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**Phase I-Environmental Site Assessment**  
Vacant Property, 3091 and 3095 Albion Road North  
Ottawa, Ontario

Prepared For

Ahlul-Bayt Centre Ottawa

**Paterson Group Inc.**

Consulting Engineers  
154 Colonnade Road South  
Ottawa (Nepean), Ontario  
Canada K2E 7J5

Tel: (613) 226-7381  
Fax: (613) 226-6344  
[www.patersongroup.ca](http://www.patersongroup.ca)

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## **EXECUTIVE SUMMARY**

### **Assessment**

Paterson Group was retained by Ahlul-Bayt Center Ottawa (ABCO) to conduct a Phase I-Environmental Site Assessment (ESA) of the property located at 3095 Albion Road North, and a small portion of the property addressed as 3091 Albion Road, 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. It is our understanding that 3095 Albion Road is to be developed with a religious and community centre, and the portion of 3091 Albion Road immediately to the east is to be developed with a stormwater management facility for the above-noted development.

According to the historical research, the site has never been developed with buildings, although municipal water and sewer services are present on-site. The adjacent property to the north (3091 Albion Road North) was developed with a multi-unit commercial/industrial building in the early 1960s, and rail yards were developed to the south in the early 1950s. In 2009, Paterson completed a Phase I ESA at the subject site, which did not identify any environmental concerns with respect to the subject site. A geotechnical investigation by Paterson at the subject site did not identify any visual or olfactory evidence of contamination.

Following the historical research, a site visit was conducted at the subject site and the Phase I ESA study area. The subject site was vacant at the time of the site visit. Fill placement was observed in the central portions of the site. The fill material appeared to consist primarily of crushed concrete. Remaining areas of the site were covered with grass, brush, and wetland vegetation. No ASTs or evidence of USTs, spills or staining, stressed vegetation, rail lines, or areas of potential environmental concern were observed at the time of the site visit. Surrounding property use was vacant and commercial/industrial.

The results of the historical research, personal interviews, and the site inspection did not identify the presence of any Potentially Contaminating Activities (PCAs) on the subject site. PCAs identified within the Phase I study area are not considered to represent Areas of Potential Environmental Concern (APECs) to the subject site based on their separation distance and/or inferred downgradient or cross-gradient location.

## **Conclusion**

Based on the results of this Phase I ESA, **in our opinion, a Phase II Environmental Site Assessment will not be required for the property.**

Observations made during the Phase I ESA site visit and a review of the fill samples obtained from the geotechnical test holes did not identify any deleterious substances in the fill material at the site. It is expected that any fill material excavated during site development will be reused as subgrade material to raise the grade of the low-lying portions of the site. However, the suitability of the fill for this purpose should be confirmed by Paterson. In the event that any of this fill material must be removed from the site for construction purposes, consideration should be given to assessing the material in order to determine the most suitable method of disposal.

## 1.0 INTRODUCTION

At the request of Ahlul-Bayt Center Ottawa (ABCO), Paterson Group (Paterson) conducted a Phase I-Environmental Site Assessment (Phase I-ESA) of the vacant property located at 3095 Albion Road, as well as a portion of 3091 Albion Road to be used as a stormwater management facility for the proposed development, in the City of Ottawa, Ontario. The purpose of this 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 was engaged to conduct this Phase I-ESA by Mr. Akram Farhat of ABCO. The offices of ABCO are located at 200 Baribeau Street, Ottawa, Ontario. Mr. Farhat can be reached by telephone at (613) 526-0774.

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-ESA report has been prepared in general accordance with Ontario Regulation 153/04 as amended by O.Reg. 269/11 (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:	3095 Albion Road North and a small part of 3091 Albion Road North, Ottawa, Ontario.
Legal Description:	Parts 1 through 3 and a portion of Part 10, Registered Plan 4R-24494, in the City of Ottawa, Ontario.
Property Identification Number:	04701-0131 (3095 Albion Road) and 04701-0132 (3095 Albion Road).
Location:	The subject site is located on the east side of Albion Road North, between Heatherington Road and the CN/CP Rail line, in the City of Ottawa, Ontario. The subject site is shown on Figure 1 - Key Plan following the body of this report.
Latitude and Longitude:	45° 22' 05" N, 75° 38' 59" W.

### **Site Description:**

Configuration:	Irregular
Site Area:	1.55 hectares (approximate).
Zoning:	IH – Heavy Industrial Zone (east half) and IL - Light Industrial Zone (west half).
Current Use:	The subject site is currently vacant.
Services:	The subject site is located in a municipally serviced area. Municipal water, storm sewer, and sanitary sewer services are present on the subject site.

### **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 readily 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 in compliance 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.

## **4.0 RECORDS REVIEW**

### **4.1 General**

#### **Phase I-ESA Study Area Determination**

A radius of approximately 250 m was determined to be appropriate as a Phase I ESA study area for this assignment. Properties outside the 250 m radius are not considered to have impacted the subject land, based on their significant distance from the site.

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

Based on a review of the city directories and aerial photographs, the subject site appears never to have been developed. Municipal services were installed at the site at some point between 2009 and 2014.

#### **Fire Insurance Plans**

Fire Insurance Plans (FIPs) are not available for the area of the subject site.

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

City directories at the National Archives were reviewed in approximate 10 year intervals from 1900 to 2009 as part of the Phase I ESA.

The portion of the subject site addressed as 3095 Albion Road was not listed in the city directories. The adjacent property to the north, addressed as 3091 Albion Road, was initially listed in the directories in the early 1960s as the National Capital Commission (NCC) print shop. Since that time, a variety of commercial businesses have been listed at 3091 Albion Road, including Twin Equipment, High Quality Paint and Finishing, Goodfellow Wood Industries, and the Ontario Ministry of Transportation. It is noted that the only portion of 3091 Albion Road included in this assessment is the vacant portion immediately east of the eastern boundary of 3095 Albion Road. Other surrounding properties were not listed. The results of the city directory search are shown on Drawing PE3666-2R - Surrounding Land Use Plan.



## **Chain of Title**

A title search for the property was completed by Read Titles of Ottawa, Ontario, and is appended to this report. The title search shows that 3095 Albion Road has historically been owned by a series of individuals, as well as the National Capital Commission and 2000188 Ontario Inc. (later Twin Realty Ltd.). The property is currently owned The Trustees of Ahlul-Bayt Centre, Ottawa. The property at 3091 Albion Road is still owned by Twin Realty Ltd., with a lease to the Ontario government. It is noted that while the portion of 3091 Albion Road east of 3095 Albion Road will be retained by Twin Realty Ltd., it was requested that this land be included in the assessment due to its proposed use as a stormwater management facility. The title search did not identify any potential environmental concerns with respect to the subject site.

## **Environmental Reports**

The following environmental report was reviewed as a part of this assessment:

- “Phase I - Environmental Site Assessment, Commercial Property, 3091 Albion Road, Ottawa, Ontario”, prepared by Paterson, dated March 23, 2009.

In 2009, Paterson completed a Phase I ESA for the subject property and the eastern portion of the adjacent property to the north (addressed as 3091 Albion Road and occupied by canvas-covered steel-frame lumber storage structures). Paterson's 2009 report did not identify any environmental concerns with respect to 3095 Albion Road or the eastern portion of 3091 Albion Road. It is noted that a Freedom of Information (FOI) request was submitted to the Ontario Ministry of the Environment (MOE), now Ministry of Environment and Climate Change (MOECC), but the results were not received until the report had been issued. The FOI results identified potentially contaminating activities on the western portion of 3091 Albion Road, but these activities were determined not to represent an environmental concern to 3095 Albion Road or the portion of 3091 Albion Road included in this assessment. Further discussion is provided below.

Additionally, Paterson completed a geotechnical investigation at the subject site in 2009. A total of nine (9) test pits were excavated at the subject site. Fill material, consisting primarily of silty sand and gravel, was observed at the subject site. No visual or olfactory evidence of contamination was encountered in the test pits.

## **Current Plan of Survey**

A plan of survey, prepared by Annis, O'Sullivan, Vollebekk Ltd., was reviewed as part of this assessment. The survey plan consists of a topographical survey dated April 8, 2009, and updated June 5, 2009. The survey plan shows the boundaries of the subject site in their current configuration. Based on a review of aerial photos of the site (discussed below), the topography of the site has changed since the completion of the survey plan, as additional fill has been placed on the subject site, concurrently with the installation of storm sewer and water services between 2009 and 2014.

The topographical survey also includes 3091 Albion Road, and shows the presence of three (3) aboveground storage tanks (ASTs) in the central portion of 3091 Albion Road. These tanks are listed as "fuel tanks" and are inferred to contain diesel and/or gasoline. These tanks are located a significant distance from the portion of 3091 Albion Road included in this assessment. The location of the tanks is shown on Drawing PE3666-2R - Surrounding Land Use Plan.

## **4.2 Environmental Source Information**

### **Environment Canada**

A search of the National Pollutant Release Inventory (NPRI) was conducted electronically on September 22, 2015. The subject site and adjacent properties were not listed in the NPRI database. No records of pollutant release were listed in the database for properties located within the Phase I Study Area.

### **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.

### **Ontario Ministry of Environment and Climate Change (MOECC) Instruments**

A request was submitted to the MOECC Freedom of Information office for information with respect to certificates of approval, permits to take water, certificates of property use or any other similar MOECC issued instruments for the site. The MOECC FOI search results returned a Certificate of Approval for the proposed stormwater management facility to be constructed at the site, which is not considered to represent an environmental concern to the site. No additional records were returned.

## **MOECC Coal Gasification Plant Inventory**

The Ontario Ministry of Environment and Climate Change 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.

## **MOECC Incident Reports**

A request was submitted to the MOECC Freedom of Information office for information with respect to records concerning environmental incidents, orders, offences, spills, discharges of contaminants or inspections maintained by the MOECC for the site or adjacent properties. The search results did not identify any concerns with respect to 3095 Albion Road.

