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## Phase I - Environmental Site Assessment

Existing Commercial Property  
1040 Somerset Street West  
Ottawa, Ontario

Prepared For

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## Table of Contents

EXECUTIVE SUMMARY.....	ii
1.0 INTRODUCTION.....	1
2.0 PHASE I PROPERTY INFORMATION.....	2
3.0 SCOPE OF INVESTIGATION .....	3
4.0 RECORDS REVIEW .....	4
4.1 General.....	4
4.2 Environmental Source Information .....	10
4.3 Physical Setting Sources .....	19
5.0 INTERVIEWS .....	22
6.0 SITE RECONNAISSANCE.....	23
6.1 General Requirements.....	23
6.2 Specific Observations at Phase I Property .....	23
6.3 Enhanced Investigation Property.....	23
7.0 REVIEW AND EVALUATION OF INFORMATION .....	31
7.1 Land Use History .....	31
7.2 Areas of Potential Environmental Concern and Potential Contaminating ..	33
7.3 Conceptual Site Model.....	35
8.0 CONCLUSIONS .....	38
9.0 STATEMENT OF LIMITATIONS .....	40
10.0 REFERENCES.....	41

### List of Figures

Figure 1 – Key Plan

Figure 2 – Topographic Map

Drawing PE2636-2 – Conceptual Site Model

Drawing PE2636-3 – Surrounding Land Use Plan

### List of Appendices

Appendix 1 - Chain of Title  
    - Current Plan of Survey  
    - Aerial Photographs  
    - Site Photographs

Appendix 2 - MOE Freedom of Information Request  
    - TSSA Correspondence  
    - Ontario Water Well Inventory  
    - City of Ottawa Historic Land Use Information

Appendix 3 - Qualifications of Assessors

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## EXECUTIVE SUMMARY

### Assessment

Paterson Group was retained by Claridge Homes to conduct a Phase I - Environmental Site Assessment (ESA) of the existing commercial property, addressed as 1040 Somerset Street West, in the City of Ottawa, Ontario. The purpose of this Phase I – Environmental Site Assessment (Phase I – ESA) was to research the past and current use of the site and study area and to identify any environmental concerns with the potential to have impacted the subject property.

The results of the historical research identified the past use of the subject property for the storage of fuel (coal and oil), and after development, for the use of industrial operations (machine shop and metal products industries) and automotive repair services. The subject property is currently occupied by an automotive service garage (Paradise Auto), a technology recycling/mentoring charity organization (CompuCorps), a consulting firm (QuIRC) and a blown glass studio (F-Studio). The presence of an oil-water separator and staining on the floor surface within the garage, are considered to be potentially contaminating activities currently present on site. The former industrial processes and fuel storage on the subject property are also considered to be potentially contaminating activities with the potential to impact the subject property. The past and/or current uses of the adjacent properties to the east (rail/spur lines), west (automotive service garage) and south (automotive service garage/fuel storage facility) are also considered to pose an environmental concern to the subject property. The site inspection indicated the current presence of nine (9) other potentially contaminating activities within the Phase I study area; however, none of these activities are expected to have impacted the site given their distances and/or down- or cross-gradient orientations with respect to the subject property.

Phase II Environmental Site Assessments were conducted to assess the subsurface condition of soil and groundwater on the subject property in 2007 and more recently in 2012. Boreholes, two (2) of which were constructed with monitoring wells, were placed on the site to assess the aforementioned areas of potential environmental concern. Fill material was identified across the site (north of the subject structure). Pieces of coal were noted in the fill at many of the borehole locations. A layer, consisting mainly of coal, was identified in the vicinity of BH1 and BH2-12.

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During the most recent assessment, petroleum hydrocarbon (PHC), polynuclear aromatic hydrocarbon (PAH) and lead concentrations were detected in the soil, at levels exceeding the applicable MOE Table 3 standards for residential land use and fine-grained soil. PHC and volatile organic compound (VOC) concentrations were detected in the groundwater samples recovered from each monitoring well location. All detected concentrations were in compliance with the selected MOE Table 3 standards. Potential environmental concerns identified on the interior of the subject structure and south of the subject property were not addressed during the investigations.

### **Recommendations**

Based on the results of the assessment, **it is our opinion that additional environmental investigation and remediation in the form of a Phase II – Environmental Site Assessment, will be required for the site in order to address potential concerns identified within the subject structure and on the adjacent property to the south and to delineate and remediate the identified soil and potential groundwater contamination on the subject property.**

It is our understanding that the future intent is to redevelop the Phase I property to a more sensitive, residential land use. Prior to redevelopment, a record of site condition (RSC) would be required. An environmental remediation program would need to be completed in accordance with O. Reg. 269/11 prior to submitting an RSC. In the meantime, if the site continues to be used for commercial purposes, the presence of the identified soil and groundwater contaminants is not considered to pose a risk to the occupants of the building.



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## 1.0 INTRODUCTION

At the request of Claridge Homes Inc., Paterson Group conducted a Phase I - Environmental Site Assessment (ESA) of the existing commercial property at 1040 Somerset Street West, in the City of Ottawa, Ontario. The purpose of this Phase I – Environmental Site Assessment (Phase I – ESA) was to research the past and current use of the site and study area and to identify any environmental concerns with the potential to have impacted the subject property.

Paterson Group was engaged to conduct this Phase I – ESA by Mr. Neil Malhotra of Claridge Homes Inc., 2001-210 Gladstone Avenue, Ottawa, Ontario, K2P 0Y6. Mr. Malhotra can be reached by telephone at (613) 233-6030.

This report has been prepared specifically and solely for the above noted project which is described herein. It contains all of our findings and results of the environmental conditions at this site.

This Phase I - Environmental Site Assessment report has been prepared in general accordance with the agreed scope-of-work and the requirements of Ontario Regulation 179/11 amending O. Reg. 511/09, made under the Environmental Protection Act and also complies with the requirements of CSA Z768-01. The conclusions presented herein are based on information gathered from a limited historical review and field inspection program. The findings of the Phase I - ESA are based on a review of readily available geological, historical and regulatory information and a cursory review made at the time of the field assessment. The historical research relies on information supplied by others, such as, local, provincial and federal agencies and was limited within the scope-of-work, time and budget of the project herein.

## 2.0 PHASE I PROPERTY INFORMATION

Address:	1040 Somerset Street West, Ottawa, Ontario.
Legal Description:	Lots 1, 2 and 3, East Side of Breezehill Avenue North, Part of Block J, Registered Plan 73, City of Ottawa
Property Identification Number:	04107-0001
Location:	The subject property is located at the southeast corner of the Somerset Street West and Breezehill Avenue North intersection, in the City of Ottawa, Ontario. Refer to Figure 1 - Key Plan following the body of this report for the site location.
Latitude and Longitude:	45° 24' 23" N, 75° 43' 07" W
<b>Site Description:</b>	
Configuration:	Irregular
Site Area:	0.13 hectares (approximate).
Zoning:	TM H(15) – Traditional Mainstreet Zone.
Current Use:	The site is currently occupied by a single storey, slab-on-grade, multi-tenant commercial building. The tenants include Paradise Auto Repair, CompuCorps Mentoring, QuIRC consultants and F Studio.
Services:	The subject site is located in a municipally serviced neighbourhood.

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### 3.0 SCOPE OF INVESTIGATION

The Scope of work for this Phase I – Environmental Site Assessment was as follows:

- Determine the historical activities on the subject site and study area by conducting a review of available records, reports, photographs, plans, mapping, databases and regulatory agencies;
- Investigate the existing conditions present at the subject site and study area by conducting site reconnaissance;
- Conduct interviews with persons knowledgeable of current and historic operations on the subject property, and if warranted, neighbouring properties;
- Present the results of our findings in a comprehensive report in general accordance with the requirements of Ontario Regulation 269/11 amending O. Reg. 153/04 made under the Environmental Protection Act and also complies with the requirements of CSA Z768-01;
- Provide a preliminary environmental site evaluation based on our findings;
- Provide preliminary remediation recommendations and further investigative work if contamination is suspected or encountered.

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## 4.0 RECORDS REVIEW

### 4.1 General

#### **Phase I Study Area Determination**

A radius of approximately 250 m was determined to be appropriate as a Phase I study area. The Ottawa River is present approximately 650 m north of the site. It is expected that groundwater flow in the Phase I study area is to the north, towards the Ottawa River, the closest significant water body. Properties outside the 250 m radius are not considered to have had the potential to have impacted the subject land.

#### **First Developed Use Determination**

The site is currently occupied by a single storey commercial building. The building is considered to have been constructed in the mid-1970's, which is evidenced by the City of Ottawa Street Directories, the aerial photographs and personal interviews. The 1928, 1946 and 1966 aerial photographs and 1956 fire insurance plan indicate the presence of a coal storage shed on the western portion of the property, along Somerset Street West. The subject property is considered to have at one time been a part of the properties to the south, where the 1956 FIP shows a fuel supply establishment (Bruce Coal Company Ltd.). According to the Chain of Title and City Directories, the property was owned by individuals from at least 1875 until the 1940's. The property was subsequently occupied by Bruce Coal Company Ltd. and various other commercial/light industrial establishments. For the purposes of this report, the first developed use of the site is considered to be 1875.

#### **Fire Insurance Plans**

Fire Insurance Plans (FIPs) were reviewed for the site and neighbouring properties. Volume 3, sheets 317, 319 and 320 from the December 1956 FIPs depict the site and neighbouring properties. According to the FIPs the western portion of the site was occupied by a coal shed addressed as 53F Breezehill Avenue North. The remainder of the site was vacant, with the exception of a railway spur line which appears to have run along the eastern portion of the site in a northwest-southeast direction.

The properties north and south of Somerset Street West, on the west side of Breezehill Avenue North, are developed with residential dwellings. The property north of the subject site, across Somerset Street West, is also developed with a residential dwelling, while the property east of the dwelling is occupied by a planning mill and lumber shed with an underground storage tank located approximately 120 m northeast of the subject site. The property immediately east of the subject site is occupied by Canadian National Railway lines. The properties immediately south of the subject site, addressed as 53 and 63 Breezehill Avenue North, were occupied by an office and scales and an automobile repair shop. South of the repair shop, was a coal shed and coal bins. This property was identified on the FIP as Bruce Coal Co. Limited. Due to the presence of the coal shed on the subject property and the proximity of a coal distributor, it can be assumed that the subject property was once part of the property to the south.

A planning mill and lumber yard was located approximately 75 m northwest of the site, at the northeast corner of Somerset Street West and Bayswater Avenue. Gasoline service stations were identified approximately 150 m and 190 m northwest of the site. A wood and coal yard with an underground storage tank, was located approximately 200 m northeast of the subject site, and a railway “Round House” and turn table were identified approximately 250 m north of the site.

### **City of Ottawa Street Directories**

City directories from 1900 to 2000 were reviewed in approximate 10 year intervals at the national archives as part of the Phase I ESA. It should be noted that prior to 1980, 1040 Somerset Street was not listed in the directories. As discussed previously, based on the 1956 FIP, the subject property was addressed as 53F Breezehill Avenue North and it is considered that the subject site was previously part of the adjacent properties to the south, 53-63 Breezehill Avenue North. The following listings were identified for the subject property in the city directories.

<b>Table 1 City Directories – Site Listings</b>		
<b>Site Occupant</b>	<b>Years Listed</b>	<b>Potential Environmental Concern (Y / N)</b>
<b>1040 Somerset Street West</b>		
Paradise Auto Repair	2000	Y
Aero Mechtronics Ltd. (AML) Division of 724572 Ontario Inc.	1990	N
Wes William Glass / AJ's Body Shop	1980	Y
<b>53 Breezehill Avenue North</b>		
Bruce Fuels Limited	1970	Y
Bruce Coal Yard	1940, 1950, 1960	Y
Individual	1930	N
Jos A. Barret coal and wood	1920	Y

The presence of an automotive service and repair facility, an automotive body shop, a metal products industry and coal yards on the site, represents areas of potential environmental concern for the subject land.

Neighbouring properties have been used for residential, institutional, commercial or industrial purposes since their development. Fourteen (14) potentially contaminating activities were identified in the directories and are summarized in Table 2 below.

**Table 2  
City Directories – Potentially Contaminating Activities in Phase I Study Area**

<b>Address</b>	<b>Listed Activity (years listed)</b>	<b>Distance / Orientation from site</b>	<b>Potential Environmental Concern for Subject Site (Y / N)</b>
989 Somerset Street West	Canadian Oil Serv. Stn. (1929, 1920, 1910, 1908)	180 m northeast	N
991 Somerset Street West	Lumber Yard (19030, 1940, 1950, 1960) Brown's Cleaners (1986, 1990, 2000)	50 m northeast	N
1050 Somerset Street West	Actek Automotive (2000), Acklands Ltd. (1984, 1992), National Brake & Clutch (1964, 1974)	25 m west	Y
1106 Somerset Street West	Capital Iron Works (1974)	240 m west	N
1 Breezehill Avenue North	Grant's Body Shop (1974)	90 m north	N
45 Breezehill Avenue North	Canadian Oil Company (1945, 1933, 1923)	25 m north	N
53 Breezehill Avenue North	Bruce Fuels / Bruce Coal (1974, 1964, 1954, 1944, 1933, 1923)	adjacent to the south	Y
55 Breezehill Avenue North	Corrigan Auto Body Shop (1982, 1978, 1974)	45 m south	N
109 Breezehill Avenue North	Alaska Steel & Welding (1984, 1974)	100 m south	N
14 Bayswater Avenue	Randall Lester C Printers & Publishers (1951)	140 m northwest	N
1 Spadina Avenue	Pantalone's Service Station / Dirienzo Automotive (2000, 1984, 1974)	190 m west	N
927 Wellington Street West	Bary's Fina Serv. Stn. (1964, 1954)	190 m northwest	N
930 Wellington Street West	Gibeault's Serv. Stn. (1964, 1954, 1944)	110 m northwest	N
973-977 Wellington Street West	Neighbourhood Service Repair Shop (2000, 1992, 1964)	225 m west	N

Historical land uses of two (2) of the properties identified in the city directories research, are considered to have had the potential to impact the subject site. Based on their close proximity to the subject site, the former Bruce Fuels facility to the south of the site, and the various automotive service garages that have occupied the properties to the south and to the west, are considered to have had the potential to impact the subject property. The other properties listed from the city directory review are located a significant distance and/or down- or cross-gradient with respect to the site and are not considered to pose significant concerns to the subject land.

### **Chain of Title**

Paterson verified the current land title with Read Abstracts Limited. The property was registered to individuals from at least 1875 until 2007 when the deed became registered under Compucorps Mentoring Inc./Les Mentors de Compucorps Inc. The deed indicates that Compucorps Mentoring Inc. is the most recent property owner although Claridge Homes has very recently purchased the property. A copy of the Chain of Title is provided in Appendix 1.

### **Environmental Reports**

An inquiry to the property owner was made to obtain a copy of any previously prepared reports for the subject property, including:

- Environmental site assessment reports,
- Remediation reports,
- Reports prepared in response to an order or request of the Ministry; and,
- Any other reports relating to the presence of a contaminant on, in or under the site or the existence of an area of potential environmental concern.

The following reports prepared for the site were reviewed as part of this assessment:

- “Phase I-II - Environmental Site Assessment, 1040 Somerset Street West, Ottawa, Ontario” prepared by Paterson Group, dated June 11, 2007; and
- “Phase II – Environmental Site Assessment, 1040 Somerset Street West, Ottawa, Ontario” prepared by Paterson Group and dated May 10, 2012.



Based on the findings of the historical research and site inspection conducted as part of the Phase I-II ESA, concerns were identified with the past use of the site as a coal yard as well as the current use of the property and adjacent lands as automotive garages.

A subsurface investigation consisting of four (4) boreholes was carried out on the subject property. The boreholes were placed on the northern portion of the subject site, north of the subject structure. One (1) borehole was constructed with a monitoring well. Based on analytical testing, all polynuclear aromatic hydrocarbon (PAH), petroleum hydrocarbon (PHC) and inorganic parameters identified in the soil, were in compliance with the 2004 MOE Table 3 fine-grained soil standards for a commercial land use. A layer of coal identified in BH1 was not considered to be in compliance with the Table 3 standards, however based on the anticipated volume of this material and the use and intended use of the property at the time of the investigation, it was not considered necessary to remediate the material at the time. A groundwater sample recovered from BH3, situated closest to the automotive service garage, was submitted for analytical testing of volatile organic compounds (VOCs) and PHC parameters. All detected concentrations were in compliance with the applicable 2004 groundwater standards.

Impacted soil in compliance with MOE Table 3 standards, was not considered to represent a significant environmental risk to the commercial use of the subject property and did not require remediation. However the impacted soil was considered to represent a potential liability to the subject site if future redevelopment of the site were to be considered. It was recommended that any impacted soil taken off site for construction purposes be disposed of at an MOE registered waste disposal facility, as contaminated material.

Based on the findings of the Phase II-ESA conducted in May of 2012, the soil on the subject property has been impacted with petroleum hydrocarbon and polynuclear aromatic hydrocarbon parameters as well as lead, at concentrations exceeding the current MOE Table 3 standards for a residential land use. The groundwater has also been impacted with hydrocarbon and volatile organic compound (VOC) concentrations which are in compliance with the Table 3 standards.

A supplemental drilling program was recommended to further address the on-site garage and to address potential impacts from past and current uses of the adjacent property to the south. It was recommended that a soil remediation program be conducted in conjunction with the redevelopment of the subject property.

### **Current Plan of Survey**

A current plan of survey was provided to Paterson for review. The site is oriented as shown on the City of Ottawa eMap website. The existing building is shown in its present orientation on the southern portion of the site. The plan was prepared by Annis, O'Sullivan, Vollebekk Ltd. and dated April 5, 2012.

## **4.2 Environmental Source Information**

### **Environment Canada**

A search of the National Pollutant Release Inventory (NPRI) was conducted electronically on May 10, 2012. The subject site and adjacent properties were not listed in the NPRI database for the years 1994 to 2010. A listing was identified for the property at 975 Gladstone Avenue, approximately 200 m south of the subject site. According to this listing the site has generated hexavalent chromium for off-site disposal for the years 2002, 2004-2010. These releases are not expected to have impacted the subject property.

### **PCB Inventory**

A search of national PCB waste storage sites was conducted. No PCB waste storage sites are located within the Phase I study area.

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## **Ontario Ministry of Environment (MOE) Instruments**

A request was submitted to the MOE Freedom of Information office for information with respect to certificates of approval, permits to take water, certificates of property use or any other similar MOE issued instruments for the site. At the time of issuance of this report a response had not been received from the MOE. An addendum letter will be prepared should the MOE response indicate any potential environmental concerns for the subject site. It should be noted that the MOE search conducted in conjunction with the previous Phase I ESA, in 2007, did not identify any records. A copy of the current search request is included in Appendix 2.

## **MOE Coal Gasification Plant Inventory**

The Ontario Ministry of Environment document titled "Municipal Coal Gasification Plant Site Inventory, 1991" was reviewed to reference the locations of former plants with respect to the site. No coal gasification plants were identified within 1 km of the subject site.

## **MOE Incident Reports**

A request was submitted to the MOE Freedom of Information office for information with respect to records concerning environmental incidents, orders, offences, spills, discharges of contaminants or inspections maintained by the MOE for the site or adjacent properties. At the time of issuance of this report a response had not been received from the MOE. An addendum letter will be prepared should the MOE response indicate any potential environmental concerns for the subject site. As noted above, the previous MOE search conducted for the subject property in 2007, did not identify any records of incident reports. A copy of the current search request is included in Appendix 2.

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## **MOE Waste Management Records**

A request was submitted to the MOE Freedom of Information office for information with respect to records concerning environmental waste management records. Applicable information of current and historical waste storage locations, waste generators and waste receivers pursuant to Regulation 347 of the Revised Regulations of Ontario, 1990 (O. Reg. 347) was considered in this review. At the time of issuance of this report a response had not been received from the MOE. The results of the 2007 MOE request conducted for the subject property identified an audit summary for Aero Mechtronics Limited, dated 1987. The audit indicated that machined parts were treated on-site by liquid baths used to apply aluminum or chromium coating to zinc or aluminum plates. As a result of the audit, the property owner was required to sample chromate liquid and sludge once generated, to determine if Regulation 309 characteristics apply. The MOE records indicate that sampling was conducted and a waste generator registration number was issued for the subject property.

An addendum letter will be prepared should the current MOE response indicate any other potential environmental concerns for the subject site. A copy of the search request is included in Appendix 2.

## **MOE Submissions**

A request was submitted to the MOE Freedom of Information office for information with respect to reports related to environmental conditions are expected to have been submitted to the MOE. At the time of issuance of this report a response had not been received from the MOE. An addendum letter will be prepared should the MOE response indicate any potential environmental concerns for the subject site. No pertinent information was identified in the results of the 2007 MOE search requested for the subject site. A copy of the search request is included in Appendix 2.

## **Ontario Ministry of the Environment (MOE) Notices and Instruments**

A search of the MOE Brownfields Environmental Site Registry was conducted as part of this assessment for the site, neighbouring properties and the general area of the site. No records of site condition (RSCs) were identified within the Phase I study area. No concerns were identified in the review of the MOE Brownfields database.

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## **MOE Waste Disposal Site Inventory**

The Ontario Ministry of Environment document titled "Waste Disposal Site Inventory in Ontario, 1991" was reviewed as part of the historical research. This document includes all recorded active and closed waste disposal sites, industrial manufactured gas plants and coal tar distillation plants in the Province of Ontario. Based on the available information, no waste disposal sites were present within the Phase I study area. One (1) closed landfill site (LeBreton Flats) is located approximately 350 m northeast, and down-gradient of the subject site. This former landfill site is not expected to have impacted the subject land.

## **Areas of Natural and Scientific Interest**

The Ontario Ministry of Natural Resources (MNR) Biodiversity Explorer geographic information system (GIS) website was consulted for areas of natural significance and features within 250 m of the subject site. The Ottawa River was observed approximately 650 m north of the subject site. According to the MNR's GIS website, no provincially significant wetlands (PSWs) or areas of natural and scientific interest (ANSI) are located within the area of the site.

## **Technical Standards and Safety Authority (TSSA)**

The TSSA, Fuels Safety Branch in Toronto, was contacted electronically on May 10, 2012 to inquire about current and former underground storage tanks, spills and incidents for the site and neighbouring properties. No records are listed in the TSSA registry for the general area of the site. A copy of the TSSA correspondence is included in Appendix 2.

## **City of Ottawa Landfill Document**

The document prepared by Golder Associates entitled "Old Landfill Management Strategy, Phase I – Identification of Sites, City of Ottawa", was reviewed. Two (2) former landfill sites were identified within 500 m of the subject property. These sites are summarized in Table 3 below.

<b>Table 3 Old Landfill Sites</b>				
<b>Site</b>	<b>Address</b>	<b>Activity Period</b>	<b>Owner</b>	<b>Location</b>
Ur-41	Bayswater Avenue at Wellington Street West - west of Bayswater Avenue between Wellington Street West and Somerset Street West.	pre-1928	Private	115 m NW
Ur-6	Nepean Bay - green space between Ottawa Parkway, C.P. Railway, Scott Street and LeBreton Flats.	1963-1964	NCC	400 m N

These sites are not considered to have had the potential to impact to the subject site based on their distance from the subject property and their location down-gradient from the subject site.

### **City of Ottawa Historical Land Use Inventory**

A requisition form was sent to the City of Ottawa to request information from the City's Historical Land Use Inventory (HLUI 2005) database for the subject property. The search revealed that there are four (4) activities associated with the property at 1050 Somerset Street West, in the HLUI database, as well as a total of 24 off-site activities within 50 m of this property. These activities are listed in Table 4 below. The distances / orientations with respect to the subject property listed in Table 4 are based on depicted locations in the overview map provided by the City. A copy of the City's response has been included in Appendix 2.

<b>Table 4 HLUI Identified Activities</b>			
<b>Address</b>	<b>Name / Activity</b>	<b>Distance / Orientation from site</b>	<b>Potential Environmental Concern (Y / N)</b>
6 Champagne Avenue North	Browns Cleaners and Tailors Ltd.	130 m northeast	N
128 Champagne Avenue North	F.W. Argue Ltd.	250 m northeast	N
Wellington Street	Canadian Pacific Railway Yard (machine shop, coal shed)	250 m north	N
880 Wellington Street	BLM Trade Printers Limited Applied Graphics Visual Planning Jules Patry Ltd. (chemical products) Display Laminating Travers 1910 Ltd. (printing)	300 m north	N
989 Somerset Street West	Ottawa Stairworks Ltd. Baker Brothers Sash and Door Factory Robert Tape Ltd. (machine shop) R.L. Crain Ltd. (platemaking, typesetting and bindery industry)	180 m northeast	N
991 Somerset Street West	W.C. Edwards and Company Ltd. (sawmill, planning mill and shingle mill)	50 m northeast	N
1050 Somerset Street West	Acteck Automotive (Motor Vehicles, wholesale)	20 m west	Y
1050 Somerset Street West	National Brake and Clutch Service Limited (Motor Vehicle Repair Shops)	20 m west	Y
100 Breezehill Avenue	OCDSB – Devonshire School (Elementary and Secondary Education)	25 m southwest	N
73 Breezehill Avenue	Charcoal Supply Co. (Petroleum Products, wholesale)	45 m south	Y
53 Breezehill Avenue	Bruce Coal Co. (Lumber and Building Materials, wholesale)	adjacent to the south	Y
55 Breezehill Avenue	Breezehill Auto Body (Motor Vehicle Repair Shops)	adjacent to the south	Y
55 Breezehill Avenue	Japan Auto Svc Inc. (Motor Vehicles, wholesale)	adjacent to the south	Y
1040 Somerset Street West	Paradise Auto Repair (Motor Vehicles, wholesale)	subject site	Y

<b>Table 4 Continued</b>			
<b>HLUI Identified Activities</b>			
<b>Address</b>	<b>Name / Activity</b>	<b>Distance / Orientation from site</b>	<b>Potential Environmental Concern (Y / N)</b>
1040 Somerset Street West	A-Sandor Inc. (Machine Shop Industry)	subject site	Y
1040 Somerset Street West	Aero Mechtronics Limited (Stamped, Pressed and Coated Metal Products Industries)	subject site	Y
1040 Somerset Street West	Al's Body Shop (Motor Vehicle Repair Shops)	subject site	Y
49 Bayswater Avenue	Franco's Enterprises Heating (Plumbing, Heating and Air Conditioning, Mechanical Work)	70 m southwest	N
1066 Somerset Street West	Esprit De Corps (Combined Publishing and Printing Industries)	65 m west	N
Breezehill Avenue	Slack's Garage (Motor Vehicle Repair Shops)	30 m north	N
47 Breezehill Avenue North	Takaki Automotive Co. (Motor Vehicles, Wholesale)	20 m north	N
Breezehill Avenue	Canadian Oil Co. Limited (Petroleum Products, Wholesale)	30 m north	N
50 Breezehill Avenue	Whelan Motors Limited (Motor Vehicle Repair Shops)	30 m north	N
2 Breezehill Avenue	Unnamed Auto Repairs (Motor Vehicle Repair Shops)	50 m north	N
25 Bayswater Avenue	Cattroll & Photo Associates (Photographers)	100 m northwest	N
25 Bayswater Avenue	D. Kemp Edwards (Lumber and Building Materials, Wholesale)	100m northwest	N
Breezehill Avenue	George M. Mason (Sawmill, Planing Mill and Shingle Mill Products Industries)	50 m north	N
2 Breezehill Avenue	George M. Mason Co. (Sawmill, Planing Mill and Shingle Mill Products Industries)	50 m north	N



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A total of ten (10) potential environmental concerns were identified in the HLUI search. Four (4) of these activities are associated with the subject property and consist of the current Paradise Auto repair shop, a former repair shop, a machine shop and a metal products industrial establishment, all of which are considered to have had the potential to impact the subject property. Two (2) of these activities are associated with the current and former automotive service garages located west of the subject site across Somerset Street West. These properties are considered to have had the potential to impact the subject site based on their close proximity. The remaining activities are associated with the two (2) properties immediately south of the subject site (53-73 Breezehill Avenue) which are currently occupied by Ming Auto Service and 4Te Kitchen Equipment and previously occupied by Japan Auto Service Inc., Bruce Coal Company and Charcoal Supply Company. The current use of the property at 55 Breezehill Avenue North and the historical uses of the properties addressed as 53-73 Breezehill Avenue North, are also considered to have had the potential to impact the subject property. Based on their distances and/or orientations with respect to the subject property, the remaining activities listed in Table 4 are not considered to have had the potential to impact the subject land.

**Former Industrial Sites**

The report entitled “Mapping and Assessment of Former Industrial Sites, City of Ottawa” prepared by Intera Technologies Limited was also reviewed. Four (4) former industrial sites, were identified within 500 m of the subject property, as presented in Table 5.

<b>Table 5 Former Industrial Sites</b>				
<b>Site No.</b>	<b>Location</b>	<b>Types of Industry</b>	<b>Operator</b>	<b>Approx. Distance from Subject Site</b>
61	East side of Breezehill Avenue North, north of Somerset Street West	Bulk oil and gas storage.	Canadian Oil Company Limited.	20 m N
76	North side of Wellington Street at Breezehill Avenue North	Non-industrial site - railway workshops and roundhouses.	Canadian Pacific Railway.	185 m N
62	Northeast corner of Bayview Road and O'Mera Avenue	Non-industrial site - railway workshops and roundhouses.	Canadian Pacific Railway.	325 m NW
50	975 Gladstone Avenue	Printing, publishing and allied Industries	British American Bank Note Company Limited.	255 m S

These industrial sites are not considered to have the potential to impact the subject site based on either their distance from the subject property or their suspected down gradient location.

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## 4.3 Physical Setting Sources

### Aerial Photographs

Historical air photos from the National Air Photo Library were reviewed. The review period dates back to the earliest available aerial photography up to present site conditions. Based on the review, the following observations have been made:

- |      |  |
|------|--|
| 1928 | The site appears to contain storage containers or boxes. The property to the south appears to be occupied by two (2) commercial or light industrial building structures. Properties to the north and east, across the railway tracks, contain lumber piles. A railway line and spur line are present east of the site. The neighbouring property to the west, across Breezehill Avenue North, appears to be residential. |
| 1946 | (Poor scale) No significant changes appear to have been made to the subject site or neighbouring properties.   |
| 1958 | What appears to be a storage building can be observed on the western portion of the property. No other significant changes can be observed from the photograph.  |
| 1966 | The storage structure on the subject site remains. The existing structures located on the properties to the north and west can now be observed. No other apparent changes have been made to the adjacent and neighbouring properties.  |
| 1976 | The existing subject structure can now be observed. No significant changes appear to have been made to the adjacent or neighbouring properties.  |
| 1986 | No significant changes to the subject site or adjacent properties can be observed from the photograph.   |
| 1995 | No apparent changes have been made to the subject site or to the adjacent properties.  |
| 2005 | (City of Ottawa Website) No significant changes have been made to the subject site or neighbouring properties.   |

2011            (City of Ottawa Website) No significant changes have been made to the subject site or neighbouring properties.

Laser copies of some of the aerial photographs reviewed are included in Appendix 1 of this report.

### **Topographic Maps**

Topographic maps were obtained from Natural Resources Canada – The Atlas of Canada website and from the City of Ottawa website. The topographic mapping indicates the presence of urbanization on the site and in the Phase I study area. The topographic maps indicate that the regional topography in the general area of the site slopes down to the north-northwest. According to the mapping, The Ottawa River is present approximately 650 north m of the site. A railway line and several commercial or industrial buildings are present on and adjacent to the site. No potential environmental concerns were identified in the Phase I study area in the review of topographic maps. An illustration of the referenced topographic map is presented on Figure 2 – Topographic Map following the body of this report.

### **Physiographic Maps**

A Physiographic Map was reviewed from the Natural Resources Canada – The Atlas of Canada website. According to this physiographic map, the site is located in the St. Lawrence Lowlands. According to the mapping description provided: “The lowlands are plain-like areas that were all affected by the Pleistocene glaciations and are therefore covered by surficial deposits and other features associated with the ice sheets.” The subject site is located in the Central St. Lawrence Lowland, which is generally less than 150 m above sea level.

### **Geological Maps**

The Geological Survey of Canada website on the Urban Geology of the National Capital Area was consulted as part of this assessment. Based on the information from Natural Resources Canada (NRCAN), bedrock in the area of the site consists of interbedded limestone and shale of the Verulam Formation. Based on the maps, the thickness of overburden on the western portion of the site ranges from 3 to 5 m and consists of Paleozoic Rocks or Paleozoic Bedrock. Based on the maps the thickness of overburden on the eastern portion of the site ranges from 5 to 10 m and consists of plain till.

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## **Water Well Records**

A requisition was made to the MOE to provide water well records for all drilled, bored and dug wells within 500 m of the subject site. The MOE response was received on May 16, 2012.

According to the information provided in the MOE response, at least 54 monitoring wells are present on the properties addressed as 250, 255, 270 and 290 City Centre Avenue and along City Centre Avenue and Elm Street. Groundwater monitoring wells were also identified at Public Works and Government Services Canada property located approximately 75 m east of the site (between Somerset Street West and Gladstone Avenue), at 141 Bayview Road (Tom Brown Arena) approximately 185 m northwest of the site and 937 Wellington Street (automotive service garage) located approximately 190 m northwest of the subject site. Based on the inferred direction of groundwater flow north, toward the Ottawa River, these properties are considered to be either cross-or down gradient to the subject property. Based on their orientations in combination with their distances from the subject property, the abovementioned sites are not considered to pose a concern to the subject property. The well records discussed are provided in Appendix 2.

## **Water Bodies and Areas of Natural Significance**

The Ottawa River is the closest significant water body and is present approximately 650 m north-northwest of the site. The majority of the study area consists of residential dwellings, which are serviced by municipally supplied water and sewer services. Past known land use in the study area is residential, commercial and industrial. No areas of natural significance are known to exist within the Phase I study area.

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## Fill Materials

Based on the previous subsurface investigations conducted by Paterson it is known that fill material is present over the northern portion of the subject property. The fill material was identified from near ground surface, to depths ranging from 1.4 to 3.7 m below the ground surface. Fill material typically consisted of brown, silty sand with gravel and pieces of coal. A layer mainly consisting of coal was identified in the vicinity of BH1 and BH2-12. A grassed mound, considered to be fill material, was also identified near the southeast corner of the building. According to the property owner, this is the location of a decommissioned potable well, previously used as a water supply for industrial purposes. No other signs of fill placement or soil disturbances were noted at the time of the site inspection.

