Sealing Record</u>					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Plug ID:		1005721522			
Layer:		1			
Plug From:		0			
Plug To:		2.74			
Plug Depth UOM:		m			
<u>Annular Space/Abandonment Sealing Record</u>					
Plug ID:		1005721523			
Layer:		2			
Plug From:		2.74			
Plug To:		6.1			
Plug Depth UOM:		m			
<u>Method of Construction & Well Use</u>					
Method Construction ID:		1005721521			
Method Construction Code:		2			
Method Construction:		Rotary (Convent.)			
Other Method Construction:					
<u>Pipe Information</u>					
Pipe ID:		1005721510			
Casing No:		0			
Comment:					
Alt Name:					
<u>Construction Record - Casing</u>					
Casing ID:		1005721517			
Layer:		1			
Material:		5			
Open Hole or Material:		PLASTIC			
Depth From:		-.91			
Depth To:		3.1			
Casing Diameter:		5.2			
Casing Diameter UOM:		cm			
Casing Depth UOM:		m			
<u>Construction Record - Screen</u>					
Screen ID:		1005721518			
Layer:		1			
Slot:		10			
Screen Top Depth:		3.1			
Screen End Depth:		6.1			
Screen Material:		5			
Screen Depth UOM:		m			
Screen Diameter UOM:		cm			
Screen Diameter:		6.03			
<u>Water Details</u>					
Water ID:		1005721516			
Layer:					
Kind Code:					
Kind:					
Water Found Depth:					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Water Found Depth UOM:		m			
<u>Hole Diameter</u>					
Hole ID:		1005721515			
Diameter:		10.92			
Depth From:		0			
Depth To:		6.1			
Hole Depth UOM:		m			
Hole Diameter UOM:		cm			
11	1 of 1	ESE/106.8	93.6 / 3.07	STINSON FUELS 1418 BAYVIEW AVE., RESIDENCE OWNED BY A MR. KISS (725-1655) OTTAWA CITY ON	SPL
Ref No:	93175			Discharger Report:	
Site No:				Material Group:	
Incident Dt:	11/8/1993			Health/Env Conseq:	
Year:				Client Type:	
Incident Cause:	ABOVE-GROUND TANK 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:	Soil contamination			Site Lot:	
Receiving Medium:	LAND			Site Conc:	
Receiving Env:				Northing:	
MOE Response:				Easting:	
Dt MOE Arvl on Scn:				Site Geo Ref Accu:	
MOE Reported Dt:	11/8/1993			Site Map Datum:	
Dt Document Closed:				SAC Action Class:	
Incident Reason:	EQUIPMENT FAILURE			Source Type:	
Site Name:					
Site County/District:					
Site Geo Ref Meth:					
Incident Summary:	STINSON FUELS - 900 L OF FURNACE OIL TO EARTHEN BASEMENT IN HOME FROM TANK.				
Contaminant Qty:					
12	1 of 1	NNE/112.0	87.9 / -2.58	ON	BORE
Borehole ID:	612798			Inclin FLG:	No
OGF ID:	215514104			SP Status:	Initial Entry
Status:				Surv Elev:	No
Type:	Borehole			Piezometer:	No
Use:				Primary Name:	
Completion Date:				Municipality:	
Static Water Level:	6.7			Lot:	
Primary Water Use:				Township:	
Sec. Water Use:				Latitude DD:	45.376163
Total Depth m:	-999			Longitude DD:	-75.736027
Depth Ref:	Ground Surface			UTM Zone:	18
Depth Elev:				Easting:	442371
Drill Method:				Northing:	5025002
Orig Ground Elev m:	84.7			Location Accuracy:	
Elev Reliabil Note:				Accuracy:	Not Applicable
DEM Ground Elev m:	85.9				
Concession:					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Location D: Survey D: Comments:					
Borehole Geology Stratum					
Geology Stratum ID:	218392537			Mat Consistency:	Hard
Top Depth:	0			Material Moisture:	
Bottom Depth:				Material Texture:	
Material Color:	Yellow			Non Geo Mat Type:	
Material 1:	Clay			Geologic Formation:	
Material 2:				Geologic Group:	
Material 3:				Geologic Period:	
Material 4:				Depositional Gen:	
Gsc Material Description:					
Stratum Description:	CLAY. SOFT. CLAY. VERY HARD. GRAVEL. VERY HARD. SAND. YELLOW. GRAVEL. VERY HARD, WATER S				
	**Note: Many records provided by the department have a truncated [Stratum Description] field.				
Source					
Source Type:	Data Survey			Source Appl:	Spatial/Tabular
Source Orig:	Geological Survey of Canada			Source Idem:	1
Source Date:	1956-1972			Scale or Res:	Varies
Confidence:	M			Horizontal:	NAD27
Observatio:				Verticalda:	Mean Average Sea Level
Source Name:	Urban Geology Automated Information System (UGAIS)				
Source Details:	File: OTTAWA2.txt RecordID: 053060 NTS_Sheet: 31G05G				
Confiden 1:	Logs are approximately correct. Lack of information. Doubtful terminology.				
Source List					
Source Identifier:	1			Horizontal Datum:	NAD27
Source Type:	Data Survey			Vertical Datum:	Mean Average Sea Level
Source Date:	1956-1972			Projection Name:	Universal Transverse Mercator
Scale or Resolution:	Varies				
Source Name:	Urban Geology Automated Information System (UGAIS)				
Source Originators:	Geological Survey of Canada				
13	1 of 2	SSW/116.8	99.6 / 9.12	PRIVATE RESIDENCE 1465 CALDWELL ROAD MOTOR VEHICLE (OPERATING FLUID) OTTAWA CITY ON K1Z 8L9	SPL
Ref No:	60142			Discharger Report:	
Site No:				Material Group:	
Incident Dt:	11/24/1991			Health/Env Conseq:	
Year:				Client Type:	
Incident Cause:	OTHER CONTAINER 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:	Water course or lake			Site Lot:	
Receiving Medium:	WATER			Site Conc:	
Receiving Env:				Northing:	
MOE Response:				Easting:	FIRE DEPARTMENT
Dt MOE Arvl on Scn:				Site Geo Ref Accu:	
MOE Reported Dt:	11/24/1991			Site Map Datum:	
Dt Document Closed:				SAC Action Class:	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Incident Reason: UNKNOWN Source Type: Site Name: Site County/District: Site Geo Ref Meth: Incident Summary: PRIVATE: GASOLINE FROM CAR FUEL TANK TO STORM SEWER Contaminant Qty:					
13	2 of 2	SSW/116.8	99.6 / 9.12	TRANSPORT TRUCK 1465 CALDWELL STREET MOTOR VEHICLE (OPERATING FLUID) OTTAWA CITY ON K1Z 8L9	SPL
Ref No: 149564 Discharger Report: Site No: Material Group: Incident Dt: 11/24/1997 Health/Env Conseq: 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: POSSIBLE Site Municipality: 20101 Nature of Impact: Soil contamination Site Lot: Receiving Medium: LAND Site Conc: Receiving Env: Northing: MOE Response: Easting: Dt MOE Arvl on Scn: Site Geo Ref Accu: MOE Reported Dt: 11/24/1997 Site Map Datum: Dt Document Closed: SAC Action Class: Incident Reason: EQUIPMENT FAILURE Source Type: Site Name: Site County/District: Site Geo Ref Meth: Incident Summary: TRANSPORT TRUCK-UKN QTY DIESEL TO LOT AND CATCH BASIN,CLEANED-UP. Contaminant Qty:					
14	1 of 1	N/118.9	87.2 / -3.30	Intersection of Cavan St and LePage Ave Ottawa ON	SPL
Ref No: 2117-ART926 Discharger Report: Site No: NA Material Group: Incident Dt: 2017/10/04 Health/Env Conseq: 2 - Minor Environment Year: Client Type: Incident Cause: Sector Type: Unknown / N/A Incident Event: Collision/Accident Agency Involved: Contaminant Code: 27 Nearest Watercourse: Contaminant Name: COOLANT N.O.S. Site Address: Intersection of Cavan St and LePage Ave 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: Surface Water Northing: 5024995.84 MOE Response: No Easting: 442349.39 Dt MOE Arvl on Scn: Site Geo Ref Accu: MOE Reported Dt: 2017/10/04 Site Map Datum: Dt Document Closed: SAC Action Class: Watercourse Spills Incident Reason: Unknown / N/A Source Type: Motor Vehicle Site Name: Catchbasin<UNOFFICIAL>					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Site County/District: Site Geo Ref Meth: Incident Summary: Ottawa 311: MVA - coolant to catchbasin Contaminant Qty: 0 L					
15	1 of 1	W/124.0	87.4 / -3.05	1494 Lepage Ave Ottawa ON K1Z8C9	EHS
Order No: 20170811118 Status: C Report Type: Custom Report Report Date: 18-AUG-17 Date Received: 11-AUG-17 Previous Site Name: Lot/Building Size: Additional Info Ordered: City Directory; Aerial Photos					
Nearest Intersection: Municipality: Client Prov/State: ON Search Radius (km): .25 X: -75.739002 Y: 45.374723					
16	1 of 1	SE/126.5	93.9 / 3.39	1425 Rosenthal Avenue & 1440 Mayview Avenue Ottawa ON K1Z 8H8	EHS
Order No: 20190313090 Status: C Report Type: Custom Report Report Date: 25-MAR-19 Date Received: 13-MAR-19 Previous Site Name: Lot/Building Size: Additional Info Ordered: Fire Insur. Maps and/or Site Plans; Topographic Maps; City Directory; Aerial Photos					
Nearest Intersection: Municipality: Client Prov/State: CA Search Radius (km): .25 X: -75.735156 Y: 45.373682					
17	1 of 1	SE/128.1	93.9 / 3.39	1425 Rosenthal Avenue & 1440 Mayview Avenue Ottawa ON	EHS
Order No: 20070322016 Status: C Report Type: CAN - Custom Report Report Date: 3/30/2007 Date Received: 3/22/2007 Previous Site Name: Lot/Building Size: Additional Info Ordered: Fire Insur. Maps And /or Site Plans					
Nearest Intersection: Municipality: Client Prov/State: 0.25 Search Radius (km): 0.25 X: -75.735222 Y: 45.373635					
18	1 of 1	W/131.0	89.9 / -0.61	1494 Lepage Avenue OTTAWA ON K1Z 8C9	EHS
Order No: 20061205002w Status: C Report Type: Online Mapless Report Date: 12/5/2006 Date Received: 12/5/2006 Previous Site Name: Lot/Building Size: Additional Info Ordered:					
Nearest Intersection: Municipality: Client Prov/State: ON Search Radius (km): 0.25 X: 0 Y: 0					
19	1 of 3	NE/136.3	88.8 / -1.64	Aqua Drain Sewer Services Inc 1390 Lepage Avenue Ottawa ON	GEN