The results of the FOI request submitted for 3091 Albion Road during the 2009 Phase I ESA were reviewed as a part of this assessment. The FOI results included a 2006 report concerning a paint and finishing business located in the easternmost unit of the building at 3091 Albion Road. The business was reportedly operating spray booths without certificates of authorization and was disposing of wastes improperly. A 2008 follow-up report indicated that the issues at the site had been resolved. These activities are not considered to represent an environmental concern to the portion of 3091 Albion Road included in this assessment. The location of this unit is shown on Drawing PE3666-2R - Surrounding Land Use Plan.

## **MOECC Waste Management Records**

A request was submitted to the MOECC Freedom of Information office for information with respect to waste management records. The MOECC FOI search did not return any records with respect to the subject site. The MOECC FOI search results are appended to this report.

## **MOECC Submissions**

A request was submitted to the MOECC Freedom of Information office for information with respect to reports related to environmental conditions that have been submitted to the MOECC. The MOECC FOI search did not return any records with respect to the subject site. The FOI search results are appended to this report.

### **MOECC Brownfields Environmental Site Registry**

A search of the MOECC 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 filed for properties within 250 m of the subject site.

### **MOECC Waste Disposal Site Inventory**

The MOECC 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.

### **Areas of Natural Significance**

A search for areas of natural significance and features within the Phase I study area was conducted on the web site of the Ontario Ministry of Natural Resources (MNR) on September 27, 2015. The search did not reveal any natural features or areas of natural significance within the Phase I study area.

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

The TSSA, Fuels Safety Branch in Toronto was contacted electronically on September 22, 2015 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 subject site. Two (2) active underground storage tanks (USTs) were listed at 3091 Albion Road.

Based on the TSSA records, one (1) 22,700 L double-walled fibreglass UST containing gasoline and one (1) 45,400 L double-walled fibreglass UST containing diesel were present at 3091 Albion Road. These tanks are believed to be present in the central portion of 3091 Albion Road. The TSSA records did not identify any environmental concerns with respect to the tanks.

### **City of Ottawa Landfill Document**

The document entitled “Old Landfill Management Strategy, Phase I-Identification of Sites, City of Ottawa”, was reviewed. No former landfill sites were identified within the Phase I study area.

### **Former Industrial Sites**

The report entitled “Mapping and Assessment of Former Industrial Sites, City of Ottawa” was also reviewed. No former industrial sites were identified within the Phase I ESA study area.

### **City of Ottawa Historical Land Use Inventory (HLUI)**

A search of the City of Ottawa’s Historical Land Use Inventory (HLUI) database was conducted as part of this assessment. At the time of this report, the HLUI search results had not been received. A copy of the HLUI response letter will be forwarded to ABCO if any concerns are identified.

## **4.3 Physical Setting Sources**

### **Aerial Photographs**

Historical air photos from the National Air Photo Library were reviewed in approximate ten (10) year intervals. The review period dates back to the first available air photos for the site. Based on the review, the following observations have been made:

- 1945            The subject site and surrounding properties are vacant agricultural land. Albion Road is present in its current configuration.
- 1952            No significant changes have been made to the subject site. Grading is underway for the railway yard and associated access roads to the south of the subject site.
- 1962            No significant changes have been made to the subject site. The adjacent property to the south of the site has been developed with railway tracks, access roads, and buildings associated with a railway yard. The adjacent property to the north of the subject site has been developed with the present-day industrial building.

- 1973      Clearing and/or grading appears to have occurred at the subject site. The materials storage area on the east portion of the property to the north appears to have been expanded, with minor lumber storage present on the portion of 3091 Albion Road included in this assessment.
- 1984      No significant changes have been made to the subject site or neighbouring properties.
- 1993      No significant changes have been made to the subject site or neighbouring properties.
- 1999      No significant changes have been made to the subject site or neighbouring properties.
- 2002      (City of Ottawa Website) Grading and/or clearing of vegetation has occurred on the west and central portions of the subject site. No significant changes have been made to neighbouring properties
- 2007      (City of Ottawa Website) The subject site is being used for the storage of empty steel bins and assorted construction materials. No significant changes have been made to neighbouring properties.
- 2011      (City of Ottawa Website) The bins and materials have been removed from the subject site. Evidence of further grading is present, along with what appears to be the installation of site services in an east-west direction across the site. An addition to the building at 3091 Albion Road has been constructed. No significant changes have been made to neighbouring properties

Laser copies of selected aerial photographs reviewed are included in Appendix 1.

### **Topographic Maps**

Topographic maps were obtained from Natural Resources Canada – The Atlas of Canada website and from the City of Ottawa website. The topographic maps indicate that the regional topography in the general area of the site slopes gently downward to the west, towards the Rideau River. According to the maps, the nearest water body is Sawmill Creek, located approximately 50 m to the south of the subject site. An illustration of the referenced topographic map is presented on Figure 2 – Topographic Map, appended to 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 this information, bedrock in the area of the site consists of upper Ordovician shale of the Carlsbad Formation. Overburden soils are shown as glacial till, with a drift thickness on the order of 5-15 m.

Paterson's 2009 geotechnical investigation consisted of nine (9) test pits advanced to a maximum depth of 4.5 m. Refusal on bedrock was not encountered in these test pits. Soils consisted of fill over silty sand, underlain by silty clay or glacial till. No visual or olfactory evidence of contamination was observed in the test pits.

## **Geotechnical Investigation**

Paterson completed a geotechnical field program at the subject site on October 1, 2015. The field program consisted of drilling three (3) boreholes at the subject site. The soil profile at the subject site consisted of silty clay and silty sand over glacial till, with refusal to dynamic cone penetration encountered between 9.3 and 10.1 m below existing grade. No visual or olfactory evidence of contamination was encountered in soil samples obtained from the boreholes. The geotechnical investigation did not identify any environmental concerns with respect to the subject site.

### **Water Well Records**

A requisition was made to the MOECC to provide water well records for all drilled wells within 250 m of the subject site. The MOECC response returned 18 water well records, of which five (5) appear to be drinking water wells drilled between 1953 and 1963. All other well records are interpreted to be monitoring wells based on installation details. Based on the results of the water well search and the availability of City water in the Phase I study area, it is our opinion that there are no drinking water wells remaining within the Phase I study area. A copy of the MOECC response is provided in Appendix 2.

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

No creeks, rivers, streams, lakes or any other water body was identified in the Phase I study area. Sawmill Creek is the closest significant water body and is present approximately 50 m to the south of the site. No areas of natural significance are known to exist within the Phase I study area.



## **5.0 INTERVIEWS**

### **Property Owner Representative**

Mr. Akram Farhat of ABCO was interviewed as part of this assessment. The interview was conducted by telephone on September 24, 2015. Mr. Farhat was selected for interview based on his knowledge of the site in his capacity as owner's representative. Mr. Farhat was not aware of any potentially contaminating activities at the subject site. The information obtained in this interview is consistent with site information obtained from other sources and is considered to be valid.

## **6.0 SITE RECONNAISSANCE**

### **6.1 General Requirements**

The site visit was conducted on September 25, 2015 (and May 26, 2016). Weather conditions were overcast, with a temperature of approximately 16°C. Mr. Dan Arnott from the Environmental Department of Paterson Group conducted the site assessment. In addition to the site, the uses of neighbouring properties within the Phase I study area were also assessed at the time of the site visit.

### **6.2 Specific Observations at Phase I Property**

#### **Buildings and Structures**

There are currently no buildings present on the subject site.

#### **Underground Utilities**

Based on the observed presence of catch basins and fire hydrants, municipal storm sewer and water services are interpreted to be present on the central portion of the site, running in an east-west direction. Signposts indicated the presence of a municipal sanitary sewer along the southern site boundary.

#### **Site Features**

The subject site is currently vacant. Fill material is present in the western and central portions of the subject site. The remaining portions of the site are generally covered with grass and brush, with several localized low, wet areas with wetland vegetation. A ditch is present along the southern portion of the site. The subject site is relatively flat, with regional topography sloping gently downward to the south and west. Site drainage consists primarily of infiltration, although storm sewer catch basins are present on-site.

No evidence of spills or staining was observed during the site visit. No ASTs or evidence of USTs was observed on the subject site. No evidence of railway spur lines was noted on the subject site. There were no unidentified substances observed on the exterior of the subject site.

## **Neighbouring Properties**

An inspection of the neighbouring properties was conducted from publicly accessible roadways at the time of the site inspection. Land use adjacent to the subject site was as follows:

- North - Multi-unit commercial/industrial building, followed by electrical transmission lines.
- South - Access laneway to OC Transpo rail yard, followed by rail lines.
- East - Vacant land and OC Transpo rail yard.
- West - Albion Road, followed by vacant land.

The ASTs identified on the property to the north by the survey plan were not observed. Although it is possible that these tanks are still present, they are not considered to represent a potential environmental concern with respect to the subject site based on their separation distance and lack of observed spills and/or staining.

The paint and finishing shop mentioned in the MOECC FOI results is located on the north portion of 3091 Albion Road, and is not considered to represent an environmental concern with respect to the subject site due to its separation distance.

Current land use in the Phase I Study area is illustrated on Drawing: PE3666-2R – Surrounding Land Use Plan in the Figures section of this report, following the text.

## **7.0 REVIEW AND EVALUATION OF INFORMATION**

### **7.1 Land Use History**

The subject site consists of vacant land and has never been developed, although the site has been used for the storage of materials in the past. Municipal water, sanitary, and storm sewer services are present on-site.

#### **Potentially Contaminating Activities**

No Potentially Contaminating Activities were identified on the subject site. Potentially Contaminating Activities identified within the Phase I study area are shown on Drawing PE3666-2R - Surrounding Land Use Plan.

#### **Areas of Potential Environmental Concern**

Potentially Contaminating Activities within the Phase I study area are not considered to represent APECs to the subject site due to their separation distance and/or location downgradient or cross-gradient of the subject site.