## 5.0 INTERVIEWS

Mr. Bill Marvel, property owner at the time of the site visit, and garage personnel were interviewed at the time of the site visit. Mr. Marvel indicated that he had owned the property for approximately five (5) years. Mr. Marvel indicated that three (3) oil storage tanks located along the west perimeter of the site were removed prior to redevelopment in the 1970's. A significant amount of the property was excavated and/or filled as part of the redevelopment. Mr. Marvel also indicated a deep well located near the southeast corner of the subject property. It was reported to have originally been used to pump cold water through the building for cooling purposes. According to Mr. Marvel, the subject building was originally occupied by a machine shop and the well provided the water supply for the industrial processes onsite.

To the knowledge of Mr. Marvel and garage personnel, there have never been any underground hoists or buried heating oil or waste oil tanks located on the subject site. It was reported that the empty aboveground storage tank (located in the garage), empty drums and gasoline containers, oil filters and waste oil are removed on an as needed basis by a licenced contractor. The oil water separator is also pump on a regular basis by a licenced contractor.

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## 6.0 SITE RECONNAISSANCE

### 6.1 General Requirements

The site investigation was conducted between 9:00 and 11:00 AM on May 11, 2012. Ms. Karyn Munch from the Environmental Department of Paterson Group conducted the site investigation. The weather conditions were sunny with a temperature of 17° C.

### 6.2 Specific Observations at Phase I Property

#### **Buildings and Structures**

The subject site is occupied by a one storey commercial building, with a partial second storey level. The building is constructed with a concrete slab-on-grade foundation and is finished on the exterior with brick and metal siding, and a peaked, metal roof. The building has four (4) tenant spaces. The east tenant space is open and occupied by Paradise Auto service garage. The west tenant space has a second storey, and is occupied by CompuCorps (a technology recycling/mentoring charity organization), QuIRC (consulting firm) and F-studio (a blown glass workshop/studio). All tenants are located on the ground floor. The partial second storey is vacant. The building is currently heated with natural gas fired ceiling mounted heating equipment. Based on available information, the building was constructed in the mid 1970's.

#### **Below Ground Structures**

A concrete contained oil-water separator was also observed in the garage portion of the building and extends approximately 1 m into the concrete floor. A metal plate, similar in size to the oil-water separator was observed in CompuCorps. The plate was situated near the bay door, similar to the oil-water separator in the garage. It was not possible to lift the plate at the time of the site inspection; it appeared to have been painted over. It could not be determined, at the time of the site assessment, if the plate represented a possible underground structure.

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## **Underground Utilities**

The site is supplied with natural gas, telecommunications, hydro and municipal water and sewer services through underground connections. Underground locates were completed in April of 2012 as part of the previous Phase II – ESA conducted on the site. The underground hydro service is located north of the garage portion of the building and extends west to Breezehill Avenue North. The buried natural gas and telecommunications connections, and water and sewer services, are present to the south and west of the glass studio and also extend west to Breezehill Avenue North.

## **Storage Tanks**

No aboveground storage tanks or signs of underground storage tanks were observed on the exterior of the subject property at the time of the site visit. Two (2) 910 L aboveground storage tanks were observed along the interior west wall of the automotive service garage. One (1) of the tanks was reported to be empty while the other was reported to contain waste oil. Four (4) 200 L drums were used for the purposes of draining and storing used filters, waste oil and rags. Two (2) 200 L drums containing new oil were also observed on site. Several empty 200 L drums and jerry cans, to be removed in the near future, were situated adjacent to the empty AST noted above. Cleaning solvents, antifreeze, and gear lube were also observed in the garage as well as general cleaning and maintenance chemicals. At the time of the assessment, these chemicals were observed to be properly stored on workbenches and on shelves in the storage area. An absorbent material was noted beneath the AST located near the interior southwest corner of the garage, at the time of the site visit.

Two (2) propane canisters were noted on the exterior of the subject property, near the southwest corner of the subject structure, at the time of the site assessment. The canisters were stored in a cage and are not considered to pose a concern to the subject property.



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## **Water Source**

The source of water at the subject site is municipally treated water. The water connection and water meter were not noted at the time of the site inspection, however, based on water locates provided by the City, the connection is expected to be located along the west portion of the subject building. The building is considered to have always been serviced with municipal water. The well located southeast of the subject structure was used in the past for cooling of the building and/or industrial process conducted onsite and has since been decommissioned.

## **Building Entry/Exit Points**

Two (2) bay doors are present on the north side of the building, leading to Paradise Auto and CompuCorps. Five (5) man doors were observed on the exterior of the building. The location of the aforementioned entry/exit points are labelled on Drawing PE2636-2 Conceptual Site Model.

## **Heating/Cooling Systems**

The presence of natural gas meters on the subject building indicates that the building is currently heated and cooled by natural gas fired equipment. Ceiling mounted heaters are located in the garage unit and within CompuCorps. The air conditioning system for these two (2) units is located on the second storey above CompuCorps. Window mounted air conditioners were observed in the remaining two (2) units. No details of former heating systems were available at the time of the site assessment, however, given that the building was constructed in the mid-1970's it is considered likely that the heating source has always been natural gas.

## **Ground Surface**

The subject building occupies a significant portion of the subject site. An asphaltic concrete parking lot is located north of the subject structure. A small, triangular parcel of land east of the subject structure is grassed and a very narrow strip of land south of the building is covered with gravel. No signs of surficial staining were observed at the time of the site assessment.

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## **Railway Lines**

The O-trail rail line is situated approximately 15 m east of the subject property. A review of aerial photographs and fire insurance plans indicated the historical presence of a railway line in a similar configuration. According to the 1956 FIP, a spur line ran along the eastern most portion of the subject site, parallel to the main line. The proximity of the former and current train lines are considered to pose a potential concern to the subject property.

## **Potentially Contaminating Activities**

The presence of an automotive service garage (with an oil-water separator) is considered to represent a potentially contaminating activity at the site.

## **Potentially Hazardous Building Products**

### **▪ Asbestos-Containing Materials (ACMs)**

Based on the approximate date of construction of the structure (mid-1970's), some building materials are considered to have the potential to contain asbestos. Suspected ACMs include the suspended ceiling tiles and vinyl floor tiles. The suspected ACMs were generally in good condition and do not represent an immediate concern.

### **▪ Lead-Based Paint**

Based on the approximate date of construction of the subject building, lead-based paints may be present on older painted surfaces throughout the structure. Painted surfaces were generally in good condition at the time of the site assessment.

### **▪ Polychlorinated Biphenyls**

Older fluorescent light ballasts (pre-1980) have the potential to contain PCBs. It is considered likely that any PCB-containing light ballasts, have by now been replaced with PCB-free ballasts. A small transformer was observed within CompuCorps. No signs of leakage or staining were observed on or around the unit. A pad-mounted transformer was observed along the north exterior wall near the northwest corner of the subject structure. No signs of leakage or staining were noted on or around the transformer. No concerns regarding PCBs were identified at the time of the site assessment.

## Neighbouring Properties

An inspection of the neighbouring properties was conducted at the time of the site inspection. Seven (7) potentially contaminating activities were observed in the Phase I study area, which includes immediately adjacent properties and properties within 250 m of the subject site. A total of five (5) automotive service garages, one (1) dry cleaning facility and one (1) rail line, were observed within the Phase I study area. None of these potentially contaminating activities are expected to have impacted the site given their distances and/or down- or cross-gradient orientations with respect to the subject property.

Land use adjacent to the subject site was as follows:

- North - Somerset Street West followed by Takaki Automotive (47 Breezehill Avenue North);
- East - O-Train rail line followed by vacant land and Government of Canada building;
- South - Commercial (meditation centre and Ming Auto);
- West - Breezehill Avenue North followed by a vacant commercial building and Actek Auto service garage.

The current use of the adjacent properties to the south and west are considered to have the potential to impact the subject property. The adjacent properties to the north and east, and the other neighbouring properties within 250 m of the subject site are not considered to pose an environmental concern to the subject site. Current land use in the Phase I Study area is illustrated on Drawing: PE2636-3 - Surrounding Land Use Plan in the Figures section of this report, following the text.

## 6.3 Enhanced Investigation Property

### On-Site Processing/Manufacturing Operations

As noted previously, the tenants currently occupying the site include the following: CompuCorps Mentoring Inc., Paradise Auto, QuIRC and F-studio. There are currently no on-site processing or manufacturing operations.

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## **Hazardous Material Storage**

As previously discussed in Section 6.2, hazardous material storage on site consists of waste oil, new oil and various other products located within the automotive service garage.

Two (2) 910 L aboveground storage tanks were observed along the interior west wall of the garage. One (1) of the tanks was reported to be empty while the other was reported to contain waste oil. Four (4) 200 L drums were used for the purposes of draining and storing used filters, waste oil and rags. Two (2) 200 L drums containing new oil were also observed on site. Several empty 200 L drums and jerry cans, to be removed in the near future, were situated adjacent to the empty AST noted above. Cleaning solvents, antifreeze, and gear lube were also observed in the garage as well as general cleaning and maintenance chemicals. At the time of the assessment, these chemicals were observed to be properly stored on workbenches and on shelves in the storage area.

## **Raw Materials Handling and Storage**

No raw materials are handled or stored on the subject property.

## **Drums, Totes and Bins**

As discussed above, two (2) 910 L aboveground storage tanks (ASTs) were located along the interior west wall of the garage. One (1) tank was empty while the other was reported to contain waste oil. For (4) 200 L drums were used for the purposes of draining and storing used filters, waste oil and rags. Two (2) 200 L drums containing new oil were also observed on site. These drums were located near the interior southwest corner of the garage. Further north, along the west wall, near the empty AST noted previously, were several empty 200 L drums and jerry cans. It was reported that the empty containers will be removed from the property in the near future.

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## **Oil/Water Separators**

As discussed previously in Section 6.2, a concrete contained oil-water separator was also observed in the garage portion of the building and extends approximately 1 m into the concrete floor. A metal plate, similar in size to the oil-water separator was observed in CompuCorps. The plate was situated near the bay door, similar to the oil-water separator in the garage. It was not possible to lift the plate at the time of the site inspection; it appeared to have been painted over. It could not be determined, at the time of the site assessment, if the plate represented a possible underground structure.

## **Vehicle Equipment and Maintenance Areas**

There are two (2) aboveground hoists located in the automotive service garage. The hoists are located in the central portion of the south end of the garage bay, while work benches are located along the south interior. Staining was noted on the concrete floor in the southern portion of the building, in the vehicle equipment and maintenance portion of the garage. The concrete floor was in fair to good condition, with no significant cracks noted at the time of the assessment. There were no floor drains or other potential migratory pathways observed in the immediate vicinity of the staining.

## **On Site Spills**

Based on historical research, current searches and inquiries made as part of this assessment, available information to date, and observations made during the site visit, there have been no significant on-site releases or spills. As discussed in previous sections, staining was noted on the surface of the concrete floor in the vehicle maintenance area, within the southern portion of the garage. The staining is considered to be the result of minor leaks, resulting from vehicle repairs, occurring over time. Staining was also noted beneath the waste oil AST located at the interior southwest corner of the garage. Absorbent material was noted beneath the tank at the time of the assessment. As noted above, no significant cracks or other potential migratory pathways were noted in the immediate vicinity of the staining, at the time of the site assessment.

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## Liquid Discharge Points

The liquid discharged from the property includes the washwater and sewage from the building and water from the floor drains. Floor drains were observed in the washrooms of the buildings. As previously discussed, a concrete contained oil-water separator was observed in the garage portion of the building and extends approximately 1 m into the concrete floor. A metal plate, similar in size to the oil-water separator was observed in CompuCorps. The plate was situated near the bay door, similar to the oil-water separator in the garage. It was not possible to lift the plate at the time of the site inspection; it appeared to have been painted over. The pit in the garage is pumped on a regular basis by licenced contractor. There is no sump pit present in the subject structure.

Building plans showing the location of the floor drains were not available, however the location of the oil-water separator and similar pit in the CompuCorps bay, are shown on Drawing PE2636-2.

## Unidentified Substances

No unidentified substances were noted at the time of the site assessment.

## Hydraulic Equipment

Two (2) aboveground hydraulic hoists are located in south central portion of the automotive service garage. No other hydraulic equipment, such as in-ground hoists or loading docks, were noted at the time of the site assessment.

## 7.0 REVIEW AND EVALUATION OF INFORMATION

### 7.1 Land Use History

The following table indicates the current and past uses of the site as well as ownership and other observations dating back to the first known date of ownership of the site.

<b>Table 6 Land Use History</b>				
<b>Year</b>	<b>Name of Owner</b>	<b>Description of Property Use</b>	<b>Property Use</b>	<b>Other Observations from Aerial Photographs, Fire Insurance Plans, Etc.</b>
<1875	N. Sparks	Unknown	Unknown	Chain of Title indicates property owned by individual
1875-1913	Esther Slater	Unknown	Unknown	Chain of Title indicates property owned by individuals
1913-1916	James E. Taggart and Andrew Haydon	Unknown	Unknown	Chain of Title indicates property owned by individuals
1916-1948	Charles H. Cochrane	Storage of fuel (coal and possibly oil)	Light Industrial Use	Storage shed can be seen along Somerset Street West in 1928 aerial photograph
1948-1974	Reginald A.S. Bruce	Bruce Fuels - Storage of fuel (coal and possibly oil)	Light Industrial Use	Storage shed can be seen along Somerset Street West in 1949, 1958 and 1966 aerial photographs and 1956 FIP
1974-1989	Ernest Nymark	Bruce Fuels/Body Shop	Commercial / Light Industrial Use	Subject property appears as it currently exists, in the 1986 aerial photograph
1989-1991	Carl and Marie Nymark	Body Shop/Aero Mechtronics	Commercial / Light Industrial Use	Subject property appears as it currently exists, in the 2002 aerial photograph
1991-2007	Ernest and Eileen Nymark	Body Shop/Aero Mechtronics/A-Sandor Machine Shop/Paradise Auto Garage	Commercial / Light Industrial Use	Subject property appears as it currently exists, in the 2002 aerial photograph
2007-2012	Compucorps Mentoring Inc.	Compucorps Mentoring Inc. (technology recycling and mentoring)	Commercial Use	Subject property appears as it currently exists, in the 2002 aerial photograph

Potentially contaminating activities were identified on the subject site at the time of the site inspection with its use as an automotive service garage. The presence of an oil-water separator and staining on the floor surface, present potential environmental concerns for the site.

Historical potential contaminating activities include the use of the property as a coal/fuel storage site, A-Sandor Inc. (a machine shop industry) and Aero Mechtronics Limited (a stamped, pressed and coated metal products industry).



## 7.2 Areas of Potential Environmental Concern and Potential Contaminating Activities

<b>Table 7 Areas of Potential Environmental Concern</b>					
<b>Area of Potential Environmental Concern (APEC)</b>	<b>Location of APEC on Phase One Property</b>	<b>Potential Contaminating Activities (PCA)</b>	<b>Location of PCA (on-site / off-site)</b>	<b>Contaminants of Potential Concern (CPC)</b>	<b>Media Potentially Impacted (Groundwater, Soil and/or Sediment)</b>
Former coal storage and reported fuel storage (APEC 1)	Northern and western portions of subject site (along Breezehill Avenue North)	Transfer and storage of coal and fuel, possible leakage of storage tanks/ containers and discharge of coal/petroleum hydrocarbons	On-site	BTEX / PHCs, PAHs and metals	Soil / Groundwater
Former metal products industry (Aero Mechnronics) (APEC 2)	Western portion of building	Aluminum and chromium coating and plate rinsing	On-site	aluminum and chromium	Soil / Groundwater
Former machine shop industry (A-Sandor Inc.) (APEC 3)	Western portion of building	Manufacture of metal products and possible storage/improper disposal of heavy oils and solvents for cleaning and maintenance of equipment and/or products	On-site	metals, VOCs, PHCs	Soil/ Groundwater
Automotive service garage (APEC 4)	Eastern portion of subject building	Leakage of oil-water separator, spillage	On-site	BTEX / PHCs, VOCs, PAHs	Soil / Groundwater

<b>Table 7 Continued</b>					
<b>Areas of Potential Environmental Concern</b>					
<b>Area of Potential Environmental Concern (APEC)</b>	<b>Location of APEC on Phase One Property</b>	<b>Potential Contaminating Activities (PCA)</b>	<b>Location of PCA (on-site / off-site)</b>	<b>Contaminants of Potential Concern (CPC)</b>	<b>Media Potentially Impacted (Groundwater, Soil and/or Sediment)</b>
Current and former rail line and former spur line (APEC 5)	Adjacent to the east	Fill material, slag, creosote impacted rail-ties	Off-site / On-site	PAHs, metals	Soil and groundwater
Automotive service garage (APEC 6)	West of the site across Breezehill Avenue West	Leaks/spillage from potential aboveground or buried fuel or waste oil storage tanks, strip drains, oil-water separators and/or in-ground hoists	Off-site	PHCs, VOCs, PAHs, metals	Soil and groundwater
Current/former automotive service garages and former Fuel/Coal Company (APEC 7)	Adjacent properties to the south (53-57 Breezehill Avenue North)	Leaks/spillage from potential aboveground or buried fuel or waste oil storage tanks, strip drains, oil-water separators and/or in-ground hoists	Off-site	PHCs, VOCs, PAHs, metals	Soil and groundwater

A Phase II Environmental Site Assessment was recently conducted in 2012 to assess the subsurface condition of soil and groundwater on the subject property. Four (4) boreholes, one of which was constructed with a monitoring well, were placed on the site to assess several of the aforementioned areas of potential environmental concern. It should be noted that boreholes were not placed on the interior of the subject structure to address potential concerns associated with the garage, the former industrial use of the building, or the adjacent properties to the south. Petroleum hydrocarbon (PHC) and polynuclear aromatic hydrocarbon (PAH) parameters and lead concentrations exceeding MOE soil standards selected for the site were identified on the northern portion of the property. PHC and PAH parameters were also detected in the groundwater recovered from BH3-12 and BH3 (installed during a previous subsurface investigation). The detected concentrations were in compliance with the selected MOE groundwater standards.

### **7.3 Conceptual Site Model**

#### **Existing Buildings and Structures**

The subject site is occupied by a one-storey commercial building with a partial second storey level, the location of which is shown on Drawing PE2636-2 Conceptual Site Model.

The immediately adjacent properties to the north (across Somerset Street West), west (across Breezehill Avenue North) and south, are used for commercial purposes. The immediately adjacent property to the east is occupied by the O-Train rail line. The majority of the properties within the 250 m Phase I ESA study area are used for residential and commercial purposes. A school is present further southwest of the site. The uses of each of the properties in the Phase I study area are indicated on the Drawing PE2636-3 Surrounding Land Use Plan, although the footprint of each individual building was not drawn on this figure.

#### **Water Bodies**

There are no water bodies on the subject site or within the Phase I study area. The closest water body to the site is the Ottawa River, located approximately 650 m north of the site. The location of this water body is not shown on Drawing PE2636-2 Conceptual Site Model.

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### **Areas of Natural Significance**

No areas of natural significance were observed on the site or in the Phase I study area.

### **Drinking Water Wells**

The properties in the Phase I Study area are serviced by municipal water and sewage services. A reported well is present on the southeast corner of the subject property. According to the property owner at the time of the assessment, the well was previously used in association with the industrial operations previously conducted on the subject site. It was reported that the well has since been decommissioned. The well was covered by fill and could not be inspected at the time of the site visit. The depth, construction material and time of installation could not be ascertained. It should be noted that well records provided by the MOE did not identify any records regarding the subject well. Based on MOE well records for the area and the municipal services, potable water wells are not expected to be present on the adjacent and surrounding properties in the Phase I study area.

### **Groundwater Monitoring Wells**

Two (2) groundwater monitoring wells are present on the subject property. The locations of the monitoring wells are shown on Drawing PE2636-2 Conceptual Site Model. As previously discussed in Section 4.3, MOE well records indicate that groundwater monitoring wells are present on several properties within the Phase I Study area: 250, 255, 270 and 290 City Centre Avenue, 937 Wellington Street West, 141 Bayview Road and on the federal property further west of the subject site, between Somerset Street West and Gladstone Avenue. As discussed previously, based on the distances of these properties in combination with their orientations cross- or down-gradient of the subject site, they are not considered to pose a concern to the subject property.

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## **Neighbouring Land Use**

Neighbouring land use in the Phase I study area was predominantly residential and commercial. At the time of the site assessment, seven (7) potentially contaminating activities were observed in the Phase I study area, which includes immediately adjacent properties and properties within 250 m of the subject site. A total of five (5) automotive service garages, one (1) dry cleaning facility and one (1) rail line were observed within the Phase I study area. The automotive service garages located south and west of the site are considered to have the potential to impact the subject property due to their close proximity to the subject property.

## **Areas of Potential Contaminating Activities and Potential Environmental Concerns**

Potentially contaminating activities and areas of potential environmental concern identified on the subject site included the following: the presence of an automotive service garage with an oil-water separator and significant staining on the floor surface (APEC 1), the former industrial use of the site as a machine shop (APEC 2), the former industrial use of the site for the production of metal products and the presence of aluminum and chromium baths (APEC 3) and former oil and coal fuel storage along the northwestern portion of the property (APEC 4). Three (3) areas of potential environmental concern, with the potential to impact the subject property were identified in the Phase I ESA study area: the former CNR rail line and spur line immediately east of the subject property (APEC 5), the former and current automotive service garages immediately south of the site at 55 Breezehill Avenue North (APEC 6), the former fuel storage facility two properties south of the site at 73 Breezehill Avenue North (APEC 7) and the automotive service garage at 1050 Wellington Street West (APEC 8). The APECs are outlined in red on Drawing PE2636-3: Surrounding Land Use Plan.

Nine (9) additional potentially contaminating activities include the following: existing automotive service garages (APECs 1, 5 and 6), existing automotive service garages/former retail fuel outlets (APECs 3 and 4), dry cleaning facility (APEC 2), former rail and lumber yards (APEC 7), former rail yard (APEC 8) and former CNR/existing O-train rail line (APEC 9). These potential contaminating activities were not considered to pose a concern to the subject property based on their distances and/or orientations down-gradient to the subject site. The potential contaminating activities are outlined in green on Drawing PE2636-3.

## 8.0 CONCLUSIONS

### Assessment

The results of the historical research identified the past use of the subject property, for the storage of fuel (coal and possibly oil), and after development, for the use of industrial operations (machine shop and metal products industries) and automotive repair services. The subject property is currently occupied by an automotive service garage (Paradise Auto), a technology recycling/mentoring charity organization (CompuCorps), a consulting firm (QuIRC) and a blown glass studio (F-Studio). The presence of an oil-water separator and staining on the floor surface within the garage, are considered to be potentially contaminating activities currently present on site. The former industrial processes and fuel storage on the subject property are also considered to be potentially contaminating activities with the potential to impact the subject property. The past and/or current uses of the adjacent properties to the east (rail/spur lines), west (automotive service garage) and south (automotive service garage/fuel storage facility) are also considered to pose an environmental concern to the subject property. The site inspection indicated the current presence of nine (9) potentially contaminating activities within the Phase I study area; however, none of these activities are expected to have impacted the site given their distances and/or down- or cross-gradient orientations with respect to the subject property.

Phase II Environmental Site Assessments were conducted to assess the subsurface condition of soil and groundwater on the subject property in 2007 and more recently in 2012. Boreholes, two (2) of which were constructed with monitoring wells, were placed on the site to assess the aforementioned areas of potential environmental concern. Fill material was identified across the site (north of the subject structure). Pieces of coal were noted in the fill at many of the borehole locations. A layer consisting mainly of coal, was identified in the vicinity of BH1 and BH2-12. During the most recent assessment, petroleum hydrocarbon (PHC), polynuclear aromatic hydrocarbon (PAH) and lead concentrations were detected in the soil, at levels exceeding the applicable MOE Table 3 standards for residential land use and fine-grained soil. PHC and volatile organic compound (VOC) concentrations were detected in the groundwater samples recovered from each monitoring well location. All detected concentrations were in compliance with the selected MOE Table 3 standards. Potential environmental concerns identified on the interior of the subject structure and south of the subject property were not addressed during the previous investigations.

### **Recommendations**

Based on the results of the assessment, **it is our opinion that additional environmental investigation and remediation in the form of a Phase II – Environmental Site Assessment, will be required for the site in order to address potential concerns identified within the subject structure and on the adjacent property to the south and to delineate and remediate the identified soil and groundwater contamination on the subject property.**

It is our understanding that the future intent is to redevelop the Phase I property to a more sensitive, residential land use. Prior to redevelopment, a record of site condition (RSC) would be required. An environmental remediation program would need to be completed in accordance with O. Reg. 269/11 prior to submitting an RSC. In the meantime, if the site is to continue to be used for commercial purposes, the presence of the identified soil and groundwater contaminants is not considered to pose a risk to the occupants of the building.

## 9.0 STATEMENT OF LIMITATIONS

This Phase I - Environmental Site Assessment report has been prepared in general accordance with the agreed scope-of-work, in general according with O. Reg. 269/11 amending O. Reg. 153/04 and meets the requirements of CSA Z768-01. The conclusions presented herein are based on information gathered from a limited historical review and field inspection program. The findings of the Phase I - ESA are based on a review of readily available geological, historical and regulatory information and a cursory review made at the time of the field assessment. The historical research relies on information supplied by others, such as, local, provincial and federal agencies and was limited within the scope-of-work, time and budget of the project herein.

Should any conditions be encountered at the subject site and/or historical information that differ from our findings, we request that we be notified immediately in order to allow for a reassessment.

This report was prepared for the sole use of Claridge Homes. Permission and notification from Claridge Homes and Paterson Group will be required to release this report to any other party.

### Paterson Group Inc.



Karyn Munch, P.Eng.



Mark S. D'Arcy, P.Eng.

### Report Distribution:

- Claridge Homes Inc. (3 copies and 1 PDF copy)
- Paterson Group (1 copy)



---

## 10.0 REFERENCES

### Federal Records

Air photos at the Energy Mines and Resources Air Photo Library.  
National Archives.  
Maps and photographs (Geological Survey of Canada surficial and subsurface mapping).  
Natural Resources Canada – The Atlas of Canada.  
Environment Canada, National Pollutant Release Inventory.  
PCB Waste Storage Site Inventory.

### Provincial Records

MOE Freedom of Information and Privacy Office.  
MOE Municipal Coal Gasification Plant Site Inventory, 1991.  
MOE document titled “Waste Disposal Site Inventory in Ontario”.  
MOE Brownfields Environmental Site Registry.  
Office of Technical Standards and Safety Authority, Fuels Safety Branch.  
MNR Areas of Natural and Scientific Interest.  
MOE Water Well Inventory.

### Municipal Records

The City of Ottawa eMap website.  
The Corporation of the City of Ottawa

### Local Information Sources

Chain of Title obtained through Read Abstracts, December 2011.  
Plan of Survey obtained through Annis, O’Sullivan, Vollebekk Ltd, April 2011.  
Previous Environmental Reports.  
Personal Interviews.

### Public Information Sources

Google Earth.  
Google Maps/Street View.