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Generator No: ON9538044 Status: Approval Years: 2013 Contam. Facility: MHSW Facility: SIC Code: 238220 SIC Description: PLUMBING, HEATING AND AIR-CONDITIONING CONTRACTORS PO Box No: Country: Choice of Contact: Co Admin: Phone No Admin:					
Detail(s)					
Waste Class: 221 Waste Class Desc: LIGHT FUELS					
19	2 of 3	NE/136.3	88.8 / -1.64	City of Ottawa 1390 LePage Avenue Ottawa ON	SPL
Ref No: 4624-9725S6 Site No: Incident Dt: 22-APR-13 Year: Incident Cause: Operator/Human error Incident Event: Contaminant Code: 12 Contaminant Name: GASOLINE Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: Environment Impact: Not Anticipated Nature of Impact: Surface Water Pollution Receiving Medium: Receiving Env: MOE Response: No Field Response Dt MOE Arvl on Scn: MOE Reported Dt: 22-APR-13 Dt Document Closed: Incident Reason: Operator/Human Error Site Name: In front of house<UNOFFICIAL> Site County/District: Site Geo Ref Meth: Incident Summary: City of Ottawa: 9L gasoline to street, CB Contaminant Qty: 9 L Discharger Report: Material Group: Health/Env Conseq: Client Type: Sector Type: Motor Vehicle Agency Involved: Nearest Watercourse: Site Address: 1390 LePage Avenue Site District Office: Site Postal Code: Site Region: Site Municipality: Ottawa Site Lot: Site Conc: Northing: Easting: Site Geo Ref Accu: Site Map Datum: SAC Action Class: Land Spills Source Type:					
19	3 of 3	NE/136.3	88.8 / -1.64	Aqua Drain Sewer Services Inc 1390 Lepage Avenue Ottawa ON K1Z 8N4	GEN
Generator No: ON9538044 Status: Approval Years: 2014 Contam. Facility: No MHSW Facility: No SIC Code: 238220 SIC Description: PLUMBING, HEATING AND AIR-CONDITIONING CONTRACTORS PO Box No: Country: Canada Choice of Contact: CO_OFFICIAL Co Admin: Phone No Admin:					
Detail(s)					
Waste Class: 221 Waste Class Desc: LIGHT FUELS					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
20	1 of 1	N/140.1	87.2 / -3.30	OTTAWA ON	WWIS
<div> <div> Well ID: 1536611 Construction Date: Primary Water Use: Not Used Sec. Water Use: Final Well Status: Abandoned-Other Water Type: Casing Material: Audit No: Z45858 Tag: A019043 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: </div> <div> Data Entry Status: Data Src: Date Received: 8/25/2006 Selected Flag: Yes Abandonment Rec: Yes Contractor: 6838 Form Version: 3 Owner: Street Name: County: OTTAWA Municipality: OTTAWA CITY Site Info: Lot: Concession: Concession Name: Easting NAD83: Northing NAD83: Zone: UTM Reliability: </div> </div>					
PDF URL (Map): https://d2khazk8e83rdv.cloudfront.net/moe_mapping/downloads/2Water/Wells_pdfs/153\1536611.pdf					
<u>Bore Hole Information</u>					
<div> <div> Bore Hole ID: 11550677 DP2BR: Spatial Status: Code OB: — Code OB Desc: No formation data Open Hole: Cluster Kind: Date Completed: 8/21/2006 Remarks: Elevrc Desc: Location Source Date: Improvement Location Source: Improvement Location Method: Source Revision Comment: Supplier Comment: </div> <div> Elevation: 85.155288 Elevrc: Zone: 18 East83: 442355 North83: 5025026 Org CS: UTM83 UTMRC: 3 UTMRC Desc: margin of error : 10 - 30 m Location Method: wwr </div> </div>					
<u>Annular Space/Abandonment Sealing Record</u>					
<div> Plug ID: 933300318 Layer: 1 Plug From: 0 Plug To: 6.1 Plug Depth UOM: m </div>					
<u>Method of Construction & Well Use</u>					
<div> Method Construction ID: 961536611 Method Construction Code: Method Construction: Other Method Construction: </div>					
<u>Pipe Information</u>					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Pipe ID:		11560284			
Casing No:		1			
Comment:					
Alt Name:					
<u>Hole Diameter</u>					
Hole ID:		11681403			
Diameter:		20			
Depth From:		0			
Depth To:		6.1			
Hole Depth UOM:		m			
Hole Diameter UOM:		cm			
21	1 of 1	N/149.4	86.9 / -3.61	BTW 990&984 CAVAN ST OTTAWA ON	WWIS
Well ID:	1536222			Data Entry Status:	
Construction Date:				Data Src:	
Primary Water Use:	Not Used			Date Received:	2/8/2006
Sec. Water Use:				Selected Flag:	Yes
Final Well Status:	Test Hole			Abandonment Rec:	
Water Type:				Contractor:	1844
Casing Material:				Form Version:	3
Audit No:	Z19277			Owner:	
Tag:	A019043			Street Name:	BTW 990&984 CAVAN ST
Construction Method:				County:	OTTAWA
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:					
PDF URL (Map):	https://d2khazk8e83rdv.cloudfront.net/moe_mapping/downloads/2Water/Wells_pdfs/153\1536222.pdf				
<u>Bore Hole Information</u>					
Bore Hole ID:	11550288			Elevation:	84.837417
DP2BR:				Elevrc:	
Spatial Status:				Zone:	18
Code OB:	o			East83:	442335
Code OB Desc:	Overburden			North83:	5025026
Open Hole:				Org CS:	UTM83
Cluster Kind:				UTMRC:	3
Date Completed:	2/3/2006			UTMRC Desc:	margin of error : 10 - 30 m
Remarks:				Location Method:	wwr
Elevrc Desc:					
Location Source Date:					
Improvement Location Source:					
Improvement Location Method:					
Source Revision Comment:					
Supplier Comment:					
<u>Overburden and Bedrock Materials Interval</u>					
Formation ID:	933047420				

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
<hr/>					
Layer:		2			
Color:		6			
General Color:		BROWN			
Mat1:		01			
Most Common Material:		FILL			
Mat2:		06			
Mat2 Desc:		SILT			
Mat3:		28			
Mat3 Desc:		SAND			
Formation Top Depth:		.1			
Formation End Depth:		.6			
Formation End Depth UOM:		m			
 <u>Overburden and Bedrock</u>					
<u>Materials Interval</u>					
Formation ID:		933047421			
Layer:		3			
Color:		8			
General Color:		BLACK			
Mat1:		05			
Most Common Material:		CLAY			
Mat2:		28			
Mat2 Desc:		SAND			
Mat3:		84			
Mat3 Desc:		SILTY			
Formation Top Depth:		.6			
Formation End Depth:		1.2			
Formation End Depth UOM:		m			
 <u>Overburden and Bedrock</u>					
<u>Materials Interval</u>					
Formation ID:		933047422			
Layer:		4			
Color:		2			
General Color:		GREY			
Mat1:		34			
Most Common Material:		TILL			
Mat2:		05			
Mat2 Desc:		CLAY			
Mat3:		11			
Mat3 Desc:		GRAVEL			
Formation Top Depth:		1.2			
Formation End Depth:		6.1			
Formation End Depth UOM:		m			
 <u>Overburden and Bedrock</u>					
<u>Materials Interval</u>					
Formation ID:		933047419			
Layer:		1			
Color:		8			
General Color:		BLACK			
Mat1:					
Most Common Material:					
Mat2:					
Mat2 Desc:					
Mat3:					
Mat3 Desc:					
Formation Top Depth:		0			
Formation End Depth:		.1			
Formation End Depth UOM:		m			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
<u>Annular Space/Abandonment Sealing Record</u>					
Plug ID:		933289726			
Layer:		1			
Plug From:		0			
Plug To:		3.1			
Plug Depth UOM:		m			
<u>Method of Construction & Well Use</u>					
Method Construction ID:		961536222			
Method Construction Code:		6			
Method Construction:		Boring			
Other Method Construction:					
<u>Pipe Information</u>					
Pipe ID:		11559895			
Casing No:		1			
Comment:					
Alt Name:					
<u>Construction Record - Casing</u>					
Casing ID:		930875544			
Layer:		1			
Material:		5			
Open Hole or Material:		PLASTIC			
Depth From:		0			
Depth To:		3.1			
Casing Diameter:		20			
Casing Diameter UOM:		cm			
Casing Depth UOM:		m			
<u>Construction Record - Screen</u>					
Screen ID:		933417455			
Layer:		1			
Slot:		N/A			
Screen Top Depth:		3.1			
Screen End Depth:		6.1			
Screen Material:		5			
Screen Depth UOM:		m			
Screen Diameter UOM:		cm			
Screen Diameter:		20			
<u>Hole Diameter</u>					
Hole ID:		11680945			
Diameter:		20			
Depth From:		0			
Depth To:		6.1			
Hole Depth UOM:		m			
Hole Diameter UOM:		cm			
22	1 of 1	W/151.1	90.6 / 0.10	1511 EDGECLIFFE AVENUE OTTAWA ON K1Z 8G2	HINC