#### **Contaminants of Potential Concern**

Given that no APECs were identified with respect to the subject site, no Contaminants of Potential Concern are considered to be present on the subject site.

### **7.2 Conceptual Site Model**

#### **Geological and Hydrogeological Setting**

Based on information from the Geological Survey of Canada and subsurface investigations at the subject site and nearby properties, drift thickness in the area of the subject site is estimated to be on the order of 5 to 15 m. Overburden soils consist of a combination fill, native silty sand, silty clay, and and glacial till. Bedrock is identified as shale of the Carlsbad Formation.

#### **Contaminants of Potential Concern**

No contaminants of potential concern were identified for the subject site.

## **Buildings and Structures**

There are currently no buildings on the subject site. Municipal water, storm, and sanitary sewer services are present on the subject site, running in an approximate east-west direction.

## **Water Bodies**

There are no water bodies on the subject site or within the Phase I study area. The closest water body is Sawmill Creek, located approximately 50 m to the south of the site.

## **Areas of Natural Significance**

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

## **Drinking Water Wells**

No drinking water wells are located on the subject site. Developed properties within the Phase I study area are municipally serviced, and no active drinking water wells are considered to be present.

## **Neighbouring Land Use**

Neighbouring land use in the Phase I study area is generally vacant, industrial, or commercial. Land use is shown on Drawing PE3666-2R - Surrounding Land Use Plan.

## **Potentially Contaminating Activities and Areas of Potential Environmental Concern**

As per Section 7.1 of this report, no Potentially Contaminating Activities were identified on the subject site. Potentially Contaminating Activities identified on other properties within the Phase I study area are not considered to represent Areas of Potential Environmental Concern with respect to the subject site.

## **Assessment of Uncertainty and/or Absence of Information**

The information available for review as part of the preparation of this Phase I ESA is considered to be sufficient to conclude that there are no areas of potential environmental concern on the subject site.

## 8.0 CONCLUSIONS

### Assessment

Paterson Group was retained by Ahlul-Bayt Center Ottawa (ABCO) to conduct a Phase I-Environmental Site Assessment (ESA) of the property located at 3095 Albion Road North, and a small portion of the property addressed as 3091 Albion Road, 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. It is our understanding that 3095 Albion Road is to be developed with a religious and community centre, and the portion of 3091 Albion Road immediately to the east is to be developed with a stormwater management facility for the above-noted development.

According to the historical research, the site has never been developed with buildings, although municipal water and sewer services are present on-site. The adjacent property to the north (3091 Albion Road North) was developed with a multi-unit commercial/industrial building in the early 1960s, and rail yards were developed to the south in the early 1950s. In 2009, Paterson completed a Phase I ESA at the subject site, which did not identify any environmental concerns with respect to the subject site. A geotechnical investigation by Paterson at the subject site did not identify any visual or olfactory evidence of contamination.

Following the historical research, a site visit was conducted at the subject site and the Phase I ESA study area. The subject site was vacant at the time of the site visit. Fill placement was observed in the central portions of the site. The fill material appeared to consist primarily of crushed concrete. Remaining areas of the site were covered with grass, brush, and wetland vegetation. No ASTs or evidence of USTs, spills or staining, stressed vegetation, rail lines, or areas of potential environmental concern were observed at the time of the site visit. Surrounding property use was vacant and commercial/industrial.

The results of the historical research, personal interviews, and the site inspection did not identify the presence of any Potentially Contaminating Activities (PCAs) on the subject site. PCAs identified within the Phase I study area are not considered to represent Areas of Potential Environmental Concern (APECs) to the subject site based on their separation distance and/or inferred downgradient or cross-gradient location.

## **Conclusion**

Based on the results of this Phase I ESA, **in our opinion, a Phase II Environmental Site Assessment will not be required for the property.**

Observations made during the Phase I ESA site visit and a review of the fill samples obtained from the geotechnical test holes did not identify any deleterious substances in the fill material at the site. It is expected that any fill material excavated during site development will be reused as subgrade material to raise the grade of the low-lying portions of the site. However, the suitability of the fill for this purpose should be confirmed by Paterson. In the event that any of this fill material must be removed from the site for construction purposes, consideration should be given to assessing the material in order to determine the most suitable method of disposal.

## 9.0 STATEMENT OF LIMITATIONS

This Phase I - Environmental Site Assessment report has been prepared in general accordance with O.Reg. 153/04 as amended by O.Reg. 269/11, 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 Ahlul-Bayt Centre Ottawa (ABCO). Permission and notification from ABCO and Paterson will be required to release this report to any other party.

### Paterson Group Inc.



Daniel J. Arnott, P.Eng.



Mark S. D'Arcy, P.Eng.



### Report Distribution:

- Ahlul-Bayt Centre Ottawa
- S.J. Lawrence Architects
- Novatech Engineering Consultants Ltd.
- Paterson Group



## 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**

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

### **Municipal Records**

City of Ottawa Document “Old Landfill Management Strategy, Phase I - Identification of Sites.”, prepared by Golder Associates, 2004.  
Intera Technologies Limited Report “Mapping and Assessment of Former Industrial Sites, City of Ottawa”, 1988.  
The City of Ottawa eMap website.

### **Local Information Sources**

Current Plan of Survey, prepared by Annis, O’Sullivan, Vollebekk Ltd.  
Personal Interviews.  
“Phase I Environmental Site Assessment, Commercial Property, 3091 Albion Road, Ottawa, Ontario”, prepared by Paterson, March 23, 2009.

### **Public Information Sources**

Google Earth.  
Google Maps/Street View.