# **FIGURES**

**FIGURE 1 – KEY PLAN**

**FIGURE 2 – TOPOGRAPHIC MAP**

**DRAWING PE2636-2 – CONCEPTUAL SITE MODEL**

**DRAWING PE2636-3 – SURROUNDING LAND USE PLAN**

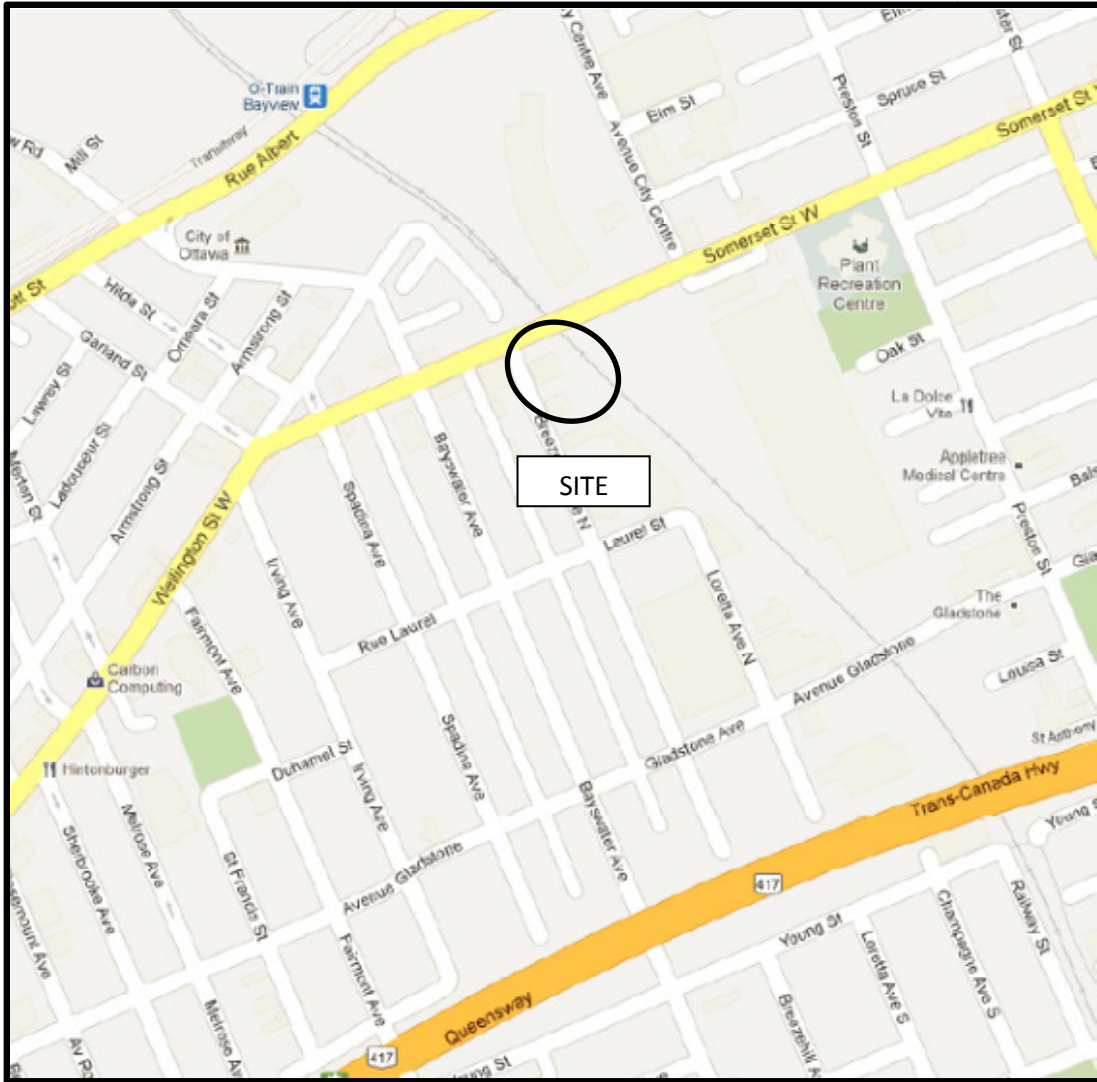


FIGURE 1  
KEY PLAN

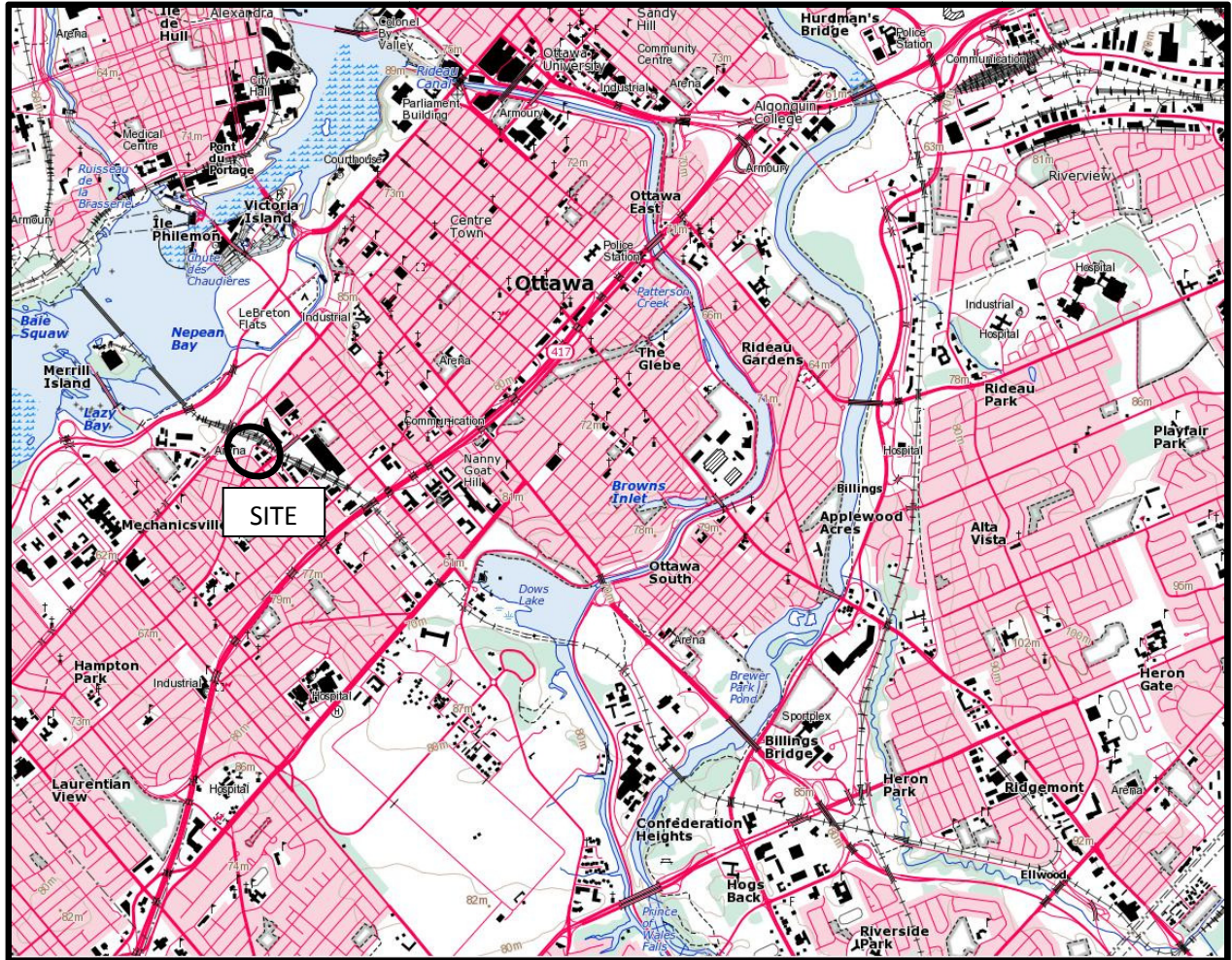
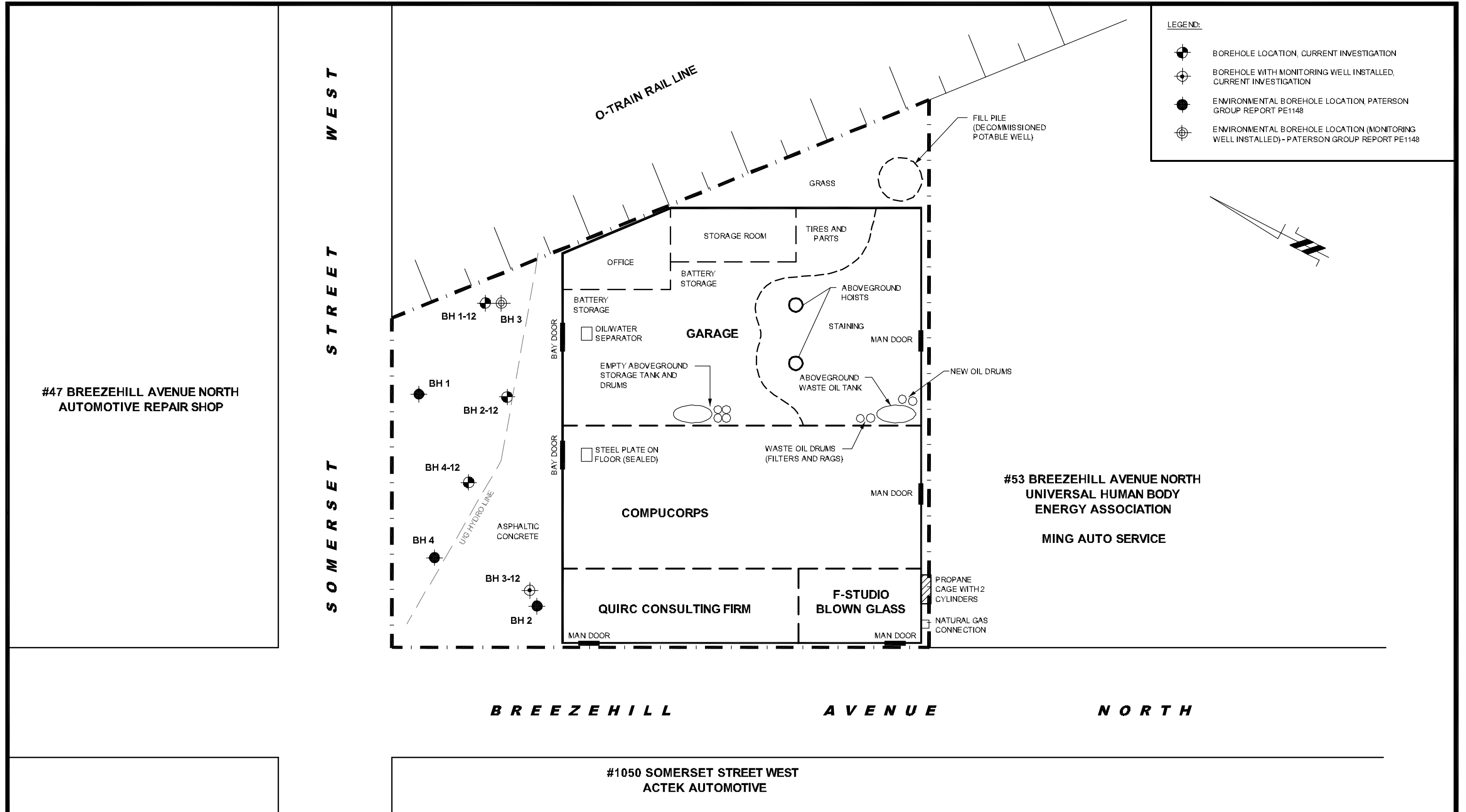
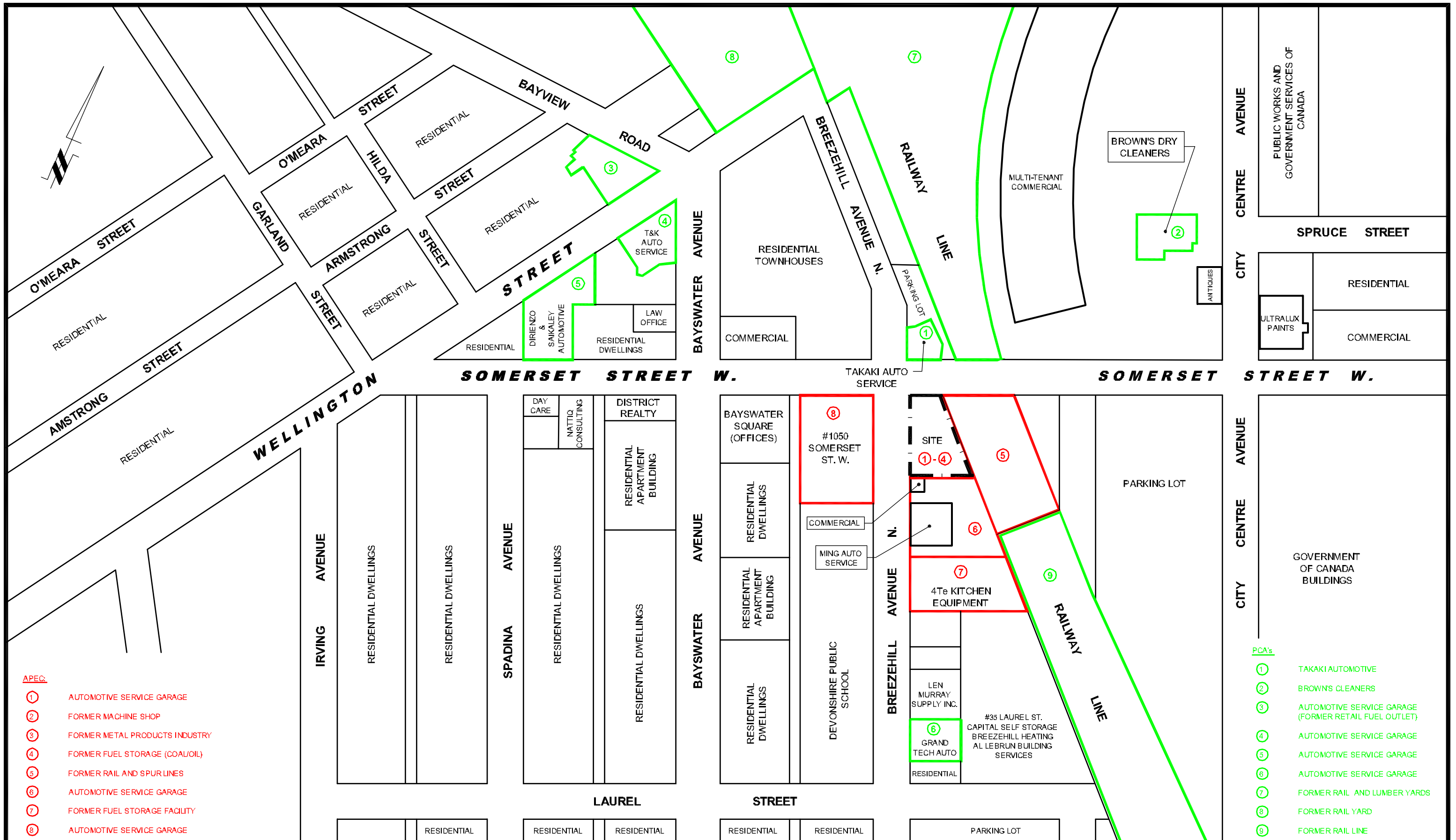


FIGURE 2  
TOPOGRAPHIC MAP







**paterson group**

consulting engineers  
154 Colonnade Road South, Ottawa, Ontario K2E 7J5

Scale:	1:2000
Des.:	KM
Dwn:	MPG
Chkd:	MSD

**CLARIDGE HOMES**  
**PHASE I - ENVIRONMENTAL SITE ASSESSMENT**  
**1040 SOMERSET STREET WEST**  
 OTTAWA, ONTARIO

**SURROUNDING LAND USE PLAN**

Dwg. No.	<b>PE2636-3</b>
Report No.:	PE2636-1
Date:	05/2012

# **APPENDIX 1**

**CHAIN OF TITLE**

**CURRENT PLAN OF SURVEY**

**AERIAL PHOTOGRAPHS**

**SITE PHOTOGRAPHS**

ENVIRONMENTAL SEARCH  
Att: Karyn Munch  
Ref: 1451 Wellington St W, Ottawa  
(PIN 04030-0154)  
Lots 1 and 2, Plan 145  
N/S Richmond Rd (now Wellington St)  
May 28, 2012

Ownership prior to this point is all by individuals...

Deed 41925 registered Nov 26, 1929  
From Bernard Rumsby to Cities Service Oil Company Ltd.

Deed 41926 registered Nov 26, 1959  
From Bernard Rumsby to Cities Service Oil Company Ltd.

Deed 382635 registered Dec 23, 1958  
From Cities Service Oil Company Ltd. to Cities Service Canadian Stations, Inc.

Deed 386106 registered April 7, 1959  
From Cities Service Oil Company Ltd. to Cities Service Canadian Stations, Inc.

Deed 477884 registered June 1, 1964  
From Cities Service Canadian Stations Inc. to B.P. Canada Limited

Deed 643105 registered Nov 12, 1973  
From B.P. Oil Limited to Frisby Tire Co. Ltd. (\*\*\*see change of name attached for B.P.\*\*\*)

Lease 643106 registered Nov 12, 1973  
From Frisby Tire Co. Ltd. to B.P. Oil Limited

Deed 650885 registered April 8, 1974  
From Frisby Tire Co. Ltd. to Joseph A. Reid in trust

Lease 655059 registered June 18, 1974  
From Joseph A. Reid in trust to B.P. Oil Limited

Deed 679978 registered Oct 20, 1975  
From Joseph A. Reid in trust to Joe's Car Radio & T.V. Sales & Service Limited

Deed OC767618 registered Aug 31, 2007  
From Joe's Car Radio & T.V. Sales & Service Limited to 6830854 Canada Inc.



# This Indenture

made in duplicate the 30th day of March  
one thousand nine hundred and seventy-three.

In Pursuance of the Short Form of Conveyances Act:  
**Between**

BP OIL LIMITED, a Company incorporated  
under the laws of Canada,  
hereinafter called "the Grantor"

OF THE FIRST PART

AND:

FRISBY TIRE CO. LTD., a body corporate  
and politic duly incorporated under the  
laws of the Province of Ontario, having  
its Head Office in the City of Ottawa,  
in the Regional Municipality of Ottawa-  
Carleton,

hereinafter called "the Grantee"

OF THE SECOND PART

WHEREAS by Supplementary Letters Patent dated the 12th day of  
November 1969, a notarial copy of which was registered in the  
Registry Office for the Registry Division of Ottawa on the 16th  
day of July 1971 as No. 594656, the name of BP CANADA LIMITED  
was changed to BP OIL LIMITED.

**Witnesseth** that in consideration of Seventy Thousand-----  
----- (\$70,000.00) -----

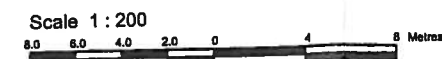
----- dollar s of  
lawful money of Canada now paid by the said grantee to the said grantor (the receipt  
whereof is hereby by it acknowledged) ~~it~~ the said grantor DO  
GRANT unto the said grantee in fee simple

ALL and Singular that certain parcel or tract of land and premises, situate, lying and  
being described in Schedule "A" hereto,  
together with the buildings and improvements thereon and  
fixtures located in or about the said lands, including without  
limiting the generality of the foregoing, the hoists, the flood-  
lights and poles and the air compressor but not including the  
identification sign and pole, the air meter, the island canopy  
and pole, the fuel pumps and the underground storage tanks not-  
withstanding that they or some of them might otherwise be deemed  
to be fixtures or part of the said lands.

TOPOGRAPHICAL PLAN OF

LOTS 1, 2 and 3  
 East Side Breezhill Avenue North  
 PART OF BLOCK J  
 REGISTERED PLAN 73  
 CITY OF OTTAWA

Prepared by Annis, O'Sullivan, Vollebakk Ltd.  
 Field Work Completed April 5, 2012



Metric  
 DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND  
 CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

Date \_\_\_\_\_  
 Edward M. Lancaster, O.L.S.

Notes & Legend

Denotes	
○ MH-ST	Maintenance Hole (Storm Sewer)
○ MH-S	Maintenance Hole (Sanitary)
○ MH-B	Maintenance Hole (Bell)
○ MH-T	Maintenance Hole (Traffic)
○ MH	Maintenance Hole (Unidentified)
— OHW	Overhead Wires
○ UP	Utility Pole
○ AN	Anchor
○ LS	Light Standard
□ CB	Catch Basin
⊙ FH	Fire Hydrant
⊙ WV	Water Valve
T/G	Top of Gate
○ B	Bollard
— CLF	Chain Link Fence
— BF	Board Fence
— +83.00	Location of Elevations
— +86.00	Location of Elevations (Top of Curb)
Fnd.	Foundation
— Switch	Electrical Transformer on UP
—	Property Line

Bearings are grid.  
 SITE AREA = 1345. m<sup>2</sup>

BOUNDARY INFORMATION COMPILED FROM FIELD SURVEY,  
 REGISTRY OFFICE RECORDS AND OFFICE RECORDS.

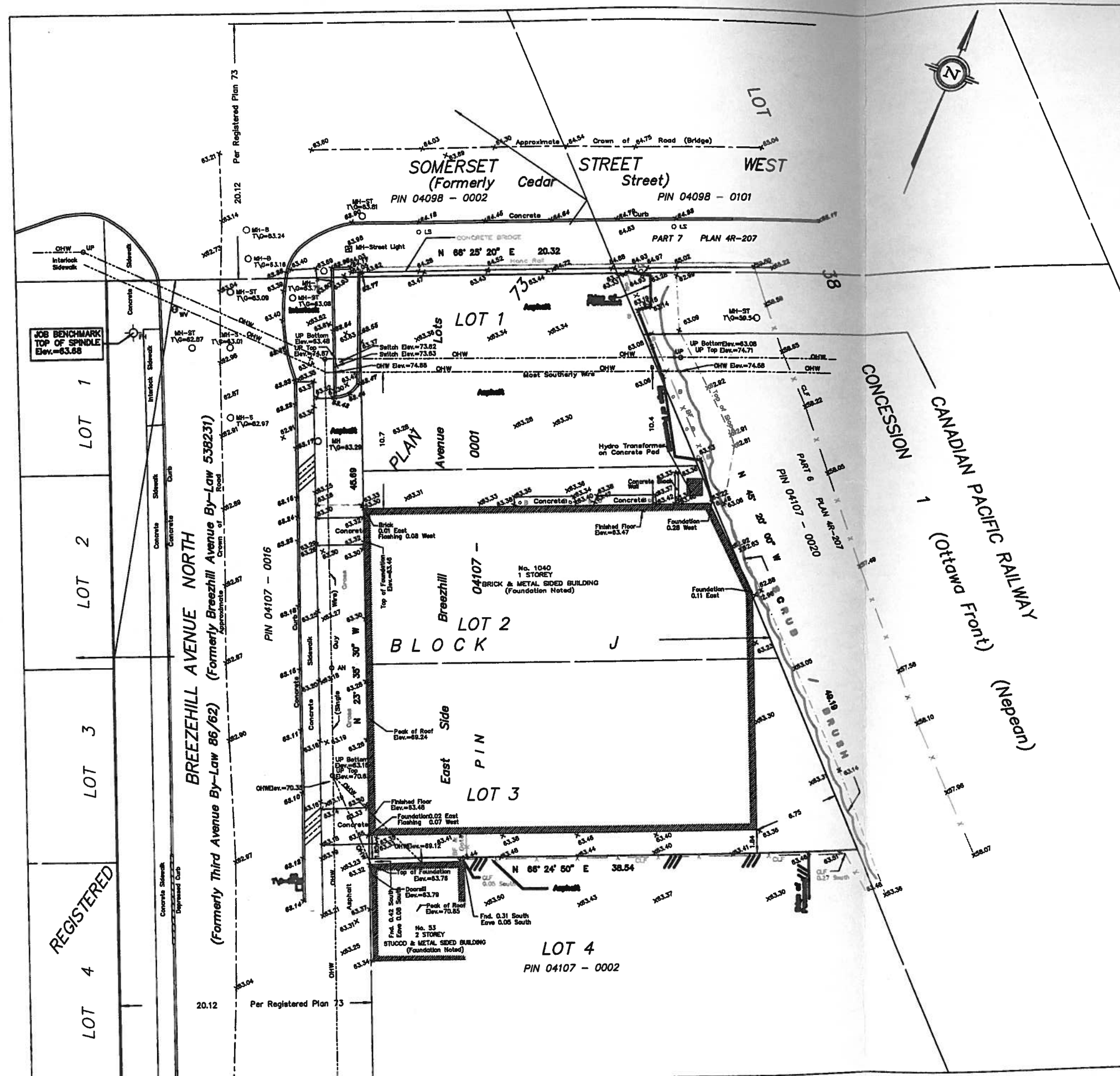
**ELEVATION NOTES**  
 1. Elevations shown are referred to geodetic datum.  
 2. It is the responsibility of the user of this information to verify that the job benchmark has not been altered or disturbed and that its relative elevation and description agrees with the information shown on this drawing.

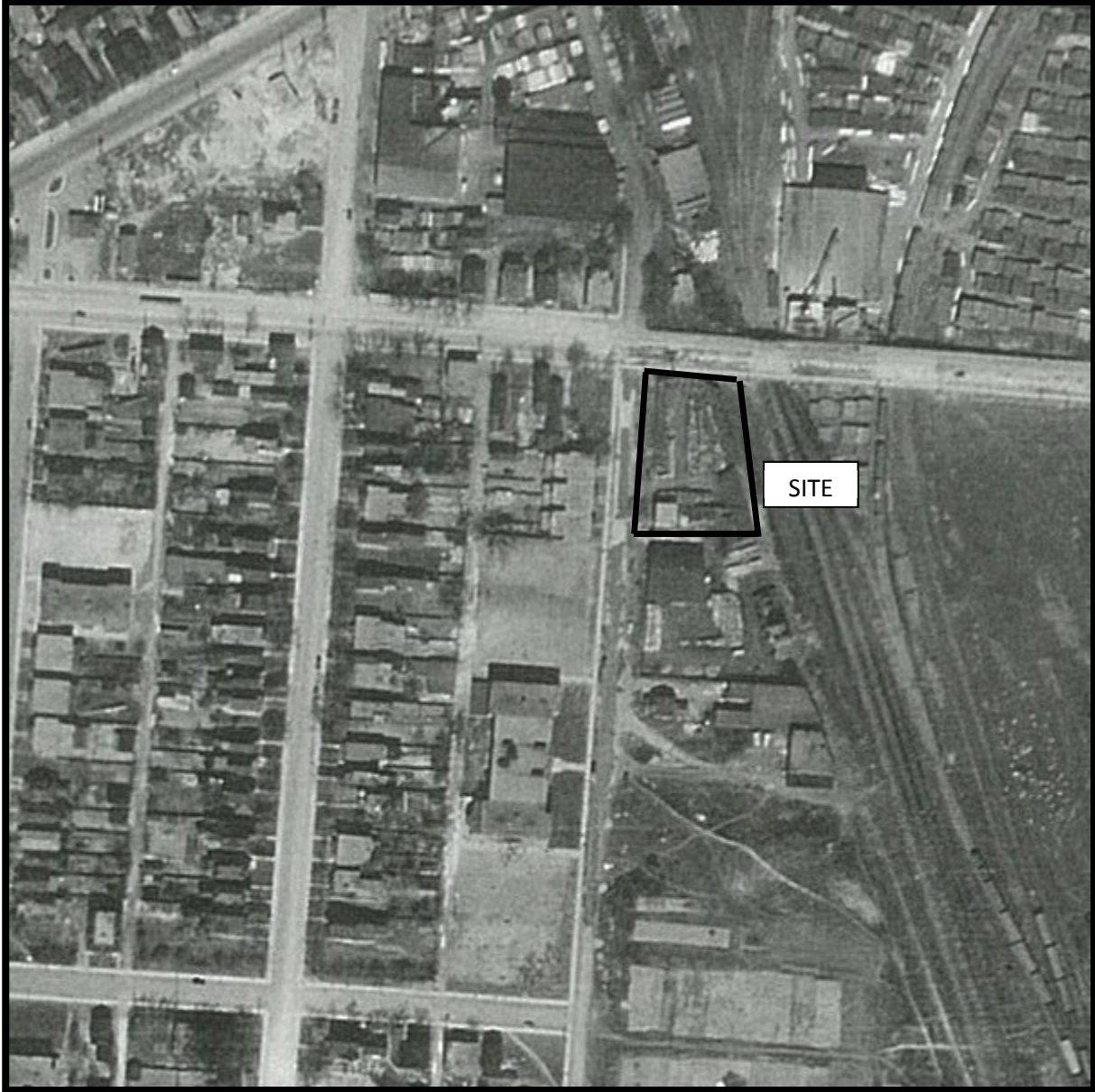
**UTILITY NOTES**  
 1. This drawing cannot be accepted as acknowledging all of the utilities and it will be the responsibility of the user to contact the respective utility authorities for confirmation.  
 2. Only visible surface utilities were located.  
 3. A field location of underground plant by the pertinent utility authority is mandatory before any work involving breaking ground, probing, excavating etc.

© Annis, O'Sullivan, Vollebakk Ltd., 2012. THIS PLAN IS PROTECTED BY COPYRIGHT

**ANNIS, O'SULLIVAN, VOLLEBEKK LTD.**  
 14 Concourse Gate, Suite 500  
 Nepean, Ont. K2E 7S6  
 Phone: (613) 727-0850 / Fax: (613) 727-1079  
 Email: Nepean@annist.com

Ontario  
 Land Surveyors Job No. 12809-12 Claridge Lts 1 2 3 PL 73 T F 1g





AERIAL PHOTOGRAPH  
1928

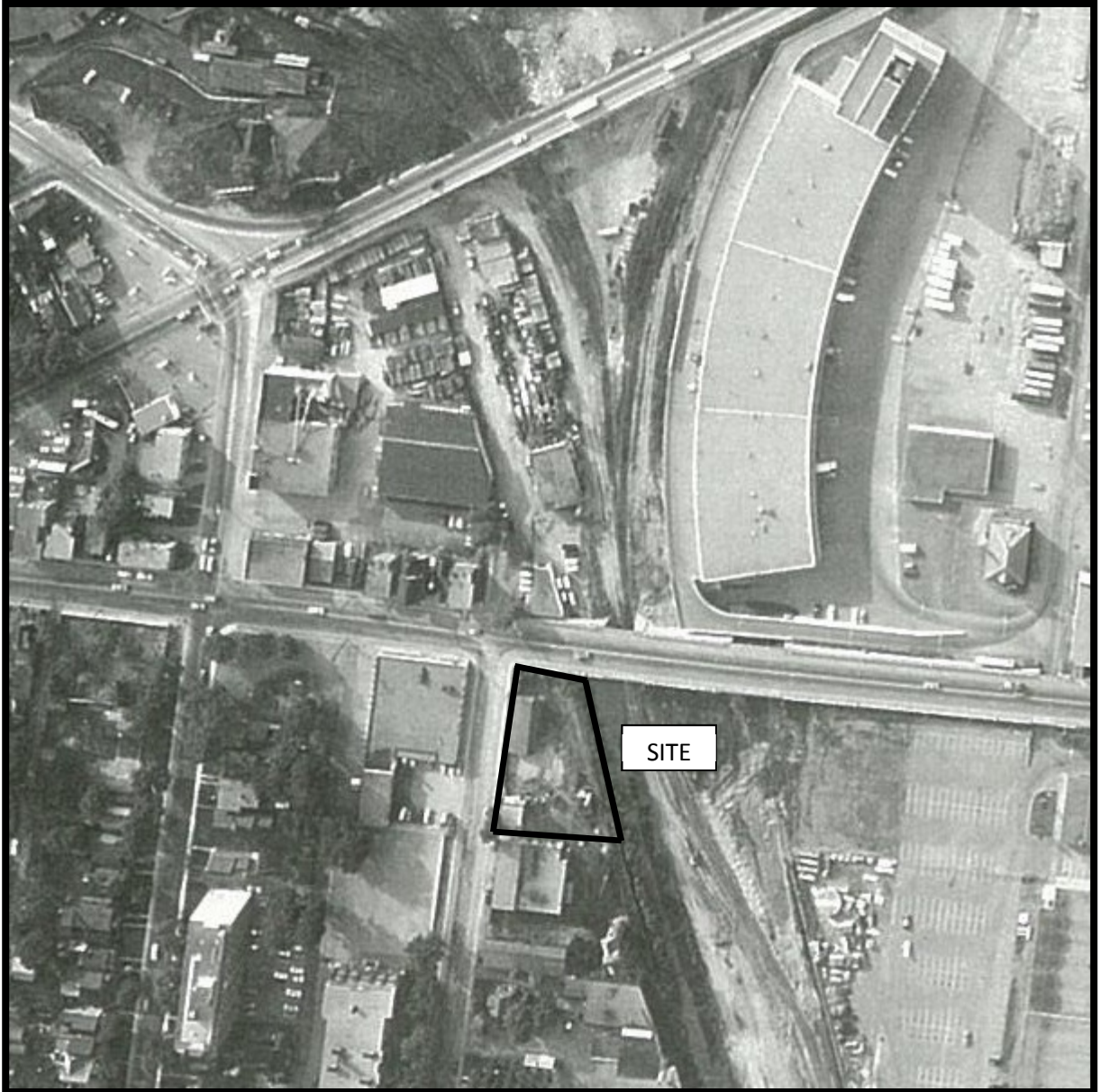


AERIAL PHOTOGRAPH  
1946



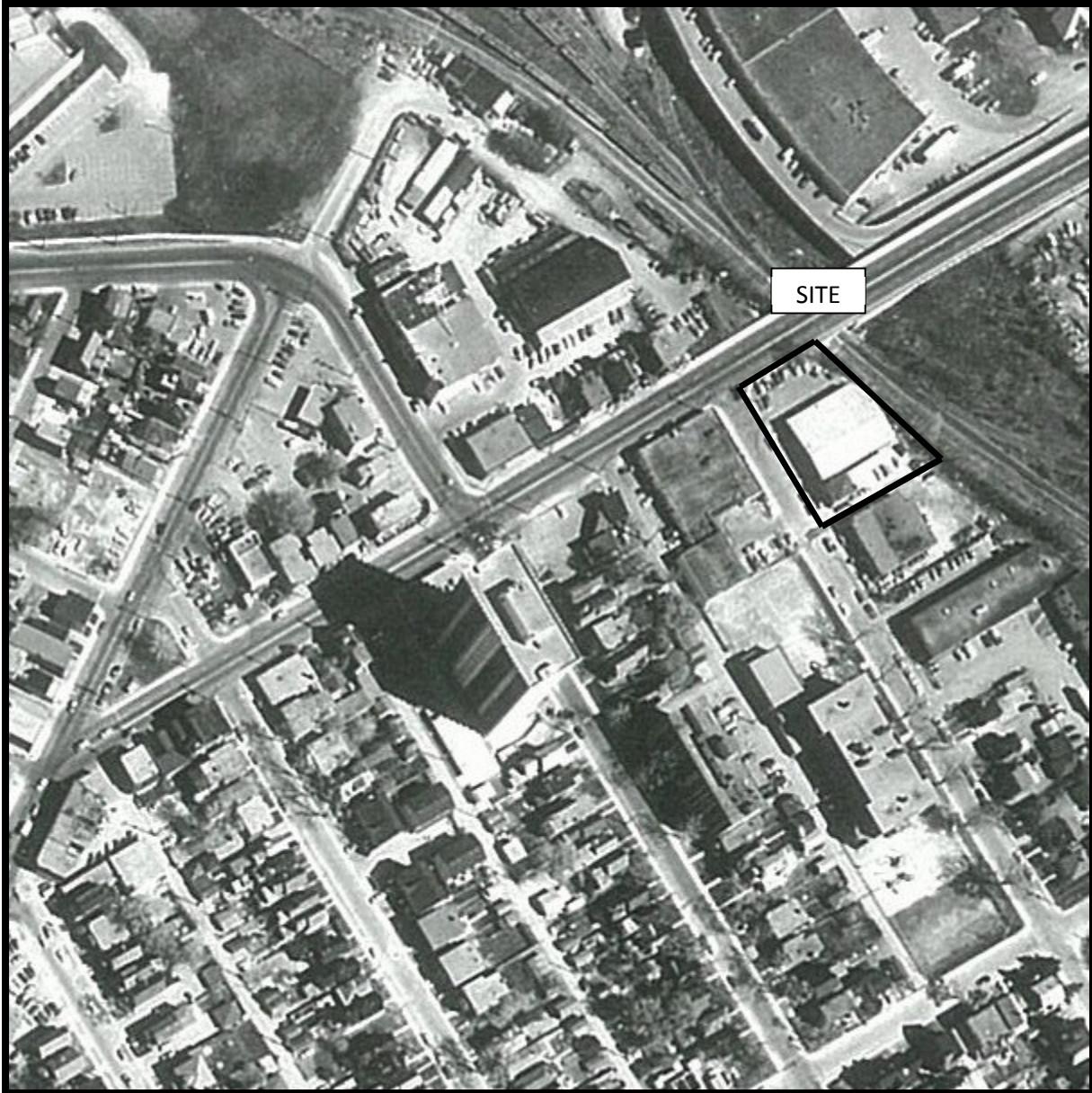


AERIAL PHOTOGRAPH  
1958



AERIAL PHOTOGRAPH  
1966





AERIAL PHOTOGRAPH  
1986



AERIAL PHOTOGRAPH  
2002



## Site Photographs

PE2636

1040 Somerset Street West, Ottawa, ON

May 11, 2012



Photograph 1: View of the north side of the subject structure looking southeast. Photograph illustrates the location the automotive service garage, at the east end of the building, and CompuCorps.



Photograph 2: View of the west side of the northern portion of the subject building, looking northeast. Photograph illustrates the entrance to the consulting firm, QuIRC.

## Site Photographs

PE2636

1040 Somerset Street West, Ottawa, ON

May 11, 2012



Photograph 3: View of west side of southern portion of subject building, looking east. Photograph illustrates the entrance to F-Studio, the blown glass art studio.



Photograph 4: View of southwest corner of building, looking northeast. Photograph illustrates natural gas connection and propane cage.



## Site Photographs

PE2636

1040 Somerset Street West, Ottawa, ON

May 11, 2012



Photograph 5: View of southern portion of site and subject building, looking northeast.



Photograph 6: View of eastern portion of site, looking north. Photograph illustrates proximity of rail line to the east.



## Site Photographs

PE2636

1040 Somerset Street West, Ottawa, ON

May 11, 2012



Photograph 7: View of the southeast corner of subject property, looking east. Photograph illustrates fill pile at location of decommissioned well.



Photograph 8: View of the interior southwest corner of the garage, looking southwest. Photograph illustrates, waste oil storage, staining on floor surface and absorbent material beneath AST.

# **APPENDIX 2**

**MOE FREEDOM OF INFORMATION REQUEST**

**TSSA CORRESPONDENCE**

**ONTARIO WATER WELL INVENTORY**

**CITY OF OTTAWA HISTORIC LAND USE INVENTORY**

## Freedom of Information Request

This form is for requesting documents which are in the Ministry's files on environmental concerns related to properties. Please refer to the guide on completion and use of this form. Our fax no. is (416) 314-4285.

Requester Data			For Ministry Use Only	
Name, Company Name, Mailing Address and Email Address of Requester  Paterson Group Inc. 154 Colonnade Road Ottawa, ON K2E 7J5 Email address: kmunch@patersongroup.ca			FOI Request No.	Date Request Received
Telephone/Fax Nos. Tel. 613-226-7381 Fax 613-226-6344			Fee Paid  <input type="checkbox"/> ACCT <input type="checkbox"/> CHQ <input type="checkbox"/> VISA/MC <input type="checkbox"/> CASH	
Your Project/Reference No. PE2636		Signature/Print /Name of Requester Karyn Munch	<input type="checkbox"/> CNR <input type="checkbox"/> ER <input type="checkbox"/> NOR <input type="checkbox"/> SWR <input type="checkbox"/> WCR <input type="checkbox"/> SAC <input type="checkbox"/> IEB <input type="checkbox"/> EAA <input type="checkbox"/> EMR <input type="checkbox"/> SWA	
Request Parameters				
Municipal Address / Lot, Concession, Geographic Township ( <b>Municipal address essential for cities, towns or regions</b> ) 1040 Somerset Street West, Ottawa, Ontario				
Present Property Owner(s) and Date(s) of Ownership Compucorps Mentoring - Mr. Bill Marvel				
Previous Property Owner(s) and Date(s) of Ownership				
Present/Previous Tenant(s), (if applicable) Paradise Auto Repair				
Search Parameters			Specify Year(s) Requested	
<i>Files older than 2 years may require \$60.00 retrieval cost. There is no guarantee that records responsive to your request will be located.</i>				
Environmental concerns (General correspondence, occurrence reports, abatement)			all	
Orders			all	
Spills			all	
Investigations/prosecutions ➤ Owner <b>AND</b> tenant information must be provided			all	
Waste Generator number/classes			all	
Certificates of Approval ➤ Proponent information must be provided				
1985 and prior records are searched manually. <b>Search fees in excess of \$300.00</b> could be incurred, depending on the types and years to be searched. Specify Certificates of Approval number(s) (if known). <b>If supporting documents are also required, mark SD box</b> and specify type e.g. maps, plans, reports, etc.				
			<b>SD</b>	<b>Specify Year(s) Requested</b>
air - emissions				1986-present
water - mains, treatment, ground level, standpipes & elevated storage, pumping stations (local & booster)				1986-present
sewage - sanitary, storm, treatment, stormwater, leachate & leachate treatment & sewage pump stations				
waste water - industrial discharges				1986-present
waste sites - disposal, landfill sites, transfer stations, processing sites, incinerator sites				1986-present
waste systems - PCB destruction, mobile waste processing units, haulers: sewage, non-hazardous & hazardous waste				1986-present
pesticides - licenses				

A \$5.00 non-refundable application fee, payable to the Minister of Finance, is mandatory. The cost of locating on-site and/or preparing any record is \$30.00/hour and 20 cents/page for photocopying and you will be contacted for approval for fees in excess of \$30.00.

AUDITING SUMMARY

District: Ottawa

Name of Company: Aero Mechtronics Limited

GRR No.: ON0507400 Phone No.: 613-728-8472

Name of Contact: Carl Nymark

Type of Industry: Plating

Site Visit: Yes  No  Date of Visit: October 14, 1987

Samples: Yes  No  Results: \_\_\_\_\_

Waste Classes Primary Characteristics:

Hazardous - 131 H

Process Description: There are two distinct parts to this process one being the machining of the part before it is treated by liquid baths. The main two baths are used to apply an alumunium coating or a chromium coating to zinc or alumunium plates. There are also a series of baths for the rinsing of the metal plate.