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
External File Num: FS INC 0801-00082 Fuel Occurrence Type: Date of Occurrence: Fuel Type Involved: Status Desc: Completed - No Action Required Job Type Desc: Incident/Near-Miss Occurrence (FS) Oper. Type Involved: Service Interruptions: Property Damage: Fuel Life Cycle Stage: Root Cause: Reported Details: FS Inspector Mike Goldberg reports 13 ppm attributed to an idling car. Non-Mandated Fuel Category: Unknown Occurrence Type: Near-miss Affiliation: Emergency Services (Fire, Police,etc) County Name: Ottawa Approx. Quant. Rel: Nearby body of water: Enter Drainage Syst.: Approx. Quant. Unit: Environmental Impact:					
23	1 of 1	E/164.0	91.9 / 1.42	1378 Mayview Ave Ottawa ON K1Z8H7	EHS
Order No: 20170612152 Status: C Report Type: Standard Report Report Date: 16-JUN-17 Date Received: 12-JUN-17 Previous Site Name: Lot/Building Size: Additional Info Ordered: Fire Insur. Maps and/or Site Plans Nearest Intersection: Municipality: Client Prov/State: ON Search Radius (km): .25 X: -75.733199 Y: 45.374727					
24	1 of 1	NE/170.1	89.9 / -0.61	RIDEAU CANAL SUPPLY ON	MNR
MDI No: MDI31G05SE00014 OGF ID: 205253418 Deposit Status: PAST PRODUCING MINE WITHOUT RESERVES Claim Map: T-2383 Geological District: SOUTHEASTERN ONTARIO Mining Division: SOUTHERN ONTARIO Name: RIDEAU CANAL SUPPLY P Commod: LIMESTONE (CRUSHED STONES) S Commod: Class Sub Type No: 2499 Class Sub Type: Past Producing Mine Without Reserves Source Map: GSC 1917, MAP 168A IN MEMOIR 99 Detail: http://www.geologyontario.mndm.gov.on.ca/mndmfiles/mdi/data/records/MDI31G05SE00014.html All Names: RIDEAU CANAL SUPPLY Access Description: N/A**Note: Many records provided by the department have a truncated [Access Description] field. Status: PAST PRODUCING MINE WITHOUT RESERVES Deposit Details Deposit Year: 1993 Deposit Character: Commodity: LIMESTONE (CRUSHED STONES)					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Ranking:		1			
Twp/Area:		NEPEAN			
Con/Lot/Sec:		LOT: NA Con: NA			
Legal Desc:		City of Ottawa			
Township Area Ranking:		1			
Mndm Township Area No:		1758			
Effective Date/Time:		12/7/2005 12:32:36 PM			
25	1 of 1	W/170.7	93.9 / 3.36	1517 EDGECLIFFE AVENUE OTTAWA ON K1Z 8G2	HINC
External File Num:		FS INC 0810-06297			
Fuel Occurrence Type:		Liquid Petroleum Spill			
Date of Occurrence:		11/20/2008			
Fuel Type Involved:		Fuel Oil			
Status Desc:		Completed - Causal Analysis(End)			
Job Type Desc:		Incident/Near-Miss Occurrence (FS)			
Oper. Type Involved:		Private Dwelling			
Service Interruptions:		No			
Property Damage:		Yes			
Fuel Life Cycle Stage:		Utilization			
Root Cause:		Root Cause: Equipment/Material/Component:No Procedures:Yes Maintenance:No Design:No Training:No Management:Yes Human Factors:Yes			
Reported Details:					
Fuel Category:		Liquid Fuel			
Occurrence Type:		Incident			
Affiliation:		Industry Stakeholder (Licensee/Registration/Certificate Holder, Facility Owner, etc.)			
County Name:		Ottawa			
Approx. Quant. Rel:					
Nearby body of water:					
Enter Drainage Syst.:					
Approx. Quant. Unit:					
Environmental Impact:					
26	1 of 2	E/174.4	91.9 / 1.39	CAPITAL CREATIONS PAINTING & RESTORATION 1160 MERIVALE ROAD OTTAWA ON K1Z 6B5	GEN
Generator No:		ON9122359		PO Box No:	
Status:				Country:	
Approval Years:		01		Choice of Contact:	
Contam. Facility:				Co Admin:	
MHSW Facility:				Phone No Admin:	
SIC Code:		4275			
SIC Description:		PAINT. & DECOR. WORK			
Detail(s)					
Waste Class:		145			
Waste Class Desc:		PAINT/PIGMENT/COATING RESIDUES			
26	2 of 2	E/174.4	91.9 / 1.39	capital creations painting and restoration 1160 merivale rd ottawa ON K1Z 6B5	GEN
Generator No:		ON9122359		PO Box No:	
Status:				Country:	
Approval Years:		02,03,04		Choice of Contact:	
Contam. Facility:				Co Admin:	
MHSW Facility:				Phone No Admin:	
SIC Code:					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
SIC Description:					
27	1 of 1	ESE/174.8	94.9 / 4.44	1404 Rosenthal Ave Ottawa On Ottawa ON	EHS
Order No:	20130103016		Nearest Intersection:		
Status:	C		Municipality:		
Report Type:	Standard Select Report		Client Prov/State: ON		
Report Date:	14-JAN-13		Search Radius (km): .25		
Date Received:	03-JAN-13		X: -75.734244		
Previous Site Name:			Y: 45.373578		
Lot/Building Size:	0.45 Acres				
Additional Info Ordered:	Fire Insur. Maps and/or Site Plans; Title Searches; Topographic Maps; City Directory				
28	1 of 1	ESE/188.5	94.9 / 4.44	1414 ROSENTHAL AVENUE lot L con A Ottawa ON	WWIS
Well ID:	7274241		Data Entry Status:		
Construction Date:			Data Src:		
Primary Water Use:	Monitoring and Test Hole		Date Received: 11/1/2016		
Sec. Water Use:	0		Selected Flag: Yes		
Final Well Status:	Monitoring and Test Hole		Abandonment Rec:		
Water Type:			Contractor: 7579		
Casing Material:			Form Version: 7		
Audit No:	Z235715		Owner:		
Tag:	A216079		Street Name: 1414 ROSENTHAL AVENUE		
Construction Method:			County: OTTAWA		
Elevation (m):			Municipality: NEPEAN TOWNSHIP		
Elevation Reliability:			Site Info:		
Depth to Bedrock:			Lot: L		
Well Depth:			Concession: A		
Overburden/Bedrock:			Concession Name: OF		
Pump Rate:			Easting NAD83:		
Static Water Level:			Northing NAD83:		
Flowing (Y/N):			Zone:		
Flow Rate:			UTM Reliability:		
Clear/Cloudy:					
PDF URL (Map):	https://d2khazk8e83rdv.cloudfront.net/moe_mapping/downloads/2Water/Wells_pdfs/727/7274241.pdf				
<u>Bore Hole Information</u>					
Bore Hole ID:	1006283368		Elevation: 99.646186		
DP2BR:			Elevrc:		
Spatial Status:			Zone: 18		
Code OB:			East83: 442529		
Code OB Desc:			North83: 5024711		
Open Hole:			Org CS: UTM83		
Cluster Kind:			UTMRC: 4		
Date Completed:	10/25/2016		UTMRC Desc: margin of error : 30 m - 100 m		
Remarks:			Location Method: gis		
Elevrc Desc:					
Location Source Date:					
Improvement Location Source:					
Improvement Location Method:					
Source Revision Comment:					
Supplier Comment:					
<u>Overburden and Bedrock</u>					
<u>Materials Interval</u>					
Formation ID:	1006385114				

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Layer:		1			
Color:		2			
General Color:		GREY			
Mat1:		34			
Most Common Material:		TILL			
Mat2:		28			
Mat2 Desc:		SAND			
Mat3:					
Mat3 Desc:					
Formation Top Depth:		0			
Formation End Depth:		3			
Formation End Depth UOM:		ft			
<u>Overburden and Bedrock</u>					
<u>Materials Interval</u>					
Formation ID:		1006385115			
Layer:		2			
Color:		2			
General Color:		GREY			
Mat1:		26			
Most Common Material:		ROCK			
Mat2:		17			
Mat2 Desc:		SHALE			
Mat3:		71			
Mat3 Desc:		FRACTURED			
Formation Top Depth:		3			
Formation End Depth:		11.25			
Formation End Depth UOM:		ft			
<u>Annular Space/Abandonment</u>					
<u>Sealing Record</u>					
Plug ID:		1006385125			
Layer:		1			
Plug From:		0			
Plug To:		6			
Plug Depth UOM:		ft			
<u>Annular Space/Abandonment</u>					
<u>Sealing Record</u>					
Plug ID:		1006385124			
Layer:		1			
Plug From:					
Plug To:					
Plug Depth UOM:		ft			
<u>Annular Space/Abandonment</u>					
<u>Sealing Record</u>					
Plug ID:		1006385126			
Layer:		2			
Plug From:		6			
Plug To:		11.25			
Plug Depth UOM:		ft			
<u>Method of Construction & Well</u>					
<u>Use</u>					
Method Construction ID:		1006385123			
Method Construction Code:		6			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Method Construction:		Boring			
Other Method Construction:		DIAMOND			
<u>Pipe Information</u>					
Pipe ID:		1006385113			
Casing No:		0			
Comment:					
Alt Name:					
<u>Construction Record - Casing</u>					
Casing ID:		1006385119			
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			
<u>Construction Record - Screen</u>					
Screen ID:		1006385120			
Layer:		1			
Slot:					
Screen Top Depth:		5			
Screen End Depth:		11.25			
Screen Material:		5			
Screen Depth UOM:		ft			
Screen Diameter UOM:		inch			
Screen Diameter:		2			
<u>Water Details</u>					
Water ID:		1006385118			
Layer:		1			
Kind Code:		8			
Kind:		Untested			
Water Found Depth:		8			
Water Found Depth UOM:		ft			
<u>Hole Diameter</u>					
Hole ID:		1006385116			
Diameter:		6.75			
Depth From:		0			
Depth To:		3			
Hole Depth UOM:		ft			
Hole Diameter UOM:		inch			
<u>Hole Diameter</u>					
Hole ID:		1006385117			
Diameter:		4			
Depth From:		3			
Depth To:		11.25			
Hole Depth UOM:		ft			
Hole Diameter UOM:		inch			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
29	1 of 1	ESE/189.8	94.9 / 4.44	1414 Rosenthal Ave Ottawa ON K1Z8H9	EHS
Order No:		20161006053	Nearest Intersection:		
Status:		C	Municipality:		
Report Type:		Standard Report	Client Prov/State: ON		
Report Date:		13-OCT-16	Search Radius (km): .25		
Date Received:		06-OCT-16	X: -75.734353		
Previous Site Name:			Y: 45.373369		
Lot/Building Size:					
Additional Info Ordered:					
30	1 of 1	ESE/189.9	93.9 / 3.39	1404 Rosenthal Avenue Ottawa ON K1Z 8H9	EHS
Order No:		20180705089	Nearest Intersection:		
Status:		C	Municipality:		
Report Type:		Standard Select Report	Client Prov/State: ON		
Report Date:		12-JUL-18	Search Radius (km): .25		
Date Received:		05-JUL-18	X: -75.733517		
Previous Site Name:			Y: 45.3738		
Lot/Building Size:					
Additional Info Ordered:		Fire Insur. Maps and/or Site Plans; Title Searches; Topographic Maps; City Directory			
31	1 of 2	SSW/191.7	99.6 / 9.09	OTTAWA COMMUNITY HOUSING CORPORATION 1485 CALDWELL AVENUE OTTAWA ON K1Z 8M1	GEN
Generator No:		ON9851171	PO Box No:		
Status:			Country:		
Approval Years:		2010	Choice of Contact:		
Contam. Facility:			Co Admin:		
MHSW Facility:			Phone No Admin:		
SIC Code:		531112			
SIC Description:		Lessors of Social Housing Projects			
<u>Detail(s)</u>					
Waste Class:		213			
Waste Class Desc:		PETROLEUM DISTILLATES			
Waste Class:		122			
Waste Class Desc:		ALKALINE WASTES - OTHER METALS			
Waste Class:		148			
Waste Class Desc:		INORGANIC LABORATORY CHEMICALS			
Waste Class:		263			
Waste Class Desc:		ORGANIC LABORATORY CHEMICALS			
Waste Class:		145			
Waste Class Desc:		PAINT/PIGMENT/COATING RESIDUES			
Waste Class:		113			
Waste Class Desc:		ACID WASTE - OTHER METALS			
Waste Class:		331			
Waste Class Desc:		WASTE COMPRESSED GASES			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
31	2 of 2	SSW/191.7	99.6 / 9.09	Van's Pressure Cleaning Ltd. 1485 Caldwell ave Ottawa ON K1Z 8M1	GEN
Generator No: ON4755907 Status: Approval Years: 2016 Contam. Facility: No MHSW Facility: No SIC Code: 811199 SIC Description: ALL OTHER AUTOMOTIVE REPAIR AND MAINTENANCE					
PO Box No:					
Country: Canada					
Choice of Contact: CO_OFFICIAL					
Co Admin:					
Phone No Admin:					
Detail(s)					
Waste Class: 145					
Waste Class Desc: PAINT/PIGMENT/COATING RESIDUES					
32	1 of 1	W/195.8	88.6 / -1.90	1502-1520 LePage Avenue Ottawa ON K1Z 8C9	EHS
Order No: 20090306003					
Status: C					
Report Type: Custom Report					
Report Date: 3/16/2009					
Date Received: 3/6/2009					
Previous Site Name:					
Lot/Building Size:					
Additional Info Ordered: Fire Insur. Maps and/or Site Plans					
33	1 of 1	E/197.9	91.0 / 0.48	1137 Merivale Road Ottawa ON K1Z 6B4	EHS
Order No: 20120629001					
Status: C					
Report Type: Custom Report					
Report Date: 06-JUL-12					
Date Received: 29-JUN-12					
Previous Site Name:					
Lot/Building Size:					
Additional Info Ordered:					
34	1 of 3	NNW/203.7	85.0 / -5.47	City of Ottawa Chatelain Avenue and Cavan Street Ottawa ON	CA
Certificate #: 7540-6QLGWA					
Application Year: 2006					
Issue Date: 6/23/2006					
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:					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
34	2 of 3	NNW/203.7	85.0 / -5.47	City of Ottawa Chatelain Ave and Cavan Street Ottawa ON K2G 6J8	ECA
<div> <div> Approval No: 7540-6QLGWA Approval Date: 2006-06-23 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: Chatelain Ave and Cavan Street Full Address: Full PDF Link: https://www.accessenvironment.ene.gov.on.ca/instruments/0441-6QGKSF-14.pdf </div> <div> MOE District: City: Longitude: Latitude: Geometry X: Geometry Y: </div> </div>					
34	3 of 3	NNW/203.7	85.0 / -5.47	City of Ottawa Chatelain Ave and Cavan Street Ottawa ON K2G 6J8	ECA
<div> <div> Approval No: 8627-6QLH6U Approval Date: 2006-06-23 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: Chatelain Ave and Cavan Street Full Address: Full PDF Link: </div> <div> MOE District: City: Longitude: Latitude: Geometry X: Geometry Y: </div> </div>					
35	1 of 1	ESE/204.9	95.6 / 5.08	1414 ROSENTHAL AVENUE lot L con A Ottawa ON	WWIS
<div> <div> Well ID: 7274240 Construction Date: Primary Water Use: Monitoring Sec. Water Use: Final Well Status: Monitoring and Test Hole Water Type: Casing Material: Audit No: Z235713 Tag: A206833 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: </div> <div> Data Entry Status: Data Src: Date Received: 11/1/2016 Selected Flag: Yes Abandonment Rec: Contractor: 7579 Form Version: 7 Owner: Street Name: 1414 ROSENTHAL AVENUE County: OTTAWA Municipality: NEPEAN TOWNSHIP Site Info: Lot: L Concession: A Concession Name: OF Easting NAD83: Northing NAD83: Zone: UTM Reliability: </div> </div>					
PDF URL (Map): https://d2khazk8e83rdv.cloudfront.net/moe_mapping/downloads/2Water/Wells_pdfs/727/7274240.pdf					
<u>Bore Hole Information</u>					
<div> <div> Bore Hole ID: 1006283365 DP2BR: </div> <div> Elevation: 100.35588 Elevrc: </div> </div>					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Spatial Status:				Zone:	18
Code OB:				East83:	442509
Code OB Desc:				North83:	5024679
Open Hole:				Org CS:	UTM83
Cluster Kind:				UTMRC:	4
Date Completed:		10/25/2016	UTMRC Desc:		margin of error : 30 m - 100 m
Remarks:				Location Method:	gis
Elevrc Desc:					
Location Source Date:					
Improvement Location Source:					
Improvement Location Method:					
Source Revision Comment:					
Supplier Comment:					
<u>Overburden and Bedrock</u>					
<u>Materials Interval</u>					
Formation ID:		1006385307			
Layer:		2			
Color:		8			
General Color:		BLACK			
Mat1:		26			
Most Common Material:		ROCK			
Mat2:		17			
Mat2 Desc:		SHALE			
Mat3:					
Mat3 Desc:					
Formation Top Depth:		4.5			
Formation End Depth:		6.5			
Formation End Depth UOM:		ft			
<u>Overburden and Bedrock</u>					
<u>Materials Interval</u>					
Formation ID:		1006385306			
Layer:		1			
Color:		2			
General Color:		GREY			
Mat1:		28			
Most Common Material:		SAND			
Mat2:		05			
Mat2 Desc:		CLAY			
Mat3:		66			
Mat3 Desc:		DENSE			
Formation Top Depth:		0			
Formation End Depth:		4.5			
Formation End Depth UOM:		ft			
<u>Annular Space/Abandonment</u>					
<u>Sealing Record</u>					
Plug ID:		1006385317			
Layer:		2			
Plug From:		6.5			
Plug To:		11.5			
Plug Depth UOM:		ft			
<u>Annular Space/Abandonment</u>					
<u>Sealing Record</u>					
Plug ID:		1006385316			
Laver:		1			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Plug From:		0			
Plug To:		6.5			
Plug Depth UOM:		ft			
<u>Method of Construction & Well Use</u>					
Method Construction ID:		1006385315			
Method Construction Code:		6			
Method Construction:		Boring			
Other Method Construction:		DIAMOND			
<u>Pipe Information</u>					
Pipe ID:		1006385304			
Casing No:		0			
Comment:					
Alt Name:					
<u>Construction Record - Casing</u>					
Casing ID:		1006385310			
Layer:		1			
Material:		5			
Open Hole or Material:		PLASTIC			
Depth From:		0			
Depth To:		6.5			
Casing Diameter:		2			
Casing Diameter UOM:		inch			
Casing Depth UOM:		ft			
<u>Construction Record - Casing</u>					
Casing ID:		1006385311			
Layer:		2			
Material:					
Open Hole or Material:					
Depth From:					
Depth To:					
Casing Diameter:		2			
Casing Diameter UOM:		inch			
Casing Depth UOM:		ft			
<u>Construction Record - Screen</u>					
Screen ID:		1006385312			
Layer:		2			
Slot:					
Screen Top Depth:					
Screen End Depth:					
Screen Material:					
Screen Depth UOM:		ft			
Screen Diameter UOM:		inch			
Screen Diameter:					
<u>Construction Record - Screen</u>					
Screen ID:		1006385313			
Layer:		1			
Slot:					
Screen Top Depth:		6.5			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
<hr/>					
Screen End Depth:		11.5			
Screen Material:		5			
Screen Depth UOM:		ft			
Screen Diameter UOM:		inch			
Screen Diameter:		2			
 <u>Results of Well Yield Testing</u>					
Pump Test ID:		1006385305			
Pump Set At:					
Static Level:					
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:		3			
Water State After Test:		OTHER			
Pumping Test Method:		0			
Pumping Duration HR:					
Pumping Duration MIN:					
Flowing:					
 <u>Water Details</u>					
Water ID:		1006385309			
Layer:		1			
Kind Code:					
Kind:					
Water Found Depth:		8			
Water Found Depth UOM:		ft			
 <u>Hole Diameter</u>					
Hole ID:		1006385308			
Diameter:		6.75			
Depth From:		0			
Depth To:		11.5			
Hole Depth UOM:		ft			
Hole Diameter UOM:		inch			