# **FIGURES**

**FIGURE 1 – KEY PLAN**

**FIGURE 2 – TOPOGRAPHIC MAP**

**DRAWING PE3666-1R – SITE PLAN**

**DRAWING PE3666-2R – SURROUNDING LAND USE PLAN**

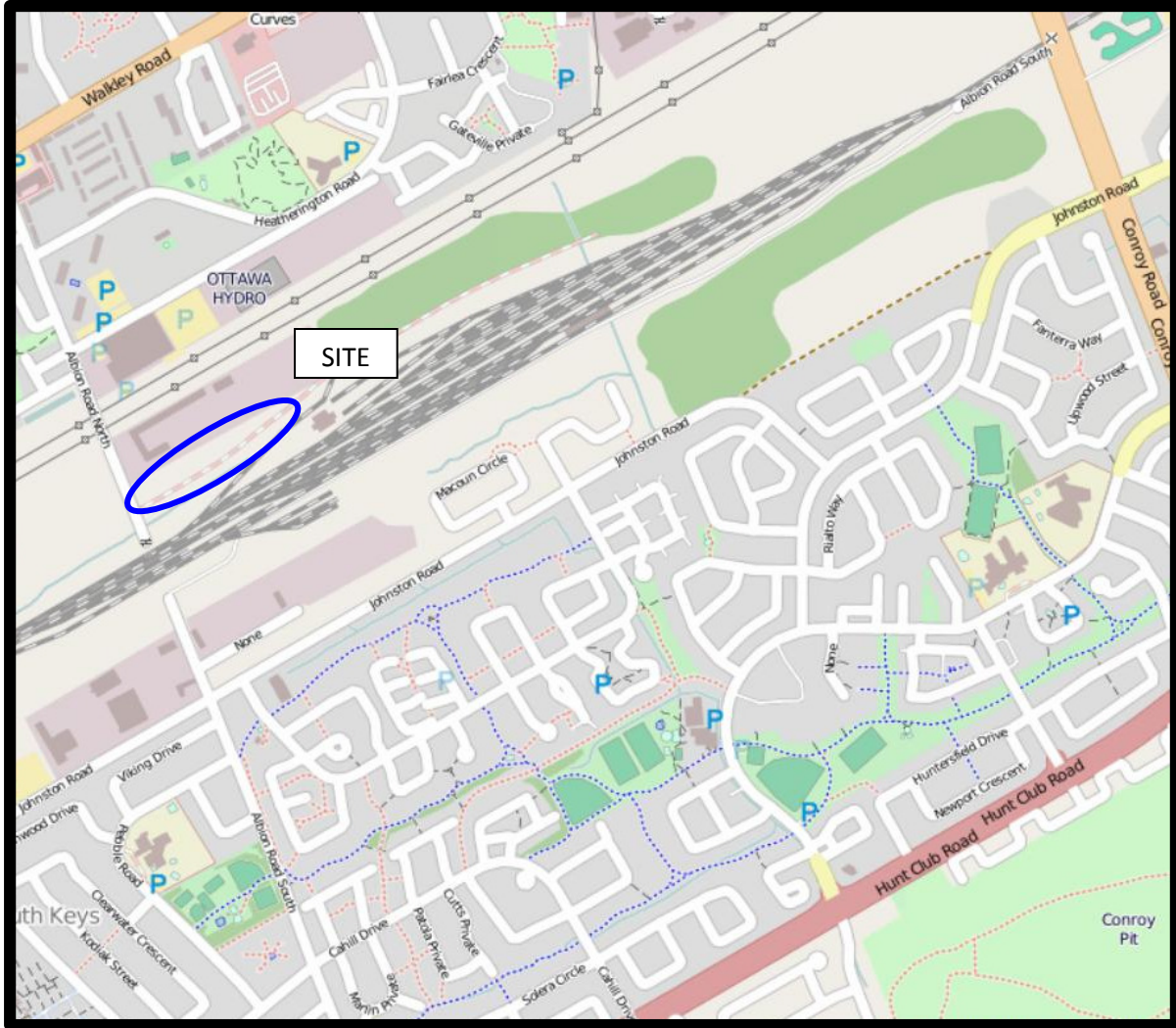


FIGURE 1  
KEY PLAN

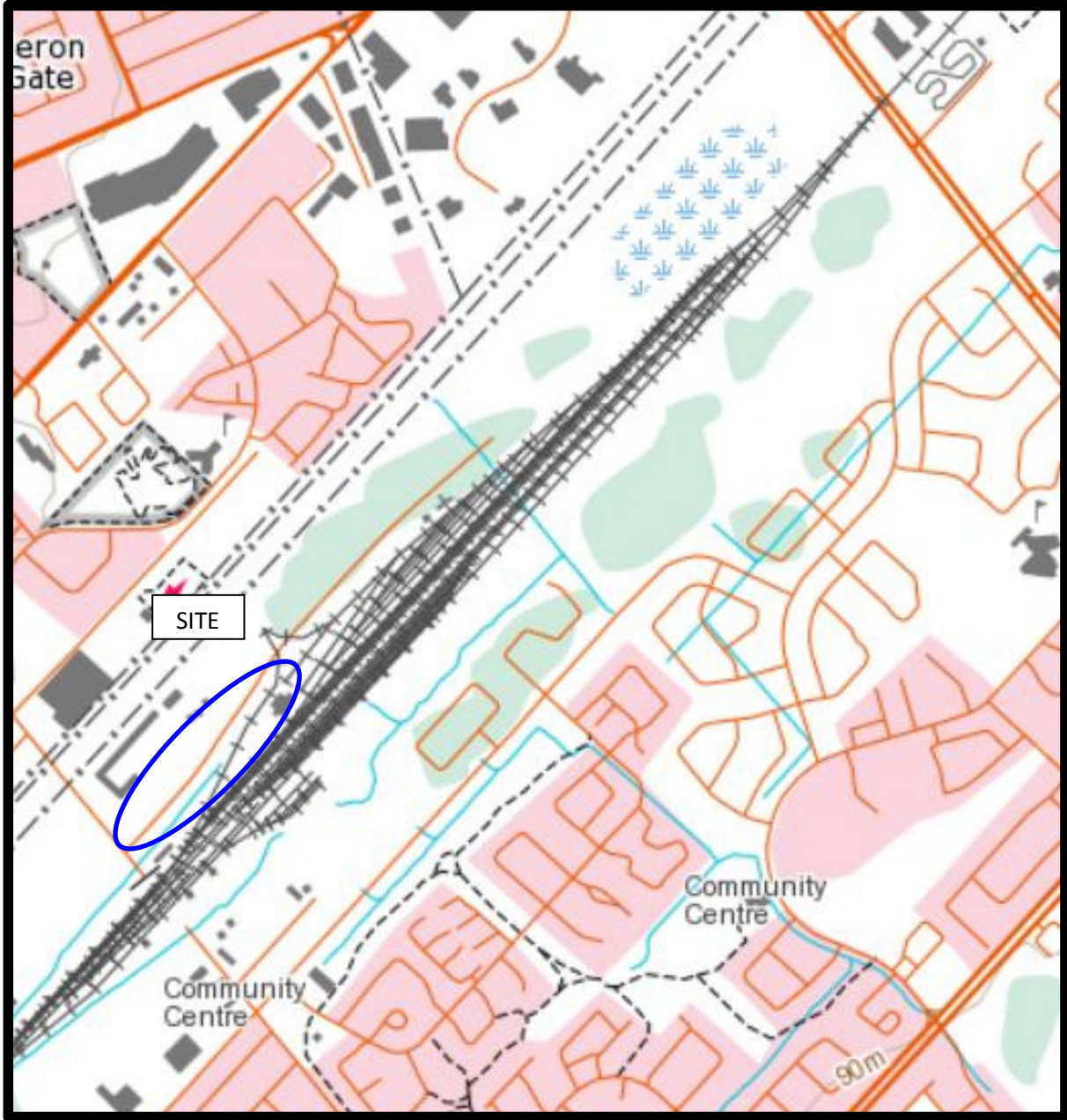
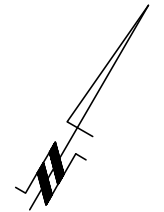


FIGURE 2  
TOPOGRAPHIC MAP

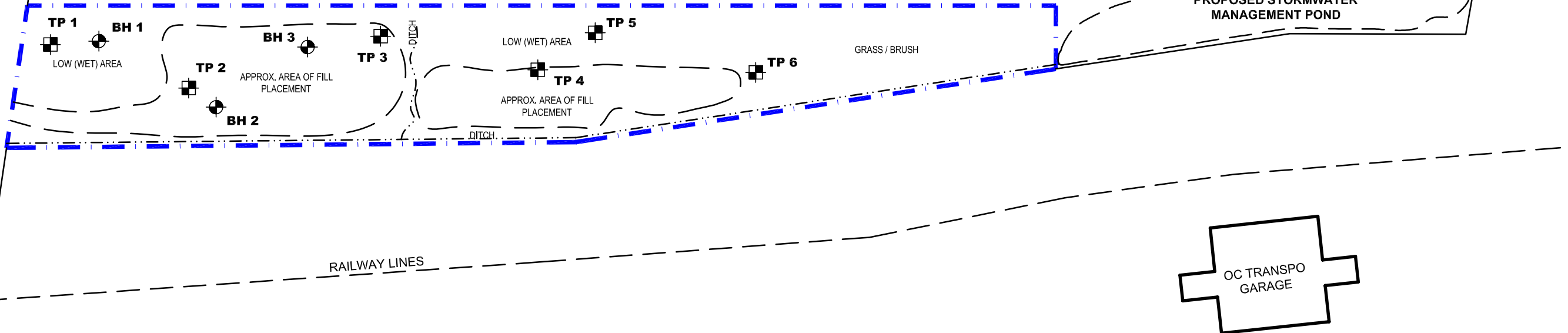


HYDRO EASEMENT



HYDRO EASEMENT

#3091 ALBION ROAD  
COMMERCIAL / OFFICE

VACANT



**LEGEND:**

-  BOREHOLE LOCATION, PATERSON GROUP REPORT PG3635, 2015
-  TEST PIT LOCATION, PATERSON GROUP REPORT PG1837, 2009

**patersongroup**  
consulting engineers

154 Colonnade Road South  
Ottawa, Ontario K2E 7J5  
Tel: (613) 226-7381 Fax: (613) 226-6344

NO.	REVISIONS	DATE	INITIAL

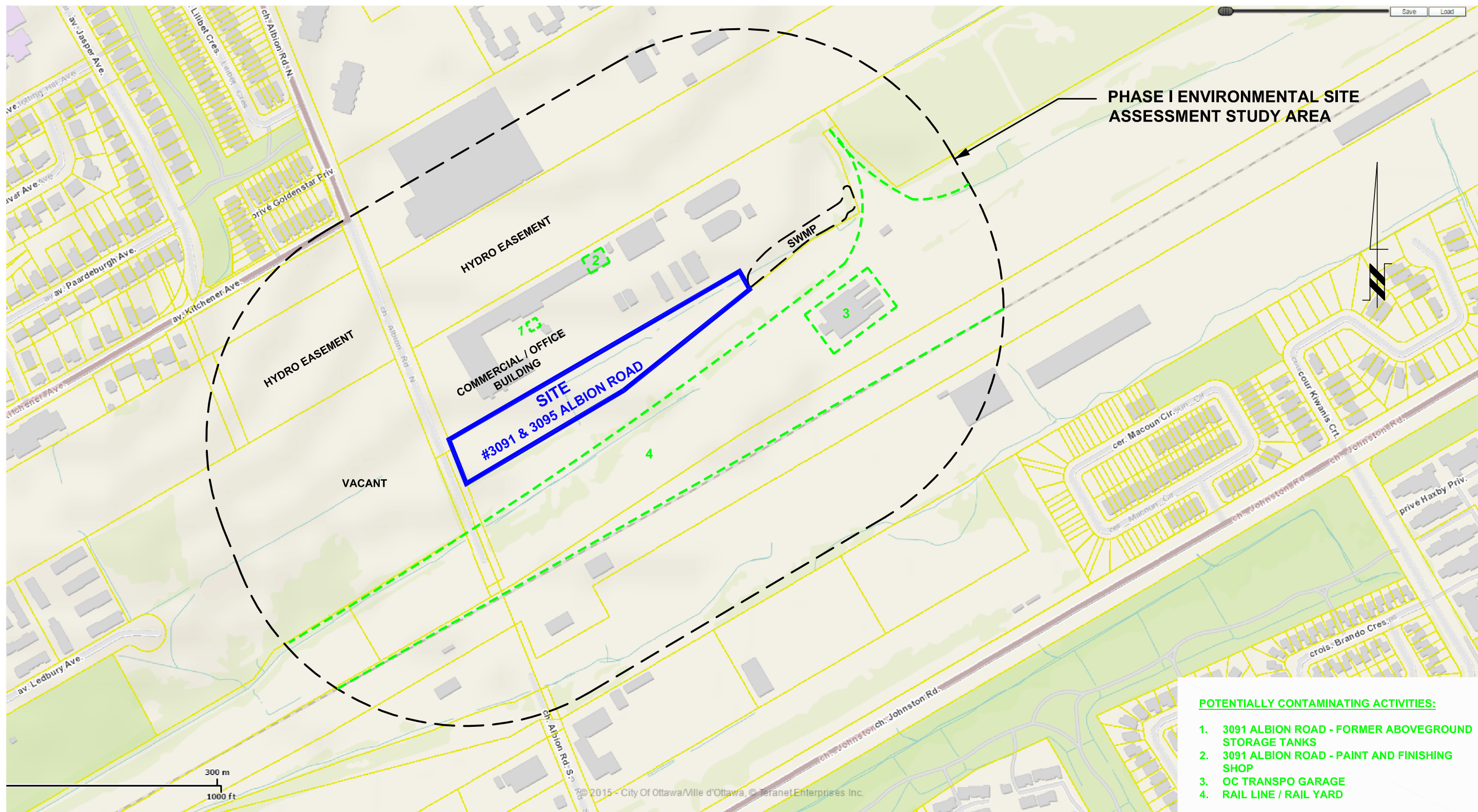
OTTAWA,  
Title:

AHLUL-BAYT CENTRE OTTAWA  
PHASE I - ENVIRONMENTAL SITE ASSESSMENT  
3091 (PART) AND 3095 ALBION ROAD

ONTARIO

**SITE PLAN**

Scale:	1:1250	Date:	06/2016
Drawn by:	MPG	Report No.:	PE3666-1
Checked by:	DJA	<b>PE3666-1R</b>	Revision No.:
Approved by:	MSD		



- POTENTIALLY CONTAMINATING ACTIVITIES:**
1. 3091 ALBION ROAD - FORMER ABOVEGROUND STORAGE TANKS
  2. 3091 ALBION ROAD - PAINT AND FINISHING SHOP
  3. OC TRANSP0 GARAGE
  4. RAIL LINE / RAIL YARD

**patersongroup**  
consulting engineers

154 Colonnade Road South  
Ottawa, Ontario K2E 7J5  
Tel: (613) 226-7381 Fax: (613) 226-6344

NO.	REVISIONS	DATE	INITIAL

OTTAWA,  
Title:

AHLUL-BAYT CENTRE OTTAWA  
 PHASE I - ENVIRONMENTAL SITE ASSESSMENT  
 3095 ALBION ROAD  
 ONTARIO  
**SURROUNDING LAND USE PLAN**

Scale: 1:4000  
 Drawn by: MPG  
 Checked by: DJA  
 Approved by: MSD

Date: 06/2016

Report No.: PE3666-1

**PE3666-2R**

Revision No.:

# **APPENDIX 1**

**CURRENT PLAN OF SURVEY**

**AERIAL PHOTOGRAPHS**

**SITE PHOTOGRAPHS**

**TOPOGRAPHICAL PLAN OF  
PART OF LOT 2  
CONCESSION 4 ( RIDEAU FRONT )  
Geographic Township of Gloucester  
CITY OF OTTAWA**  
Surveyed by Annis, O'Sullivan, Vollebek Ltd.  
Field Work Completed April 8, 2009.

Scale 1 : 400

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

April 8, 2009  
Date  
Annis, O'Sullivan, Vollebek Ltd.  
City and Surveyors

PLAN REVISED JUNE 5, 2009 TO SHOW  
ADDITIONAL TOPOGRAPHIC DATA TO THE  
SOUTHEAST LIMIT OF SUBJECT LANDS AND  
CATCH BASIN UTILITY INFORMATION.

**Notes & Legend**

- Dendras
- Deciduous Tree
- Coniferous Tree
- Fire Hydrant
- Water Valve
- Catch Basin
- Maintenance Hole (Storm Sewer)
- Maintenance Hole (Sanitary)
- Maintenance Hole (Watermain)
- Valve Chamber (Watermain)
- C.P.F.
- Corrugated Steel Pipe
- Chain Link Fence
- Sign
- Wood Pole
- Metal Pole
- Utility Pole
- Anchor
- Light Standard
- Diameter
- Top of Curb Elevations
- Location of Elevations
- T/G
- C/W
- Invert
- Top of Pipe
- Overhead Wires
- Property Line

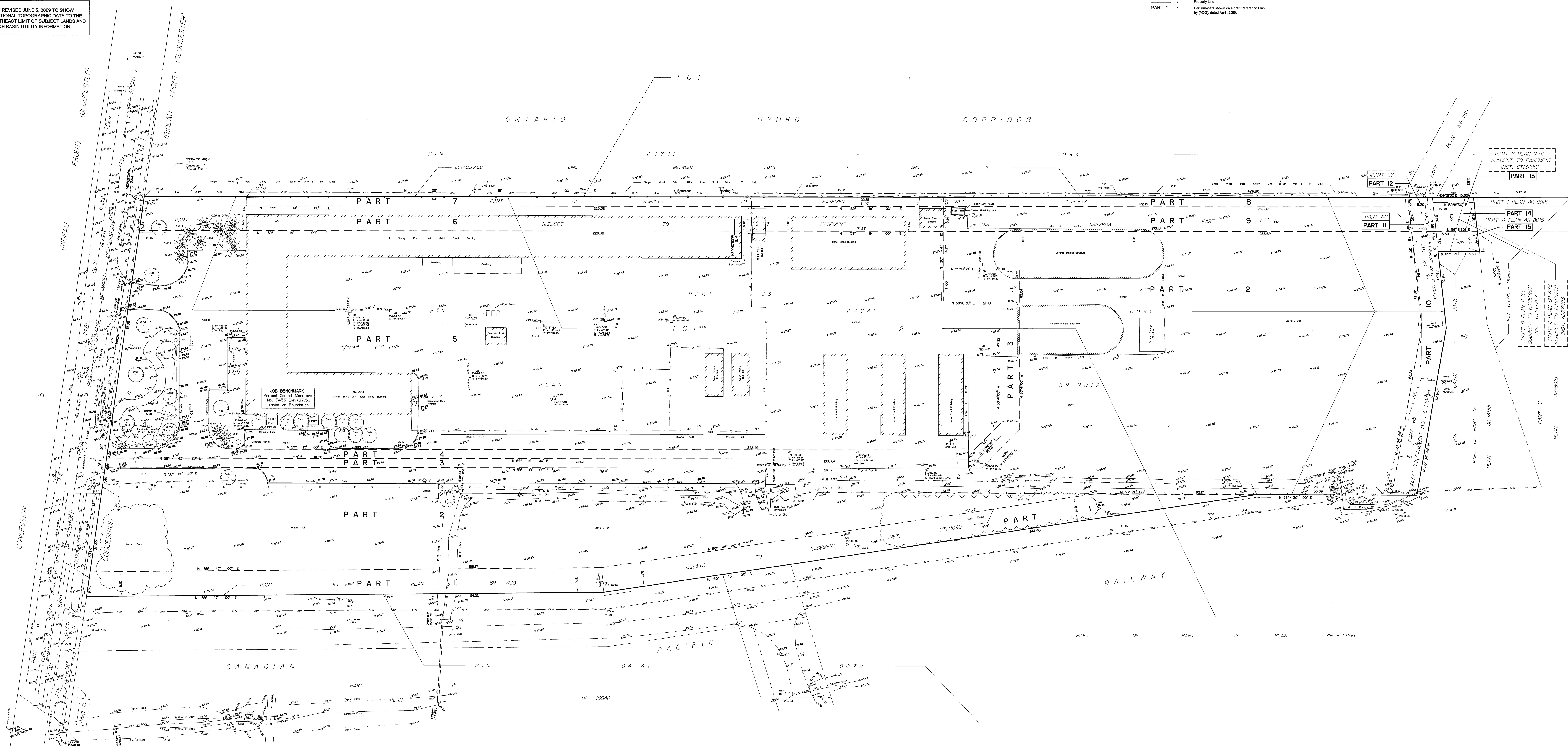
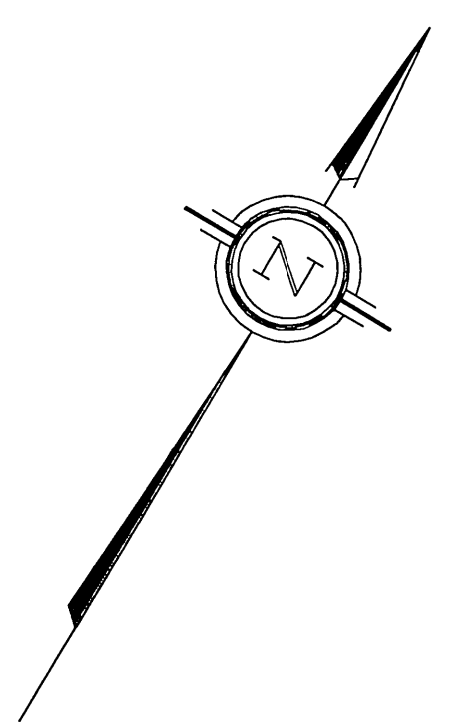
Bearings are grid bearings, derived from the northerly limit of Parts 61 and 67 of Plan SR-7819, having a bearing of N 89° 00' 00" E and are referred to the Central Meridian of Zone 9 of the Ontario Coordinate System, Longitude 79° 00' West.

SITE AREA = 65202 m<sup>2</sup>

BOUNDARY INFORMATION COMPILED FROM  
REFERENCE PLANS R-34, SR-436, SR-7819  
AND 4R-14195.

- ELEVATION NOTES**
1. Elevations shown are referred to geoidic 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 agree with the information shown on the 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 utilities by the pertinent utility authority is mandatory before any work involving breaking ground, probing, excavating, etc.