Storage Over 90 Days: Yes  No

Storage Report Completed: Yes  No  Date Rec'd: \_\_\_\_\_

Deficiencies in GRR Resolution

Deficiencies in GRR	Resolution

Comments/ Record of Telephone Contacts and Meetings:

The company has two baths of concern. The chromating bath for zinc coating for the electroplating of steel parts. Mr. Nymark was instructed to test the sludge and the liquid for chromium concentration in regards to the leachate test. This bath is not sewerred but renewed and has a pH of 24. The other bath contains aluminum for the coating of aluminum parts. It also contains 15% sulfuric acid which is neutralized and he says passed the sewer use by-law.

Each bath contains approximately 500 gallons each of solution and there are approximately 16 baths in series.

District Involvement:

The company has not yet generated any chromate yet for disposal. Therefore a disposal company has not yet been contacted.

Action Required:

A sample of the chromate liquid and sludge should be taken by the MOE to determine if Regulation 309 characteristics apply. The sludge is dried to solid cake similar to wall board.

Reviewer: Michael Longpre

Date (Commenced) October 14, 1987 (Completed) October 14, 1987



S10COT50 700/

## FAX COMMUNICATION / TÉLÉCOPIE



To / Destinataire Tim O'Brien, Environmental Officer  
Ottawa District Office, MOE

Fax / Télécopieur 521-5437

From / Expéditeur Greg Montcalm  
Real Estate Services  
City of Ottawa

Pages / pages : 1 of 1

Date: March 8, 2005

Subject / Objet On-Going Orders

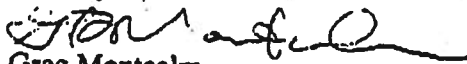
Hi Tim,

Here is the list of sixteen (16) properties in Ottawa that we would like to have searched against the list of existing orders:

- 916, 975 Gladstone Avenue
- 75 Aberdeen Street
- 402, 485, 489 Preston Street
- 845 Carling Avenue
- 2636, 2640, 2675 Mac Street
- 47, 55, 111 Breezehill Avenue
- 1040, 1050 Somerset Street
- 175 Loretta Avenue

Please return your findings by fax 560-6051 to me.

Thank you,

  
Greg Montcalm

Specialist, Environmental Remediation, Real Estate Services

This message is intended only for the use of the individual or entity to which it is addressed and may contain information that is privileged, confidential and exempt from disclosure under applicable law. If the reader of this message is not the intended recipient, or the employee or agent responsible for delivering the message to the intended recipient, you are hereby notified that any dissemination, distribution or copying of this communication is strictly prohibited. If you have received this communication in error, please notify us immediately by telephone. Thank you.

Le présent message n'est destiné qu'à la personne ou à l'organisme auquel il est adressé et peut contenir des renseignements protégés, confidentiels et faisant l'objet d'une exemption à l'obligation de divulguer l'information selon la loi applicable. Quiconque lit ce message et n'est pas le destinataire direct ni la personne ou le membre du personnel chargé de remettre le message au destinataire direct est avisé par la présente qu'il est interdit de diffuser, distribuer ou reproduire cette communication. Si vous recevez cette communication par erreur, veuillez nous en informer immédiatement par téléphone. Merci.

Shaping our future together  
Ensemble, formons notre avenir

City of Ottawa  
Corporate Services Department  
Real Property Asset Management  
110 Laurier Avenue West, 5th Floor  
ON K1P 1J1  
[www.ottawa.ca](http://www.ottawa.ca)

Ville d'Ottawa  
Service généraux  
Gestion des actifs et des biens immobiliers 110 avenue  
Laurier Ouest 5ième étage, Ottawa  
ON K1P 1J1  
[www.ottawa.ca](http://www.ottawa.ca)

(613) 580-2424, ext.13844

(613) 580-2424, ext.13844



Ministry of the Environment

Submission

~~Vera Turner~~

Lab. use Only: S.E. 09347  
From Field Sample No: JH701  
To Field Sample No: JH70  
Page: 1

Sample Program Code: 77  
Prog. Study Pro. Act. Sub. Prog. Act.

Lab: 70 Pri: H FD Type: [ ] Sampling Agency: 0105010304  
Vote: [ ] Item: [ ] Date Submitted: 13/12/90  
UD MM YY

Project/Mun. Code: [ ] Municipal/Project: Ottawa  
Name of Sample: Joe Hamilton  
613 549-4000 (OTTAWA)

Client Code 1: CWBWM Report to (Name): W.B. MOODY  
Reg Doyle Phone: 613-521-3450 Establishment: MDE - Ottawa Office

Address: 2435 Holly Lane City: Ottawa Province (Country): Ont Postal Code: K1V 7P2

----- Copies To -----

Client Code 2	Name: Wayne Herrick	Phone: 613-549-4000 ext 2678
	Establishment: MDE Kingston Office	
	Address: 133 Dalton Ave.	
	City: Kingston	Postal Code: K7L 4X6
Client Code 4	Name:	Phone:
	Establishment:	
	Address:	
	City:	Postal Code:

Client Code 3	Name:	Phone:
	Establishment:	
	Address:	
	City:	Postal Code:
Client Code 5	Name:	Phone:
	Establishment:	
	Address:	
	City:	Postal Code:

000004

Field Sample No <b>JH701</b>		Type <b>TW</b>	Lab Sample Numbers <b>LS 58434</b>	
Con. Sent <b>2</b>	Con. Miss.	Sample Date <b>4/12/90</b>	Time <b>11:00</b>	Zone <b>5</b>
Sample Location/Station I.D. <b>AERIO M EICHL</b>		Sample Location Description <b>1040 Somerset St W Ottawa, Ont. K1Y4G3</b>		
Test Group <b>Leachate - Res 309 for Cyanide &amp; Chromate</b>	Deletions From Group		Individual Tests <b>CRGUR, LEACH A</b>	
<b>Total Bulk - Cyanide &amp; Chromate</b>			<b>CRUT, CCNAUR</b>	
Field Data				
Sample Depth <b>0 0 0 3</b>	Water Depth	Conduct	Water Temp C	DO Mg/L
				Field pH
				Stream Cond'n

Field Sample No <b>JH701</b>		Type <b>DUPLICATE</b>	Lab Sample Numbers <b>LS 58435</b>	
Con. Sent <b>1</b>	Con. Miss.	Sample Date <b>4/12/90</b>	Time <b>11:00</b>	Zone <b>5</b>
Sample Location/Station I.D. <b>AERIO M EICHL</b>		Sample Location Description <b>1040 Somerset St W Ottawa, Ont - K1Y4G3</b>		
Test Group <b>Leachate - Res 309 for Cyanide &amp; Chromate</b>	Deletions From Group		Individual Tests <b>CRGUR</b>	
<b>Total Bulk - Cyanide &amp; Chromate</b>			<b>CRUT</b>	
Field Data				
Sample Depth <b>0 0 0 3</b>	Water Depth	Conduct	Water Temp C	DO Mg/L
				Field pH
				Stream Cond'n

Field Sample No		Type	Lab Sample Numbers	
Con. Sent	Con. Miss.	Sample Date	Time	Zone
Sample Location/Station I.D.		Sample Location Description		
Test Group	Deletions From Group		Individual Tests	
Field Data				
Sample Depth	Water Depth	Conduct	Water Temp C	DO Mg/L
<b>0 0 0 3</b>				Field pH
				Stream Cond'n

Field Sample No		Type	Lab Sample Numbers	
Con. Sent	Con. Miss.	Sample Date	Time	Zone
Sample Location/Station I.D.		Sample Location Description		
Test Group	Deletions From Group		Individual Tests	
Field Data				
Sample Depth	Water Depth	Conduct	Water Temp C	DO Mg/L
<b>0 0 0 3</b>				Field pH
				Stream Cond'n

000005



Ministry of the Environment

Ministère de l'Environnement

LABORATORY SERVICES BRANCH  
RESOURCES ROAD  
P.O. BOX 213  
REXDALE, ONTARIO M9W 5L1

REQUEST FOR PRIORITY ANALYSIS

(1) Priority ratings:

1 Health	2 Emergency	3 Damage	4 Nuisance	5 Legal
----------	-------------	----------	------------	---------

(2) Sent to:  
(Check one)  
Tel: 248

ITC -7101	OTC -3031	MICRO -3008	PEST -3743	WATER Q -3512
--------------	--------------	----------------	---------------	------------------

(3) Description of problem:  
(please include inspector's report)

Solid waste from Metal Finishing operation. Sludge from Chromate Bath mixed with metabisulphite & Lime. Disposed of to Landlaw Landfill.

(4) Analysis required:

Legal { PH, Leachate for Cyanide & Chromate, CRGUR, CRUT

(5) No. and Description of Samples:

2 solid samples taken. Possible extreme Ph. level. Possible cyanide content.

(6) Location of Sampling:

Aero Mechatronics Ltd 1040 Somerset St W. Ottawa, Ont.

(7) Date of Sampling:

Dec 4/90

(8) Sampled by:

Joe Hamilton - Kingston Office

for lab use only

Lab Sample No:
Lab File No:
Date Rec. by Lab:

Region:
Location:
Tel:

International Year of Shelter for the Homeless



Année Internationale de

Authorized Signature

000006

Case Submission/Receiving Report - Record of Continuity

Name: Occurrence: New Submission: Supplemental Submission:  
 Mission No.: **FE 09347**

Investigator's Name: **Reg Doyle**

Address: **2435 Holly Lane Ottawa Ont K1V 7P2**

Facility Location: **Aero Mechatronics**

Locality: **Ottawa** Date Collected: **Dec 4/90**

Collector's Signature: **[Signature] Hamilton** Date: **Dec 13/90**

Laboratory Number	Field Number	Seal/Lock Number	Laboratory Number	Field Number	Seal/Lock Number
<b>CC50-0090</b>	<b>JH 701</b>	<sup>LS</sup> <b>58434</b>			
<b>"</b>	<b>JH 701</b>	<sup>LS</sup> <b>58435</b>			

**For Laboratory Services Branch Use Only**

Received: **8:50 AM** Date: **Dec 14/90**

These samples were received by hand from

They were shipped via **Courier**

and were protected by locks or seals with numbers as indicated above.

I received the sample(s) as described above and gave/sent a copy of this receiving report to **R. Doyle**

Certified at Toronto, this **14<sup>th</sup>** day of **Dec**, 19**90**

Signature of Provincial Officer, Ministry of the Environment: **[Signature]**



Ministry of the Environment  
Ministère de l'Environnement

135 St. Clair Avenue West  
Suite 100  
Toronto, Ontario  
M4V 1P5

135, avenue St. Clair ouest  
Bureau 100  
Toronto (Ontario)  
M4V 1P5

March 11, 1987

Aero Mechtronics Limited  
1040 Somerset St. W.  
Ottawa, Ont.  
K1Y 4L3

Attn: Mr. C. Nymark  
Plant Mgr.

Dear Mr. Nymark:

RE: Acknowledgement of Subject Waste Registration

As prescribed by Section 15(3) of Ontario Regulation 309, this letter acknowledges receipt of your Generator Registration Report(s) dated August 15, 1986 and telephone conversation of February 25/87 with you for the following site:

1040 Somerset St. W.  
Ottawa, Ont.

The Generator Registration Number assigned to your company at this site is:

**ON0507400**

Please note that this Generator Registration Number must be used only in conjunction with the site for which it was issued.

Please ensure that the company name shown on this letter is complete and accurate. This would be the corporate name or, if a partnership or proprietorship, the name of the principal(s). If you intend to carry on business under a separate name or style, this should also be entered. If there is a discrepancy, it is your responsibility to re-register providing us with your complete and accurate company name.

A list of the waste stream(s) covered by this acknowledgement is attached to this letter as Schedule "A".

For off-site disposal of subject wastes, the waste number(s) describing the waste stream(s) in Schedule "A"

and the Generator Registration Number must be entered on manifest forms for each waste transaction after you have received this generator registration document. A copy of an example manifest form is attached for your information.

For on-site disposal of subject wastes covered by this acknowledgement, including on-site incineration, landfilling and discharges to sanitary sewers, every generator shall retain records for a period of at least two years. These records shall include the generator registration number, waste name(s), waste number(s), quantity and disposition of the waste(s).

For off-site disposal of any registerable solid wastes shown in Schedule "A" (waste classes ending in the letter "N"), manifesting is not required at this time. These wastes can be disposed of at most approved municipal landfilling sites.

The selection of accurate waste classes is the responsibility of each waste generator. This acknowledgement must not be considered as a confirmation of the accuracy of information submitted by you. Based on the information you have provided, the waste class(es) that has (have) been selected appear(s) to be correct. If, due to new information or re-assessment of information submitted, you feel your waste is inappropriately classified, you should apply for a revision to your registration using the Generator Registration Report, Form 2. Should the waste class(es) that you have selected be deemed incorrect by the Ministry, or improper waste disposal occurs at any time, you may be subject to legal action as provided by the Environmental Protection Act and Regulation 309.

Your Generator Registration Report has now been forwarded to the District Office of this Ministry that is closest to your generating site. The District Office will be conducting a post-registration audit and may be contacting you for additional information or may be conducting site visits.

It is important to note that under Section 15(4) of Ontario Regulation 309, a new Generator Registration Report must be submitted to the Ministry within fifteen (15) days for any of the following reasons:

1. If the name, address or telephone number of your company or waste generating site changes.
2. If the description, the waste class or physical or chemical characteristics of your registered wastes change(s).
3. If you generate a hazardous or liquid industrial waste that has not been registered with the Ministry.

If the quantity of registered wastes or your carrier or receiver changes, automatic re-registration is not required. However, in order to update our file, we may periodically request additional information when we observe or suspect a significant change as compared to the most recent information submitted by you for registration purposes.

Should you have any questions concerning generator registration or manifesting requirements, please contact the Waste Management Branch Reviewer identified below at 323-5209.

Yours truly,



Director  
Regulation 309, R.R.O., 1980  
Environmental Protection Act

Waste Management Branch Reviewer:

  
G. Wilson

EAS/gwm

Enclosure

LE 03 07

ADDITIONAL COMMENTS:

The waste aluminum sludge from anodizing bath included in Part 2 of your Generator Registration Report does not appear to be a registerable waste from the information you have provided, since the quantity generated is below the small quantity exemption. It has, therefore, not been acknowledged with this letter.

It is your responsibility to re-evaluate this waste and to re-register if it is found to be subject to Regulation 309.

Based on the information you have submitted in your Generator Registration Report and/or through telephone discussion, we have selected the waste class 131H for your wastewater treatment sludge. It is your responsibility to evaluate this waste class and re-register within fifteen (15) days if it is found to be inappropriate for your particular waste.



SCHEDULE "A"

This attached Schedule forms part of the acknowledgement of generator registration for the facility and site identified by Generator Registration Number ON0507400, dated at Toronto, this 11th day of March, 1987.

Waste Stream	Waste Class
1. Wastewater treatment sludge from chromatating solution	131H

Waste Management Branch Reviewer:

*Gary Wilson*  
G. Wilson

8-144

## Karyn Munch

---

**From:** plal@tssa.org on behalf of Public Information Services  
<publicinformationservices@tssa.org>  
**Sent:** May-10-12 1:44 PM  
**To:** Karyn Munch  
**Subject:** Re: Records Search

Hi Karyn:

Thank you for your inquiry.

We have no record in our database of any fuel storage tanks at the subject address (addresses).

For a further search in our archives please submit your request in writing to Public Information Services via e-mail ([publicinformationservices@tssa.org](mailto:publicinformationservices@tssa.org)) or through mail along with a fee of \$56.50 (including HST) per location. The fee is payable with credit card (Visa or MasterCard) or with a Cheque made payable to TSSA.

Thank you and have a great day!

Prem  
Public Information Services

"Putting Public Safety First"

Technical Standards and Safety Authority  
14th Floor, Centre Tower  
3300 Bloor Street West  
Toronto, ON M8X 2X4

Toll-Free: [1-877-682-8772](tel:1-877-682-8772)  
Email: [publicinformationservices@tssa.org](mailto:publicinformationservices@tssa.org)  
Web Site: [www.tssa.org](http://www.tssa.org)

On Thu, May 10, 2012 at 12:11 PM, Karyn Munch <[KMunch@patersongroup.ca](mailto:KMunch@patersongroup.ca)> wrote:

Good afternoon,

Would you please conduct a search of your records for the following properties in the City of Ottawa:

1030, 1040, 1047, 1049, 1050, 1053 Somerset Street West; and

47, 53, 73, 100 Breezehill Avenue North

Thank-you very much.

Regards,

Karyn Munch, P.Eng.

**patersongroup**

**Solution Oriented Engineering**

154 Colonnade Road South

Ottawa – Ontario – K2E 7J5

Tel:  [\(613\) 226-7381 Ext. 219](tel:(613)226-7381)

Fax:  [\(613\) 226-6344](tel:(613)226-6344)

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This electronic message and any attached documents are intended only for the named recipients. This communication from the Technical Standards and Safety Authority may contain information that is privileged, confidential or otherwise protected from disclosure and it must not be disclosed, copied, forwarded or distributed without authorization. If you have received this message in error, please notify the sender immediately and delete the original message.

**Ministry of the Environment**

Wells Help Desk  
Environmental Monitoring and  
Reporting Branch

125 Resources Road  
Toronto ON M9P 3V6  
(Toll Free) 1-888-396-9355 (follow  
prompts 1, 3)  
Fax: 416-235-5960  
[WellsHelpdesk@Ontario.ca](mailto:WellsHelpdesk@Ontario.ca)

**Ministère de l'Environnement**

Service d'information sur les puits  
Direction de la surveillance  
environnementale

125 Resources Road  
Toronto (Ontario) M9P 3V6  
Téléphone : 1 888 396-9355 – Faites  
ensuite le 2 et le 3 (sans frais en Ontario)  
Télécopieur : 416 235-5960  
[WellsHelpdesk@Ontario.ca](mailto:WellsHelpdesk@Ontario.ca)

**Individual Well Record Search Request – Form A****Reference Number 1213-0610As**

May 16, 2012

Paterson Group  
154 Colonnade Road South  
Ottawa, ON K2E 7J5  
Attn: Karyn Munch

Fax: : 613-226-6344

Email Address: [kmunch@patersongroup.ca](mailto:kmunch@patersongroup.ca)

File No.

1 Well Record located matching the search criteria provided	<input type="checkbox"/>
More than 1 Well Record located matching the search criteria provided	<input checked="" type="checkbox"/>
No Well Record found matching the search criteria provided	<input type="checkbox"/>
<b>Comments:</b> records within 500m of 443748, 5028372	

Number of Well Records matching the search criteria	23
County:	-
Township:	-
Conc.:	-
Lot:	-
Longitude & Latitude	&

If you have any questions or concerns please contact the **Wells Help Desk**

\*\*\* SEARCH REQUEST FORMS AVAILABLE AT [www.forms.ssb.gov.on.ca](http://www.forms.ssb.gov.on.ca) \*\*\*

Please note: The Ministry cannot and does not represent or guarantee that the Well Records information is current, accurate or complete. The Ministry assumes no responsibility for errors or omissions in the Well Records information and is not liable in any way for damages of any kind arising out of or related to the Well Records information or for delay or failure to provide the Well Records information. Any reliance upon the Well Records information provided is solely at the risk of the requester. Water Well Information provided is subject to the Freedom of Information and Protection of Privacy Act (FIPPA), Ontario.

UTM 18 444010  
 9R 5 277010  
 Elev. 9 2125  
 Basin 2



15 No 8421

**RECEIVED**  
 MAR 22 1950  
 GEOLOGICAL BRANCH  
 DEPARTMENT OF MINES

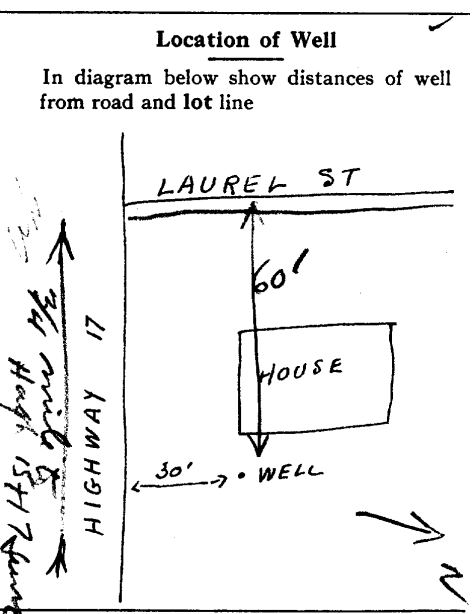
The Well Drillers Act  
 Department of Mines, Province of Ontario  
**Water Well Record**

Con. Lot Pt. Lot  
 OTTAWIA HEIGHTS Acres  
 Date Completed Cost of Well (not including pump)

Pipe and Casing Record	Pumping Test
Casing diameter(s) 5"	Date FEB. 7 1950
Length(s) of casing(s) 80'	Developed Capacity 300 G.P.H.
Length of screen	Duration of Test 30 MIN.
Type of screen	Pumping Rate 300 G.P.H.
Type of pump	Drawdown 0
Capacity of pump	Static level of completed well 17'
Depth of pump setting	Is well a gravel-wall type? No

Water Record			
Kind (fresh or mineral)	Quality (hard, soft, contains iron, sulphur etc.)	Depth(s) to Water Horizon(s)	Kind of Water
FRESH	SOFT	92'	GOOD
Appearance (clear, cloudy, coloured)	CLEAR		
For what purpose(s) is the water to be used?	HOUSEHOLD		
How far is well from possible source of contamination?			
What is source of contamination?			
Enclose a copy of any mineral analysis that has been made of water			

Well Log		
Drift and Bedrock Record	From	To
SAND	0 ft.	75' ft.
SILTY CLAY	75	80
ROCK	80	139



Situation: Is well on upland, in valley, or on hillside? VALLEY  
 Drilling Firm F.A. MCLEAN & SON  
 Address 185 JAMES ST. OTTAWA ONT.  
 Recorded by JOHN LARKIN Address 276 BELL ST. OTTAWA  
 Date FEB. 10 1950 Licence Number 443

LAUREL ST.



GROUND WATER BRANCH  
 15 No. 8959  
 APR 27 1963  
 ONTARIO WATER  
 APL

UTM | 182 | 443880 | E

5R | 5028400 | N

The Ontario Water Resources Commission Act

Elev. 4R | 01185 |

# WATER WELL RECORD

Basin 25 | | | | |  
 County or District CARLETON

Township, Village, Town or City OTTAWA

Con. Lot

Date completed JUNE 24/63  
 (day month year)

Owner SUN TUBE OF CANADA LTD.  
 (print in block letters)

Address 105 SPRUCE ST. OTTAWA

### Casing and Screen Record

### Pumping Test

Inside diameter of casing 6"  
 Total length of casing 28'  
 Type of screen NONE  
 Length of screen  
 Depth to top of screen  
 Diameter of finished hole 6"

Static level 10'  
 Test-pumping rate 30 G.P.M.  
 Pumping level 80'  
 Duration of test pumping 2 HRS.  
 Water clear or cloudy at end of test CLOUDY  
 Recommended pumping rate 30 G.P.M.  
 with pump setting of 75' feet below ground surface

### Well Log

### Water Record

Overburden and Bedrock Record	From ft.	To ft.	Depth(s) at which water(s) found	Kind of water (fresh, salty, sulphur)
FILL	0'	10'		
GRAVEL & BOULDERS	10'	25'		
GREY LIMESTONE & SHALE	25'	80'	30' TO 75'	Sulphur

For what purpose(s) is the water to be used?  
 Factory MANUFACTURING

Is well on upland, in valley, or on hillside? VALLEY

Drilling or Boring Firm J.B. DUFRESNE & CO LTD.

Address OTTAWA

Address

Licence Number I032

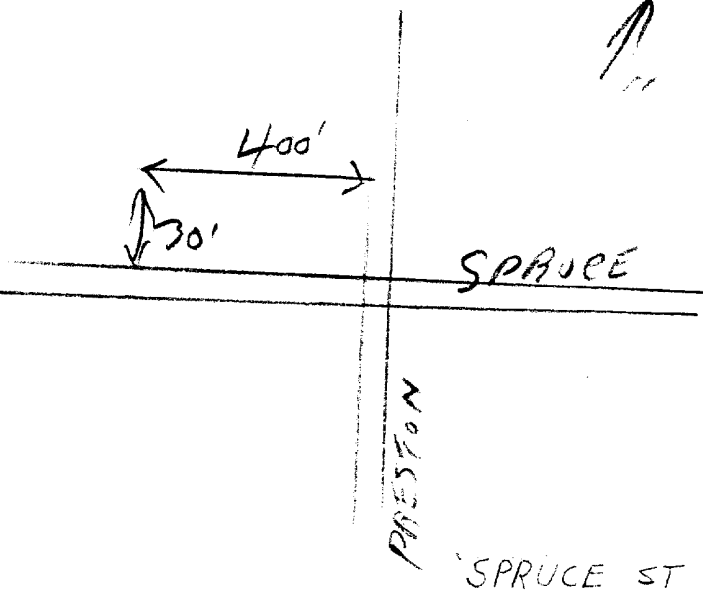
Name of Driller or Borer R. LANIEL

Address HULL

Date  
 (Signature of Licensed Drilling or Boring Contractor)

### Location of Well

In diagram below show distances of well from road and lot line. Indicate north by arrow.





Ontario

# WATER WELL RECORD

3165g

1. PRINT ONLY IN SPACES PROVIDED  
2. CHECK  CORRECT BOX WHERE APPLICABLE

11

1514863

MUNICIPALITY 15502

CON.

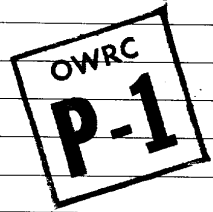
COUNTY OR DISTRICT: **Ottawa-Carleton** TOWNSHIP, BOROUGH, CITY, TOWN, VILLAGE: **Ottawa** CON., BLOCK, TRACT, SURVEY, ETC.: **3 9** LOT: **25-27**

OWNER (SURNAME FIRST): **PROCESSED POTATOES** ADDRESS: **158 Spruce St - Ottawa Ont** DATE COMPLETED: **30 July 75**

ZONING: **18** EASTING: **444000** NORTHING: **5028800** BC: **4** ELEVATION: **0185** BASIN CODE: **25**

LOG OF OVERBURDEN AND BEDROCK MATERIALS (SEE INSTRUCTIONS)

GENERAL COLOUR	MOST COMMON MATERIAL	OTHER MATERIALS	GENERAL DESCRIPTION	DEPTH - FEET	
				FROM	TO
	sand-gravel			0	23
	limestone			23	200



31 **0023 2811** **0200 15**

41 WATER RECORD

WATER FOUND AT - FEET	KIND OF WATER
10-13	1 <input type="checkbox"/> FRESH 3 <input checked="" type="checkbox"/> SULPHUR 4 <input type="checkbox"/> MINERAL
15-18	1 <input type="checkbox"/> FRESH 3 <input type="checkbox"/> SULPHUR 4 <input type="checkbox"/> MINERAL
20-23	1 <input type="checkbox"/> FRESH 3 <input type="checkbox"/> SULPHUR 4 <input type="checkbox"/> MINERAL
25-28	1 <input type="checkbox"/> FRESH 3 <input type="checkbox"/> SULPHUR 4 <input type="checkbox"/> MINERAL
30-33	1 <input type="checkbox"/> FRESH 3 <input type="checkbox"/> SULPHUR 4 <input type="checkbox"/> MINERAL

51 CASING & OPEN HOLE RECORD

INSIDE DIAM. INCHES	MATERIAL	WALL THICKNESS INCHES	DEPTH - FEET
10-11	1 <input checked="" type="checkbox"/> STEEL 2 <input type="checkbox"/> GALVANIZED 3 <input type="checkbox"/> CONCRETE 4 <input type="checkbox"/> OPEN HOLE	3/16	0
17-18	1 <input type="checkbox"/> STEEL 2 <input type="checkbox"/> GALVANIZED 3 <input type="checkbox"/> CONCRETE 4 <input type="checkbox"/> OPEN HOLE		20-23
24-25	1 <input type="checkbox"/> STEEL 2 <input type="checkbox"/> GALVANIZED 3 <input type="checkbox"/> CONCRETE 4 <input type="checkbox"/> OPEN HOLE		27-30

SCREEN

SIZE(S) OF OPENING (SLOT NO.)	DIAMETER INCHES	LENGTH FEET
31-33	34-38	39-40

MATERIAL AND TYPE: \_\_\_\_\_ DEPTH TO TOP OF SCREEN: \_\_\_\_\_

61 PLUGGING & SEALING RECORD

DEPTH SET AT - FEET	MATERIAL AND TYPE	(CEMENT GROUT, LEAD PACKER, ETC.)
10-13	14-17	
18-21	22-25	
26-29	30-33	80

71 PUMPING TEST

PUMPING TEST METHOD: 1  PUMP 2  BAILER

PUMPING RATE: **0012** GPM

DURATION OF PUMPING: 15-18 HOURS **00** MINS

STATIC LEVEL	WATER LEVEL END OF PUMPING	WATER LEVELS DURING
19-21 <b>015</b> FEET	22-24 <b>180</b> FEET	15 MINUTES: 28-28 FEET 30 MINUTES: 29-31 FEET 45 MINUTES: 32-34 FEET 60 MINUTES: 33-37 FEET

IF FLOWING, GIVE RATE: \_\_\_\_\_ GPM

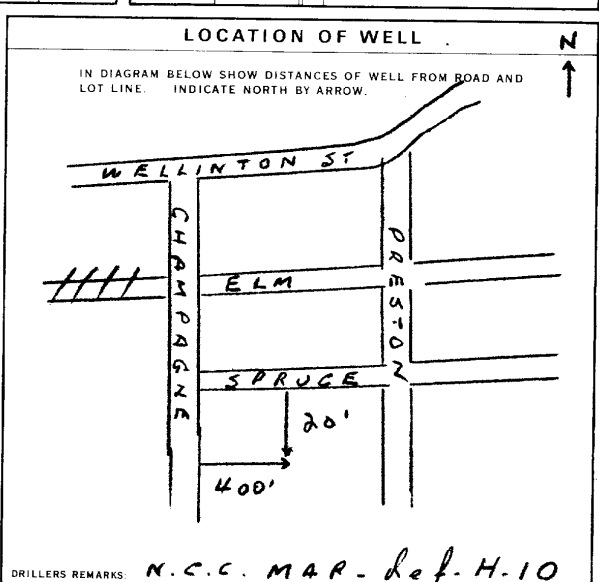
PUMP INTAKE SET AT: \_\_\_\_\_ FEET

WATER AT END OF TEST: \_\_\_\_\_ FEET

RECOMMENDED PUMP TYPE:  SHALLOW  DEEP

RECOMMENDED PUMP SETTING: **190** FEET

RECOMMENDED PUMPING RATE: **0010** GPM



84 FINAL STATUS OF WELL: 1  WATER SUPPLY 2  OBSERVATION WELL 3  TEST HOLE 4  RECHARGE WELL

55-56 WATER USE: 1  DOMESTIC 2  STOCK 3  IRRIGATION 4  INDUSTRIAL

57 METHOD OF DRILLING: 1  CABLE TOOL 2  ROTARY (CONVENTIONAL) 3  ROTARY (REVERSE) 4  ROTARY (AIR) 5  AIR PERCUSSION

CONTRACTOR: **DUFRESNE-LANIEL DRILLING LTD** LICENCE NUMBER: **1836**

ADDRESS: **15 Corkstown road Ottawa Ont**

NAME OF DRILLER OR BORER: **W. Roy** LICENCE NUMBER: \_\_\_\_\_

CONTRACTOR: \_\_\_\_\_ SUBMISSION DATE: **30 July 75**

OFFICE USE ONLY

DATA SOURCE: **1** CONTRACTOR: **1836** DATE RECEIVED: **220875**

DATE OF INSPECTION: **16/5/79** INSPECTOR: **Km/g.P.P**

REMARKS: \_\_\_\_\_



Ministry of the Environment

Well Tag No. for Master Well (Print Well Tag No.)

A 074575 A074575

Cluster Well Information for Cluster Well Construction

Regulation 903 Ontario Water Resources Act

Page 1 of 1

Property Owner's Information

First Name: City of Ottawa, Last Name: , Mailing Address: 110 Laurier Avenue, Municipality: Ottawa, Province: ON, Postal Code: K1P1J1, Telephone No.: 61351802424

Consent

Property Owner's Consent to use cluster form

Signature: [Signature], Date: 2008/12/05

Consent to release additional information to the Director upon request

Signature: [Signature], Date: 2008/12/02

Cluster Well Information

Address of Well Location: 255 City Centre Avenue, Lot: 39, Concession: 1, Township: , County/District/Municipality: Ottawa, Province: Ontario, GPS Unit Make: Magellan, Model: Sprint

Table with columns: Well # on Sketch, Zone, UTM Coordinates (Easting, Northing), Full Depth of Hole (metres), Hole Diameter (cm), Method of Construction, Casing Material, Casing Length (metres), Screen Interval (metres) (From, To), Annular Space Sealant Used, Static Water Level (metres), Abandonment Sealant Used, Comments, Date of Completion (yyyymmdd)

Well Contractor and Well Technician Information

Business Name of Well Contractor: George Downing Estate Drilling Ltd., Business Address: 40 Rue Principale Granville Sur la Rouge QC, Well Contractor's Licence No.: 18414, Business E-mail Address: downing@xplornet.com, Name of Well Technician: Bruce Downing, Well Technician's Licence No.: 211713, Date Submitted: 2008/12/02, Signature of Technician: [Signature]

Date 1st Well in Cluster Constructed: 2008/12/12, Date Last Well in Cluster Constructed: 2008/12/13

Ministry Use Only

Date Received: DEC 19 2008, Date Inspected: , Audit No.: C 03213, Remarks: mo2917



Well Tag No. for Master Well (Print Well Tag No.)