36	1 of 1	ESE/206.8	94.9 / 4.44	1414 ROSENTHAL AVENUE lot L con A OTTAWA ON	WWIS
<hr/>					
Well ID:	7274239			Data Entry Status:	
Construction Date:				Data Src:	
Primary Water Use:	Monitoring and Test Hole			Date Received:	11/1/2016
Sec. Water Use:	0			Selected Flag:	Yes
Final Well Status:	Monitoring and Test Hole			Abandonment Rec:	
Water Type:				Contractor:	7579
Casing Material:				Form Version:	7
Audit No:	Z235714			Owner:	
Tag:	A206827			Street Name:	1414 ROSENTHAL AVENUE
Construction Method:				County:	OTTAWA
Elevation (m):				Municipality:	NEPEAN TOWNSHIP
Elevation Reliability:				Site Info:	
Depth to Bedrock:				Lot:	L
Well Depth:				Concession:	A
Overburden/Bedrock:				Concession Name:	OF
Pump Rate:				Easting NAD83:	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Static Water Level: Flowing (Y/N): Flow Rate: Clear/Cloudy:				Northing NAD83: Zone: UTM Reliability:	
PDF URL (Map):		https://d2khazk8e83rdv.cloudfront.net/moe_mapping/downloads/2Water/Wells_pdfs/727\7274239.pdf			
<u>Bore Hole Information</u>					
Bore Hole ID:	1006283362			Elevation:	99.780952
DP2BR:				Elevrc:	
Spatial Status:				Zone:	18
Code OB:				East83:	442530
Code OB Desc:				North83:	5024690
Open Hole:				Org CS:	UTM83
Cluster Kind:				UTMRC:	4
Date Completed:	10/25/2016			UTMRC Desc:	margin of error : 30 m - 100 m
Remarks:				Location Method:	gis
Elevrc Desc:					
Location Source Date:					
Improvement Location Source:					
Improvement Location Method:					
Source Revision Comment:					
Supplier Comment:					
<u>Overburden and Bedrock</u>					
<u>Materials Interval</u>					
Formation ID:	1006384939				
Layer:	2				
Color:	2				
General Color:	GREY				
Mat1:	26				
Most Common Material:	ROCK				
Mat2:	17				
Mat2 Desc:	SHALE				
Mat3:	71				
Mat3 Desc:	FRACTURED				
Formation Top Depth:	3				
Formation End Depth:	12				
Formation End Depth UOM:	ft				
<u>Overburden and Bedrock</u>					
<u>Materials Interval</u>					
Formation ID:	1006384938				
Layer:	1				
Color:	2				
General Color:	GREY				
Mat1:	34				
Most Common Material:	TILL				
Mat2:	28				
Mat2 Desc:	SAND				
Mat3:					
Mat3 Desc:					
Formation Top Depth:	0				
Formation End Depth:	3				
Formation End Depth UOM:	ft				
<u>Annular Space/Abandonment</u>					
<u>Sealing Record</u>					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Plug ID:		1006384949			
Layer:		1			
Plug From:		0			
Plug To:		6			
Plug Depth UOM:		ft			
<u>Annular Space/Abandonment Sealing Record</u>					
Plug ID:		1006385031			
Layer:		2			
Plug From:		6			
Plug To:		12			
Plug Depth UOM:		ft			
<u>Annular Space/Abandonment Sealing Record</u>					
Plug ID:		1006384948			
Layer:		1			
Plug From:					
Plug To:					
Plug Depth UOM:		ft			
<u>Method of Construction & Well Use</u>					
Method Construction ID:		1006384947			
Method Construction Code:		6			
Method Construction:		Boring			
Other Method Construction:		DIAMOND			
<u>Pipe Information</u>					
Pipe ID:		1006384937			
Casing No:		0			
Comment:					
Alt Name:					
<u>Construction Record - Casing</u>					
Casing ID:		1006384943			
Layer:		1			
Material:		5			
Open Hole or Material:		PLASTIC			
Depth From:		0			
Depth To:		6			
Casing Diameter:		2			
Casing Diameter UOM:		inch			
Casing Depth UOM:		ft			
<u>Construction Record - Screen</u>					
Screen ID:		1006384944			
Layer:		1			
Slot:		.25			
Screen Top Depth:		6			
Screen End Depth:		12			
Screen Material:		5			
Screen Depth UOM:		ft			
Screen Diameter UOM:		inch			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Screen Diameter:		2			
<u>Water Details</u>					
Water ID:		1006384942			
Layer:		1			
Kind Code:		8			
Kind:		Untested			
Water Found Depth:		8			
Water Found Depth UOM:		ft			
<u>Hole Diameter</u>					
Hole ID:		1006384940			
Diameter:		4			
Depth From:		3			
Depth To:		12			
Hole Depth UOM:		ft			
Hole Diameter UOM:		inch			
<u>Hole Diameter</u>					
Hole ID:		1006384941			
Diameter:		6.75			
Depth From:		0			
Depth To:		3			
Hole Depth UOM:		ft			
Hole Diameter UOM:		inch			
37	1 of 1	NNE/207.3	84.9 / -5.61	1402 Chatelain Avenue Ottawa ON	EHS
Order No:		20141105035		Nearest Intersection:	
Status:		C		Municipality:	
Report Type:		Standard Report		Client Prov/State:	ON
Report Date:		11-NOV-14		Search Radius (km):	.25
Date Received:		05-NOV-14		X:	-75.73557
Previous Site Name:				Y:	45.377094
Lot/Building Size:					
Additional Info Ordered:					
38	1 of 1	ESE/207.3	95.0 / 4.54	1404 ROSENTHAL AVENUE Ottawa ON	WWIS
Well ID:		7220784		Data Entry Status:	
Construction Date:				Data Src:	
Primary Water Use:		Monitoring		Date Received:	5/27/2014
Sec. Water Use:				Selected Flag:	Yes
Final Well Status:		Observation Wells		Abandonment Rec:	
Water Type:				Contractor:	7328
Casing Material:				Form Version:	7
Audit No:		Z171273		Owner:	
Tag:		A122864		Street Name:	1404 ROSENTHAL AVENUE
Construction Method:				County:	OTTAWA
Elevation (m):				Municipality:	NEPEAN 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:					
PDF URL (Map):		https://d2khazk8e83rdv.cloudfront.net/moe_mapping/downloads/2Water/Wells_pdfs/722\7220784.pdf			
<u>Bore Hole Information</u>					
Bore Hole ID:	1004779147			Elevation:	98.004936
DP2BR:				Elevrc:	
Spatial Status:				Zone:	18
Code OB:				East83:	442567
Code OB Desc:				North83:	5024716
Open Hole:				Org CS:	UTM83
Cluster Kind:				UTMRC:	4
Date Completed:	3/1/2013			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:					
<u>Overburden and Bedrock</u>					
<u>Materials Interval</u>					
Formation ID:	1005172795				
Layer:	1				
Color:	8				
General Color:	BLACK				
Mat1:					
Most Common Material:					
Mat2:					
Mat2 Desc:					
Mat3:					
Mat3 Desc:					
Formation Top Depth:	0				
Formation End Depth:	.05				
Formation End Depth UOM:	m				
<u>Overburden and Bedrock</u>					
<u>Materials Interval</u>					
Formation ID:	1005172796				
Layer:	2				
Color:	6				
General Color:	BROWN				
Mat1:	28				
Most Common Material:	SAND				
Mat2:	11				
Mat2 Desc:	GRAVEL				
Mat3:	05				
Mat3 Desc:	CLAY				
Formation Top Depth:	.05				
Formation End Depth:	2.51				
Formation End Depth UOM:	m				
<u>Overburden and Bedrock</u>					
<u>Materials Interval</u>					
Formation ID:	1005172797				