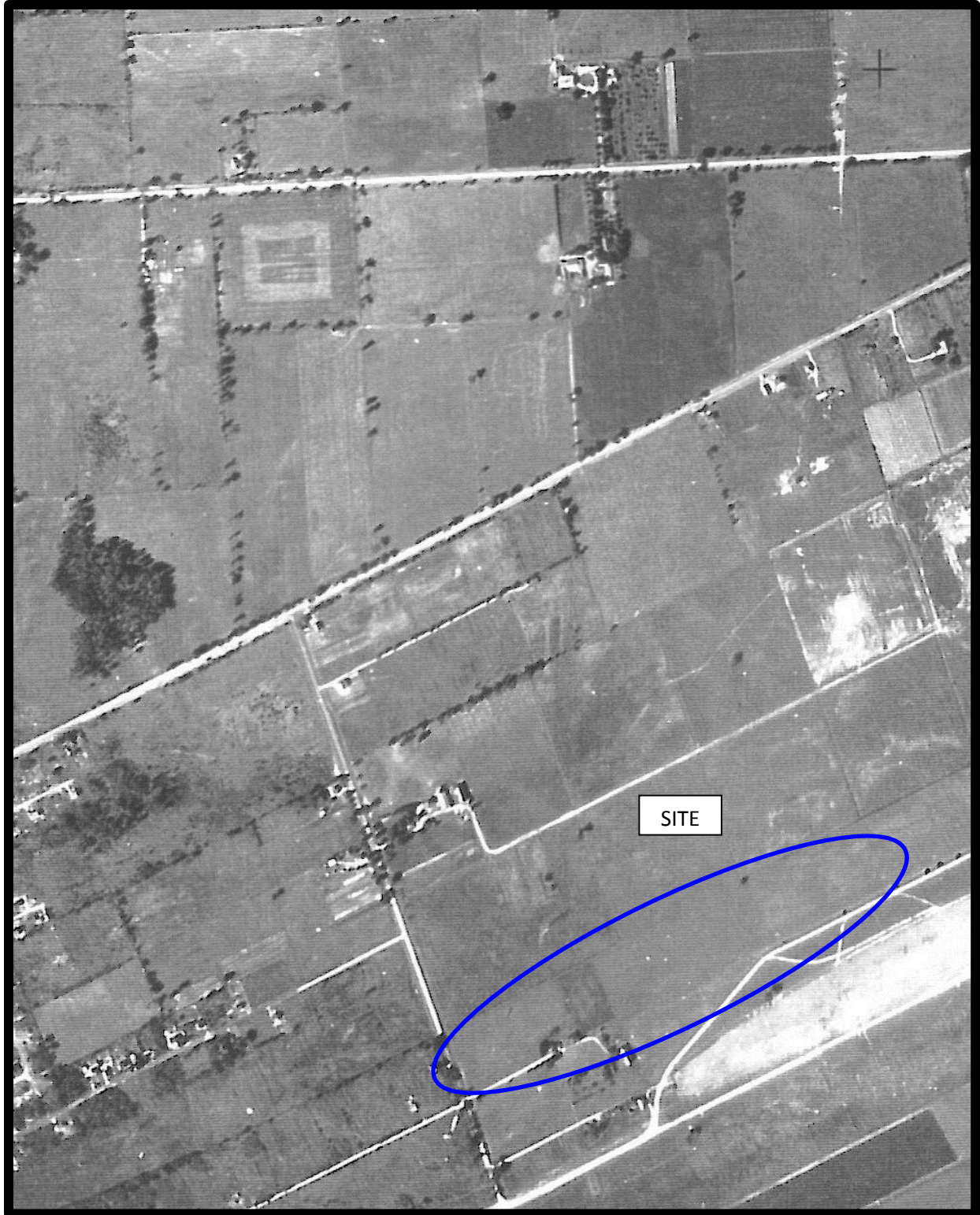
Topographic data was collected under Water Condemn.  
Show cover and its position, determine location and  
elevation of some topographical data that is otherwise visible.