**A 074574** A074574

**Cluster Well Information for Cluster Well Construction**

Regulation 903 Ontario Water Resources Act

Page \_\_\_\_\_ of \_\_\_\_\_

**Property Owner's Information**

First Name: Freedman Holdings Last Name: \_\_\_\_\_  
 Mailing Address (Street No./Name, RR): 1 Nicholas Street Suite 1516 Municipality: Ottawa  
 Province: ON Postal Code: K1N 17B7 E-mail Address: \_\_\_\_\_  
 Telephone No. (inc. area code): 613 759 8383

**Cluster Well Information**

Address of Well Location (Street Number/Name, RR): 250, 270, 290 City Centre Ave Lot: \_\_\_\_\_  
 City/Town/Village: Ottawa Province: Ontario Postal Code: \_\_\_\_\_  
 GPS Unit Make: Garmin Model: Map 76cm Unit Mode of Operation:  Undifferentiated  Averaged  
 Differentiated, specify: \_\_\_\_\_

**Consent**

**Property Owner's Consent to use cluster form**  
 Signature: [Signature] Date (yyyy/mm/dd): 2008/03/19  
**Consent to release additional information to the Director upon request**  
 Signature of Technician/Contractor: [Signature] Date (yyyy/mm/dd): 2009/03/05

Well # on Sketch	Zone	UTM Coordinates		Full Depth of Hole (metres)	Hole Diameter (cm)	Method of Construction	Casing Material	Casing Length (metres)	Screen Interval (metres)		Annular Space Sealant Used	Static Water Level (metres)	Abandonment Sealant Used	Comments	Date of Completion (yyyy/mm/dd)
		Easting	Northing						From	To					
BH #1		1844381350286112		4.57	20	HSA	PVC	1.5	1.5	4.5	Bentonite	2.3			2009/01/16
BH #2		184438165028542		4.62				1.5	1.5	4.6		2.5			2009/01/14
BH #3		184437935028529		5.11				2.1	2.1	5.1		3.5			2009/01/16
BH #5		184437095028515		3.58				2.0	2.0	3.5					2009/01/19
BH #12		184438175028499		4.86				1.8	1.8	4.8		3.6			2009/01/20
BH #14		184438105028570		4.95				1.5	1.5	4.5		2.1			2009/02/02
BH #15		184438385028541		4.57				1.5	1.5	4.5		3.0			2009/02/02
BH #16		184437845028531		4.57				1.5	1.5	4.5		2.7			2009/02/02
BH #17		184437915028498		4.57				3.0	3.0	4.5		3.3			2009/02/02
BH #18		184438265028505		4.57				3.0	3.0	4.5					2009/02/02

Date 1st Well in Cluster Constructed (yyyy/mm/dd): 2009/01/16  
 Date Last Well in Cluster Constructed (yyyy/mm/dd): 2009/02/02

**Ministry Use Only**  
 Date Received (yyyy/mm/dd): **MAR 30 2009**  
 Date Inspected (yyyy/mm/dd): \_\_\_\_\_  
 Audit No.: c 05151  
 Remarks: m04546

**Well Contractor and Well Technician Information**

Business Name of Well Contractor: George Downing Estate Drilling Ltd Business Address (Street Number/Name, RR): 410 Rue Principale Grenville Sur-la-Rouge Municipality: QC Province: \_\_\_\_\_  
 Postal Code: J0A 1V1 Business Telephone No. (inc. area code): 811 912 142 641 619 Well Contractor's Licence No.: 18414 Business E-mail Address: downing@hawk.igs.net  
 Name of Well Technician (First Name, Last Name): Bruce Downing Well Technician's Licence No.: 211713 Date Submitted (yyyy/mm/dd): 2009/03/05 Signature of Technician: [Signature]



SCALE 1 : 2,488



C-1844 M04546 C05751

MAR 30 2009

Well Tag No. for Master Well (Print Well Tag No.)  
**A 083091** A083091

Cluster Well Information for Cluster Well Construction  
 Regulation 903 Ontario Water Resources Act

**Property Owner's Information**

First Name: City of Ottawa, Last Name: , Mailing Address (Street, No./Name, RR): 110 Laurier Avenue, Municipality: Ottawa  
 Province: ON, Postal Code: K1P 1J1, E-mail Address: , Telephone No. (inc. area code): 613 580 2424

**Cluster Well Information**

Address of Well Location (Street Number/Name, RR): 255 City Centre Avenue, Lot: , Concession: , Township: , County/District/Municipality: Ottawa  
 City/Town/Village: Ottawa, Province: Ontario, Postal Code: , GPS Unit Make: Garmin, Model: Etrex, Unit Mode of Operation:  Undifferentiated,  Averaged,  Differentiated, specify:

**Consent**

Property Owner's Consent to use cluster form  
 Signature: [Signature], Date (yyyy/mm/dd): 2009/06/30

Consent to release additional information to the Director upon request  
 Signature of Technician/Contractor: [Signature], Date (yyyy/mm/dd): 2009/06/23

Well # on Sketch	UTM Coordinates		Full Depth of Hole (metres)	Hole Diameter (cm)	Method of Construction	Casing Material	Casing Length (metres)	Screen Interval (metres)		Annular Space Sealant Used	Static Water Level (metres)	Abandonment Sealant Used	Comments	Date of Completion (yyyy/mm/dd)
	Zone	Easting						Northing	From					
MW 09-1	18	4438	425028630	3.6	20	Direct Flush Steel	1.3	1.3	3.6	Bentonite				2009/05/07
MW 09-2	18	4438	375028626	4.8			1.5	1.5	4.5					2009/05/07
MW 09-3	18	4438	365028617	4.9			1.5	1.5	4.5					2009/05/07
MW 09-4	18	4438	315028616	4.9			1.5	1.5	4.5					2009/05/07
MW 09-5	18	4438	285028606	4.5			1.5	1.5	4.5					2009/05/07
MW 09-6	18	4438	255028617	4.4			1.4	1.4	4.4					2009/05/07
MW 09-7	18	4438	215028622	3.7			1.2	1.2	3.7					2009/05/07
MW 09-9	18	4438	175028638	4.0			1.0	1.0	4.0					2009/05/08
MW 09-10	18	4438	155028651	4.9			1.5	1.5	4.5					2009/05/08
MW 09-11	18	4438	255028657	4.8			1.6	1.6	4.6					2009/05/08

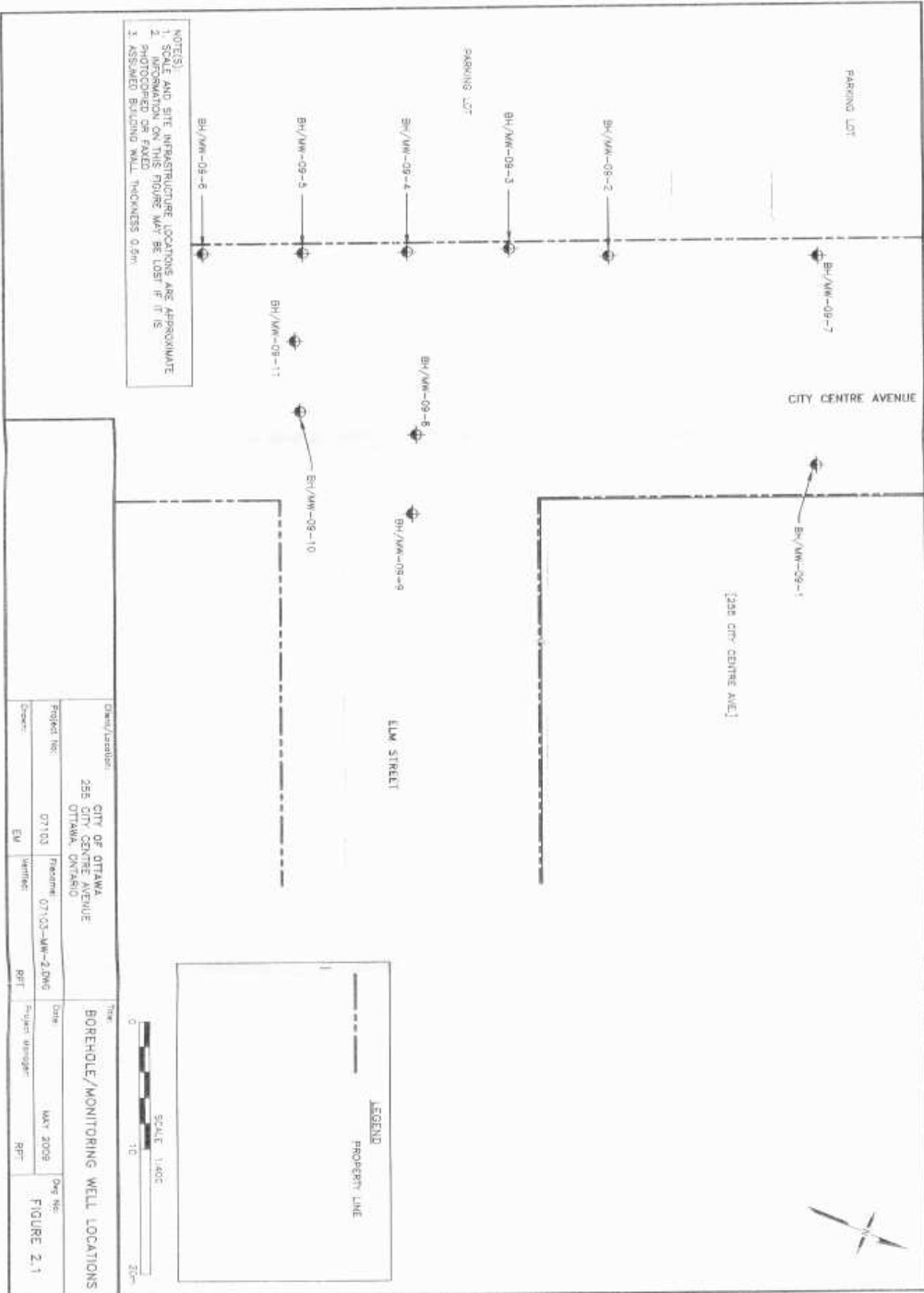
**Well Contractor and Well Technician Information**

Business Name of Well Contractor: George Downing Estate Drilling Ltd, Business Address (Street Number/Name, RR): 410 Rue Principale, Municipality: Granville Sur La Poutre, Province: QC  
 Postal Code: J0V 1B0, Business Telephone No. (inc. area code): 819 242 6469, Well Contractor's Licence No.: 1844, Business E-mail Address: downing@hawk.iqs.net  
 Name of Well Technician (First Name, Last Name): Bruce Downing, Well Technician's Licence No.: 2173, Date Submitted (yyyy/mm/dd): 2009/06/23, Signature of Technician: [Signature]

Date 1st Well in Cluster Constructed (yyyy/mm/dd): 2009/05/07, Date Last Well in Cluster Constructed (yyyy/mm/dd): 2009/05/08

**Ministry Use Only**

Date Received (yyyy/mm/dd): JUL 14 2009, Date Inspected (yyyy/mm/dd): , Audit No.: c05189, Remarks: m04482



C-1844 m04482  
 JUL 14 2009

Well T **A108227** (Well Tag No.)  
**A108277**

**Cluster Well Information for Cluster Well Construction**  
 Regulation 903 Ontario Water Resources Act

**Property Owner's Information**

First Name: Equity Realty Group Inc. Last Name: [REDACTED] Mailing Address (Street No./Name, RR): 50 Bayswater Avenue Municipality: Ottawa  
 Province: Ontario Postal Code: K1H42E9 Telephone No. (inc. area code): \_\_\_\_\_

**Consent**

**Property Owner's Consent to use cluster form**  
 Signature: \_\_\_\_\_ Date (yyyy/mm/dd): \_\_\_\_\_

**Consent to release additional information to the Director upon request**  
 Signature of Technician/Contractor: \_\_\_\_\_ Date (yyyy/mm/dd): \_\_\_\_\_

**Cluster Well Information**

Address of Well Location (Street Number/Name, RR): 250, 270, 290 City Centre Lot: \_\_\_\_\_ Concession: \_\_\_\_\_ Township: Ottawa County/District/Municipality: Ottawa Carleton  
 City/Town/Village: Ottawa Province: Ontario Postal Code: K1H42E9 GPS Unit Make: Magellan Model: \_\_\_\_\_ Unit Mode of Operation:  Undifferentiated  Averaged  
 Differentiated, specify: \_\_\_\_\_

Well # on Sketch	UTM Coordinates		Full Depth of Hole (metres)	Hole Diameter (cm)	Method of Construction	Casing Material	Casing Length (metres)	Screen Interval (metres)		Annular Space Sealant Used	Static Water Level (metres)	Abandonment Sealant Used	Comments	Date of Completion (yyyy/mm/dd)
	Zone	Easting						Northing	From					
MW 0901	1844381	185028580	4.90	22	H5 Auger	plastic	1.50	1.50	4.55		2.43			2009/08/05
MW 0902	1844384	550285111	5.93	"	"	"	2.83	2.83	5.85		4.75			"
MW 0903	1844385	15028544	4.00	"	"	"	0.96	0.96	4.00		2.92			"
MW 0904	1844377	65028544	6.08	"	"	"	1.85	1.85	4.90		2.62			"
MW 0906	1844386	850285105	4.70	"	"	"	1.70	1.70	4.70		4.68			2009/08/27
MW 0907			6.10	"	"	"	3.10	3.10	6.10		3.90			2009/08/26
MW 0908	1844379	15028477	4.58	"	"	"	1.52	1.52	4.58		2.90			"
MW 0909	1844379	15028529	4.98	"	"	"	1.45	1.45	4.98		2.92			2009/08/25
MW 0910	1844377	35028527	4.55	"	"	"	1.50	1.50	4.55		2.30			"
MW 0911	1844377	65028523	6.93	"	"	"	3.85	3.85	6.85		2.90			"

**Well Contractor and Well Technician Information**

Business Name of Well Contractor: OGS INC. Business Address (Street Number/Name, RR): 5518 Appleton Side Road Municipality: Almonk Province: Ontario  
 Postal Code: K1O A1A0 Business Telephone No. (inc. area code): 613 256 7666 Well Contractor's Licence No.: 6191614 Business E-mail Address: ogsinc@bellnet.ca  
 Name of Well Technician (First Name, Last Name): BRIAN OTTMANN Well Technician's Licence No.: 2593 Date Submitted (yyyy/mm/dd): 2011/05/17 Signature of Technician: [Signature]

Date 1st Well in Cluster Constructed (yyyy/mm/dd): \_\_\_\_\_ Date Last Well in Cluster Constructed (yyyy/mm/dd): \_\_\_\_\_

**Ministry Use Only**

Date Reviewed (yyyy/mm/dd): MAY 27 2011 Date Inspected (yyyy/mm/dd): \_\_\_\_\_  
 Audit No.: c07421 Remarks: Z127822



Well Tag No. for Master Well (Print Well Tag No.)  
A108277

Cluster Well Information for Cluster Well Construction  
Regulation 903 Ontario Water Resources Act

Property Owner's Information					
First Name	Last Name	Mailing Address (Street No./Name, RR)		Municipality	
Equity Realty Group Inc.	Michael Monh	50 Baywater Ave.		Ottawa	
Province	Postal Code	E-mail Address	Telephone No. (inc. area code)		
Ontario	K1H2E9				
Cluster Well Information					
Address of Well Location (Street Number/Name, RR)			Lot	Concession	Township
250,270,290 City Centre					Ottawa
City/Town/Village	Province	Postal Code	GPS Unit Make	Model	Unit Mode of Operation
Ottawa	Ontario	K1H2E9	Magellan		<input checked="" type="checkbox"/> Undifferentiated <input type="checkbox"/> Averaged
<input type="checkbox"/> Differentiated, specify:					

Consent	
Property Owner's Consent to use cluster form	
Signature	Date (yyyy/mm/dd)
Consent to release additional information to the Director upon request	
Signature of Technician/Contractor	Date (yyyy/mm/dd)

Well # on Sketch	UTM Coordinates			Full Depth of Hole (metres)	Hole Diameter (cm)	Method of Construction	Casing Material	Casing Length (metres)	Screen Interval (metres)		Annular Space Sealant Used	Static Water Level (metres)	Abandonment Sealant Used	Comments	Date of Completion (yyyy/mm/dd)
	Zone	Easting	Northing						From	To					
MW 0912	184437	595028	604	4.58	22	HS Auger	Plastic	1.52	1.52	4.58		2.30			2009/08/25
MW 0915	184438	415028	509	7.75	"	"	"	4.63	4.63	7.65		4.60			2009/08/27
MW 0916	184438	1165028	593	6.00	"	"	"	2.40	2.40	5.46		2.05			"
MW 0917	184438	415028	525	5.50	"	"	"	2.27	2.27	5.50		3.80			"
MW 0918	184438	265028	568	3.80	"	"	"	0.72	0.72	3.80		2.70			2009/08/28
MW 0919	184438	465028	557	3.65	"	"	"	0.62	0.62	3.65		1.27			"
MW 0920		INSIDE		4.45	7.5	diamond	"	1.46	1.46	4.45		2.87			2009/09/09
MW 0921		INSIDE		4.60	"	"	"	1.32	1.32	4.60		2.80			2009/09/10
MW 0922		INSIDE		4.58	"	"	"	1.58	1.58	4.58		2.64			2009/09/11
MW 0923	184438	495028	532	4.10	22	HS Auger	"	0.97	0.97	4.05		3.54			2009/09/15

Well Contractor and Well Technician Information					
Business Name of Well Contractor		Business Address (Street Number/Name, RR)		Municipality	Province
OGS INC.		5518 Appleton Road		Almonte	Ontario
Postal Code	Business Telephone No. (inc. area code)	Well Contractor's Licence No.	Business E-mail Address		
K1O1A1A0	61325677666	61964	ogsinc@bellnet.ca		
Name of Well Technician (First Name, Last Name)		Well Technician's Licence No.	Date Submitted (yyyy/mm/dd)	Signature of Technician	
Brian Ohlmann		2593	20040517	[Signature]	

Date 1st Well in Cluster Constructed (yyyy/mm/dd)	Date Last Well in Cluster Constructed (yyyy/mm/dd)
Ministry Use Only	
Date Received (yyyy/mm/dd)	Date Inspected (yyyy/mm/dd)
MA 27 2011	
Audit No.	Remarks
c07422	207822

Well Tag No. for Master Well (Print Well Tag No.)  
A108277

Cluster Well Information for Cluster Well Construction  
Regulation 903 Ontario Water Resources Act

Page 4 of 4

**Property Owner's Information**

First Name: Equity Realty Group Inc. Last Name: [Redacted] Mailing Address: 50 Bayswater Avenue Municipality: Ottawa  
 Province: Ontario Postal Code: K1H4J2E19 Telephone No.: [Redacted]

**Cluster Well Information**

Address of Well Location: 250, 270, 290 City Centre Lot: [Redacted] Concession: [Redacted] Township: Ottawa County/District/Municipality: Ottawa Carleton  
 City/Town/Village: Ottawa Province: Ontario Postal Code: K1H4J2E19 GPS Unit Make: Magellan Model: [Redacted] Unit Mode of Operation:  Undifferentiated  Averaged  
 Differentiated, specify:

**Consent**

Property Owner's Consent to use cluster form  
 Signature: [Redacted] Date: (yyyy/mm/dd)

Consent to release additional information to the Director upon request  
 Signature of Technician/Contractor: [Redacted] Date: (yyyy/mm/dd)

Well # on Sketch	UTM Coordinates		Full Depth of Hole (metres)	Hole Diameter (cm)	Method of Construction	Casing Material	Casing Length (metres)	Screen Interval (metres)		Annular Space Sealant Used	Static Water Level (metres)	Abandonment Sealant Used	Comments	Date of Completion (yyyy/mm/dd)
	Zone	Easting						Northing	From					
MW 1001	18	443827	5028530	3.25	22	Hs Auger	plastic	1.68	1.68	3.25		1.88		2010/10/27
MW 1002	18	443827	5028531	3.00	"	"	"	1.55	1.55	3.00		1.58		"
MW 1003	18	443829	5028532	3.25	"	"	"	1.88	1.88	3.25		1.82		"
MW 11-1	18	443828	5028598	6.10	"	"	"	3.07	3.07	6.10		2.26		2011/01/17
MW 11-2	18	443825	5028612	5.70	"	"	"	2.68	2.68	5.70		2.48		"
MW 11-3	18	443820	5028630	5.50	"	"	"	1.54	1.54	4.63		2.73		"

**Well Contractor and Well Technician Information**

Business Name of Well Contractor: OGS INC Business Address: 5518 Appleton Side Rd. Municipality: Almonte Province: Ontario  
 Postal Code: K0A1A0 Business Telephone No.: 613-256-1766 Well Contractor's Licence No.: 619164 Business E-mail Address: ogsinc@bellnet.ca  
 Name of Well Technician: BRIAN DALMANN Well Technician's Licence No.: 25913 Date Submitted: 2011/05/17 Signature of Technician: [Redacted]

Date 1st Well in Cluster Constructed: 2009/08/05 Date Last Well in Cluster Constructed: 2011/01/17

**Ministry Use Only**

Date Received: MAY 27 2011 Date Inspected: [Redacted]  
 Audit No.: C07423 Remarks: 2127822

**A 074575**

MW #08-2  
A074575

Master Well Owner's and Land Owner's Information

First Name: City of Ottawa  
Last Name: \_\_\_\_\_ E-mail Address: \_\_\_\_\_  
Mailing Address (Street Number/Name, RR): 110 Laurier Avenue  
Municipality: Ottawa Province: ON Postal Code: K1P1J1 Telephone No. (inc. area code): 613 580 2424

Location and Construction of the Master Well in the Cluster

Address of Well Location (Street Number/Name, RR): 255 City Centre Avenue  
Township: \_\_\_\_\_ Lot: 39 Concession: 1  
County/District/Municipality: Ottawa City/Town/Village: Ottawa Province: Ontario Postal Code: \_\_\_\_\_  
UTM Coordinates: Zone: 18 Easting: 44384450 Northing: 28632 Magellan Sportrak Mode of Operation:  Undifferentiated  Averaged

Overburden and Bedrock Materials (see instructions on the back of this form)

General Colour	Most Common Material	Other Materials	General Description	Depth (Metres) From	Depth (Metres) To
Brown Fill		Stones/gravel		0	1.2
Brown Sand				1.2	4.2
Brown Till		Sandy clay		4.2	4.9

Hole Details

Depth (Metres) From	Depth (Metres) To	Diameter (Centimetres)
0	4.9	10

Water Use  
 Public  Industrial  Not used  Other, specify  
 Domestic  Commercial  Dewatering  
 Livestock  Municipal  Monitoring  
 Irrigation  Test Hole  Cooling & Air Conditioning

Method of Construction  
 Cable Tool  Air Percussion  Digging  
 Rotary (Conventional)  Diamond  Boring  
 Rotary (Reverse)  Jetting  Other, specify  
 Rotary (Air)  Driving **HEA Direct Push**

Status of Well  
 Test Hole  Abandoned, Insufficient Supply  
 Replacement Well  Abandoned, Poor Water Quality  
 Dewatering Well  Other, specify  
 Alteration (Construction)  Abandoned, other, specify

No Casing and Screen Used  Yes  No  
 Static Water Level Test: 2.9 Metres

Screen  
 Galvanized  Steel  Fibreglass  Concrete  Plastic  
 Outside Diameter (Centimetres): 5.8 Slot No.: 10

Water Details  
 Water found at Depth: \_\_\_\_\_ Metres  Gas  Fresh  Salty  Sulphur  Minerals  
 Water found at Depth: \_\_\_\_\_ Metres  Gas  Fresh  Salty  Sulphur  Minerals  
 Water found at Depth: \_\_\_\_\_ Metres  Gas  Fresh  Salty  Sulphur  Minerals

Disinfected  Yes  No If no, provide reason: Monitoring well Date Master Well Completed (yyyy/mm/dd): 2008/11/12

Cluster Information (Please also fill out the additional Cluster Well Information for Well Construction for each parcel of land and cluster.)  
 Total Wells in Cluster: 10 Please indicate Number of Cluster Well Information Log Sheets Submitted: 1  
 Total Wells on this Property: unknown

Location of Well Cluster  
 Detailed Map must be provided as an attachment no larger than legal size (8.5" x 14"). Sketches are not allowed.  
 Check box to confirm detailed map is provided as per Section 11.1 (3)

Consent to release additional information concerning the cluster to the Director upon request  
 Signature of Technician/Contractor: *Bene Brin* Date (yyyy/mm/dd): 2008/12/02  
 Master Well Owner's/Land Owner's consent to use Cluster Form  
 Signature: *R. C.* Date (yyyy/mm/dd): 2008/12/05

Construction Details

Inside Diameter (Centimetres)	Material (steel, plastic, fibreglass, concrete, galvanized)	Wall Thickness	Depth (Metres) From	Depth (Metres) To
5.1	PVC	Sched 40	0	1.5

Annular Space/Abandonment Sealing Record

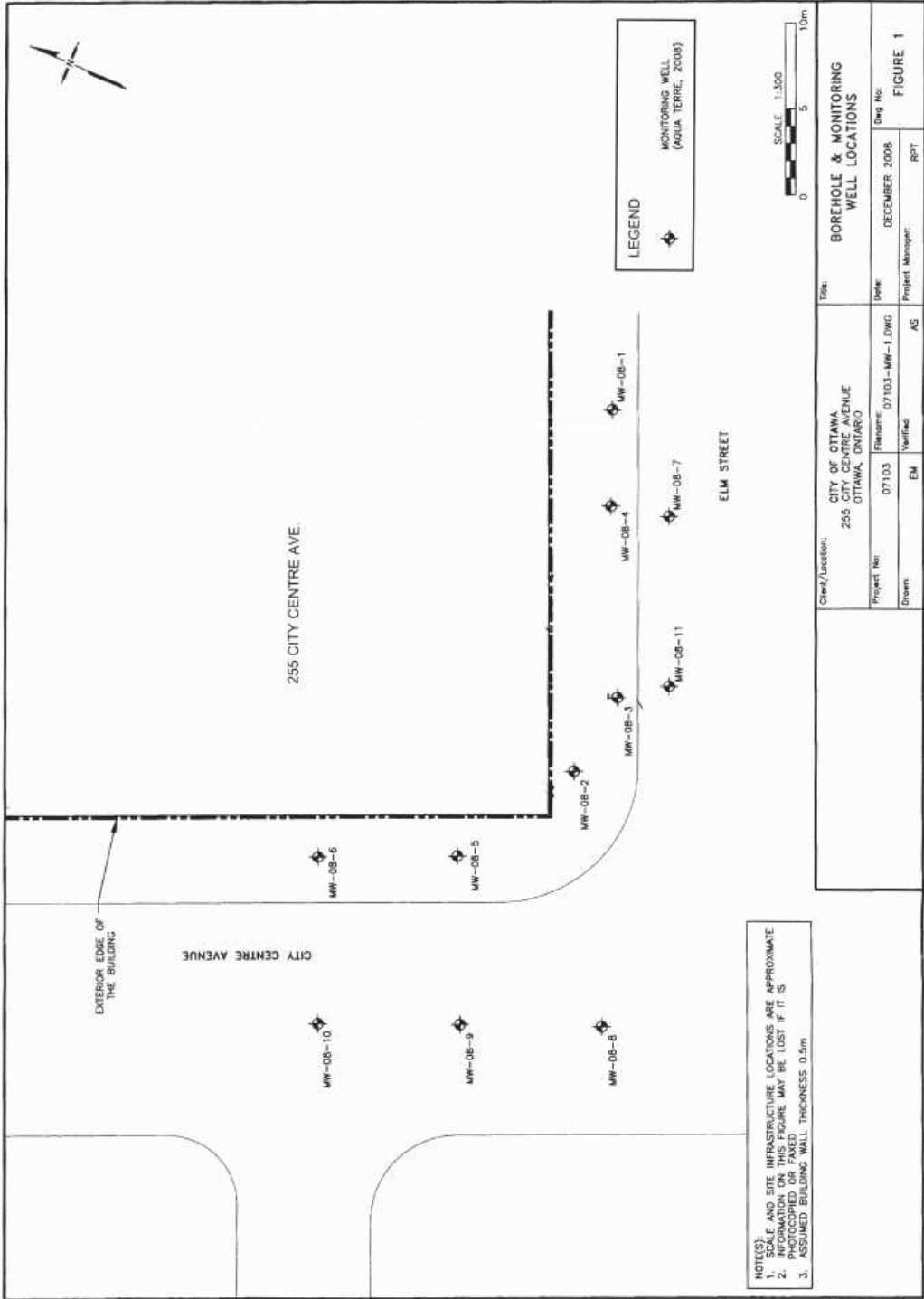
Depth Set at (Metres) From	Depth Set at (Metres) To	Type of Sealant Used (Material and Type)	Volume Used (Cubic Metres)
0.5	1.0	Bentonite	22 kgs

Well Contractor and Well Technician Information

Business Name of Well Contractor: George Downing Estate Drilling LTD | 8 | 4 | 4  
 Business Address (Street No./Name, number, RR): 410 Rue Principale Municipality: Grenville-sur-la-Rouge  
 Province: QC Postal Code: J0V1B0 Business E-mail Address: downing@xplorat.net  
 Bus. Telephone No. (inc. area code): 811 92426469 Name of Well Technician (Last Name, First Name): Downing, Bruce  
 Well Technician's Licence No.: 2173 Signature of Technician: *Bene Brin* Date Submitted (yyyy/mm/dd): 2008/12/02

Ministry Use Only  
 Audit No.: M 02917 Well Contractor No.: \_\_\_\_\_  
 Date Received (yyyy/mm/dd): DEC 15 2008 Date of Inspection (yyyy/mm/dd): \_\_\_\_\_  
 Remarks: \_\_\_\_\_





C-1844 m02917 c03213

**Master Well Owner's and Land Owner's Information**

First Name: City of Ottawa Last Name: E-mail Address:  
 Mailing Address (Street Number/Name, RR): 110 Laurier Avenue Municipality: Ottawa Province: ON Postal Code: K1P1J1K6 Telephone No. (inc. area code): 35802424

**Location and Construction of the Master Well in the Cluster**

Address of Well Location (Street Number/Name, RR): 255 City Centre Avenue Township: Lot: Concession:  
 County/District/Municipality: Ottawa City/Town/Village: Ontario Province: Postal Code:

UTM Coordinates: Zone Easting Northing GPS Unit Make Model Mode of Operation:  
 NAD: 83 184438175012916310 GARMIN Etrex Undifferentiated Averaged  
 Differentiated, specify

**Overburden and Bedrock Materials (see instructions on the back of this form)**

General Colour	Most Common Material	Other Materials	General Description	Depth (Metres) From	Depth (Metres) To
	Concrete			0	0.1
	Brown/Black Sand	gravel fill		0.1	1.3
	Brown/Orange/Grey Sand			1.3	4.9
	Flowing sand @ 3.7m				

**Hole Details**

Depth (Metres) From	Depth (Metres) To	Diameter (Centimetres)
0	4.9	20

**Water Use**

Public  Industrial  Not used  Other, specify  
 Domestic  Commercial  Dewatering  
 Livestock  Municipal  Monitoring  
 Irrigation  Test Hole  Cooling & Air Conditioning

**Method of Construction**

Cable Tool  Air Percussion  Digging  
 Rotary (Conventional)  Diamond  Boring  
 Rotary (Reverse)  Jetting  Other, specify  
 Rotary (Air)  Driving  Direct Push

**Status of Well**

Test Hole  Abandoned, Insufficient Supply  
 Replacement Well  Abandoned, Poor Water Quality  
 Dewatering Well  Other, specify  
 Alteration (Construction)  Abandoned, other, specify

**Construction Details**

Inside Diameter (Centimetres)	Material (steel, plastic, fibreglass, concrete, galvanized)	Wall Thickness	Depth (Metres) From	Depth (Metres) To
9.2	Steel	Sched 40	0	1.5

**No Casing and Screen Used**  Yes  No

**Static Water Level Test**  
 Open Hole: \_\_\_\_\_ Metres

**Screen**

Galvanized  Steel  Fibreglass  Concrete  Plastic

Outside Diameter (Centimetres): 3.8 Slot No.: 10

**Annular Space/Abandonment Sealing Record**

Depth Set at (Metres) From	Depth Set at (Metres) To	Type of Sealant Used (Material and Type)	Volume Used (Cubic Metres)
0.5	1.3	Bentonite	22kgs

**Water Details**

Water found at Depth: \_\_\_\_\_ Metres  Gas  Fresh  Salty  Sulphur  Minerals

Water found at Depth: \_\_\_\_\_ Metres  Gas  Fresh  Salty  Sulphur  Minerals

Water found at Depth: \_\_\_\_\_ Metres  Gas  Fresh  Salty  Sulphur  Minerals

Disinfected  Yes  No If no, provide reason: \_\_\_\_\_ Date Master Well Completed (yyyy/mm/dd): 2009/05/07

Monitoring well

**Cluster Information (Please also fill out the additional Cluster Well Information for Well Construction for each parcel of land and cluster.)**

Total Wells in Cluster: 11 Please indicate Number of Cluster Well Information Log Sheets Submitted: 1

Total Wells on this Property: Unknown

**Location of Well Cluster**

Detailed Map must be provided as an attachment no larger than legal size (8.5" x 14"). Sketches are not allowed.  
 Check box to confirm detailed map is provided as per Section 11.1 (3)

**Consent to release additional information concerning the cluster to the Director upon request**

Signature of Technician/Contractor: \_\_\_\_\_ Date (yyyy/mm/dd): 2009/06/23

Master Well Owner's/Land Owner's consent to use Cluster Form  
 Signature: \_\_\_\_\_ Date (yyyy/mm/dd): 2009/06/30

**Well Contractor and Well Technician Information**

Business Name of Well Contractor: George Downing Estate Drilling Well Contractor's Licence No.: 18144  
 Business Address (Street No./Name, number, RR): 410 Rue Principale Grenville Sur la Pave Municipality:  
 Province: QC Postal Code: J0V1B0 Business E-mail Address: downing@hawk.igs.net  
 Bus Telephone No. (inc. area code): 819 242 4149 Name of Well Technician (Last Name, First Name): Downing, Bruce  
 Well Technician's Licence No.: 21173 Signature of Technician: \_\_\_\_\_ Date Submitted (yyyy/mm/dd): 2009/06/23

**Ministry Use Only**

Audit No.: M 04482 Well Contractor No.:  
 Date Received (yyyy/mm/dd): 11/14/2009 Date of Inspection (yyyy/mm/dd):  
 Remarks:

**Master Well Owner's and Land Owner's Information**

First Name: Freedman Holdings Last Name: \_\_\_\_\_ E-mail Address: \_\_\_\_\_  
 Mailing Address (Street Number/Name, RR): 1 Nicholas Street Suite 1516 Municipality: Ottawa Province: ON Postal Code: K1N7B7K1 Telephone No. (inc. area code): 317.598383

**Location and Construction of the Master Well in the Cluster**

Address of Well Location (Street Number/Name, RR): 250, 270, 290 City Centre Ave Township: \_\_\_\_\_ Lot: \_\_\_\_\_ Concession: \_\_\_\_\_  
 County/District/Municipality: \_\_\_\_\_ City/Town/Village: Ottawa Province: Ontario Postal Code: \_\_\_\_\_

UTM Coordinates: Zone: 18 Easting: 443756 Northing: 5028682 GPS Unit Make: Garmin Model: Map76A Mode of Operation:  Undifferentiated  Averaged  Differentiated, specify \_\_\_\_\_

**Overburden and Bedrock Materials (see instructions on the back of this form)**

General Colour	Most Common Material	Other Materials	General Description	Depth (Metres)	
				From	To
	Grey Asphaltic concrete	crushed stone		0	0.2
	Brown Fill	sand + gravel		0.2	1.67
	Brown Peat	organic matter		1.67	2.29
	Grey/Brown Silty	clay		2.29	3.20
	Grey glacial till	silty sand + gravel		3.20	5.18

**Hole Details**

Depth (Metres)	Diameter (Centimetres)	
	From	To
0	5.18	20

**Water Use**

Public  Industrial  Not used  Other, specify \_\_\_\_\_  
 Domestic  Commercial  Dewatering  
 Livestock  Municipal  Monitoring  
 Irrigation  Test Hole  Cooling & Air Conditioning

**Method of Construction**

Cable Tool  Air Percussion  Digging  
 Rotary (Conventional)  Diamond  Boring  
 Rotary (Reverse)  Jetting  Other, specify HSA  
 Rotary (Air)  Driving

**Status of Well**

Test Hole  Abandoned, Insufficient Supply  
 Replacement Well  Abandoned, Poor Water Quality  
 Dewatering Well  Other, specify \_\_\_\_\_  
 Alteration (Construction)  Abandoned, other, specify \_\_\_\_\_

**No Casing and Screen Used**  Yes  No

**Static Water Level Test**  
 Open Hole: \_\_\_\_\_ Metres  
2.5 Metres

**Construction Details**

Inside Diameter (Centimetres)	Material (steel, plastic, fiberglass, concrete, galvanized)	Wall Thickness	Depth (Metres)	
			From	To
5.1	PVC	Sched 40	0	2.0

**Screen**

Galvanized  Steel  Fibreglass  Concrete  Plastic  
 Outside Diameter (Centimetres): 5.8 Slot No.: 10

**Annular Space/Abandonment Sealing Record**

Depth Set at (Metres) From	To	Type of Sealant Used (Material and Type)	Volume Used (Cubic Metres)
1.3	1.8	Bentonite	22 kgs

**Water Details**

Water found at Depth (Metres)	Kind of Water
_____	<input type="checkbox"/> Gas <input type="checkbox"/> Fresh <input type="checkbox"/> Salty <input type="checkbox"/> Sulphur <input type="checkbox"/> Minerals
_____	<input type="checkbox"/> Gas <input type="checkbox"/> Fresh <input type="checkbox"/> Salty <input type="checkbox"/> Sulphur <input type="checkbox"/> Minerals
_____	<input type="checkbox"/> Gas <input type="checkbox"/> Fresh <input type="checkbox"/> Salty <input type="checkbox"/> Sulphur <input type="checkbox"/> Minerals

Disinfected  Yes  No. If no, provide reason: Monitoring wells Date Master Well Completed (yyyy/mm/dd): 2009/01/19

**Cluster Information (Please also fill out the additional Cluster Well Information for Well Construction for each parcel of land and cluster.)**

Total Wells in Cluster: 11 Please indicate Number of Cluster Well Information Log Sheets Submitted: \_\_\_\_\_  
 Total Wells on this Property: unknown

**Location of Well Cluster**

Detailed Map must be provided as an attachment no larger than legal size (8.5" x 14"). Sketches are not allowed.  
 Check box to confirm detailed map is provided as per Section 11.1 (3)

**Consent to release additional information concerning the cluster to the Director upon request**

Signature of Technician/Contractor: Bruce Downing Date (yyyy/mm/dd): 2009/03/05  
 Master Well Owner's/Land Owner's consent to use Cluster Form  
 Signature: Jane Freedman Date (yyyy/mm/dd): 2009/03/19

**Well Contractor and Well Technician Information**

Business Name of Well Contractor: George Downing Estate Drilling Well Contractor's Licence No.: 1181414  
 Business Address (Street No./Name, number, RR): 410 Rue Principale Municipality: Grenville Sur-La-Rouge  
 Province: QC Postal Code: J0V1B0 Business E-mail Address: downing@hawk.igs.net  
 Bus Telephone No. (inc. area code): 819 242 6469 Name of Well Technician (Last Name, First Name): Downing, Bruce  
 Well Technician's Licence No.: 2173 Signature of Technician: Bruce Downing Date Submitted (yyyy/mm/dd): 09/03/05

**Ministry Use Only**

Audit No.: **M 04546** Well Contractor No.: \_\_\_\_\_  
 Date Received (yyyy/mm/dd): **MAR 30 2009** Date of Inspection (yyyy/mm/dd): \_\_\_\_\_  
 Remarks: \_\_\_\_\_



Ministry of the Environment

Well Tag Number (Place sticker and print number below)

Well Record Regulation 903 Ontario Water Resources Act

page 1 of 1

Instructions for Completing Form

- For use in the Province of Ontario only. This document is a permanent legal document. Please retain for future reference. All Sections must be completed in full to avoid delays in processing. Questions regarding completing this application can be directed to the Water Well Management Coordinator at 416-235-6203. All metre measurements shall be reported to 1/10th of a metre. Please print clearly in blue or black ink only.