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Layer:	3				
Color:	2				
General Color:	GREY				
Mat1:	15				
Most Common Material:	LIMESTONE				
Mat2:	17				
Mat2 Desc:	SHALE				
Mat3:	26				
Mat3 Desc:	ROCK				
Formation Top Depth:	2.51				
Formation End Depth:	6.2				
Formation End Depth UOM:	m				
<u>Annular Space/Abandonment</u>					
<u>Sealing Record</u>					
Plug ID:	1005172805				
Layer:	1				
Plug From:	0				
Plug To:	2.6				
Plug Depth UOM:	m				
<u>Method of Construction & Well</u>					
<u>Use</u>					
Method Construction ID:	1005172804				
Method Construction Code:	7				
Method Construction:	Diamond				
Other Method Construction:					
<u>Pipe Information</u>					
Pipe ID:	1005172794				
Casing No:	0				
Comment:					
Alt Name:					
<u>Construction Record - Casing</u>					
Casing ID:	1005172801				
Layer:	1				
Material:	5				
Open Hole or Material:	PLASTIC				
Depth From:	0				
Depth To:	3.2				
Casing Diameter:	3.1				
Casing Diameter UOM:	cm				
Casing Depth UOM:	m				
<u>Construction Record - Screen</u>					
Screen ID:	1005172802				
Layer:	1				
Slot:	10				
Screen Top Depth:	3.2				
Screen End Depth:	6.2				
Screen Material:	5				
Screen Depth UOM:	m				
Screen Diameter UOM:	cm				
Screen Diameter:	3.8				

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
<u>Water Details</u>					
Water ID:		1005172800			
Layer:		1			
Kind Code:		8			
Kind:		Untested			
Water Found Depth:		3.82			
Water Found Depth UOM:		m			
<u>Hole Diameter</u>					
Hole ID:		1005172798			
Diameter:		20			
Depth From:		0			
Depth To:		2.51			
Hole Depth UOM:		m			
Hole Diameter UOM:		cm			
<u>Hole Diameter</u>					
Hole ID:		1005172799			
Diameter:		7.69			
Depth From:		2.51			
Depth To:		6.2			
Hole Depth UOM:		m			
Hole Diameter UOM:		cm			
<u>39</u>	1 of 1	SW/224.3	101.9 / 11.39	City of Ottawa Corporate Real Estate Office 1520 Caldwell Avenue Ottawa ON K1Z 8M7	GEN
Generator No:	ON9326518			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:					
<u>Detail(s)</u>					
Waste Class:	221 L				
Waste Class Desc:	Light fuels				
<u>40</u>	1 of 2	ESE/224.6	95.0 / 4.54	1399 Coldwell Avenue Ottawa ON	SPL
Ref No:	4524-BDJ5P7			Discharger Report:	
Site No:	NA			Material Group:	
Incident Dt:	6/26/2019			Health/Env Conseq:	2 - Minor Environment
Year:				Client Type:	
Incident Cause:				Sector Type:	Miscellaneous Industrial
Incident Event:	Leak/Break			Agency Involved:	
Contaminant Code:	35			Nearest Watercourse:	
Contaminant Name:	NATURAL GAS (METHANE)			Site Address:	1399 Coldwell Avenue
Contaminant Limit 1:				Site District Office:	Ottawa
Contam Limit Freq 1:				Site Postal Code:	
Contaminant UN No 1:	1075			Site Region:	Eastern
Environment Impact:				Site Municipality:	Ottawa
Nature of Impact:				Site Lot:	
Receiving Medium:				Site Conc:	
Receiving Env:	Air			Northing:	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
MOE Response: No Dt MOE Arvl on Scn: MOE Reported Dt: 6/26/2019 Dt Document Closed: 10/24/2019 Incident Reason: Operator/Human Error Site Name: Residence<UNOFFICIAL> Site County/District: Site Geo Ref Meth: Incident Summary: TSSA FSB: 1/2" plastic IP service damaged; made safe Contaminant Qty: 0 other - see incident description					
Easting: Site Geo Ref Accu: Site Map Datum: SAC Action Class: TSSA - Fuel Safety Branch - Hydrocarbon Fuel Release/Spill Valve/Fitting/Piping Source Type:					
40	2 of 2	ESE/224.6	95.0 / 4.54	ENBRIDGE GAS INC 1399 CALDWELL AVE., OTTAWA, ON, K1Z 8L3, CA ON	PINC
Incident ID: Incident No: 2619634 Incident Reported Dt: 6/27/2019 Type: FS-Pipeline Incident Status Code: Customer Acct Name: ENBRIDGE GAS INC Incident Address: 1399 CALDWELL AVE., OTTAWA, ON, K1Z 8L3, CA Tank Status: Pipeline Damage Reason Est Task No: Spills Action Centre: Fuel Type: Fuel Occurrence Tp: Date of Occurrence: Occurrence Start Dt: Operation Type: Pipeline Type: Regulator Type: Summary: Reported By: Affiliation: Occurrence Desc: Damage Reason: Notes:					
Fuel Category: Health Impact: Environment Impact: Property Damage: Service Interrupt: Enforce Policy: Public Relation: Pipeline System: Depth: Pipe Material: PSIG: Attribute Category: Regulator Location: Method Details:					
41	1 of 1	W/224.8	85.8 / -4.64	991 McBRIDE STREET OTTAWA ON K1Z 5K3	HINC
External File Num: FS INC 0906-03240 Fuel Occurrence Type: Date of Occurrence: Fuel Type Involved: Status Desc: Pending Level 1 Occurrence Investigation Job Type Desc: Incident/Near-Miss Occurrence (FS) Oper. Type Involved: Service Interruptions: Property Damage: Fuel Life Cycle Stage: Root Cause: Reported Details: Fuel Category: Gaseous Fuel Occurrence Type: Incident Affiliation: Industry Stakeholder (Licensee/Registration/Certificate Holder, Facility Owner, etc.) County Name: Ottawa Approx. Quant. Rel: Nearby body of water:					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Enter Drainage Syst.: Approx. Quant. Unit: Environmental Impact:					
42	1 of 1	ENE/227.0	89.9 / -0.61	ON	BORE
Borehole ID:	612785			Inclin FLG:	No
OGF ID:	215514091			SP Status:	Initial Entry
Status:				Surv Elev:	No
Type:	Borehole			Piezometer:	No
Use:				Primary Name:	
Completion Date:				Municipality:	
Static Water Level:	24.1			Lot:	
Primary Water Use:				Township:	
Sec. Water Use:				Latitude DD:	45.375466
Total Depth m:	-999			Longitude DD:	-75.732442
Depth Ref:	Ground Surface			UTM Zone:	18
Depth Elev:				Easting:	442651
Drill Method:				Northing:	5024922
Orig Ground Elev m:	93.3			Location Accuracy:	
Elev Reliabil Note:				Accuracy:	Not Applicable
DEM Ground Elev m:	93.3				
Concession:					
Location D:					
Survey D:					
Comments:					
<u>Borehole Geology Stratum</u>					
Geology Stratum ID:	218392490			Mat Consistency:	
Top Depth:	1.8			Material Moisture:	
Bottom Depth:	4			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:	218392491			Mat Consistency:	Firm
Top Depth:	4			Material Moisture:	
Bottom Depth:				Material Texture:	
Material Color:	Blue			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. . BLUE. SHALE. BROWN. 0006600195 SAND. FIRM. BOULDERS. SILT. BEDROCK.				
Geology Stratum ID:	218392489			Mat Consistency:	
Top Depth:	0			Material Moisture:	
Bottom Depth:	1.8			Material Texture:	
Material Color:				Non Geo Mat Type:	
Material 1:	Sand			Geologic Formation:	
Material 2:				Geologic Group:	
Material 3:				Geologic Period:	
Material 4:				Depositional Gen:	
Gsc Material Description:					
Stratum Description:	SAND.				

<i>Map Key</i>	<i>Number of Records</i>	<i>Direction/ Distance (m)</i>	<i>Elev/Diff (m)</i>	<i>Site</i>	<i>DB</i>
<u>Source</u>					
Source Type:	Data Survey			Source Appl:	Spatial/Tabular
Source Orig:	Geological Survey of Canada			Source Iden:	1
Source Date:	1956-1972			Scale or Res:	Varies
Confidence:	M			Horizontal:	NAD27
Observatio:				Verticalda:	Mean Average Sea Level
Source Name:	Urban Geology Automated Information System (UGAIS)				
Source Details:	File: OTTAWA2.txt RecordID: 052930 NTS_Sheet: 31G05G				
Confiden 1:	Reliable information but incomplete.				
<u>Source List</u>					
Source Identifier:	1			Horizontal Datum:	NAD27
Source Type:	Data Survey			Vertical Datum:	Mean Average Sea Level
Source Date:	1956-1972			Projection Name:	Universal Transverse Mercator
Scale or Resolution:	Varies				
Source Name:	Urban Geology Automated Information System (UGAIS)				
Source Originators:	Geological Survey of Canada				

Unplottable Summary

Total: **25** Unplottable sites

DB	Company Name/Site Name	Address	City	Postal
CA	SHELL CANADA PRODUCTS LIMITED	MERIVALE RD., BULK TANK FARM	NEPEAN CITY ON	
CA	JAMES STEWART	MERIVALE RD.	NEPEAN CITY ON	
CA	MINTO CONSTRUCTION LTD.	MERIVALE RD. EAST SIDE	NEPEAN CITY ON	
CA		Merivale Road	Nepean ON	
CA		Merivale Road	Nepean ON	
CA	City of Ottawa	Works within an easement adjacent to Merivale Rd	Ottawa ON	
CA	MINTO CONSTRUCTION LTD.	MERIVALE RD.	NEPEAN CITY ON	
CA	City of Nepean	MERIVALE RD./S.W.MGT	NEPEAN CITY ON	
CA	MID CANADA CONSTRUCTION LTD.	ACCESS RD. W. OF MERIVALE RD.	NEPEAN CITY ON	
CA	JAMES STEWART	MERIVALE RD. STEWART FUELS	NEPEAN CITY ON	
CA	R.M. OF OTTAWA-CARLETON	MERIVALE RD. RECONT. WOODFIELD	NEPEAN CITY ON	
CA	J. PEREZ CONSTRUCTION LTD.	MERIVALE RD.	NEPEAN CITY ON	
CA	MR. G. PASQUA HELMER STRANKS COLE ARCHIT	K-MART PLAZA, MERIVALE ROAD	NEPEAN CITY ON	
ECA	City of Ottawa	McBride St Between Lepage and Chatelain	Ottawa ON	K2G 6J8
GEN	7770251 CANADA INC	MERIVALE ROAD	OTTAWA ON	
GEN	PETRO-CANADA PRODUCTS	OTTAWA TERMINAL - GULF MERIVALE ROAD	OTTAWA ON	K2C 3G1
NEES	STINSON FUELS		OTTAWA CITY ON	