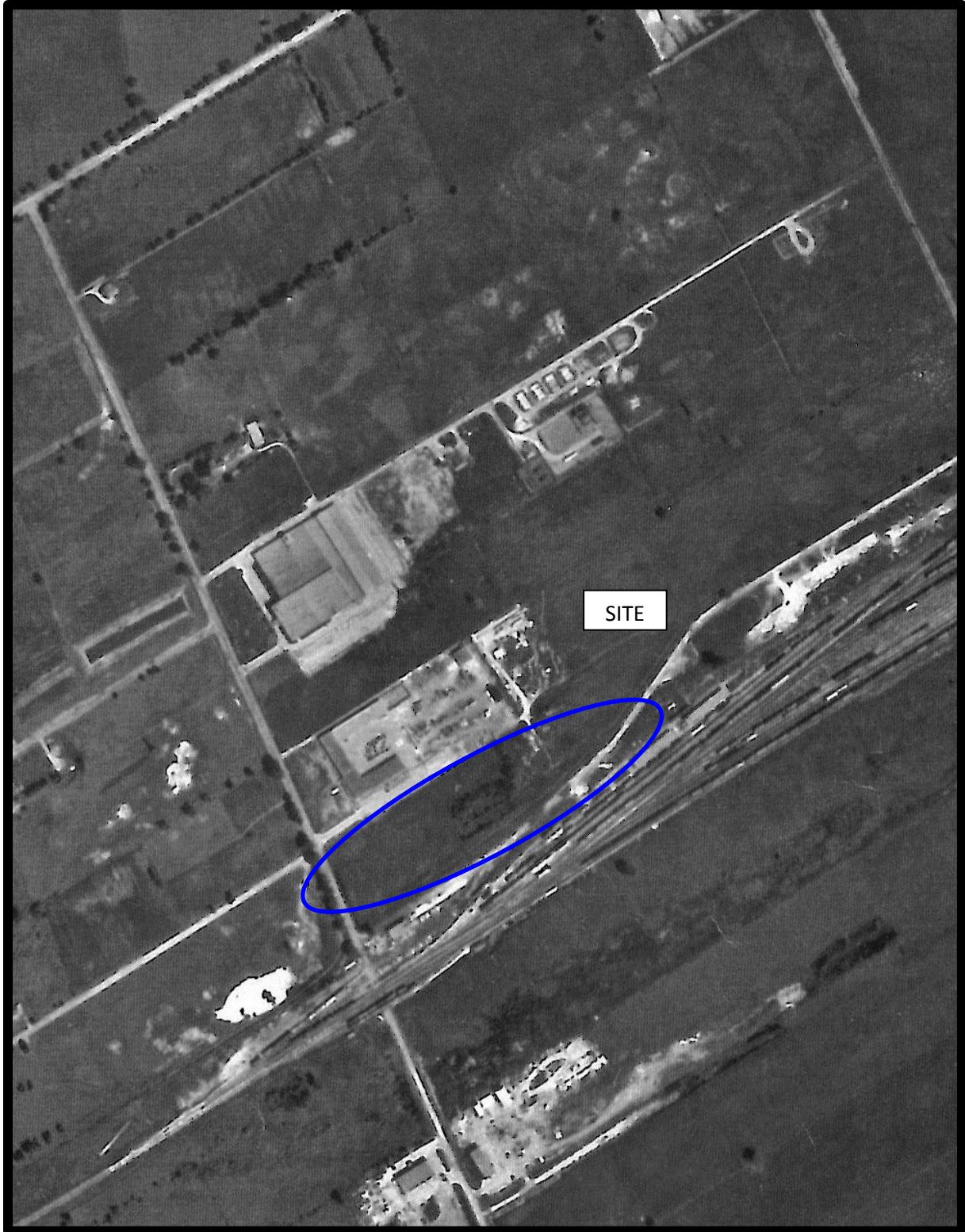




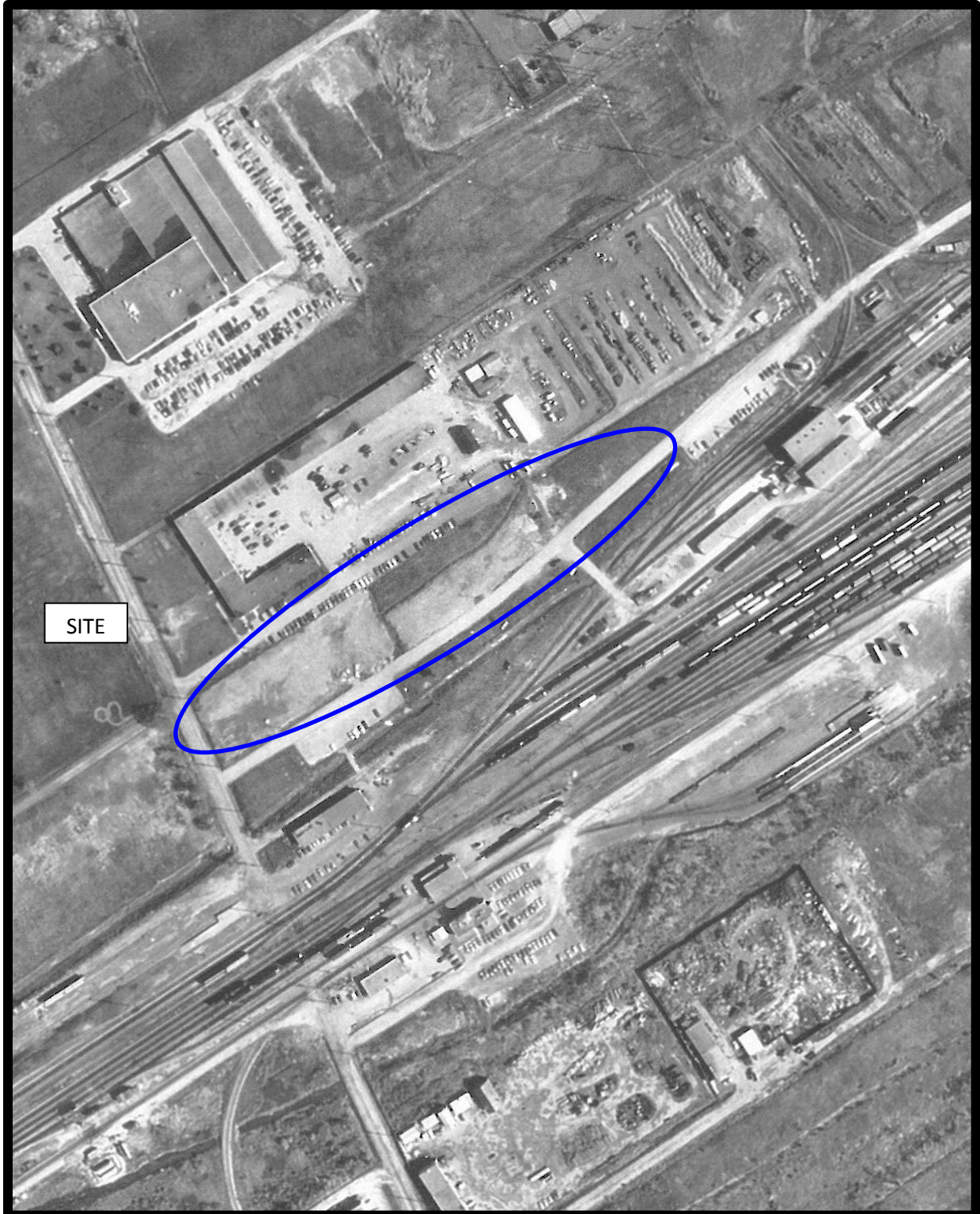
AERIAL PHOTOGRAPH  
1945



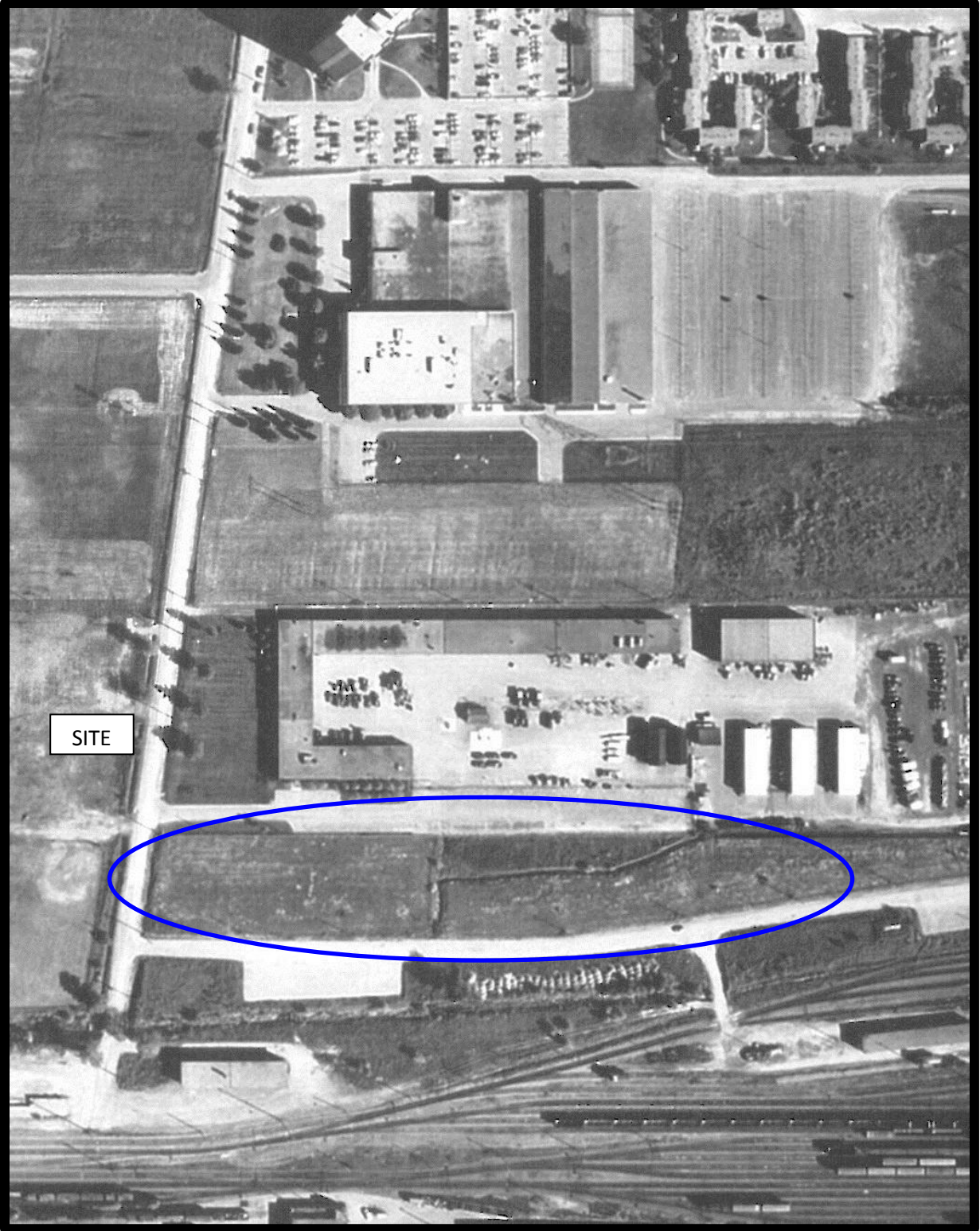
AERIAL PHOTOGRAPH  
1952



AERIAL PHOTOGRAPH  
1962



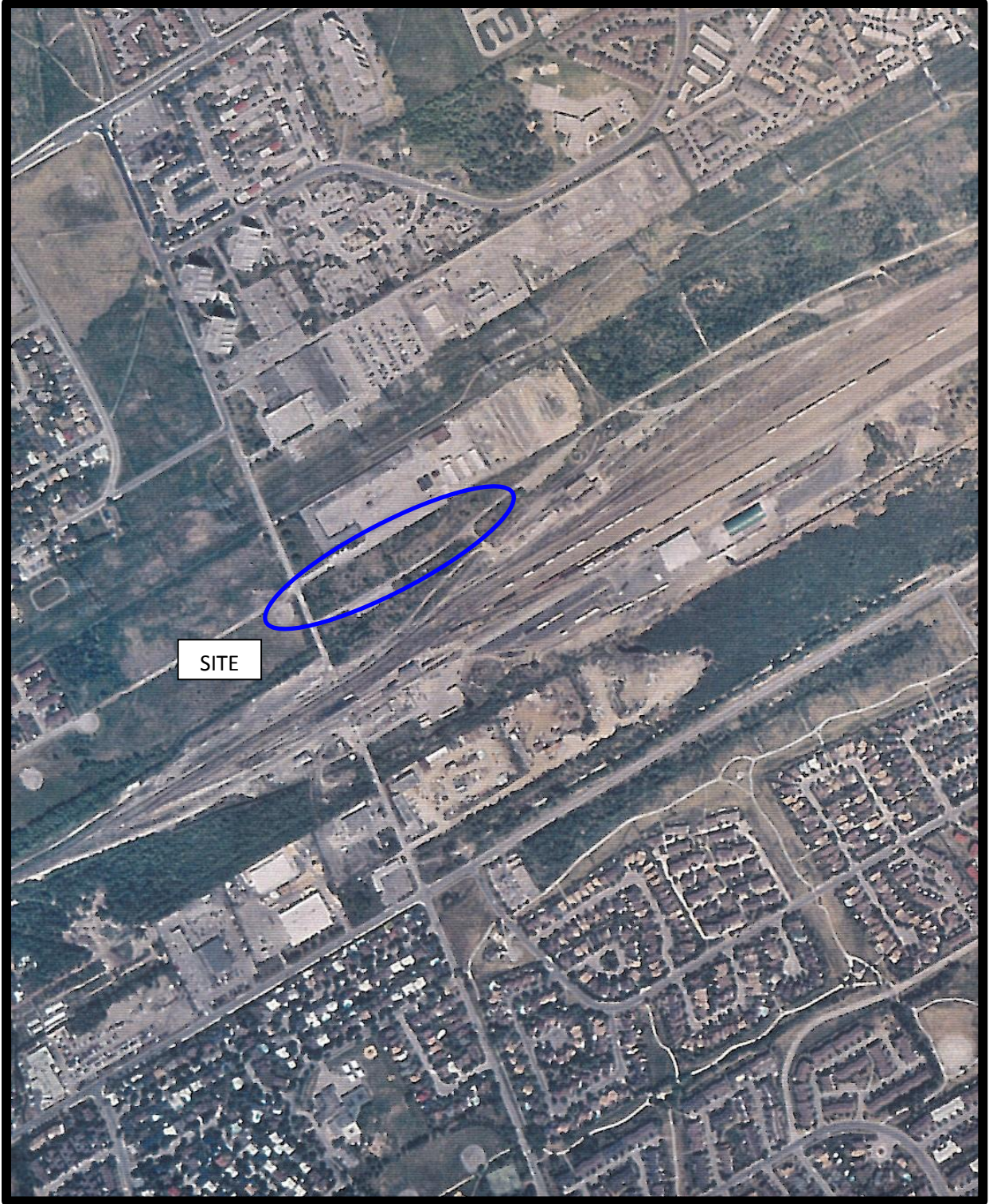
AERIAL PHOTOGRAPH  
1973



AERIAL PHOTOGRAPH  
1984



AERIAL PHOTOGRAPH  
1993



AERIAL PHOTOGRAPH  
1999

## Site Photographs

PE3666

3095 Albion Road North  
Ottawa, ON

September 25, 2015



Photograph 1: Entrance of subject site, facing east from Albion Road North.



Photograph 2: West-central portion of subject site, facing east, showing fill placement.



## Site Photographs

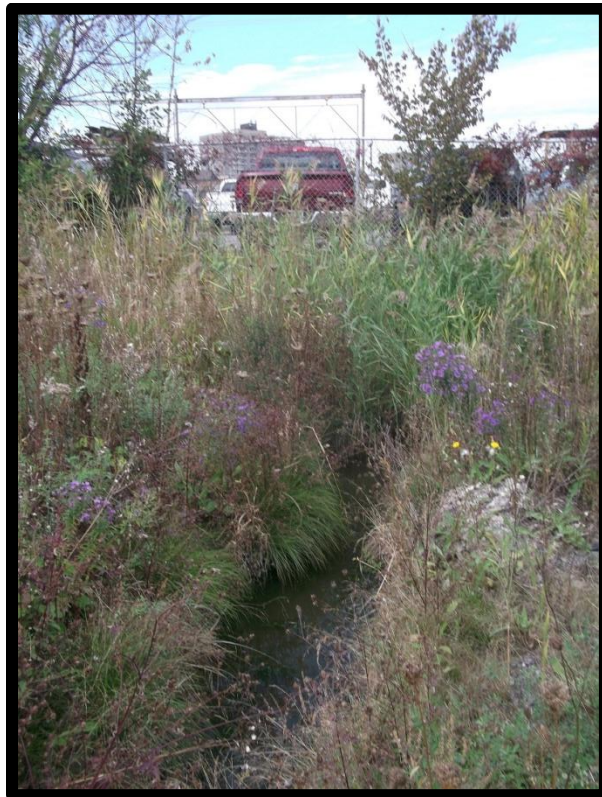
PE3666

3095 Albion Road North  
Ottawa, ON

September 25, 2015



Photograph 3: Facing northwest from central portion of subject site.