Well Owner's Information and Location of Well Information

Form containing well owner information: First Name (City of Ottawa), Last Name, Mailing Address (Public Works & Services, 100 Constitution G Floor W), County/District/Municipality (Ottawa), Township/City/Town/Village (Ottawa), Province (Ontario), Postal Code (K2G 6J8), Telephone Number (580 2424), Address of Well Location (Balsan Street & Preston), Township (Ottawa), Lot, Concession, RR#/Street Number/Name, City/Town/Village, Site/Compartment/Block/Tract etc., GPS Reading (NAD 83, Zone 18T, Easting 04442371, Northing 5028200), Unit Make/Model (Gardner G57), Mode of Operation (Undifferentiated, Averaged, Differentiated, specify 3D).

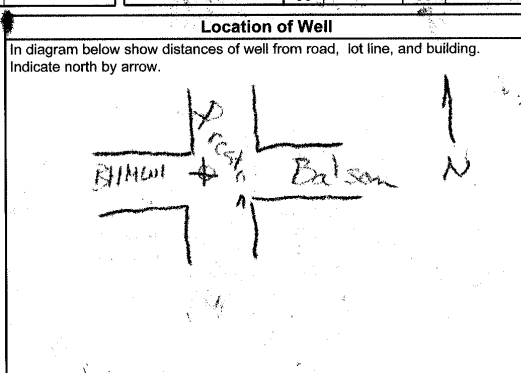
Log of Overburden and Bedrock Materials (see instructions)

Table with columns: General Colour, Most common material, Other Materials, General Description, Depth From, Metres To. Entries include: Brown Sand & Gravel Fill, Trace S.M., 0 to 1.40; Brown Sand Fill, Trace Clay & S.M., Loose, 1.46 to 1.70; Grey to Brown Boulder, Sand & Gravel, 1.70 to 4.65.

Construction Record and Test of Well Yield sections. Construction Record includes Hole Diameter (0.465 to 1.0), Casing (20 cm), Screen (25 cm), and Sealing Record (4.27 to 1.0 m, Sand Pack Bentonite, 0.4 and 0.3 cubic metres). Test of Well Yield includes Pumping test method (Toothhole), Draw Down (1 to 60 min), and Recovery (1 to 60 min).

Method of Construction and Water Use sections. Method of Construction includes Rotary (air), Rotary (conventional), Rotary (reverse), Cable Tool, Air percussion, Boring, Diamond, Jetting, Driving, Digging, and Other. Water Use includes Domestic, Stock, Irrigation, Industrial, Commercial, Municipal, Public Supply, Not used, and Cooling & air conditioning.

Final Status of Well and Well Contractor/Technician Information sections. Final Status of Well includes Water Supply, Recharge well, Unfinished, Abandoned, Observation well, Abandoned, insufficient supply, Dewatering, Test Hole, Abandoned, poor quality, Replacement well. Well Contractor/Technician Information includes Name of Well Contractor (George Downing Estate Drilling), Well Contractor's Licence No. (1844), Business Address (410 Rue Principale, Greenwillow sur Rang), Name of Well Technician (Th. Warden), Well Technician's Licence No. (3236), Signature of Technician/Contractor, and Date Submitted (2005 05 03).



Audit No. 7 19259, Date Well Completed 2005, Date Delivered 2005, Remarks MAY 05 2005.

Ministry Use Only section containing Date Received, Date of Inspection, and Well Record Number (1844).

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- Questions regarding completing this application can be directed to the Water Well Management Coordinator at 416-235-6203.
- **All metre measurements shall be reported to 1/10<sup>th</sup> of a metre.**
- Please print clearly in blue or black ink only.

**Well Owner's Information and Location of Well Information**

MUN		CON		LOT	
First Name <i>Public Works Government Services</i>	Last Name <i>Canada</i>	Mailing Address (Street Number/Name, RR, Lot, Concession) <i>1451 Colborne Street</i>			
County/District/Municipality <i>Ottawa</i>	Township/City/Town/Village <i>Ottawa</i>	Province <i>Ontario</i>	Postal Code <i>K1A 0S5</i>	Telephone Number (include area code) <i>1-800-268-1888</i>	
Address of Well Location (County/District/Municipality) <i>Ottawa</i>		Township <i>Ottawa</i>	Lot	Concession	
RR# Street Number/Name <i>1010 Somerset Street West</i>	City/Town/Village <i>Ottawa</i>	Site/Compartment/Block/Tract etc.			
GPS Reading NAD Zone Easting Northing <i>83 18 4439610 50281100</i>	Unit Make/Model	Mode of Operation:		<input type="checkbox"/> Undifferentiated <input type="checkbox"/> Averaged <input type="checkbox"/> Differentiated, specify	

**Log of Overburden and Bedrock Materials (see instructions)**

General Colour	Most common material	Other Materials	General Description	Depth	
				From	To
	<i>5 Monitoring well as 4 Cluster - see Attached B.H Logs</i>				

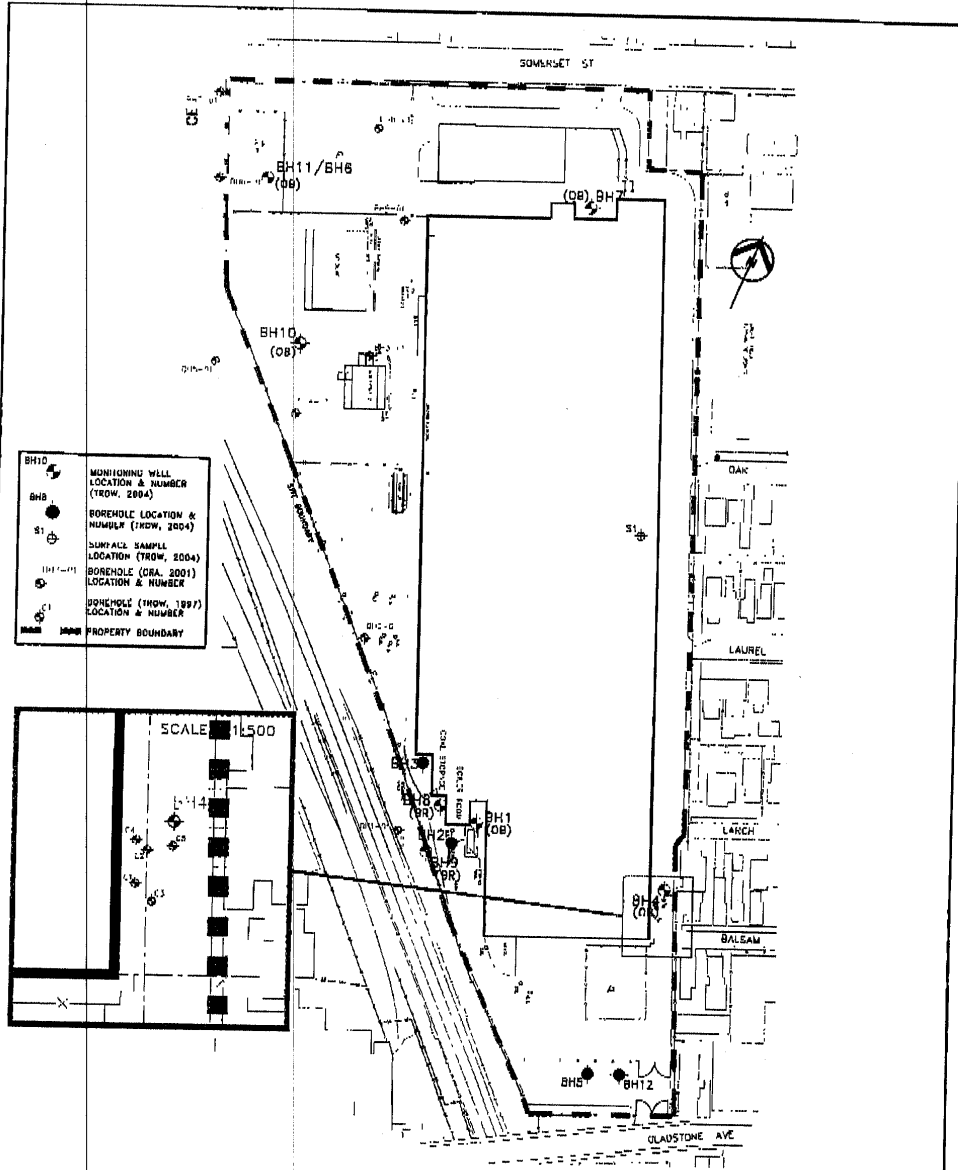
<b>Hole Diameter</b>			<b>Construction Record</b>				<b>Test of Well Yield</b>					
Depth From	Metres To	Diameter Centimetres	Inside diam centimetres	Material	Wall thickness centimetres	Depth From	Metres To	Pumping test method	Draw Down Time min	Water Level Metres	Recovery Time min	Water Level Metres
<i>See Attached B.H Logs</i>			<b>Casing</b> <input checked="" type="checkbox"/> Steel <input type="checkbox"/> Fibreglass <input type="checkbox"/> Concrete <input type="checkbox"/> Galvanized <i>6.5" 40</i> <input checked="" type="checkbox"/> Plastic <input type="checkbox"/> Concrete <input type="checkbox"/> Galvanized <input type="checkbox"/> Steel <input type="checkbox"/> Fibreglass <input type="checkbox"/> Plastic <input type="checkbox"/> Concrete <input type="checkbox"/> Galvanized <input type="checkbox"/> Steel <input type="checkbox"/> Fibreglass <input type="checkbox"/> Plastic <input type="checkbox"/> Concrete <input type="checkbox"/> Galvanized				<b>Test of Well Yield</b> Pumping test method: <i>Static Level</i> Pump intake set at - (metres): <i>1</i> Pumping rate - (litres/min): <i>2</i> Duration of pumping: <i>2</i> hrs + <i>2</i> min Final water level end of pumping: <i>3</i> metres Recommended pump type: <input type="checkbox"/> Shallow <input checked="" type="checkbox"/> Deep Recommended pump depth: <i>5</i> metres Recommended pump rate: <i>10</i> (litres/min) If flowing give rate - (litres/min): <i>20</i> If pumping discontinued, give reason: <i>40</i> <i>50</i> <i>60</i>					
<b>Water Record</b>			<b>Screen</b>									
Water found at	Metres	Kind of Water	Outside diam	Material	Slot No.							
<i>6.5 m</i>		<i>Clear and sediment free</i>	<i>6.5" 6.5"</i>	<input checked="" type="checkbox"/> Plastic <input type="checkbox"/> Concrete <input type="checkbox"/> Galvanized	<i>1010</i>	<i>see Attached Drawings</i>						
<input type="checkbox"/> Fresh <input type="checkbox"/> Sulphur <input type="checkbox"/> Salty <input type="checkbox"/> Minerals <input type="checkbox"/> Gas <input type="checkbox"/> Other:			<input type="checkbox"/> Steel <input type="checkbox"/> Fibreglass <input type="checkbox"/> Plastic <input type="checkbox"/> Concrete <input type="checkbox"/> Galvanized <input type="checkbox"/> Steel <input type="checkbox"/> Fibreglass <input type="checkbox"/> Plastic <input type="checkbox"/> Concrete <input type="checkbox"/> Galvanized									
<input type="checkbox"/> Clear and sediment free <input type="checkbox"/> Other, specify			<input type="checkbox"/> Steel <input type="checkbox"/> Fibreglass <input type="checkbox"/> Plastic <input type="checkbox"/> Concrete <input type="checkbox"/> Galvanized <input type="checkbox"/> Steel <input type="checkbox"/> Fibreglass <input type="checkbox"/> Plastic <input type="checkbox"/> Concrete <input type="checkbox"/> Galvanized									
Chlorinated <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No			<b>No Casing or Screen</b>									
			<input type="checkbox"/> Open hole									

<b>Plugging and Sealing Record</b>			<input type="checkbox"/> Annular space <input type="checkbox"/> Abandonment	
Depth set at - Metres From	To	Material and type (bentonite slurry, neat cement slurry) etc.	Volume Placed (cubic metres)	
		<i>See Attached Installation Drawings</i>		
<b>Method of Construction</b>				
<input type="checkbox"/> Cable Tool <input type="checkbox"/> Rotary (air) <input type="checkbox"/> Diamond <input type="checkbox"/> Digging <input checked="" type="checkbox"/> Rotary (conventional) <input type="checkbox"/> Air percussion <input type="checkbox"/> Jetting <input checked="" type="checkbox"/> Other <input type="checkbox"/> Rotary (reverse) <input type="checkbox"/> Boring <input type="checkbox"/> Drilling				
<b>Water Use</b>				
<input type="checkbox"/> Domestic <input type="checkbox"/> Industrial <input type="checkbox"/> Public Supply <input checked="" type="checkbox"/> Other <input type="checkbox"/> Stock <input type="checkbox"/> Commercial <input type="checkbox"/> Not used <input type="checkbox"/> Irrigation <input type="checkbox"/> Municipal <input type="checkbox"/> Cooling & air conditioning				
<b>Final Status of Well</b>				
<input type="checkbox"/> Water Supply <input type="checkbox"/> Recharge well <input type="checkbox"/> Unfinished <input type="checkbox"/> Abandoned, (Other) <input checked="" type="checkbox"/> Observation well <input type="checkbox"/> Abandoned, insufficient supply <input type="checkbox"/> Dewatering <input type="checkbox"/> Test Hole <input type="checkbox"/> Abandoned, poor quality <input type="checkbox"/> Replacement well				

<b>Location of Well</b>			
In diagram below show distances of well from road, lot line, and building. Indicate north by arrow.			
<i>See Attached site Plan.</i>			
Audit No.	<b>Z 20840</b>	Date Well Completed	YYYY MM DD <i>04 09 18</i>
Was the well owner's information package delivered?	<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	Date Delivered	YYYY MM DD

<b>Well Contractor/Technician Information</b>	
Name of Well Contractor <i>George Downing Estab Drilling Ltd</i>	Well Contractor's Licence No. <i>1844</i>
Business Address (street name, number, city etc.) <i>410 Main St, Carleton Place, ON</i>	Name of Well Technician (last name, first name) <i>Howling Bruce</i>
Signature of Technician/Contractor <i>[Signature]</i>	Well Technician's Licence No. <i>72173</i>
	Date Submitted YYYY MM DD <i>05 02 03</i>

<b>Ministry Use Only</b>			
Data Source	Contractor <b>1844</b>		
Date Received	YYYY MM DD <b>MAR 21 2005</b>	Date of Inspection	YYYY MM DD
Remarks	Well Record Number		



**Trow** Associates Inc.

154 Colonnade Road South, Int: (613) 225-0840  
 Ottawa, Ontario K2F 7J5 Fax: (613) 225-7337

SCALE: 1:2,000	PUBLIC WORKS AND GOVERNMENT SERVICES CANADA PLOUFFE PARK (DFRP#08830)	JOB NO:
DATE: JAN 2005		OTEN00015305 V
DRAWN: RG	TITLE: CURRENT/HISTORIC DRILLING PROGRAM	FIG 5

Z 20840

1844

MAR 22 2005

Instructions for Completing Form

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All Sections must be completed in full to avoid delays in processing.
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All metre measurements shall be reported to 1/10th of a metre.
Please print clearly in blue or black ink only.

Well Owner's Information and Location of Well Information
MUN [ ] CON [ ] LOT [ ]
First Name: [ ] Last Name: [ ] Mailing Address: 110 Laurier Ave. West
County/District/Municipality: Ottawa-Carleton Township/City/Town/Village: Ottawa
Province: Ontario Postal Code: K1P 1J1 Telephone Number: 613-580-2424
Address of Well Location: 141 Bayview Road
RR#/Street Number/Name: [ ] City/Town/Village: Ottawa Site/Compartment/Block/Tract etc. [ ]
GPS Reading: NAD 83 Zone 18 Easting 5028569 Northing [ ] Unit Make/Model: [ ] Mode of Operation: [ ] Undifferentiated [ ] Averaged [x] Differentiated, specify [ ]

Log of Overburden and Bedrock Materials (see instructions)
Table with columns: General Colour, Most common material, Other Materials, General Description, Depth From, Metres To.
Handwritten entries include: Brown Fill-sand, silt gravel, trace brick concrete noted at 0.6m; Grey Fill-silty clay gravel; Brown Silty sand gravel wet, iron staining @ 2.2m; Brown Silty sand, gravel some wood; Grey Silty sand, gravel trace clay + wood bedrock fragments @ 5.5m.

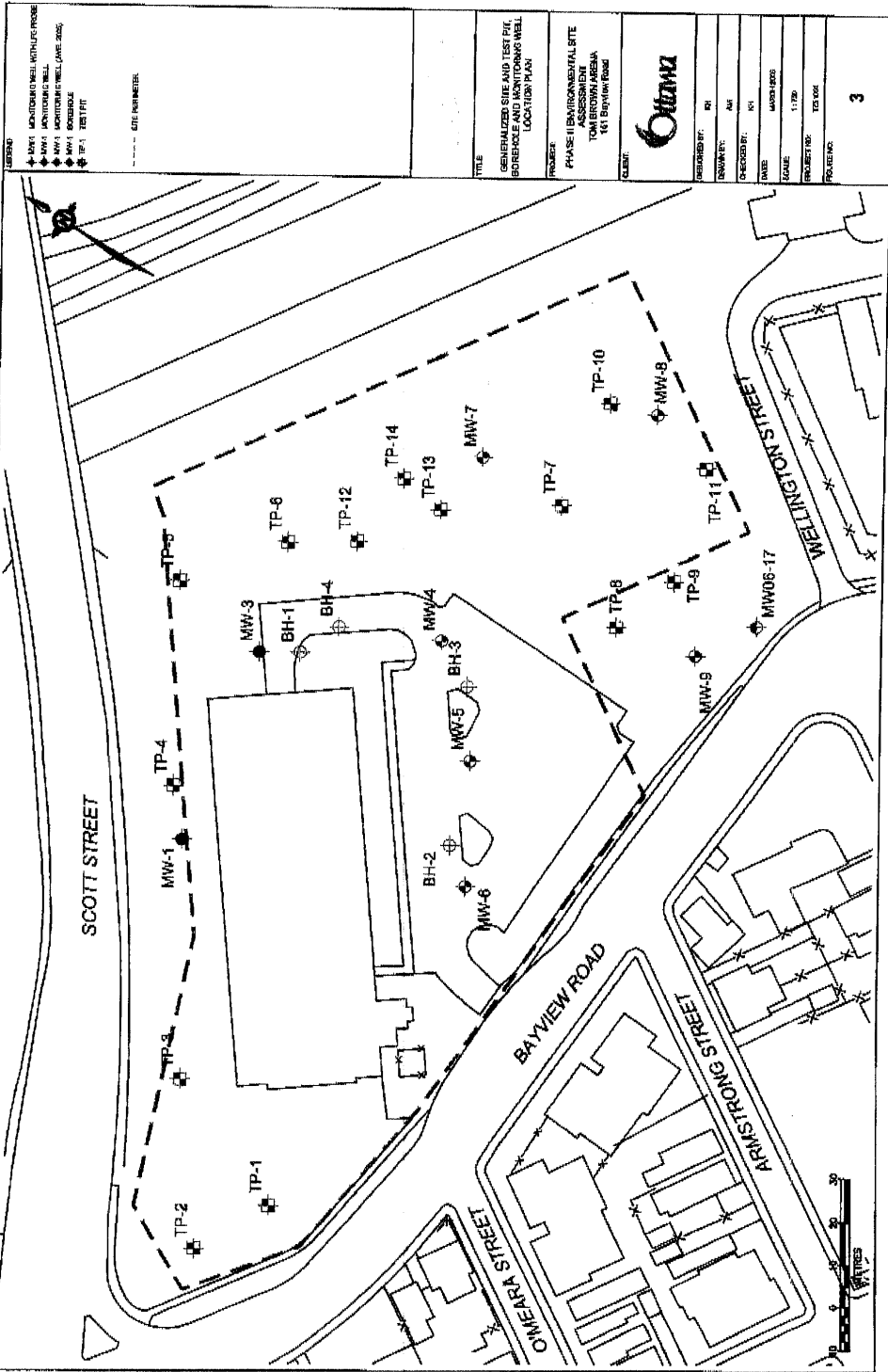
9 Monitoring well installations as a cluster as per Min Reg 903 - Typical.

Hole Diameter, Construction Record, Test of Well Yield, Water Record, Plugging and Sealing Record, Location of Well, Method of Construction, Water Use, Final Status of Well, Well Contractor/Technician Information, Ministry Use Only.
Includes sections for casing (50mm), screen (10), and plugging (0.6m Bentonite, 20kg).
Method of construction: Rotary (air) with air percussion.
Water use: Other sample.
Final status: Observation well.
Well Contractor: George Downing Estate Drilling Ltd. Licence No. 1844.
Date Submitted: 2006 10 11.

Location of Well
In diagram below show distances of well from road, lot line, and building. Indicate north by arrow.
Please see attached site plan.

Plugging and Sealing Record
Depth set at - Metres: 0 to 0.6
Material and type: Bentonite
Volume Placed: 20 kg
Method of Construction: Rotary (air) with air percussion.
Water Use: Other sample.
Final Status of Well: Observation well.
Well Contractor/Technician Information:
Name of Well Contractor: George Downing Estate Drilling Ltd.
Well Contractor's Licence No.: 1844
Business Address: 40 Main St. Grenville Sur La Rouge Qc J0V 1B0
Name of Well Technician: Downing Bruce
Well Technician's Licence No.: 12173
Signature of Technician/Contractor: [ ]
Date Submitted: 2006 10 11

Ministry Use Only
Data Source: [ ] Contractor: [ ]
Date Received: APR 27 2006
Date of Inspection: [ ]
Remarks: [ ]
Well Record Number: [ ]



1844

2 36613

APR 27 2006



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- Questions regarding completing this application can be directed to the Water Well Management Coordinator at 416-235-6203.
- All metre measurements shall be reported to 1/10<sup>th</sup> of a metre.
- Please print clearly in blue or black ink only.

<b>Well Owner's Information and Location of Well Information</b>			<b>Ministry Use Only</b>		
First Name	Last Name	Mailing Address (Street Number/Name, RR, Lot, Concession)	MUN	CON	LOT
City of Ottawa	Real Property Asset Management	110 Laurier Ave, West 5th Floor			
County/District/Municipality	Township/City/Town/Village	Province	Postal Code	Telephone Number (include area code)	
	Ottawa	Ontario	K1P1J1	613-580-2424	
Address of Well Location (County/District/Municipality)		Township	Lot	Concession	
RR#/Street Number/Name		City/Town/Village	Site/Compartment/Block/Tract etc.		
175 Loretha Ave North		Ottawa			
GPS Reading	NAD	Zone	Easting	Northing	Unit Make/Model
	83	18	444047	5027957	Garmin Etrex

**Log of Overburden and Bedrock Materials (see instructions)**

General Colour	Most common material	Other Materials	General Description	Depth From	Metres To
	Fill Asphalt at surface				
Dk Brown	Sand + gravel fill			0	0.5
Gr/Brown	Fill	Moist		0.5	1.2
Brown	Fill	alternating Brown + Gray	Very moist	1.2	4.9
		Fill			
		Some grey silt at 3.7 M.			

Six monitoring well installations as a cluster as per Min Reg 903 Typical.

<b>Hole Diameter</b>			<b>Construction Record</b>				<b>Test of Well Yield</b>					
Depth	Metres	Diameter	Inside diam centimetres	Material	Wall thickness centimetres	Depth From	Metres To	Pumping test method	Draw Down		Recovery	
From	To	Centimetres							Time min	Water Level Metres	Time min	Water Level Metres
0	4.9	20										
<b>Water Record</b>			<b>Casing</b>				<b>Static Level</b>					
Water found at Metres	Kind of Water		51 mm	Steel Fibreglass	Schedule 40	0	1.3	Pump intake set at - (metres)				
				Plastic Concrete				Pumping rate - (litres/min)				
				Galvanized				Duration of pumping hrs + min				
				Steel Fibreglass				Final water level end of pumping metres				
				Plastic Concrete				Recommended pump type				
				Galvanized				Recommended pump depth metres				
				Steel Fibreglass				Recommended pump rate (litres/min)				
				Plastic Concrete				If flowing give rate - (litres/min)				
				Galvanized				If pumping discontinued, give reason.				
After test of well yield, water was			<b>Screen</b>									
Clear and sediment free			Outside diam	Steel Fibreglass	Slot No.	10	1.3	4.6				
Other, specify			<b>No Casing or Screen</b>									
Chlorinated Yes No												

**Plugging and Sealing Record**  Annular space  Abandonment

Depth set at - Metres	Material and type (bentonite slurry, neat cement slurry) etc.	Volume Placed (cubic metres)
0.3 1.3	Bentonite	90 kg.

**Location of Well**

In diagram below show distances of well from road, lot line, and building. Indicate north by arrow.

Please see attached site plan

**Method of Construction**

Cable Tool  Rotary (air)  Diamond  Digging

Rotary (conventional)  Air percussion  Jetting  Other Auger

Rotary (reverse)  Boring  Driving

**Water Use**

Domestic  Industrial  Public Supply  Other Simple

Stock  Commercial  Not used

Irrigation  Municipal  Cooling & air conditioning

**Final Status of Well**

Water Supply  Recharge well  Unfinished  Abandoned, (Other)

Observation well  Abandoned, insufficient supply  Dewatering

Test Hole  Abandoned, poor quality  Replacement well

Audit No. **z 50461** Date Well Completed **2006 06 12**

Was the well owner's information package delivered?  Yes  No

**Well Contractor/Technician Information**

Name of Well Contractor: **George Demers Estate Drilling Ltd** Well Contractor's Licence No. **1844**

Business Address (street name, number, city etc.): **410 Main St. Grenville Sur La Rouse Qc J6V1B0**

Name of Well Technician (last name, first name): **Dominic Bucey** Well Technician's Licence No. **12113**

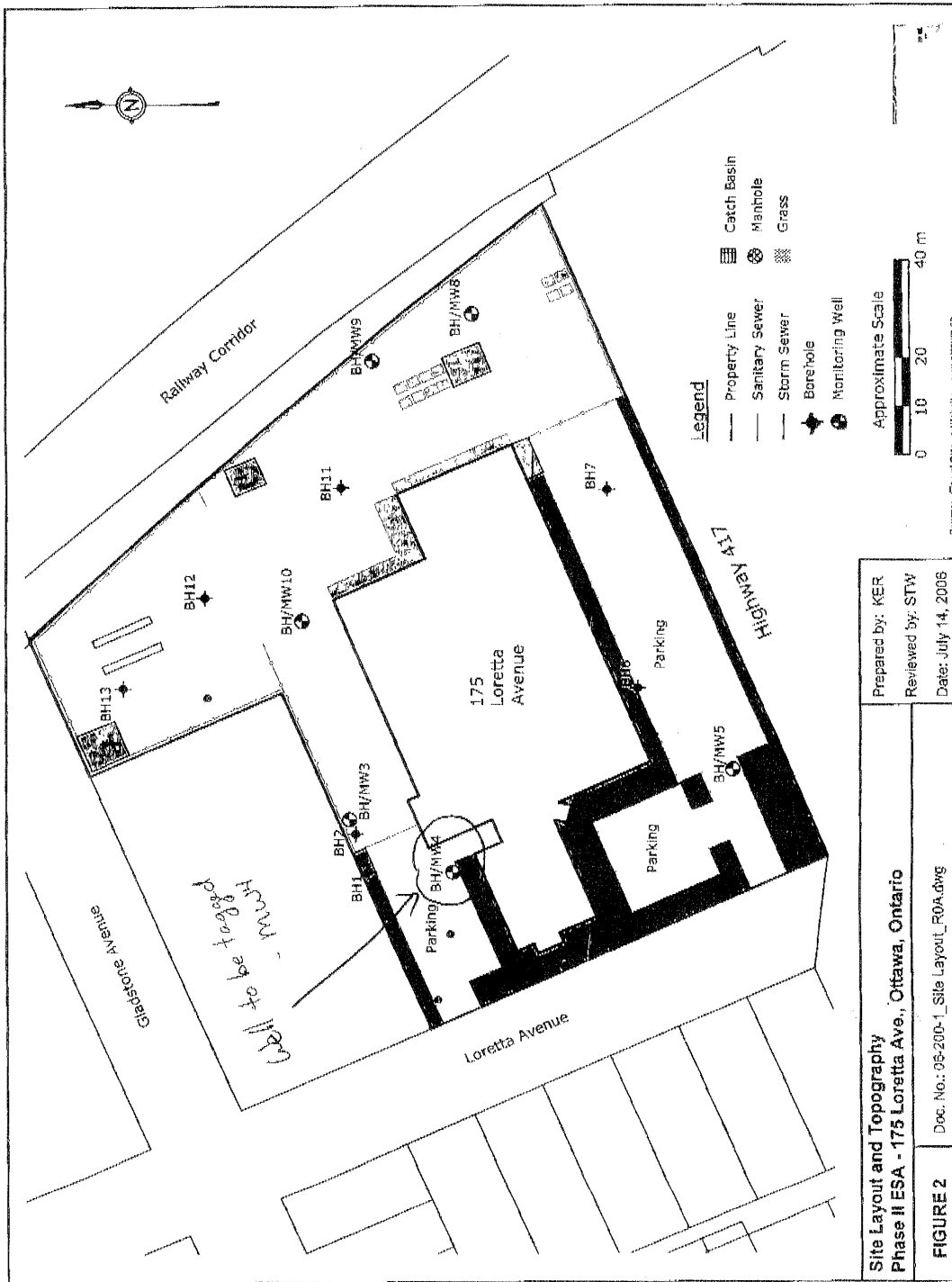
Signature of Technician/Contractor: *[Signature]* Date Submitted: **2006 07 26**

**Ministry Use Only**

Date Source: **1844** Contractor: **1844**

Date Received: **AUG 04 2006** Date of Inspection: **2006 06 12**

Remarks: *[Blank]* Well Record Number: *[Blank]*



AUG 04 2006

Z50461

1844

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- **All metre measurements shall be reported to 1/10<sup>th</sup> of a metre.**
- Please print clearly in blue or black ink only.