PRT	SHELL CANADA PRODUCTS LTD	MERIVALE RD	OTTAWA ON
SPL	STINSON FUELS	CONNAUGHT RIFLE RANGES TANK TRUCK (CARGO)	OTTAWA ON
SPL	STINSON FUELS	OXFORD MILL, GENERAL STORE BOX. 112. R. R. 2 TANK TRUCK (CARGO)	OTTAWA ON
SPL	Stinson Fuels <UNOFFICIAL>	just west of Wilhaven Dr.	Ottawa ON
SPL	ONTARIO HYDRO	MERIVALE RD TRANSFORMER STATION TRANSFORMER	NEPEAN CITY ON
SPL	City of Ottawa	Caldwell Ave, corner of Medford Street	Ottawa ON
SPL	TRANSPORT TRUCK	FROM CLYDE AVE/MERIVALE RD TO KIRKWOOD/ MERIVALE IN NEPEAN. MOTOR VEHICLE (OPERATING FLUID)	OTTAWA CITY ON
SPL	CANADIAN NATIONAL RAILWAY	CN RAILLINE FROM BELLS CORNERS TO MERIVALE ROAD. TRAIN	NEPEAN CITY ON

Unplottable Report

Site: SHELL CANADA PRODUCTS LIMITED
MERIVALE RD., BULK TANK FARM NEPEAN CITY ON

Database:
CA

Certificate #: 4-0099-91-
Application Year: 91
Issue Date: 11/14/1991
Approval Type: Industrial wastewater
Status: Cancelled
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description: MODIFY OIL/WATER SEPARATOR
Contaminants:
Emission Control:

Site: JAMES STEWART
MERIVALE RD. NEPEAN CITY ON

Database:
CA

Certificate #: 7-1585-88-
Application Year: 88
Issue Date: 10/6/1988
Approval Type: Municipal water
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: MINTO CONSTRUCTION LTD.
MERIVALE RD. EAST SIDE NEPEAN CITY ON

Database:
CA

Certificate #: 7-0594-85-006
Application Year: 85
Issue Date: 7/25/85
Approval Type: Municipal water
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: Merivale Road Nepean ON

Database:
CA

Certificate #: 6408-4PJHR7

Application Year: 00
Issue Date: 9/27/00
Approval Type: Municipal & Private water
Status: Approved
Application Type: New Certificate of Approval
Client Name: Corporation of the Regional Municipality of Ottawa-Carleton
Client Address: 111 Lisgar Street
Client City: Ottawa
Client Postal Code: K2P 2L7
Project Description: Installation of watermains and appurtenances in Merivale Road from Amberwood Crescent to approximately 100 m north of Fallowfield Road.

Contaminants:
Emission Control:

Site: Merivale Road Nepean ON

Database:
CA

Certificate #: 0030-4N8JQX
Application Year: 00
Issue Date: 8/17/00
Approval Type: Municipal & Private water
Status: Approved
Application Type: New Certificate of Approval
Client Name: Corporation of the Regional Municipality of Ottawa-Carleton
Client Address: 111 Lisgar Street
Client City: Ottawa
Client Postal Code: K2P 2L7
Project Description: Installation of watermains on Merivale Road, Boyce Street
Contaminants:
Emission Control:

Site: City of Ottawa
Works within an easement adjacent to Merivale Rd Ottawa ON

Database:
CA

Certificate #: 0702-82CL4A
Application Year: 2010
Issue Date: 2/8/2010
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: MINTO CONSTRUCTION LTD.
MERIVALE RD. NEPEAN CITY ON

Database:
CA

Certificate #: 3-0874-85-006
Application Year: 85
Issue Date: 8/14/85
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 Nepean
MERIVALE RD./S.W.MGT NEPEAN CITY ON

Database:
CA

Certificate #: 3-1378-92-
Application Year: 92
Issue Date: 11/30/1992
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: MID CANADA CONSTRUCTION LTD.
ACESS RD. W. OF MERIVALE RD. NEPEAN CITY ON

Database:
CA

Certificate #: 3-0198-89-
Application Year: 89
Issue Date: 2/17/1989
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: JAMES STEWART
MERIVALE RD. STEWART FUELS NEPEAN CITY ON

Database:
CA

Certificate #: 3-1845-88-
Application Year: 88
Issue Date: 10/6/1988
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: R.M. OF OTTAWA-CARLETON
MERIVALE RD. RECONT. WOODFIELD NEPEAN CITY ON

Database:
CA

Certificate #: 3-0317-88-
Application Year: 88
Issue Date: 3/17/1988
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 CONSTRUCTION LTD.
MERIVALE RD. NEPEAN CITY ON

Database:
CA

Certificate #: 3-1266-86-
Application Year: 86
Issue Date: 9/10/1986
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: MR. G. PASQUA HELMER STRANKS COLE ARCHIT
K-MART PLAZA, MERIVALE ROAD NEPEAN CITY ON

Database:
CA

Certificate #: 8-4088-89-
Application Year: 89
Issue Date: 8/17/1989
Approval Type: Industrial air
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description: RESTAURANT EXHAUST
Contaminants:
Emission Control:

Site: City of Ottawa
McBride St Between Lepage and Chatelain Ottawa ON K2G 6J8

Database:
ECA

Approval No: 2672-8W5FZ8
Approval Date: 2012-07-24
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: McBride St Between Lepage and Chatelain
Full Address:
Full PDF Link: <https://www.accessenvironment.ene.gov.on.ca/instruments/8319-8VXL7L-14.pdf>

MOE District:
City:
Longitude:
Latitude:
Geometry X:
Geometry Y:

Site: 7770251 CANADA INC
MERIVALE ROAD OTTAWA ON

Database:
GEN

Generator No: ON6163455
Status:
Approval Years: 2013
PO Box No:
Country:
Choice of Contact:

Contam. Facility:
MHSW Facility:
SIC Code: 812320
SIC Description: DRY CLEANING AND LAUNDRY SERVICES (EXCEPT COIN-OPERATED)

Co Admin:
Phone No Admin:

Detail(s)

Waste Class: 241
Waste Class Desc: HALOGENATED SOLVENTS

Site: **PETRO-CANADA PRODUCTS**
OTTAWA TERMINAL - GULF MERIVALE ROAD OTTAWA ON K2C 3G1

Database:
GEN

Generator No: ON0031027
Status:
Approval Years: 98
Contam. Facility:
MHSW Facility:
SIC Code: 3611
SIC Description: REFINED PETRO. PROD.

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

Detail(s)

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

Site: **STINSON FUELS**
OTTAWA CITY ON

Database:
NEES

Incident Date: 2/16/89
Contaminant: GASOLINE
Amount: 0
Units: Above Ground Tank Leak
Quantity:
Cause: Damage by Equipment
Source: Other Storage Facilities
Reason:
Sector: Transportation

Site: **SHELL CANADA PRODUCTS LTD**
MERIVALE RD OTTAWA ON

Database:
PRT

Location ID: 11000
Type: retail
Expiry Date: 1995-12-31
Capacity (L): 8280000
Licence #: 0022412017

Site: **STINSON FUELS**
CONNAUGHT RIFLE RANGES TANK TRUCK (CARGO) OTTAWA ON

Database:
SPL

Ref No: 183235
Site No:
Incident Dt: 7/7/2000
Year:
Incident Cause: VALVE/FITTING LEAK OR FAILURE
Incident Event:
Contaminant Code:
Contaminant Name:
Contaminant Limit 1:
Contam Limit Freq 1:
Contaminant UN No 1:
Environment Impact: NOT ANTICIPATED

Discharger Report:
Material Group:
Health/Env Conseq:
Client Type:
Sector Type:
Agency Involved:
Nearest Watercourse:
Site Address:
Site District Office:
Site Postal Code:
Site Region:
Site Municipality: 20107

Nature of Impact:		Site Lot:	
Receiving Medium:	LAND	Site Conc:	
Receiving Env:		Northing:	
MOE Response:		Easting:	
Dt MOE Arvl on Scn:		Site Geo Ref Accu:	
MOE Reported Dt:	7/7/2000	Site Map Datum:	
Dt Document Closed:		SAC Action Class:	
Incident Reason:	EQUIPMENT FAILURE	Source Type:	
Site Name:			
Site County/District:			
Site Geo Ref Meth:			
Incident Summary:	STINSON FUELS: 10-15L GAS TO CEMENT. CONTAINED ANDCLEANED.SHUT-OFF PROBLEM		
Contaminant Qty:			

Site: STINSON FUELS
OXFORD MILL, GENERAL STORE BOX. 112. R.R. 2 TANK TRUCK (CARGO) OTTAWA ON

Database:
SPL

Ref No:	182257	Discharger Report:	
Site No:		Material Group:	
Incident Dt:	6/15/2000	Health/Env Conseq:	
Year:		Client Type:	
Incident Cause:	VALVE/FITTING LEAK OR FAILURE	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:	20107
Nature of Impact:		Site Lot:	
Receiving Medium:	LAND	Site Conc:	
Receiving Env:		Northing:	
MOE Response:		Easting:	
Dt MOE Arvl on Scn:		Site Geo Ref Accu:	
MOE Reported Dt:	6/15/2000	Site Map Datum:	
Dt Document Closed:		SAC Action Class:	
Incident Reason:	OTHER	Source Type:	
Site Name:			
Site County/District:			
Site Geo Ref Meth:			
Incident Summary:	STINSON FUELS: 35 LITRES GAS TO PAD. CONTAINED ANDCLEANED. TRUCK PROBLEM.		
Contaminant Qty:			

Site: Stinson Fuels <UNOFFICIAL>
just west of Wilhaven Dr. Ottawa ON

Database:
SPL

Ref No:	1011-8MSV83	Discharger Report:	
Site No:		Material Group:	
Incident Dt:	10/19/2011	Health/Env Conseq:	
Year:		Client Type:	
Incident Cause:	Container Leak (Fuel Tank Barrels)	Sector Type:	Tank Truck
Incident Event:		Agency Involved:	
Contaminant Code:	13	Nearest Watercourse:	
Contaminant Name:	FURNACE OIL	Site Address:	just west of Wilhaven Dr.
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:	Ottawa
Nature of Impact:		Site Lot:	
Receiving Medium:		Site Conc:	
Receiving Env:		Northing:	
MOE Response:	No Field Response	Easting:	
Dt MOE Arvl on Scn:		Site Geo Ref Accu:	
MOE Reported Dt:	10/19/2011	Site Map Datum:	
Dt Document Closed:	11/19/2011	SAC Action Class:	Land Spills
Incident Reason:	Other - Reason not otherwise defined	Source Type:	

Site Name: on Millburn Crescent <UNOFFICIAL>
Site County/District:
Site Geo Ref Meth:
Incident Summary: Stinson Fuels -5 L furnace oil and 4 L of diesel to ground.
Contaminant Qty: 5 L

Site: **ONTARIO HYDRO**
MERIVALE RD TRANSFORMER STATION TRANSFORMER NEPEAN CITY ON

Database:
SPL

Ref No:	5847	Discharger Report:	
Site No:		Material Group:	
Incident Dt:	6/29/1988	Health/Env Conseq:	
Year:		Client Type:	
Incident Cause:	COOLING SYSTEM 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:		Site Municipality:	20104
Nature of Impact:		Site Lot:	
Receiving Medium:	LAND	Site Conc:	
Receiving Env:		Northing:	
MOE Response:		Easting:	
Dt MOE Arvl on Scn:		Site Geo Ref Accu:	
MOE Reported Dt:	6/29/1988	Site Map Datum:	
Dt Document Closed:		SAC Action Class:	
Incident Reason:	EQUIPMENT FAILURE	Source Type:	
Site Name:			
Site County/District:			
Site Geo Ref Meth:			
Incident Summary:	ONT HYDRO - 10 L PYRANOL TO GROUND AT TRANSFORMER STATION.		
Contaminant Qty:			

Site: **City of Ottawa**
Caldwell Ave, corner of Medford Street Ottawa ON

Database:
SPL

Ref No:	8500-AZNGVW	Discharger Report:	
Site No:	NA	Material Group:	
Incident Dt:	2018/06/12	Health/Env Conseq:	2 - Minor Environment
Year:		Client Type:	Municipal Government
Incident Cause:		Sector Type:	Miscellaneous Communal
Incident Event:	Leak/Break	Agency Involved:	
Contaminant Code:	27	Nearest Watercourse:	
Contaminant Name:	COOLANT N.O.S.	Site Address:	Caldwell Ave, corner of Medford Street
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:	2018/06/12	Site Map Datum:	
Dt Document Closed:	2018/07/30	SAC Action Class:	Land Spills
Incident Reason:	Equipment Failure	Source Type:	Motor Vehicle
Site Name:	CB<UNOFFICIAL>		
Site County/District:			
Site Geo Ref Meth:			
Incident Summary:	OC Transpo - coolant to CB - cleaned		
Contaminant Qty:	10 L		

Site: TRANSPORT TRUCK
FROM CLYDE AVE/MERIVALE RD TO KIRKWOOD/ MERIVALE IN NEPEAN. MOTOR VEHICLE (OPERATING FLUID)
OTTAWA CITY ON

Database:
SPL

Ref No:	86219	Discharger Report:	
Site No:		Material Group:	
Incident Dt:	5/29/1993	Health/Env Conseq:	
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:	NOT ANTICIPATED	Site Municipality:	20101
Nature of Impact:		Site Lot:	
Receiving Medium:	LAND	Site Conc:	
Receiving Env:		Northing:	
MOE Response:		Easting:	
Dt MOE Arvl on Scn:		Site Geo Ref Accu:	
MOE Reported Dt:	5/29/1993	Site Map Datum:	
Dt Document Closed:		SAC Action Class:	
Incident Reason:	EQUIPMENT FAILURE	Source Type:	
Site Name:			
Site County/District:			
Site Geo Ref Meth:			
Incident Summary:	LAIDLAW WASTE- HYDRAULIC OIL FROM GARBAGE TRUCK TO ASPHALT ALONG MERIVALE RD		
Contaminant Qty:			

Site: CANADIAN NATIONAL RAILWAY
CN RAILLINE FROM BELLS CORNERS TO MERIVALE ROAD. TRAIN NEPEAN CITY ON

Database:
SPL

Ref No:	91652	Discharger Report:	
Site No:		Material Group:	
Incident Dt:	9/25/1993	Health/Env Conseq:	
Year:		Client Type:	
Incident Cause:	OTHER CONTAINER 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:	POSSIBLE	Site Municipality:	20104
Nature of Impact:	Soil contamination	Site Lot:	
Receiving Medium:	LAND / AIR	Site Conc:	
Receiving Env:		Northing:	
MOE Response:		Easting:	
Dt MOE Arvl on Scn:		Site Geo Ref Accu:	
MOE Reported Dt:	9/25/1993	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:	CANADIAN NATIONAL RAILWAY FIRE AND DIESEL SPILL TO RAIL LINE.		
Contaminant Qty:			

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 2020

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-Dec 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 2018

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: Jul 31, 2020

Chemical Manufacturers and Distributors:

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

Chemical Register:

Private CHM

This database includes a listing of locations of facilities within the Province or Territory that either manufacture and/or distributes chemicals.

Government Publication Date: 1999-Dec 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 -Dec 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-Nov 2020

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-Dec 31, 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 2020

Delisted Fuel Tanks:

Provincial

[DTNK](#)

List of fuel storage tank sites that were once found in - and have since been removed from - the list of fuel storage tanks made available by the regulatory agency under Access to Public Information.

Government Publication Date: Jul 31, 2020

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-Dec 31, 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-Dec 31, 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- Dec 31, 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-Oct 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 ERIIS 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: Jul 31, 2020**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-Sep 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: Jul 31, 2020

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-Jul 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 2018

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 is 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: Jul 31, 2020

Landfill Inventory Management Ontario:

Provincial

LIMO

The Landfill Inventory Management Ontario (LIMO) database is updated every year, as the Ministry of the Environment, Conservation and Parks compiles new and updated information. Includes small and large landfills currently operating as well as those which are closed and historic. Operators of larger landfills provide landfill information for the previous operating year to the ministry for LIMO including: 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 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-Sep 30, 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-Aug 31, 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 2020

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-Dec 31, 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: Oct 2011-Dec 31, 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 is an historical copy of records previously obtained under Access to Public Information. Records are not verified for accuracy or completeness.

Government Publication Date: Oct 31, 2020

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-Dec 31, 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-Nov 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-Dec 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

List of spills and incidents made available the Ministry of the Environment, Conservation and Parks. 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-Mar 2020; Jul 2020 - Aug 2020

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 - Dec 2020

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: Jul 31, 2020

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-Dec 31, 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 30th, 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: Apr 30, 2020