<b>Well Owner's Information and Location of Well Information</b>		MUN		CON		LOT	
First Name <b>National Capital Commission</b>	Last Name	Mailing Address (Street Number/Name, RR, Lot, Concession) <b>40 Elgin Street, Suite 202</b>					
County/District/Municipality	Township/City/Town/Village <b>Ottawa</b>	Province <b>Ontario</b>	Postal Code <b>K1P 1C7</b>	Telephone Number (include area code) <b>613-239-5101</b>			
Address of Well Location (County/District/Municipality) <b>Napan Bay NCC Property Asset #96030</b>		Township	Lot	Concession			
RR#/Street Number/Name <b>801 Albert Street</b>	City/Town/Village <b>Ottawa</b>	Site/Compartment/Block/Tract etc.					
GPS Reading	NAD Zone <b>83</b>	Eastings <b>443609</b>	Northings <b>5028761</b>	Unit Make/Model <b>Magellan</b>	Mode of Operation: <input type="checkbox"/> Undifferentiated <input checked="" type="checkbox"/> Averaged <input type="checkbox"/> Differentiated, specify		

**Log of Overburden and Bedrock Materials (see instructions)**

General Colour	Most common material	Other Materials	General Description	Depth From	Metres To
DK. Brown	Sandy loam soil!	Vegetation + roots	dry, med to fine loose	0	0.05
DK. Grey	Clayey sand fill	Some gravel	Moist	0.05	1.5
DK. Grey	Silty sand fill			1.5	2.2
Black	Gravel fill			2.2	3.0
DK grey	Clay fill			3.0	3.8
Grey	Sand		Med to coarse.	3.8	6.00

*(Monitoring well installations as per Min Reg 903 Typical)*

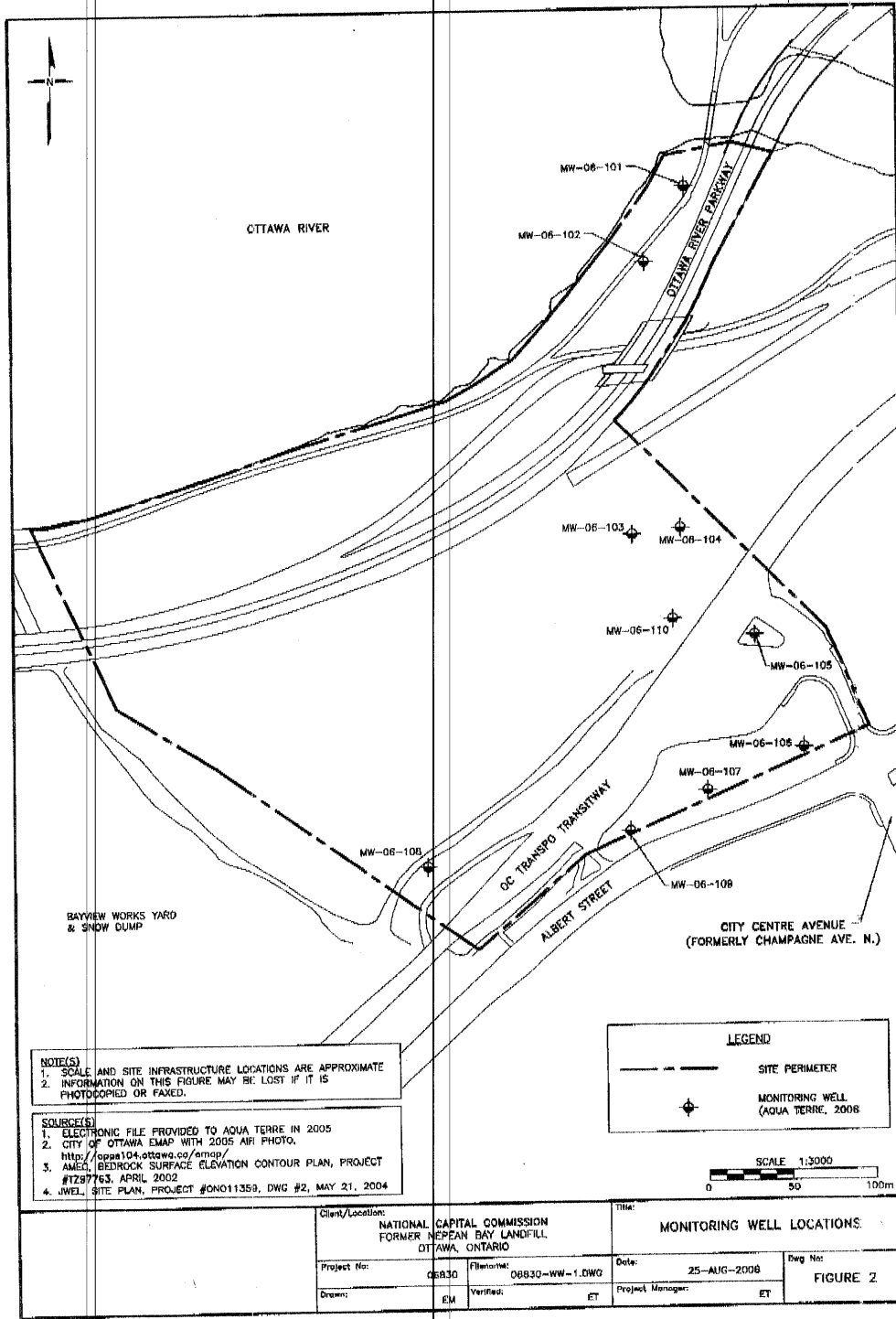
<b>Hole Diameter</b>			<b>Construction Record</b>				<b>Test of Well Yield</b>																																									
Depth From	Metres To	Diameter Centimetres	Inside diam centimetres	Material	Wall thickness centimetres	Depth From	Metres To	Pumping test method	Draw Down Time min	Water Level Metres	Recovery Time min	Water Level Metres																																				
0	6.00	20	51 mm	<input type="checkbox"/> Steel <input type="checkbox"/> Fibreglass <input checked="" type="checkbox"/> Plastic <input type="checkbox"/> Concrete <input type="checkbox"/> Galvanized	40	0	1.00	Pump intake set at - (metres)	1		1																																					
<b>Water Record</b>			<b>Screen</b>				<table border="1"> <tr> <td>Duration of pumping</td> <td>2</td> <td>2</td> </tr> <tr> <td>Final water level end of pumping</td> <td>3</td> <td>3</td> </tr> <tr> <td>Recommended pump type</td> <td>4</td> <td>4</td> </tr> <tr> <td>Recommended pump depth</td> <td>5</td> <td>5</td> </tr> <tr> <td>Recommended pump rate</td> <td>10</td> <td>10</td> </tr> <tr> <td>If flowing give rate</td> <td>15</td> <td>15</td> </tr> <tr> <td>(litres/min)</td> <td>20</td> <td>20</td> </tr> <tr> <td>(litres/min)</td> <td>25</td> <td>25</td> </tr> <tr> <td>If pumping discontinued, give reason.</td> <td>30</td> <td>30</td> </tr> <tr> <td></td> <td>40</td> <td>40</td> </tr> <tr> <td></td> <td>50</td> <td>50</td> </tr> <tr> <td></td> <td>60</td> <td>60</td> </tr> </table>						Duration of pumping	2	2	Final water level end of pumping	3	3	Recommended pump type	4	4	Recommended pump depth	5	5	Recommended pump rate	10	10	If flowing give rate	15	15	(litres/min)	20	20	(litres/min)	25	25	If pumping discontinued, give reason.	30	30		40	40		50	50		60	60
Duration of pumping	2	2																																														
Final water level end of pumping	3	3																																														
Recommended pump type	4	4																																														
Recommended pump depth	5	5																																														
Recommended pump rate	10	10																																														
If flowing give rate	15	15																																														
(litres/min)	20	20																																														
(litres/min)	25	25																																														
If pumping discontinued, give reason.	30	30																																														
	40	40																																														
	50	50																																														
	60	60																																														
Water found at Metres	Kind of Water		Outside diam	<input type="checkbox"/> Steel <input type="checkbox"/> Fibreglass <input checked="" type="checkbox"/> Plastic <input type="checkbox"/> Concrete <input type="checkbox"/> Galvanized	Slot No.	1.0	6.00																																									
0			58 mm			<b>No Casing or Screen</b>																																										
Chlorinated <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No			<input type="checkbox"/> Open hole																																													

<b>Plugging and Sealing Record</b>			<input checked="" type="checkbox"/> Annular space <input type="checkbox"/> Abandonment	
Depth set at - Metres From	To	Material and type (bentonite slurry, neat cement slurry) etc.	Volume Placed (cubic metres)	
0	1.00	Bentonite	40 kg.	

In diagram below show distances of well from road, lot line, and building. Indicate north by arrow.  
*Please see attached site plan*

<b>Method of Construction</b>			
<input type="checkbox"/> Cable Tool	<input type="checkbox"/> Rotary (air)	<input type="checkbox"/> Diamond	<input type="checkbox"/> Digging
<input type="checkbox"/> Rotary (conventional)	<input type="checkbox"/> Air percussion	<input type="checkbox"/> Jetting	<input checked="" type="checkbox"/> Other
<input type="checkbox"/> Rotary (reverse)	<input type="checkbox"/> Boring	<input type="checkbox"/> Driving	<input checked="" type="checkbox"/> Other
<b>Water Use</b>			
<input type="checkbox"/> Domestic	<input type="checkbox"/> Industrial	<input type="checkbox"/> Public Supply	<input checked="" type="checkbox"/> Other
<input type="checkbox"/> Stock	<input type="checkbox"/> Commercial	<input type="checkbox"/> Not used	
<input type="checkbox"/> Irrigation	<input type="checkbox"/> Municipal	<input type="checkbox"/> Cooling & air conditioning	
<b>Final Status of Well</b>			
<input type="checkbox"/> Water Supply	<input type="checkbox"/> Recharge well	<input type="checkbox"/> Unfinished	<input type="checkbox"/> Abandoned, (Other)
<input checked="" type="checkbox"/> Observation well	<input type="checkbox"/> Abandoned, insufficient supply	<input type="checkbox"/> Dewatering	
<input type="checkbox"/> Test Hole	<input type="checkbox"/> Abandoned, poor quality	<input type="checkbox"/> Replacement well	

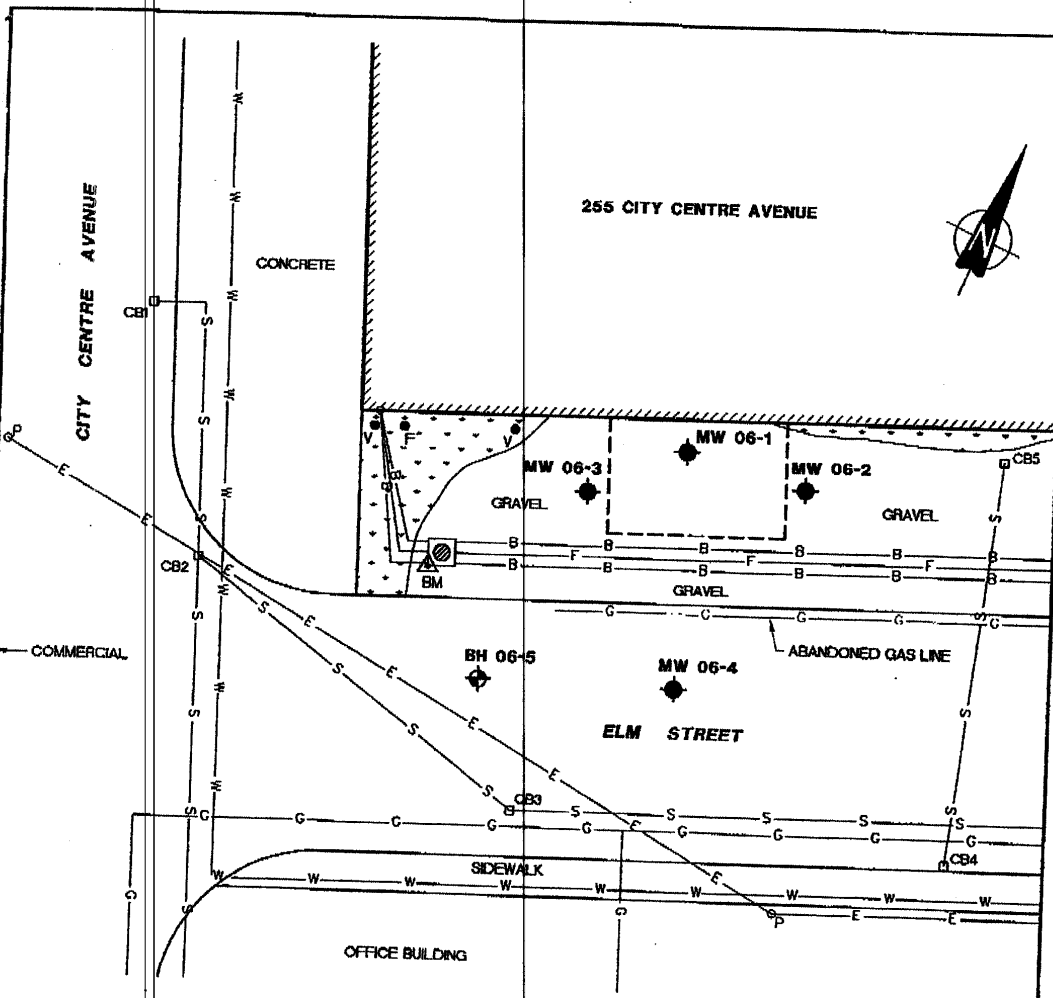
<b>Well Contractor/Technician Information</b>		<b>Ministry Use Only</b>	
Name of Well Contractor <b>George Downing Estate Drilling Ltd</b>	Well Contractor's Licence No. <b>1844</b>	Data Source	Contractor <b>1844</b>
Business Address (street name, number, city etc.) <b>40 Main Street Grenville Sur La Poutre De Jov 1B0</b>	Name of Well Technician (last name, first name) <b>Downing Bruce</b>	Date Received <b>OCT 17 2006</b>	Date of Inspection YYYY MM DD
Signature of Technician/Contractor <i>[Signature]</i>	Date Submitted <b>2006 08 28</b>	Remarks	Well Record Number



1844

250486

003



T:\Autocad\Drawings\Project\Drawings\2006\1012481\PHASE II\ESA\1012481-01-283.dwg PRINTED: Oct 18, 2006

**LEGEND:**

BOREHOLE	FILL PIPE	BELL AND FIBRE OPTIC (2 MAIN DUCTS WITH 6 SMALL DUCTS INSIDE)
MONITORING WELL	VENT PIPE	OVERHEAD ELECTRIC LINE
BENCHMARK (SOUTHWEST CORNER OF CONCRETE MARKED WITH AN X) ASSUMED EL. - 100.00 m	CATCH BASIN	GAS LINE
BELL MANHOLE	GRASS	SEWER LINE
EXCAVATION LIMIT FOR UTILITY REMOVAL		WATER LINE
POLE		

CITY OF OTTAWA			Scale:	Job No.:	Dwg. No.:
PHASE II ENVIRONMENTAL SITE ASSESSMENT			1:200	101249101	2
ELM STREET RIGHT-OF-WAY (255 CITY CENTRE AVE.)			Date:	Dwn. by:	Appd.:
SITE PLAN			06/10/18	GBB	JAG
OTTAWA,	ONTARIO				

1844

Z 50505

NOV 07 2006

**Instructions for Completing Form**

- For use in the **Province of Ontario** only. This document is a permanent legal document. Please retain for future reference.
- All Sections **must** be completed in full to avoid delays in processing. Further instructions and explanations are available on the back of this form.
- Questions regarding completing this application can be directed to the Water Well Management Coordinator at 416-235-6203.
- **All metre measurements shall be reported to 1/10<sup>th</sup> of a metre.**
- Please print clearly in blue or black ink only.

<b>Ministry Use Only</b>			
MUN	CON	LOT	
<b>Well Owner's Information and Location of Well Information</b>			
First Name <i>City of Ottawa</i>	Last Name <i>Real Prop. &amp; Asset Mgmt. Div.</i>	Mailing Address (Street Number/Name, R.R., Lot, Concession) <i>110 Laurier West, 5<sup>th</sup> Floor</i>	
County/District/Municipality <i>Ottawa</i>	Township/City/Town/Village <i>Ottawa</i>	Province <b>Ontario</b>	Postal Code <i>K1P 1J1</i>
Address of Well Location (County/District/Municipality)		Telephone Number (include area code) <i>613-580-2408</i>	Lot 5 <i>8 to 11 Plan 73</i>
RR#/Street Number/Name <i>255 City Center Avenue</i>	City/Town/Village <i>Ottawa</i>	Site/Compartment/Block/Tract etc. <i>13844</i>	
GPS Reading NAD <i>83</i> Zone <i>18</i> Easting <i>5028149</i> Northing <i>5028145</i>	Unit Make/Model <i>Magellan</i>	Mode of Operation: <input type="checkbox"/> Undifferentiated <input checked="" type="checkbox"/> Averaged <input type="checkbox"/> Differentiated, specify _____	

**Log of Overburden and Bedrock Materials (see instructions)**

General Colour	Most common material	Other Materials	General Description	Depth From	Metres To
Gray	gravel	grill	dry	0	0.5
brown	sand with gravel	silt		0.5	3.0
Grey	sand with gravel	cobbles	moist	3.0	4.9
olive	sandy silt	with gravel	wet	4.9	6.0

*4 Monitoring well installations as a cluster as per Min Reg 903  
Typical.*

<b>Hole Diameter</b> Depth Metres From To Centimetres 0 6.0 20	<b>Construction Record</b>			<b>Test of Well Yield</b>			
	Inside diam centimetres 51 mm	Material <input checked="" type="checkbox"/> Plastic <input type="checkbox"/> Concrete <input type="checkbox"/> Galvanized	Wall thickness centimetres 40	Depth From To Metres 0 1.5	Pumping test method Pump intake set at - (metres) Pumping rate - (litres/min) Duration of pumping hrs + min Final water level end of pumping metres Recommended pump type <input type="checkbox"/> Shallow <input type="checkbox"/> Deep Recommended pump depth metres Recommended pump rate (litres/min) If flowing give rate - (litres/min) If pumping discontinued, give reason.	Draw Down Time min Water Level Metres Recovery Time min Water Level Metres	1 1 2 3 4 5 10 15 20 25 30 40 50 60
<b>Water Record</b> Water found at Metres Kind of Water <input type="checkbox"/> Fresh <input type="checkbox"/> Sulphur <input type="checkbox"/> Gas <input type="checkbox"/> Salty <input type="checkbox"/> Minerals <input type="checkbox"/> Other: _____	<b>Screen</b> Outside diam <input checked="" type="checkbox"/> Plastic <input type="checkbox"/> Concrete <input type="checkbox"/> Galvanized Slot No. 10 58 mm <input type="checkbox"/> Open hole			<b>Location of Well</b> In diagram below show distances of well from road, lot line, and building. Indicate north by arrow. <i>Please see attached site plan</i>			
<b>Plugging and Sealing Record</b> Depth set at - Metres From To Material and type (bentonite slurry, neat cement slurry) etc. Volume Placed (cubic metres) 0.10 0.80 Bentonite 20 Kg	<b>Method of Construction</b> <input type="checkbox"/> Cable Tool <input type="checkbox"/> Rotary (air) <input type="checkbox"/> Diamond <input type="checkbox"/> Digging <input type="checkbox"/> Rotary (conventional) <input type="checkbox"/> Air percussion <input type="checkbox"/> Jetting <input checked="" type="checkbox"/> Other <input type="checkbox"/> Rotary (reverse) <input type="checkbox"/> Boring <input type="checkbox"/> Driving <i>Auger</i>			Audit No. <b>z 50505</b> Date Well Completed <i>2006 09 20</i> Was the well owner's information package delivered? <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No			
<b>Water Use</b> <input type="checkbox"/> Domestic <input type="checkbox"/> Industrial <input type="checkbox"/> Public Supply <input checked="" type="checkbox"/> Other <input type="checkbox"/> Stock <input type="checkbox"/> Commercial <input type="checkbox"/> Not used <input type="checkbox"/> Irrigation <input type="checkbox"/> Municipal <input type="checkbox"/> Cooling & air conditioning	<b>Final Status of Well</b> <input type="checkbox"/> Water Supply <input type="checkbox"/> Recharge well <input type="checkbox"/> Unfinished <input type="checkbox"/> Abandoned, (Other) <input checked="" type="checkbox"/> Observation well <input type="checkbox"/> Abandoned, insufficient supply <input type="checkbox"/> Dewatering <input type="checkbox"/> Test Hole <input type="checkbox"/> Abandoned, poor quality <input type="checkbox"/> Replacement well			<b>Ministry Use Only</b> Data Source Contractor <b>1844</b> Date Received <i>NOV 07 2006</i> Date of Inspection Remarks Well Record Number			
<b>Well Contractor/Technician Information</b> Name of Well Contractor <i>George Downing Estate Drilling Ltd</i> Well Contractor's Licence No. <i>1844</i> Business Address (street name, number, city etc.) <i>410 Main St. Grenville Sur La Rive Qc J0V 1B0</i> Name of Well Technician (last name, first name) <i>Downing Bruce</i> Well Technician's Licence No. <i>72173</i> Signature of Technician/Contractor <i>[Signature]</i> Date Submitted			Date Submitted <i>11</i>				



File Number: C10-01-12-0119

June 4, 2012

Karyn Munch  
Paterson Group  
154 Colonnade Road South  
Ottawa, ON K2E 7J5

*Sent via email [KMunch@patersongroup.ca]*

Dear Ms. Munch,

**Re: Information Request – Project No. PE2549  
1040 Somerset Street West, Ottawa, Ontario (“Subject Property”)**

**Internal Department Circulation**

The Infrastructure Services and Community Sustainability Department has the following information in response to your request for information regarding the Subject Property:

- The Disposals and Environmental Remediation Branch notes that the Subject Property is within 500m of Between Henderson and King Edward Streets South of Templeton Street former landfill (Ur-41). The City has no information regarding the current environmental conditions of the site as this former landfill is under private ownership.
- Legal Services notes that the Subject Property has a registered Agreement, dated October 18, 1974 between Ernie Nymark and The Corporation of the City of Ottawa, registered November 5, 1974 as Instrument Number N662330. There are no environmental conditions in this Agreement.

**Search of Historical Land Use Inventory**

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

*Shaping our future together  
Ensemble, formons notre avenir*

City of Ottawa  
Infrastructure Services and Community  
Sustainability Department  
Planning and Growth Management Branch

110 Laurier Avenue West, 4th Floor  
Ottawa, ON K1P 1J1  
Tel: (613) 580-2424 ext. 14743  
Fax: (613) 560-6006  
www.ottawa.ca

Ville d'Ottawa  
Services d'infrastructure et Viabilité des  
collectivités  
Direction de l'approbation des demandes  
d'aménagement et d'infrastructure

110, avenue Laurier Ouest, 4e étage  
Ottawa (Ontario) K1P 1J1  
Tél.: (613) 580-2424 ext. 14743  
Télééc: (613) 560-6006  
www.ottawa.ca

A search of the HLUI database revealed the following information:

- There are 4 activities associated with the Subject Property: Activity Numbers 10902, 1314, 591 & 70.

The HLUI database was also searched for activity associated with properties located within 50m of the Subject Property. The following information was revealed:

- There are 28 activities associated with properties located within 50m of the Subject Property: Activity Numbers 13855, 14328, 4174, 5807, 5809, 13241, 2800, 12943, 2600, 11237, 12285, 1245, 13631, 1732, 2096, 215, 4105, 4469, 5422, 886, 9972, 608, 8660, 10230, 1929, 2056, 7244 & 3452.

Please note that Activity Numbers 13855, 14328, 4174, 5807, 5809, 2800, 2600, 11237, 1245, 4105, 5422, 9972 & 1929 have a PIN Certainty of “2”. This identifier acknowledges that there is some uncertainty about the exact location of the land use activity and that the activity may or may not have been located on the Subject Property or on certain properties within 50m of the Subject Property. All database entries with a PIN Certainty of “2” require independent verification as to their precise location.

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

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

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

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



If you have any further questions or comments, please contact Dilys Huang at 613-580-2424 ext. 14743 or HLUI@ottawa.ca

Sincerely,

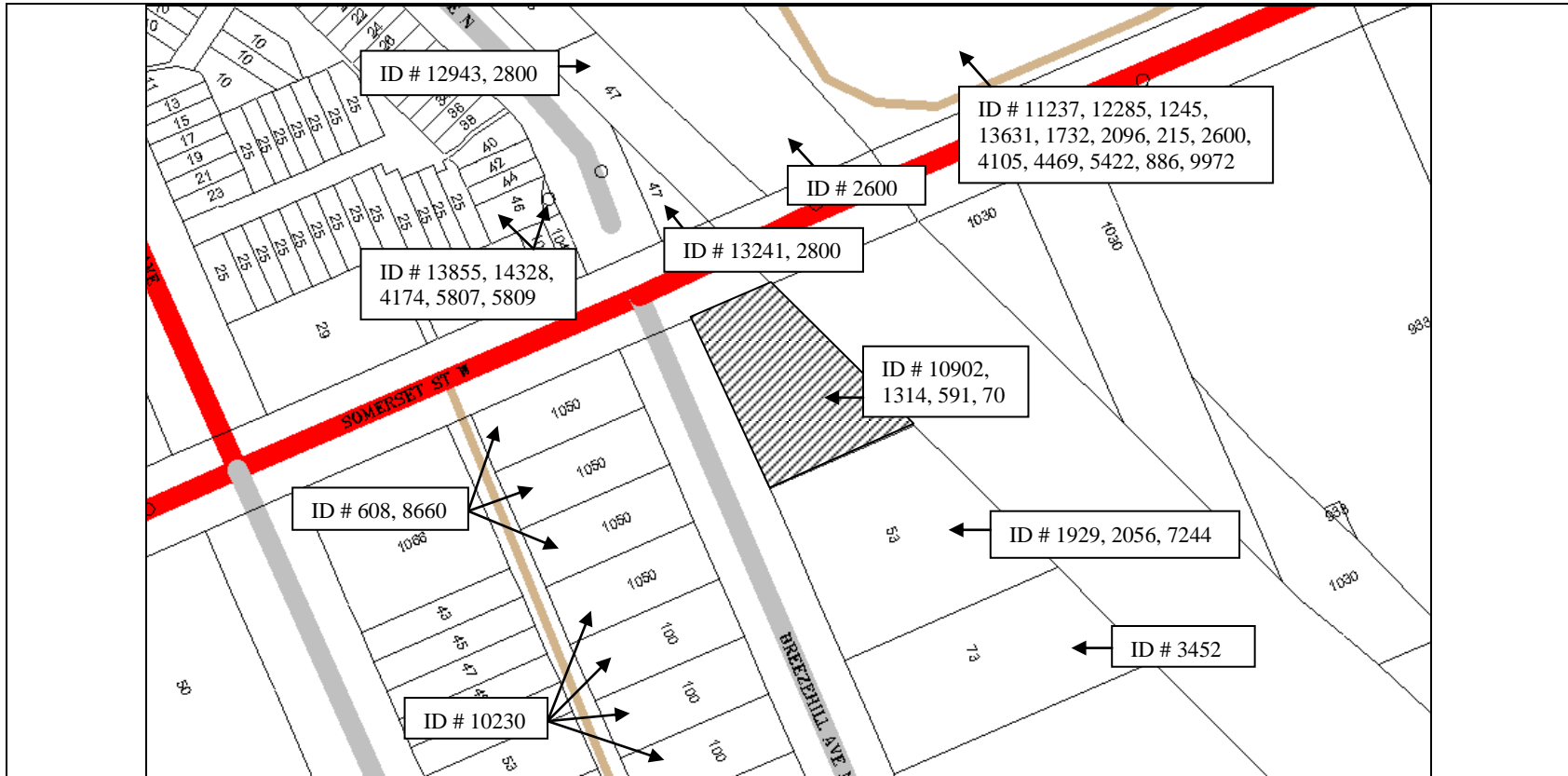
A handwritten signature in black ink, appearing to read "M. Boughton". The signature is fluid and cursive, with the first name "Michael" and last name "Boughton" clearly distinguishable.

Michael J. Boughton, MCIP, RPP  
Acting Program Manager  
Development Review (Suburban Services) - West  
Infrastructure Services and Community Sustainability

MB/DH

Attach: 33

cc: File no. C10-01-12-0119




Scale 1: n/a

1040 Somerset Street West  
 Ottawa, ON  
 File # C10-01-12-0119  
 Dilys Huang



ID# = Activity Identification Number

 = Subject Site

Overview



CITY OF OTTAWA

HLUI ID: \_\_670H88

AREA (Square Metres): 478.099

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:39:43

**Study Year**  
1998

**PIN**  
040980114

**Multi-NAIC**  
Y

**Multiple Activities**  
Y

**Activity ID:** 13855                      **Multiple PINS:** Y  
**PIN Certainty:** 2                      **Previous Activity ID(s) :** 2582

**Related PINS:** 040980107

**Name:** WHELAN MOTORS LIMITED  
**Address:** 50 BREEZEHILL AVENUE, OTTAWA  
**Facility Type:** Motor Vehicle Repair Shops  
**Comments 1:**  
**Comments 2:**

**Generator Number:**

**Storage Tanks:**

**HL References 1:** M.1960, M.1970, M.1980

**HL References 2:**

**HL References 3:**

NAICS	SIC
811121	635
811119	635
811112	635

**Company Name**

Whelan Motors Ltd.

**Year of Operation**

c. 1980



CITY OF OTTAWA  
 HLUI ID: \_\_670H88  
 AREA (Square Metres): 478.099

Report: RPTC\_OT\_DEV0122  
 Run On: 30 May 2012 at: 13:39:43

<b>Study Year</b> 1998	<b>PIN</b> 040980114	<b>Multi-NAIC</b> Y	<b>Multiple Activities</b> Y
---------------------------	-------------------------	------------------------	---------------------------------

**Activity ID:** 14328                      **Multiple PINS:** Y  
**PIN Certainty:** 2                      **Previous Activity ID(s) :** 4400  
**Related PINS:** 040980107  
**Name:** UNNAMED AUTO REPAIRS  
**Address:** 2 BREEZEHILL AVENUE, OTTAWA  
**Facility Type:** Motor Vehicle Repair Shops  
**Comments 1:** FIP1901 - vacant lot FIP1912 - lumber yard M. 1920 - George M. Mason, planing mill  
**Comments 2:**  
**Generator Number:**  
**Storage Tanks:**  
**HL References 1:** M.1920, M.1948, M.1956, M.1963; FIP1901-112-816,vol2; FIP1912-112-816,vol2; FIP1948-320-821;  
 FIP1956-320-821  
**HL References 2:**  
**HL References 3:**

NAICS	SIC
811121	635
811119	635
811112	635

Company Name	Year of Operation
Unnamed Auto Repairs	c. 1948-1956



CITY OF OTTAWA

HLUI ID: \_\_670H88

AREA (Square Metres): 478.099

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:39:43

Study Year  
1998

PIN  
040980114

Multi-NAIC  
Y

Multiple Activities  
Y

Activity ID: 4174      Multiple PINS: Y  
PIN Certainty: 2      Previous Activity ID(s) : 751  
Related PINS: 040980019

Name: D. KEMP EDWARDS  
Address: 25 BAYSWATER AVENUE, OTTAWA

Facility Type: Lumber and Building Materials, Wholesale

Comments 1: FIP1912 - George M. Mason, sash & door factory/planing mill M. 1920 - vacant building - mill factory, open lumber storage, piles - kiln, engine room, planing mill, lumber sheds, shavings room, sash & door factory , offices

Comments 2: listed In M.1900 at #8-16 Fourth Ave. which became Bayswater. In 1910 listed before #25 Fourth Ave. By 1920 listed at Bayswater.

Generator Number:

Storage Tanks:

HL References 1: M.1900, M.1910, M.1920, M.1930, M.1940, M.1950, S.1958, S..1961, S.1970-71, S.1964-65, M.1920, M.1948, M.1956, M.1958, M.1960, M.1964, M.1970, M.1980; FIP1901-112-816,vol2; FIP1912-112-816,vol2; FIP1948-320-816; FIP1956-320-816

HL References 2:

HL References 3:

NAICS	SIC
444110	563
337110	254
321992	254
444190	563
321111	251
444120	563
321911	254
321920	251
321919	251
321112	251
416310	563
416340	563
321215	254
416320	563

Company Name

Year of Operation

George M. Mason

c. 1900-1920

D. Kemp Edwards

c. 1920-1980



CITY OF OTTAWA

HLUI ID: \_\_670H88

AREA (Square Metres): 478.099

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:39:43

Study Year  
1998

PIN  
040980114

Multi-NAIC  
Y

Multiple Activities  
Y

Activity ID: 5807 Multiple PINS: Y  
 PIN Certainty: 2 Previous Activity ID(s) : 136  
 Related PINS: 040980107  
 Name: GEORGE M. MASON  
 Address: BREEZEHILL AVENUE, OTTAWA  
 Facility Type: Sawmill, Planing Mill and Shingle Mill Products Industries  
 Comments 1: Breeze Hill Ave. did not exist in 1900  
 Comments 2: 42-46  
 Generator Number:  
 Storage Tanks:  
 HL References 1: M.1900, M.1910, M.1920, M.1930, M.1940, M.1950  
 HL References 2:  
 HL References 3:

NAICS	SIC
321111	251
321112	251
321920	251
321919	251

**Company Name**

George M. Mason

**Year of Operation**

c. 1920



**CITY OF OTTAWA**  
**HLUI ID: \_\_670H88**  
**AREA (Square Metres): 478.099**

Report: RPTC\_OT\_DEV0122  
 Run On: 30 May 2012 at: 13:39:43

**Study Year** 1998      **PIN** 040980114      **Multi-NAIC** Y      **Multiple Activities** Y

**Activity ID:** 5809      **Multiple PINS:** Y  
**PIN Certainty:** 2      **Previous Activity ID(s) :** 4395  
**Related PINS:** 040980107  
**Name:** GEORGE M. MASON CO.  
**Address:** 2 BREEZEHILL AVENUE, OTTAWA  
**Facility Type:** Sawmill, Planing Mill and Shingle Mill Products Industries  
**Comments 1:** FIP1901 - vacant lot FIP1912 - lumber yard, George M. Mason Co. - lumber piled in open, rear of building M. 1920 - lists @ 42 - 46  
**Comments 2:**  
**Generator Number:**  
**Storage Tanks:**  
**HL References 1:** M.1920, M.1948, M.1956, M.1963; FIP1901-112-816,vol2; FIP1912-112-816,vol2; FIP1948-320-821; FIP1956-320-821  
**HL References 2:**  
**HL References 3:**

NAICS	SIC
321112	251
321919	251
321920	251
321111	251

Company Name	Year of Operation
George M. Mason Co.	c. 1912-1920
D. Kemp Edwards	c. 1920-1948



CITY OF OTTAWA

HLUI ID: \_\_679CU9

AREA (Square Metres): 188.180

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:42:12

Study Year  
1998

PIN  
040980013

Multi-NAIC  
Y

Multiple Activities  
Y

Activity ID: 13241 Multiple PINS: N  
 PIN Certainty: 1 Previous Activity ID(s) : 4856  
 Related PINS: 040980013  
 Name: TAKAKI AUTOMOTIVE CO.  
 Address: 47 BREEZEHILL AVENUE NORTH,  
 Facility Type: Motor Vehicles, Wholesale  
 Comments 1:  
 Comments 2:  
 Generator Number:  
 Storage Tanks:  
 HL References 1: M.1960, M.1970, M.1980; SC98  
 HL References 2:  
 HL References 3: 2005 Select Phone

NAICS	SIC
811111	0
811112	635
811119	635
811121	635

Company Name	Year of Operation
Takaki Automotive Co.	c. 1980-1998
TAKAKI AUTOMOTIVE CO.	c. 2005
TAKAKI AUTOMOTIVE CO.	c. 2001





CITY OF OTTAWA

HLUI ID: \_\_679CU9

AREA (Square Metres): 188.180

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:42:12

Study Year  
1998

PIN  
040980013

Multi-NAIC  
Y

Multiple Activities  
Y

Activity ID: 2800 Multiple PINS: Y  
PIN Certainty: 2 Previous Activity ID(s) : 4841  
Related PINS: 040980013

Name: CANADIAN OIL CO. LIMITED  
Address: BREEZEHILL AVENUE, OTTAWA  
Facility Type: Petroleum Products, Wholesale  
Comments 1: FIP1901 - vacant lot  
Comments 2: 45 - 47

Generator Number:

Storage Tanks: 2 UST-coal tar(1912,1922) 3 UST-naptha(1912, 1922) 3UST-coal oil(1948) 2 UST- naptha(1948) 1 - strge area, abov

HL References 1: M.1920, M.1948, M.1956; FIP1901-112-821,vol2; FIP1912-112-821,vol2; FIP1922-112--821,vol2; FIP1948-320-821; FIP1956-320-821

HL References 2:

HL References 3:

NAICS	SIC
493120	479
454310	511
412110	511
419120	511
493190	479
493130	479

Company Name

Canadian Oil Co. Ltd.