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
AERIAL PHOTOGRAPHS



LRJ

ENGINEERING | INGÉNIERIE

5430 Canotek Road | Ottawa, ON, K1J 9G2
www.lrl.ca | (613) 842-3434

PROJECT

PHASE I ENVIRONMENTAL
SITE ASSESSMENT
1435-1455 MORISSET AVENUE
OTTAWA, ONTARIO

DRAWING TITLE

AERIAL PHOTOGRAPH 1958
SOURCE: GeoOttawa
SCALE 1:4500

CLIENT

FIRM CAPITAL

DATE

MARCH 2021

PROJECT

200572

AP1958





LRJ

ENGINEERING | INGÉNIERIE

5430 Canotek Road | Ottawa, ON, K1J 9G2
www.lrl.ca | (613) 842-3434

PROJECT

PHASE I ENVIRONMENTAL
SITE ASSESSMENT
1435-1455 MORISSET AVENUE
OTTAWA, ONTARIO

DRAWING TITLE

AERIAL PHOTOGRAPH 1965
SOURCE: GeoOttawa
SCALE 1:4500

CLIENT

FIRM CAPITAL

DATE

MARCH 2021

PROJECT

200572

AP1965





LRJ

ENGINEERING | INGÉNIERIE

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PROJECT

PHASE I ENVIRONMENTAL
SITE ASSESSMENT
1435-1455 MORISSET AVENUE
OTTAWA, ONTARIO

DRAWING TITLE

AERIAL PHOTOGRAPH 1976
SOURCE: GeoOttawa
SCALE 1:4500

CLIENT

FIRM CAPITAL

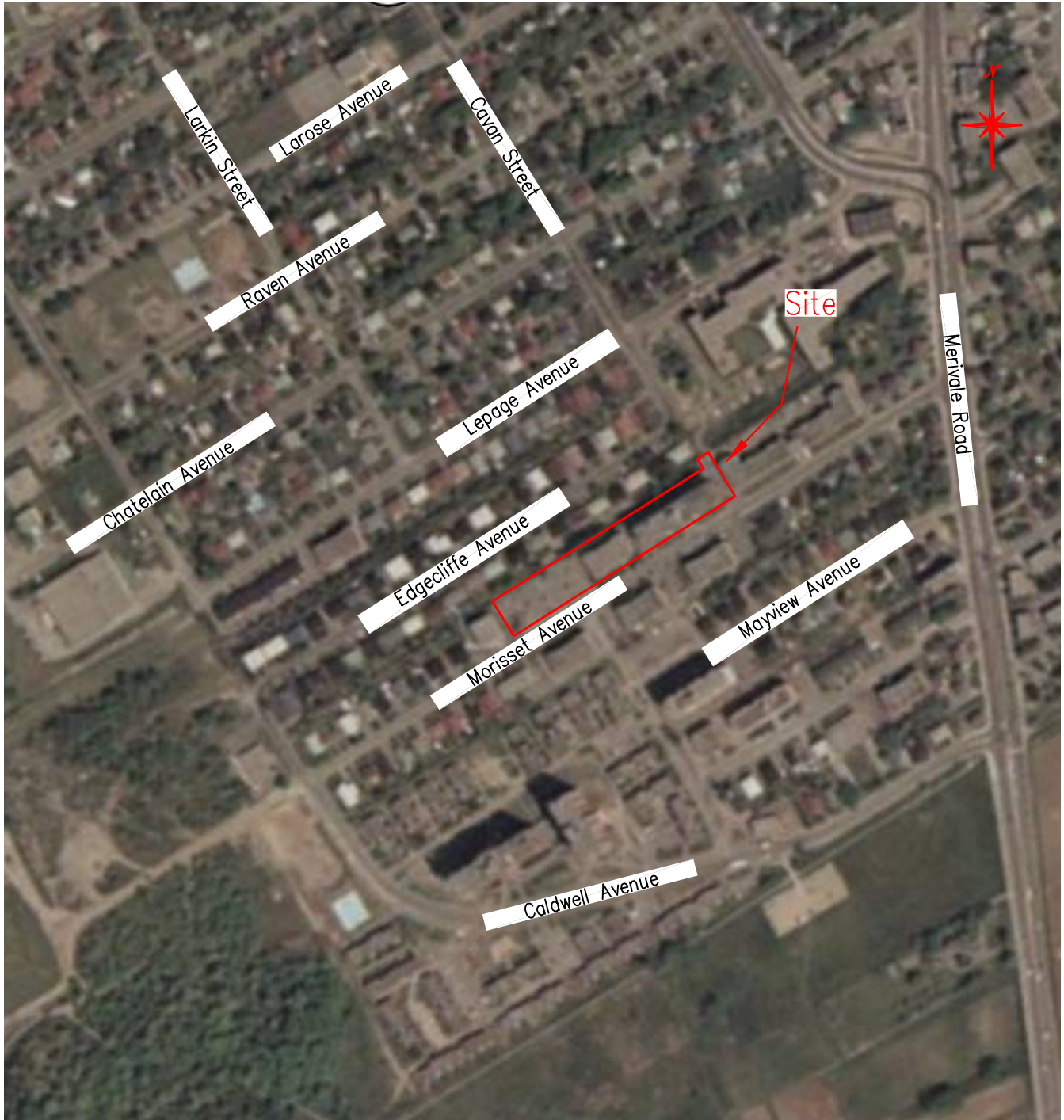
DATE

MARCH 2021

PROJECT

200572

AP1976





LRJ

ENGINEERING | INGÉNIERIE

5430 Canotek Road | Ottawa, ON, K1J 9G2
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PROJECT

PHASE I ENVIRONMENTAL
SITE ASSESSMENT
1435-1455 MORISSET AVENUE
OTTAWA, ONTARIO

DRAWING TITLE

AERIAL PHOTOGRAPH 2014
SOURCE: GeoOttawa
SCALE 1:4500

CLIENT

FIRM CAPITAL

DATE

MARCH 2021

PROJECT

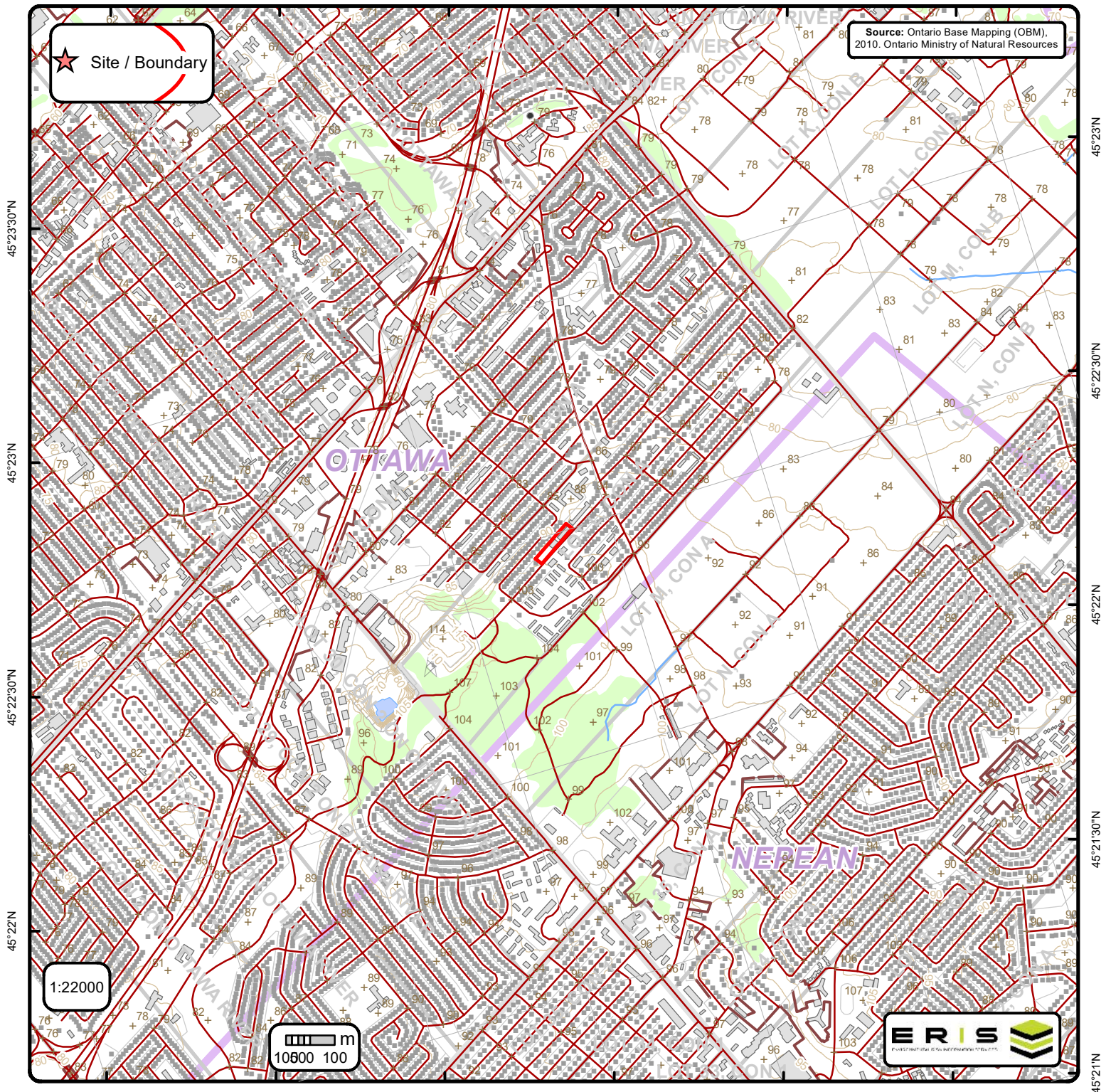
200572

AP2014



APPENDIX F
ONTARIO BASE MAP

75°45'W 75°44'30"W 75°44'W 75°43'30"W 75°43'W 75°42'30"W



Ontario Base Mapping (OBM) Data

Order No. 21012100084


+	Spot Height (metre)	—	Transportation Structure	—	Contour Line	■	Wooded Area
■	Building Point	—	Utility Line	■	Pit or Quarry	■	Conservation Authority
⚡	Towers	—	Water Structure	■	Waterbody	■	Conservation Area
●	Utility Site Point	—	Drainage Line Feature	■	Wetlands	■	Municipal Park
—	Misc. Line	—	River or Stream	■	Concession	■	Provincial Park
—	Railroads	■	Airports	■	Lots	■	National Park
—	Roads	■	Tanks	■	Municipality	■	Nature Reserve
- - -	Trail	■	Building to Scale	■	Land Ownership		


APPENDIX G
SITE VISIT PHOTOGRAPHS




SITE VISIT PHOTOGRAPHS

Our File Ref.: 200572
 Client: Firm Capital
 Project: Phase I Environmental Site Assessment
 Site Location: 1435-1455 Morisset Avenue, Ottawa, ON

Photograph No. 1	
Date: 11/02/2021	
Description Facing northwest. 1435 Morisset Avenue is in the foreground and 1455 Morisset avenue is visible in the background.	


Photograph No. 2	
Date: 11/02/2021	
Description Facing south along the eastern extent of the Site.	


Photograph No. 3	
Date: 11/02/2021	
Description	
Facing west along the northern extent of the Site. Pole mounted transformers, as seen in the top right corner, are present along the northern property line.	

Photograph No. 4	
Date: 11/02/2021	
Description	


Facing east along the southern extent of the Site. The Site parking lot present on the left, and Morisset Avenue is present on the right.




Photograph No. 5		
Date: 11/02/2021		
<p>Description</p> <p>Facing north along the west extent of the Site. A retaining wall is present between the Site and the adjacent property to the west.</p>		


Photograph No. 6		
Date: 11/02/2021		
<p>Description</p> <p>Facing east along the northern extent of the Site.</p>		




Photograph No. 7		
Date: 11/02/2021		
Description Facing southeast. Adjacent properties to the south: Morisset Avenue followed by multi-tenant residential.		


Photograph No. 8		
Date: 11/02/2021		
Description Facing northwest. Adjacent property to the west: multi-tenant residential.		




Photograph No. 9		
Date: 11/02/2021		
Description Facing northeast. Adjacent properties to the north: residential. Significant drop in elevation to the north with retaining wall visible in the foreground.		

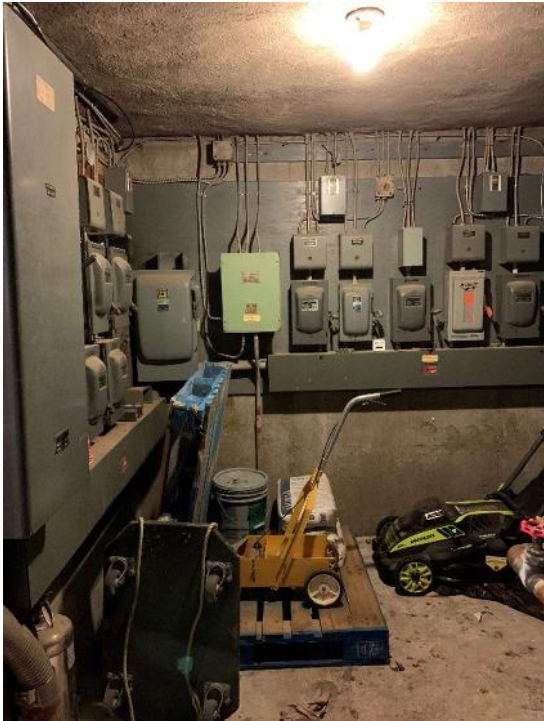
Photograph No. 10		
Date: 11/02/2021		
Description Typical unit in 1435 Morisset Avenue.		




Photograph No. 11	
Date: 11/02/2021	
Description Chemical storage in 1435 Morisset Avenue.	


Photograph No. 12	
Date: 11/02/2021	
Description Boiler room in in 1435 Morisset Avenue.	




Photograph No. 13		
Date: 11/02/2021		
Description Electrical room in 1435 Morisset Avenue.		


Photograph No. 14		
Date: 11/02/2021		
Description Workshop and chemical storage in 1435 Morisset Avenue.		




Photograph No. 15		
Date: 11/02/2021		
Description Chemical storage in 1435 Morisset Avenue.		

Photograph No. 16		
Date: 11/02/2021		
Description Material removed from the hallway ceiling in 1435 Morisset Avenue due to water damage.		




Photograph No. 17		
Date: 11/02/2021		
Description Basement hallway in 1455 Morisset Avenue.		


Photograph No. 18		
Date: 11/02/2021		
Description Typical unit in 1455 Morisset Avenue.		




Photograph No. 19	
Date: 11/02/2021	
Description Potential mould observed around window in unit of 1455 Morisset Avenue.	


Photograph No. 20	
Date: 11/02/2021	
Description Water damage noted on floor of laundry room in 1455 Morisset Avenue.	




Photograph No. 21	
Date: 11/02/2021	
Description Spill observed in electrical room of 1455 Morisset Avenue.	

Photograph No. 22	
Date: 11/02/2021	
Description Boiler room in 1455 Morisset Avenue.	



Photograph No. 23	
Date: 11/02/2021	
Description Hole in ceiling of storage room in 1455 Morisset Avenue due to water damage.	

Photograph No. 24	
Date: 11/02/2021	
Description Spill observed in storage room of 1455 Morisset Avenue leading to floor drain.	



APPENDIX H

TABLE 2 OF SCHEDULE D OF O. REG. 153/04

Ontario Regulation 153/04 – Schedule D
Summary of Potentially Contaminating Activities & Areas of Potential Environmental Concern

Acid and Alkali Manufacturing, Processing and Bulk Storage	Explosives and Firing Range	Petroleum-derived Gas Refining, Manufacturing, Processing and Bulk Storage
Adhesives and Resins Manufacturing, Processing and Bulk Storage	Fertilizer Manufacturing, Processing and Bulk Storage	Pharmaceutical Manufacturing and Processing
Airstrips and Hangars Operation	Fire Retardant Manufacturing, Processing and Bulk Storage	Plastics (including Fibreglass) Manufacturing and Processing
Antifreeze and De-icing Manufacturing and Bulk Storage	Fire Training	Port Activities, including Operation and Maintenance of Wharves and Docks
Asphalt and Bitumen Manufacturing	Flocculants Manufacturing, Processing and Bulk Storage	Pulp, Paper and Paperboard Manufacturing and Processing
Battery Manufacturing, Recycling and Bulk Storage	Foam and Expanded Foam Manufacturing and Processing	Rail Yards, Tracks and Spurs
Boat Manufacturing	Garages and Maintenance and Repair of Railcars, Marine Vehicles and Aviation Vehicles	Rubber Manufacturing and Processing
Chemical Manufacturing, Processing and Bulk Storage	Gasoline and Associated Products Storage in Fixed Tanks	Salt Manufacturing, Processing and Bulk Storage
Coal Gasification	Glass Manufacturing	Salvage Yard, including automobile wrecking
Commercial Autobody Shops	Importation of Fill Material of Unknown Quality	Soap and Detergent Manufacturing, Processing and Bulk Storage
Commercial Trucking and Container Terminals	Ink Manufacturing, Processing and Bulk Storage	Solvent Manufacturing, Processing and Bulk Storage
Concrete, Cement and Lime Manufacturing	Iron and Steel Manufacturing and Processing	Storage, maintenance, fuelling and repair of equipment, vehicles, and material used to maintain transportation systems
Cosmetics Manufacturing, Processing and Bulk Storage	Metal Treatment, Coating, Plating and Finishing	Tannery
Crude Oil Refining, Processing and Bulk Storage	Metal Fabrication	Textile Manufacturing and Processing
Discharge of Brine related to oil and gas production	Mining, Smelting and Refining; Ore Processing; Tailings Storage	Transformer Manufacturing, Processing and Use
Drum and Barrel and Tank Reconditioning and Recycling	Oil Production	Treatment of Sewage equal to or greater than 10,000 litres per day
Dye Manufacturing, Processing and Bulk Storage	Operation of Dry Cleaning Equipment (where chemicals are used)	Vehicles and Associated Parts Manufacturing
Electricity Generation, Transformation and Power Stations	Ordnance Use	Waste Disposal and Waste Management, including thermal treatment, landfilling and transfer of waste, other than use of biosoils as soil conditioners
Electronic and Computer Equipment Manufacturing	Paints Manufacturing, Processing and Bulk Storage	Wood Treating and Preservative Facility and Bulk Storage of Treated and Preserved Wood Products
Explosives and Ammunition Manufacturing, Production and Bulk Storage	Pesticides (including Herbicides, Fungicides and Anti-Fouling Agents) Manufacturing, Processing, Bulk Storage and Large-Scale Applications	