Year of Operation

c. 1912-1956



CITY OF OTTAWA

HLUI ID: \_\_679E9C

AREA (Square Metres): 778.815

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:42:49

Study Year  
1998

PIN  
040980140

Multi-NAIC  
Y

Multiple Activities  
Y

Activity ID: 12943                      Multiple PINS: Y  
 PIN Certainty: 1                      Previous Activity ID(s) : 3261  
 Related PINS: 040980140  
 Name: SLACK'S GARAGE  
 Address: BREEZEHILL AVENUE, OTTAWA  
 Facility Type: Motor Vehicle Repair Shops  
 Comments 1: 1 to 3  
 Comments 2:  
 Generator Number:  
 Storage Tanks:  
 HL References 1: M.1960, M.1970, M.1980.  
 HL References 2:  
 HL References 3:

NAICS	SIC
811112	635
811119	635
811121	635

Company Name	Year of Operation
Slack's Garage	c. 1960
Gervais Motors	c. 1960-1970
Hudson's Paint & Body Shop	c. 1960



CITY OF OTTAWA

HLUI ID: \_\_679G0X

AREA (Square Metres): 19489.683

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:43:08

Study Year  
1998

PIN  
040980003

Multi-NAIC  
Y

Multiple Activities  
N

Activity ID: 2600 Multiple PINS: Y  
PIN Certainty: 2 Previous Activity ID(s) : 4394  
Related PINS: 040980003

Name: CANADIAN PACIFIC RAILWAY YARD  
Address: WELLINGTON STREET, OTTAWA

Facility Type: Machine Shop Industry

Comments 1: - south side of Wellington M. 1920 - lists as # 912 - 914 FIP1901 - coal bins - cattle pens Round house, coal pockets and sand dryer, coal shed and machine shop

Comments 2:

Generator Number:

Storage Tanks:

HL References 1: M.1900, M.1910, M.1912, M.1920, M.1922, M.1930, M.1940, M.1948, M.1950, M.1956; FIP1901-112-813,vol2; FIP1912-112-813,vol2; FIP1912-111-810,vol2;

HL References 2: FIP1922-111-810,Vol2; FIP1948-320-813; FIP1948-317-810; FIP1956-317-810; FIP1956-320-813

HL References 3:

NAICS	SIC
419120	511
336350	308
483116	453
333619	308
332710	308
412110	511
336310	308
482113	453
454310	511
482114	453
482112	453
488210	453

Company Name

Canadian Pacific Railway Yard

Year of Operation

c. 1901-1956



CITY OF OTTAWA

HLUI ID: \_\_679GEC

AREA (Square Metres): 32606.644

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:45:37

Study Year  
1998

PIN  
040980009

Multi-NAIC  
Y

Multiple Activities  
Y

Activity ID: 11237 Multiple PINS: Y  
PIN Certainty: 2 Previous Activity ID(s) : 856  
Related PINS: 040980009

Name: R.L. CRAIN LIMITED  
Address: 989 SOMERSET STREET WEST, OTTAWA  
Facility Type: Platemaking, Typesetting and Bindery Industry  
Comments 1:  
Comments 2:

Generator Number:

Storage Tanks:

HL References 1: M.1921, M.1964, M.1949; FIP1901-119-828,vol1; FIP1912-119-828,vol2; FIP1922-119-828,vol1;  
FIP1948-116-828,vol1; FIP1963-116-1-703,vol1. M.1900, M.1910, M.1920, M.1930, M.1940, M.1950

HL References 2:

HL References 3:

NAICS	SIC
323116	281
323119	281
323114	281
493190	479
493130	479
323120	282
493120	479
323115	281
812921	282

Company Name

R.L. Crain Ltd.

Department of Veterans Affairs-Printing & Stationary Branch

Year of Operation

c. 1948-1964

c. 1949-1950



CITY OF OTTAWA  
 HLUI ID: \_\_679GEC  
 AREA (Square Metres): 32606.644

Report: RPTC\_OT\_DEV0122  
 Run On: 30 May 2012 at: 13:45:37

Study Year: 1998      PIN: 040980009      Multi-NAIC: Y      Multiple Activities: Y

Activity ID: 12285      Multiple PINS: N  
 PIN Certainty: 1      Previous Activity ID(s) : 3143  
 Related PINS: 041070124  
 Name: ROBERT TAPE LIMITED  
 Address: 989 SOMERSET STREET WEST,  
 Facility Type: Machine Shop Industry  
 Comments 1:  
 Comments 2:  
 Generator Number:  
 Storage Tanks:  
 HL References 1: M.1960, M.1970, M.1971, M.1980; S.1970/71; SC98; PID1994  
 HL References 2:  
 HL References 3: 2005 Select Phone

NAICS	SIC
332991	319
333910	319
333120	319
336510	319
333220	319
333110	319
336211	319
336350	308
333619	308
332710	308
333210	319
333291	319
333299	319
335990	319
336310	308
332710	0
333130	319
333611	319
336120	319

Company Name	Year of Operation
Robert Tape Ltd.	c. 1970-1998
ROBERT TAPE LIMITED	c. 2005



CITY OF OTTAWA

HLUI ID: \_\_679GEC

AREA (Square Metres): 32606.644

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:45:37

Study Year  
1998

PIN  
040980009

Multi-NAIC  
Y

Multiple Activities  
Y

Activity ID: 1245 Multiple PINS: Y  
PIN Certainty: 2 Previous Activity ID(s) : 1335

Related PINS: 040980009

Name: BAKER BROTHERS SASH AND DOOR FACTORY

Address: 989 SOMERSET STREET WEST, OTTAWA

Facility Type: Sash, Door and Other Millwork Industries

Comments 1:

Comments 2:

Generator Number:

Storage Tanks:

HL References 1: M.1900, M.1910, M.1920, M.1930, M.1940, M.1950

HL References 2:

HL References 3:

NAICS	SIC
321992	254
337110	254
321911	254
321215	254

**Company Name**

Baker Brothers Sash and Door Factory

**Year of Operation**

c. 1940-1950



CITY OF OTTAWA

HLUI ID: \_\_679GEC

AREA (Square Metres): 32606.644

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:45:37

Study Year  
1998

PIN  
040980009

Multi-NAIC  
Y

Multiple Activities  
Y

Activity ID: 13631 Multiple PINS: Y  
PIN Certainty: 1 Previous Activity ID(s) : 1603  
Related PINS: 040980009

Name: W. C. EDWARDS AND COMPANY LIMITED

Address: 991 SOMERSET STREET WEST, OTTAWA

Facility Type: Sawmill, Planing Mill and Shingle Mill Products Industries

Comments 1: Shavings press, planing mills, machine shop, kiln, carpentry shop, open yards, offices. No # 991 Somerset W. listed in M.1964. CNR tracks/siding on east & west of property.

Comments 2:

Generator Number:

Storage Tanks:

HL References 1: M.1900, M.1910, M.1920, M.1930, M.1940, M.1948, M.1950, M.1956, M.1958, M.1961, M.1964; S.1958, S.1961, S.1964, S.1965; FIP1901-112-825.vol2; FIP1912-112-825.vol2; FIP1948-320-825; FIP1956-320-825

HL References 2:

HL References 3:

NAICS	SIC
321112	251
444110	563
416320	563
321920	251
321919	251
444120	563
416310	563
444190	563
321111	251
321215	254
337110	254
416340	563
321911	254
321992	254

Company Name

Year of Operation

Sparks Estate North Yard, J.R. Booth

W. C. Edwards and Company Ltd.

c. 1912-1965



CITY OF OTTAWA  
 HLUI ID: \_\_679GEC  
 AREA (Square Metres): 32606.644

Report: RPTC\_OT\_DEV0122  
 Run On: 30 May 2012 at: 13:45:37

Study Year: 1998      PIN: 040980009      Multi-NAIC: Y      Multiple Activities: Y

Activity ID: 1732      Multiple PINS: Y  
 PIN Certainty: 1      Previous Activity ID(s) : 4208  
 Related PINS: 040980005  
 Name: BLM TRADE PRINTERS LIMITED  
 Address: 880 WELLINGTON STREET, OTTAWA  
 Facility Type: Platemaking, Typesetting and Bindery Industry  
 Comments 1: BAY 226  
 Comments 2:  
 Generator Number: ON2039600  
 Storage Tanks:  
 HL References 1: SC98  
 HL References 2:  
 HL References 3: 2000 PID

NAICS	SIC
323116	281
333511	0
323115	281
323119	281
323120	0
812921	0
323114	281

Company Name	Year of Operation
Blm Trade Printers Ltd.	c. 1998
BLM TRADE PRINTERS LIMITED	c. 2000
BLM TRADE PRINTERS LIMITED	c. 2005





CITY OF OTTAWA  
 HLUI ID: \_\_679GEC  
 AREA (Square Metres): 32606.644

Report: RPTC\_OT\_DEV0122  
 Run On: 30 May 2012 at: 13:45:37

**Study Year** 1998      **PIN** 040980009      **Multi-NAIC** Y      **Multiple Activities** Y

**Activity ID:** 2096      **Multiple PINS:** N  
**PIN Certainty:** 1      **Previous Activity ID(s) :** 6868  
**Related PINS:** 040980009  
**Name:** BROWNS CLEANERS & TAILORS LIMITED  
**Address:** 6 CHAMPAGNE AVENUE NORTH, OTTAWA  
**Facility Type:** Laundries and Cleaners  
**Comments 1:**  
**Comments 2:**  
**Generator Number:** ON0443200  
**Storage Tanks:**  
**HL References 1:** PID1994; SC98  
**HL References 2:**  
**HL References 3:** 2000 PID

NAICS	SIC
561740	972
812310	972
812330	972
812320	972
812320	0

Company Name	Year of Operation
BROWNS CLEANERS & TAILORS LIMITED	c. 2001
BROWNS CLEANERS & TAILORS LIMITED	c. 2000
Browns Cleaners & Tailors Ltd.	c. 1994-1998
BROWNS CLEANERS & TAILORS LIMITED	c. 2003



CITY OF OTTAWA  
 HLUI ID: \_\_679GEC  
 AREA (Square Metres): 32606.644

Report: RPTC\_OT\_DEV0122  
 Run On: 30 May 2012 at: 13:45:37

**Study Year** 1998      **PIN** 040980009      **Multi-NAIC** Y      **Multiple Activities** Y

**Activity ID:** 215      **Multiple PINS:** Y  
**PIN Certainty:** 1      **Previous Activity ID(s) :** 4976  
**Related PINS:** 040980005  
**Name:** APPLIED GRAPHICS VISUAL PLANNING  
**Address:** 880 WELLINGTON STREET,  
**Facility Type:** Photographic Equipment and Musical Instruments and Supplies, Wholesale  
**Comments 1:** #1  
**Comments 2:**  
**Generator Number:**  
**Storage Tanks:**  
**HL References 1:** SC98  
**HL References 2:**  
**HL References 3:** 2005 Select Phone

NAICS	SIC
334610	399
322230	279
334610	0
414130	0
325999	279

Company Name	Year of Operation
Applied Graphics Visual Planning	c. 1998
ARTEXT ELECTRONIC PUBLISHING	c. 2005
APPLIED GRAPHICS VISUAL PLANNING	c. 2005



CITY OF OTTAWA  
 HLUI ID: \_\_679GEC  
 AREA (Square Metres): 32606.644

Report: RPTC\_OT\_DEV0122  
 Run On: 30 May 2012 at: 13:45:37

<b>Study Year</b> 1998	<b>PIN</b> 040980009	<b>Multi-NAIC</b> Y	<b>Multiple Activities</b> Y
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**Activity ID:** 4105                      **Multiple PINS:** Y  
**PIN Certainty:** 2                      **Previous Activity ID(s) :** 5847, 5618

**Related PINS:** 040980005

**Name:** JULES PATRY LIMITED  
**Address:** WELLINGTON STREET, OTTAWA  
**Facility Type:** Other Chemical Products Industries

**Comments 1:**  
**Comments 2:**

**Generator Number:**

**Storage Tanks:**

**HL References 1:** M.1900, M.1910, M.1920, M.1930, M.1940, M.1950; SC98

**HL References 2:**

**HL References 3:**

NAICS	SIC
325910	379
325920	379
325520	379

Company Name	Year of Operation
D & E McEwan	c. 1920
Jules Patry Ltd.	c. 1998



CITY OF OTTAWA

HLUI ID: \_\_679GEC

AREA (Square Metres): 32606.644

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:45:37

Study Year  
1998

PIN  
040980009

Multi-NAIC  
Y

Multiple Activities  
Y

Activity ID: 4469 Multiple PINS: Y  
 PIN Certainty: 1 Previous Activity ID(s) : 4207  
 Related PINS: 040980005  
 Name: DISPLAY LAMINATING  
 Address: 880 WELLINGTON STREET, OTTAWA  
 Facility Type: Other Textile Products Industries  
 Comments 1:  
 Comments 2:  
 Generator Number:  
 Storage Tanks:  
 HL References 1: SC98  
 HL References 2:  
 HL References 3: 2001 Employment Survey

NAICS	SIC
321217	259
321216	259
313320	0
337920	259
339950	0
339950	397
321114	259
322230	279
325999	279

Company Name	Year of Operation
DISPLAY LAMINATING	c. 2001
Display Laminating	c. 1998
VISION FORM INC.	c. 2005



CITY OF OTTAWA  
 HLUI ID: \_\_679GEC  
 AREA (Square Metres): 32606.644

Report: RPTC\_OT\_DEV0122  
 Run On: 30 May 2012 at: 13:45:37

**Study Year** 1998      **PIN** 040980009      **Multi-NAIC** Y      **Multiple Activities** Y

**Activity ID:** 5422      **Multiple PINS:** Y  
**PIN Certainty:** 2      **Previous Activity ID(s) :** 4401  
**Related PINS:** 040980005  
**Name:** F.W. ARGUE LIMITED  
**Address:** 128 CHAMPAGNE AVENUE, OTTAWA  
**Facility Type:** Petroleum Products, Wholesale  
**Comments 1:** FIP1912 - vacant lot - lumber shed, coal sheds (1 sm. 1 XL), open lumber yard  
**Comments 2:**  
**Generator Number:**  
**Storage Tanks:** 2 UST - gasoline  
**HL References 1:** M.1900, M.1910, M.1920, M.1930, M.1940, M.1948, M.1950.,M.1956, M.1960, M.1970, M.1980;  
 FIP1901-112-825,vol2; FIP1912-112-825,vol2; FIP1948-320-825; FIP1956-320-825  
**HL References 2:**  
**HL References 3:**

NAICS	SIC
444110	563
416310	563
454310	511
419120	511
493190	479
412110	511
324121	369
416340	563
444190	563
493130	479
416320	563
444120	563
493120	479

Company Name	Year of Operation
F.W. Argue Ltd.	c. 1930-1960
Spark's Estate North Yard - J.R. Booth	c. 1901-1912



CITY OF OTTAWA

HLUI ID: \_\_679GEC

AREA (Square Metres): 32606.644

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:45:37

Study Year  
1998

PIN  
040980009

Multi-NAIC  
Y

Multiple Activities  
Y

Activity ID: 886 Multiple PINS: Y  
 PIN Certainty: 1 Previous Activity ID(s) : 1910, 4209  
 Related PINS: 040980005  
 Name: TRAVERS 1910 LIMITED  
 Address: 880 WELLINGTON STREET, OTTAWA  
 Facility Type: Commercial Printing Industries  
 Comments 1: UNIT 224  
 Comments 2:  
 Generator Number: ON1746200  
 Storage Tanks:  
 HL References 1: M.1960, M.1970, M.1971, M.1980; S.1970/71; SC98; PID994  
 HL References 2:  
 HL References 3: 2000 PID

NAICS	SIC
511110	284
323116	281
323114	281
511120	284
323114	0
323115	0
512230	284
323120	282
511130	284
812921	282
323115	281
323119	281

Company Name	Year of Operation
Aarkdale Design and Offset Printing Inc	c. 1998
Campbell Printing Co.	c. 1970
Travers 1910 Ltd.	c. 1994
MARQUARDT PRINTING	c. 2005
Fairburn Studios Ltd.	c. 1970-1971
Rapid Grip and Batten Ltd.	c. 1970
TRAVERS 1910 LIMITED	c. 2000
K.G. Campbell Corporation	c. 1994
Data Business Forms	c. 1998
PRINTING CENTER	c. 2005



CITY OF OTTAWA  
 HLUI ID: \_\_679GEC  
 AREA (Square Metres): 32606.644

Report: RPTC\_OT\_DEV0122  
 Run On: 30 May 2012 at: 13:45:37

**Study Year** 1998      **PIN** 040980009      **Multi-NAIC** Y      **Multiple Activities** Y

**Activity ID:** 9972      **Multiple PINS:** Y  
**PIN Certainty:** 2      **Previous Activity ID(s) :** 604

**Related PINS:** 040980009

**Name:** OTTAWA STAIRWORKS LIMITED  
**Address:** 989 SOMERSET STREET, OTTAWA  
**Facility Type:** Other Wood Industries

**Comments 1:**  
**Comments 2:**

**Generator Number:**

**Storage Tanks:**

**HL References 1:** M.1900, M.1910, M.1920, M.1930, M.1940, M.1950; FIP1901-119-828,vol2. FIP1912-119-828,vol2. FIP1922-119-828.

**HL References 2:**

**HL References 3:**

NAICS	SIC
321215	254
321114	259
321217	259
321216	259
321911	254
337110	254
337920	259
321992	254

**Company Name**

Ottawa Stairworks Ltd.

**Year of Operation**

c. 1910-1930



**CITY OF OTTAWA**  
**HLUI ID: \_\_670H3J**  
**AREA (Square Metres): 603.828**

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:50:13

<b>Study Year</b> 1998	<b>PIN</b> 040990347	<b>Multi-NAIC</b> Y	<b>Multiple Activities</b> Y
---------------------------	-------------------------	------------------------	---------------------------------

**Activity ID:** 608 **Multiple PINS:** Y

**PIN Certainty:** 1 **Previous Activity ID(s) :**

**Related PINS:** 040990347

**Name:** ACTECK AUTOMOTIVE  
**Address:** 1050 SOMERSET STREET WEST,  
**Facility Type:** Motor Vehicles, Wholesale

**Comments 1:**

**Comments 2:**

**Generator Number:**

**Storage Tanks:**

**HL References 1:**

**HL References 2:**

**HL References 3:** 2005 Select Phone

<b>NAICS</b>	<b>SIC</b>
811111	0

<b>Company Name</b>	<b>Year of Operation</b>
ACTECK AUTOMOTIVE	c. 2005
ACTECK AUTOMOTIVE	c. 2001





CITY OF OTTAWA

HLUI ID: \_\_670H3J

AREA (Square Metres): 603.828

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:50:13

Study Year  
1998

PIN  
040990347

Multi-NAIC  
Y

Multiple Activities  
Y

Activity ID: 8660 Multiple PINS: N  
 PIN Certainty: 1 Previous Activity ID(s) : 1892  
 Related PINS: 040990347  
 Name: NATIONAL BRAKE AND CLUTCH SERVICE LIMITED  
 Address: 1050 SOMERSET STREET WEST, OTTAWA  
 Facility Type: Motor Vehicle Repair Shops  
 Comments 1: Acklands Auto Paint, Auto Body Supply Ltd. GEN# = ON0021803  
 Comments 2:  
 Generator Number:  
 Storage Tanks:  
 HL References 1: M.1960, M.1970, M.1980; PID1994; SC98  
 HL References 2:  
 HL References 3:

NAICS	SIC
811112	635
811119	635
811121	635

**Company Name**

National Brake and Clutch Service Ltd.  
Acklands Auto Paint, Auto Body Supply Ltd.

**Year of Operation**

c. 1970



CITY OF OTTAWA

HLUI ID: \_\_679A50

AREA (Square Metres): 603.781

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:51:11

Study Year  
2005

PIN  
040990351

Multi-NAIC  
N

Multiple Activities  
N

Activity ID: 10230 Multiple PINS: Y

PIN Certainty: 1 Previous Activity ID(s) :

Related PINS: 040990351

Name: OTTAWA-CARLETON DISTRICT SCHOOL BOARD -DEVONSHIRE SCHOOL

Address: 100 BREEZEHILL AVENUE, OTTAWA

Facility Type: Elementary and Secondary Education

Comments 1:

Comments 2:

Generator Number: ON0375224

Storage Tanks:

HL References 1:

HL References 2:

HL References 3: 2000 PID

<b>NAICS</b>	<b>SIC</b>
611110	0

<b>Company Name</b>	<b>Year of Operation</b>
OTTAWA-CARLETON DISTRICT SCHOOL BOARD -DEVONSHIRE SCHOOL	c. 2005
OTTAWA-CARLETON DISTRICT SCHOOL BOARD -DEVONSHIRE SCHOOL	c. 2003
OTTAWA-CARLETON DISTRICT SCHOOL BOARD -DEVONSHIRE SCHOOL	c. 2000



CITY OF OTTAWA

HLUI ID: \_\_679FM8

AREA (Square Metres): 1344.118

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:52:31

Study Year  
1998

PIN  
041070001

Multi-NAIC  
Y

Multiple Activities  
Y

Activity ID: 10902 Multiple PINS: N

PIN Certainty: 1 Previous Activity ID(s) :

Related PINS: 041070001

Name: PARADISE AUTO REPAIR

Address: 1040 SOMERSET STREET WEST,

Facility Type: Motor Vehicles, Wholesale

Comments 1:

Comments 2:

Generator Number:

Storage Tanks:

HL References 1:

HL References 2:

HL References 3: 2005 Select Phone

NAICS	SIC
811111	0

**Company Name**

**Year of Operation**

PARADISE AUTO REPAIR

c. 2005

PARADISE AUTO REPAIR

c. 2001



CITY OF OTTAWA

HLUI ID: \_\_679FM8

AREA (Square Metres): 1344.118

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:52:31

Study Year  
1998

PIN  
041070001

Multi-NAIC  
Y

Multiple Activities  
Y

Activity ID: 1314 Multiple PINS: N

PIN Certainty: 1 Previous Activity ID(s) :

Related PINS: 041070001

Name: A-SANDOR INC.

Address: 1040 SOMERSET STREET WEST,

Facility Type: Machine Shop Industry

Comments 1:

Comments 2:

Generator Number:

Storage Tanks:

HL References 1:

HL References 2:

HL References 3: 2005 Select Phone

NAICS	SIC
332710	0
334110	0

**Company Name**

A-SANDOR INC.

A-SANDOR INC.

**Year of Operation**

c. 2001

c. 2005



CITY OF OTTAWA  
 HLUI ID: \_\_679FM8  
 AREA (Square Metres): 1344.118

Report: RPTC\_OT\_DEV0122  
 Run On: 30 May 2012 at: 13:52:31

Study Year: 1998      PIN: 041070001      Multi-NAIC: Y      Multiple Activities: Y

Activity ID: 591      Multiple PINS: N  
 PIN Certainty: 1      Previous Activity ID(s) : 6947  
 Related PINS: 041070001  
 Name: AERO MECHTRONICS LIMITED  
 Address: 1040 SOMERSET STREET WEST, OTTAWA  
 Facility Type: Stamped, Pressed and Coated Metal Products Industries  
 Comments 1: GEN# = ON0507400  
 Comments 2:  
 Generator Number:  
 Storage Tanks:  
 HL References 1: PID1994  
 HL References 2:  
 HL References 3:

NAICS	SIC
339910	304
332118	304
332431	304
332210	304
332439	304
332720	304

Company Name	Year of Operation
Aero Mechtronics Limited	c. 1994



CITY OF OTTAWA

HLUI ID: \_\_679FM8

AREA (Square Metres): 1344.118

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:52:31

**Study Year**  
1998

**PIN**  
041070001

**Multi-NAIC**  
Y

**Multiple Activities**  
Y

**Activity ID:** 70                                   **Multiple PINS:** N  
**PIN Certainty:** 1                               **Previous Activity ID(s) :** 1390  
**Related PINS:** 041070001  
**Name:** AL'S BODY SHOP  
**Address:** 1040 SOMERSET STREET WEST, OTTAWA  
**Facility Type:** Motor Vehicle Repair Shops  
**Comments 1:**  
**Comments 2:**  
**Generator Number:**  
**Storage Tanks:**  
**HL References 1:** M.1960, M.1970, M.1980; SC98  
**HL References 2:**  
**HL References 3:**

NAICS	SIC
811112	635
811121	635
811119	635

**Company Name**

**Year of Operation**

NVN Auto Collision Ltd./ AML Auto Repairs

c. 1998

Al's Body Shop

c. 1980



CITY OF OTTAWA  
 HLUI ID: \_\_679F23  
 AREA (Square Metres): 2174.966

Report: RPTC\_OT\_DEV0122  
 Run On: 30 May 2012 at: 13:53:10

**Study Year** 1998      **PIN** 041070002      **Multi-NAIC** Y      **Multiple Activities** Y

**Activity ID:** 1929      **Multiple PINS:** N  
**PIN Certainty:** 2      **Previous Activity ID(s) :** 936

**Related PINS:** 041070002

**Name:** BRUCE COAL CO. (YARD)  
**Address:** 53 BREEZEHILL AVENUE, OTTAWA  
**Facility Type:** Lumber and Building Materials, Wholesale  
**Comments 1:**  
**Comments 2:**

**Generator Number:**

**Storage Tanks:**

**HL References 1:** M.1900, M.1910, M.1920, M.1930, M.1940, M.1948, M.1950, M.1955, M.1960, M.1970, M.1980;  
 FIP1901-118-820,vol2; FIP1912-118-820,vol2; FIP1922-118-820,vol2; FIP1948-319-820,vol3;  
 FIP1956-319-820,vol3.

**HL References 2:**

**HL References 3:**

NAICS	SIC
419120	511
482112	453
454310	511
444120	563
488210	453
412110	511
416320	563
444190	563
482114	453
483116	453
416310	563
416340	563
444110	563
482113	453

**Company Name**

**Year of Operation**

Joseph Barrie (Coal & Wood Yard)	c. 1920-1922
Bruce Coal Co. (Yard)	c. 1940-1960
Bruce Fuels Ltd.	c. 1960-1970



CITY OF OTTAWA

HLUI ID: \_\_679F23

AREA (Square Metres): 2174.966

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:53:10

Study Year  
1998

PIN  
041070002

Multi-NAIC  
Y

Multiple Activities  
Y

Activity ID: 2056                      Multiple PINS: N  
 PIN Certainty: 1                      Previous Activity ID(s) : 5049  
 Related PINS: 041070002  
 Name: BREEZEHILL AUTO BODY  
 Address: 55 BREEZEHILL AVENUE NORTH,  
 Facility Type: Motor Vehicle Repair Shops  
 Comments 1:  
 Comments 2:  
 Generator Number:  
 Storage Tanks:  
 HL References 1: M.1960, M.1970, M.1980; SC98  
 HL References 2:  
 HL References 3: 2005 Select Phone

NAICS	SIC
811121	635
811112	635
811119	635
811121	0

Company Name	Year of Operation
BREEZEHILL AUTO BODY	c. 2001
Ponak Auto Repair	c. 1998
Elmer's Auto Electric	c. 1980
Kingsway Automotive	c. 1998
BREEZEHILL AUTO BODY	c. 2005
Breezehill Auto Body	c. 1998





**CITY OF OTTAWA**

**HLUI ID: \_\_679F23**

**AREA (Square Metres): 2174.966**

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:53:10

**Study Year**  
1998

**PIN**  
041070002

**Multi-NAIC**  
Y

**Multiple Activities**  
Y

**Activity ID:** 7244 **Multiple PINS:** N

**PIN Certainty:** 1 **Previous Activity ID(s) :**

**Related PINS:** 041070002

**Name:** JAPAN AUTO SVC INC.  
**Address:** 55 BREEZEHILL AVENUE NORTH,  
**Facility Type:** Motor Vehicles, Wholesale

**Comments 1:**

**Comments 2:**

**Generator Number:**

**Storage Tanks:**

**HL References 1:**

**HL References 2:**

**HL References 3:** 2005 Select Phone

<b>NAICS</b>	<b>SIC</b>
811111	0

**Company Name**  
JAPAN AUTO SVC INC.

**Year of Operation**  
c. 2005



CITY OF OTTAWA

HLUI ID: \_\_679FWD

AREA (Square Metres): 1911.754

Report: RPTC\_OT\_DEV0122

Run On: 30 May 2012 at: 13:53:32

**Study Year**  
1998

**PIN**  
041070003

**Multi-NAIC**  
Y

**Multiple Activities**  
N

**Activity ID:** 3452                      **Multiple PINS:** N

**PIN Certainty:** 1                      **Previous Activity ID(s) :** 658

**Related PINS:** 041070003

**Name:** CHARCOAL SUPPLY CO.

**Address:** 73 BREEZEHILL AVENUE, OTTAWA

**Facility Type:** Petroleum Products, Wholesale

**Comments 1:**

**Comments 2:**

**Generator Number:**

**Storage Tanks:**

**HL References 1:** M.1900, M.1910, M.1920, M.1930, M.1940, M.1950

**HL References 2:**

**HL References 3:**

NAICS	SIC
412110	511
454310	511
419120	511

**Company Name**

Charcoal Supply Co.

**Year of Operation**

c. 1920-1940

# **APPENDIX 3**

## **QUALIFICATIONS OF ASSESSORS**

**POSITION**

Intermediate Environmental Engineer

**EDUCATION**

Carleton University, B.Eng. 2002  
Environmental Engineering

**MEMBERSHIPS AND AWARDS**

Professional Engineers of Ontario  
Ottawa Geotechnical Society

**EXPERIENCE**

*2011-present*

**Paterson Group Inc.**  
Consulting Engineers  
Geotechnical and Environmental Division  
Intermediate Engineer

*2009-2010*

**Department of Indian and Northern Affairs**  
Contaminated Sites Division  
Environment Officer (PC-02)

*2003 to 2009*

**Paterson Group Inc.**  
Consulting Engineers  
Geotechnical and Environmental Division  
Intermediate Engineer

*2002 to 2003*

**Dessau Soprin Inc.**  
Consulting Engineers  
Environmental Division  
Junior Engineer

**SELECT LIST OF PROJECTS**

Billings-Hurdman Interconnect Watermain - Ottawa  
Telus Building Remediation - Ottawa  
Block D Lands Remediation and Redevelopment – Kingston  
Alcan Plant Redevelopment - Kingston  
Gladstone Avenue Reconstruction - Ottawa  
Lees Avenue Coal Tar Site - City of Ottawa  
Nortel Networks Environmental Monitoring Program  
3W Zone Feedermain – Ottawa  
Bank Street Reconstruction – Ottawa  
Lees Avenue Remediation Program – Ottawa  
Colonnade Road North Development – Ottawa  
Montreal Road Reconstruction – Ottawa  
Designated Substance Surveys – Residential and Commercial Sites - Ottawa  
Phase I & II Environmental Site Assessments – Residential, Commercial and Industrial Sites – Ottawa

**Environmental  
Engineering**

**Geotechnical  
Engineering**

**Materials Testing  
Quality Control**

**Building Sciences**

**Hydrogeology**

**POSITION**

Associate and Supervisor of the Environmental Division  
Senior Environmental/Geotechnical Engineer

**EDUCATION**

Queen's University, B.A.Sc.Eng, 1991  
Geotechnical / Geological Engineering

**MEMBERSHIPS**

Ottawa Geotechnical Group  
Professional Engineers of Ontario

**EXPERIENCE**

*1991 to Present*

**Paterson Group Inc.**

Associate and Senior Environmental/Geotechnical Engineer  
Environmental and Geotechnical Division  
Supervisor of the Environmental Division

**SELECT LIST OF PROJECTS**

**Environmental  
Engineering**

**Geotechnical  
Engineering**

**Materials Testing  
Quality Control**

**Building Science**

**Hydrogeology**

Mary River Exploration Mine Site - Northern Baffin Island  
Agricultural Supply Facilities - Eastern Ontario  
Laboratory Facility – Edmonton (Alberta)  
Ottawa International Airport - Contaminant Migration Study - Ottawa  
Richmond Road Reconstruction - Ottawa  
Billings Hurdman Interconnect - Ottawa  
Bank Street Reconstruction - Ottawa  
Environmental Review – Various Laboratories across Canada - CFIA  
Dwyer Hill Training Centre – Ottawa  
Nortel Networks Environmental Monitoring - Carling Campus – Ottawa  
Remediation Program - Block D Lands – Kingston  
Investigation of former landfill sites – City of Ottawa  
Record of Site Condition for Railway Lands – North Bay  
Commercial Properties – Guelph and Brampton  
Brownfields Remediation – Alcan Site - Kingston  
Montreal Road Reconstruction - Ottawa  
Appleford Street Residential Development - Ottawa  
Remediation Program - Ottawa Train Yards  
Remediation Program - Bayshore and Heron Gate  
Gladstone Avenue Reconstruction – Ottawa  
Somerset Avenue West Reconstruction - Ottawa