Photograph 4: Ditch in central portion of subject site, facing north.

## Site Photographs

PE3666

3095 Albion Road North  
Ottawa, ON

September 25, 2015



Photograph 5: Facing north from central portion of subject site, showing catch basin and pipe over water connection. Multi-unit industrial-commercial building and outbuildings (3091 Albion Road North) in background.



Photograph 6: Facing west from central portion of subject site.

## Site Photographs

PE3666

3095 Albion Road North  
Ottawa, ON

September 25, 2015



Photograph 7: Facing east from central portion of site. Note manhole in foreground and pipes over water connections.

# **APPENDIX 2**

**MOECC FREEDOM OF INFORMATION REQUEST AND RESPONSE**

**CHAIN OF TITLE**

**TSSA CORRESPONDENCE**

**MOECC WELL RECORDS**

## 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  Dan Arnott Paterson Group Inc. 154 Colonnade Road Ottawa, ON K2E 7J5 Email address: llopers@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  <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	
Your Project/Reference No.  PE3666	Signature/Print /Name of Requester  Dan Arnott			
Request Parameters				
Municipal Address / Lot, Concession, Geographic Township (Municipal address essential for cities, towns or regions) 3095 Albion Road North, Ottawa, Ontario				
Present Property Owner(s) and Date(s) of Ownership Ahlul-Bayt Centre Ottawa				
Previous Property Owner(s) and Date(s) of Ownership Twin Equipment (Outaouais), National Capital Commission				
Present/Previous Tenant(s), (if applicable)				
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)			1986-present	
Orders			1986-present	
Spills			1986-present	
Investigations/prosecutions ➤ Owner <b>AND</b> tenant information must be provided			1986-present	
Waste Generator number/classes			1986-present	
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				1986-present
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				1986-present

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.

Ministry of the Environment  
and Climate Change

Ministère de l'Environnement et de  
l'Action en matière de changement  
climatique



Freedom of Information and  
Protection of Privacy Office

Bureau de l'accès à l'information et  
de la protection de la vie privée

12<sup>th</sup> Floor  
40 St. Clair Avenue West  
Toronto ON M4V 1M2  
Tel: (416) 314-4075  
Fax: (416) 314-4285

12<sup>e</sup> étage  
40, avenue St. Clair ouest  
Toronto ON M4V 1M2  
Tél.: (416) 314-4075  
Télééc.: (416) 314-4285

October 20, 2015

Dan Arnott  
Paterson Group Inc  
154 Colonnade Rd S  
Ottawa, ON K2E 7J5

Dear Dan Arnott:

**RE: Freedom of Information and Protection of Privacy Act Request  
Our File #: A-2015-05832, Your Reference #: PE3666**

This letter is in response to your request made pursuant to the *Freedom of Information and Protection of Privacy Act* relating to 3095 Albion Road North, Ottawa.

After a thorough search of the Ministry's Ottawa District Office, Investigations and Enforcement Branch, Environmental Approvals Branch, Environmental Monitoring and Reporting Branch, Sector Compliance Branch and Safe Drinking Water Branch, records were located in response to your request. It is my decision to provide full access to the attached information.

In accordance with Section 57 of the *Freedom of Information and Protection of Privacy Act*, detailed below are our charges:

• Search Time 1 hour @ \$30/hour	\$30.00
• Copying 8 pages @ \$0.20/page	\$1.60
• Delivery	3.00
• <b>Total</b>	<b>\$ 34.60</b>
• Deposit Received	- 30.00
• <b>BALANCE WAIVED (NOT REQUIRED)</b>	<b>\$4.60</b>

You may request a review of my decision by contacting the Information and Privacy Commissioner/Ontario, 2 Bloor Street East, Suite 1400, Toronto, ON M4W 1A8 (800-387-0073 or 416-326-3333). Please note that there is a \$25.00 fee and you only have 30 days from receipt of this letter to request a review.

If you have any questions regarding this matter, please contact Daniel Demanuele at (416) 212-3183 or [daniel.demanuele@ontario.ca](mailto:daniel.demanuele@ontario.ca).

Yours truly,

For Heidi Ritscher  
FOI Manager

Attachments



**AMENDED CERTIFICATE OF APPROVAL  
INDUSTRIAL SEWAGE WORKS  
NUMBER 2184-87CJLR  
Issue Date: July 21, 2010**

Twin Realty Ltd.  
3091 Albion Rd N  
Ottawa, Ontario  
K1V 9V9

Site Location: Twin Equipment  
3091 and 3095 Albion Road North  
Ottawa City,

*You have applied in accordance with Section 53 of the Ontario Water Resources Act for approval of:*

the establishment of stormwater management *Works* to serve the Twin Equipment / Albion North Business Park commercial development located at 3091 Albion Road North and 3095 Albion Road North bordered by Albion Road to the west, City of Ottawa owned vacant land to the east, a Hydro corridor to the north and CN Railway lands to the south in the City of Ottawa, for the treatment and disposal of stormwater run-off from a catchment area of 6.52 hectares consisting of four catchment areas A1, A2, A3 and A4, to provide Enhanced water quality protection and to attenuate post-development peak flows to pre-development levels, discharging to the Sawmill Creek tributary, for all storm events up to and including the 100 year return storm, comprising of an on-site drainage ditch, inlet control devices (ICD) and an oil/grit separator as follows:

Proposed SWM Facility for Catchment Area A3 (0.67 ha.) and A4 (4.36 ha.)

- a stormwater management system to provide Enhanced water quality control and quantity control flow of 473.2 L/s during the 5-year storm event and 581.2 L/s during the 100 year storm even, comprised of the following:

- a realigned ditch at the western portion of the site, having an active storage volume of approximately 128.3 m<sup>3</sup> during the 100 year storm event and a total storage volume of 216 m<sup>3</sup>, discharging to a manhole STM MH 1 described below;
- a manhole STM MH 1, receiving runoff from the realigned ditch and from the on-site storm sewer system, equipped with a 205 mm diameter orifice plate ICD to control discharge from STM MH 1 at a maximum 5-year storm flowrate of 64.1 L/s and a maximum 100-year storm flowrate of 78.5 L/s, discharging via a 450 mm diameter pipe, manhole STM MH 4 and a 600 mm diameter pipe to an oil/grit separator described below;
- a realigned ditch at the eastern portion of the site, having an active storage volume of approximately 1,030.1 m<sup>3</sup> during the 100 year storm event and a total storage volume of 1,264 m<sup>3</sup>, discharging to a manhole STM MH 2 described below;



- a manhole STM MH 2, receiving runoff from the realigned ditch and from the on-site storm sewer system, equipped with a 433 mm diameter orifice plate ICD to control discharge from STM MH 2 at a maximum 5-year storm flowrate of 310.6 L/s and a maximum 100-year storm flowrate of 370.6 L/s, discharging via a 525 mm diameter pipe, manhole STM MH 4 and a 600 mm diameter pipe to an oil/grit separator described below;
- an oil grit separator (model Stormceptor STC 6000), receiving runoff from a catchment area of 5.03 hectares, having a sediment storage capacity of 26.945 m<sup>3</sup>, an oil storage capacity of 3.93 m<sup>3</sup> and a total storage capacity of 31.285 m<sup>3</sup>, discharging via a 600 mm diameter outlet pipe, headwall, rip-rap to an existing 600 mm diameter culvert that discharges to the Sawmill Creek tributary;

Existing SWM Facility for Catchment Area A1 (0.89 ha.) and A2 (0.6 ha.)

- a stormwater management *Works* for the collection and transmission of stormwater runoff from a catchment area of 1.49 hectares consisting of 0.89 hectares of existing building roof, paved parking and landscaped areas and 0.6 hectares of natural areas with uncontrolled runoff of 30.5 L/s during the 5-year storm event and 64.1 L/s during the 100 year storm event, to attenuate post-development peak flows to pre-development levels for all storm events up to and including the 100 year return storm, consisting of the following:

**Stormwater Management System**

- a stormwater management system to service a commercial development located at 3091 Albion Road in the City of Ottawa, controlling up to 100-year storm event runoff from a total area of 0.89 hectares relying on a swale and two (2) catchbasins with catchbasin CB1 equipped with an inlet control device (ICD) to control the discharge from CB1 to storm sewer at a maximum 5-year and 100 year storm flowrate of approximately 68.0 L/s;

including erosion/sedimentation control measures during construction and all other controls and appurtenances essential for the proper operation of the aforementioned *Works* ;

all in accordance with the following submitted supporting documents:

1. Application for Approval of Industrial Sewage Works submitted by Francois Vachon of Twin Realty Ltd. received on January 23, 2007, related to the Works of the Existing SWM Facility;
2. A report titled "Twin Equipment Servicing Brief and Stormwater Management Report Albion Road, Ottawa" prepared by McIntosh Perry Consulting Engineers dated December 19, 2006, related to the Works of the Existing SWM Facility;
3. Application for Approval of Municipal and Private Sewage Works submitted by Twin Realty Ltd. dated June 16, 2010;
4. Stormwater Management Report titled "Twin Equipment / Albion North Business Park 3091 & 3095 Albion Road North" and enclosed design drawings dated July 23, 2009 and revised December 17, 2009 and January 29, 2010, prepared by Novatech Engineering Consultants Ltd.; and

*For the purpose of this Certificate of Approval and the terms and conditions specified below, the following definitions apply:*

"*Certificate* " means this entire certificate of approval document, issued in accordance with Section 53 of the Ontario Water Resources Act, and includes any schedules;

"*Director* " means any *Ministry* employee appointed by the Minister pursuant to section 5 of the Ontario Water Resources Act;

"*District Manager* " means the District Manager of the Ottawa District Office of the *Ministry* ;

"*Ministry* " means the Ontario Ministry of the Environment;

"*Owner* " means Twin Realty Ltd. and includes its successors and assignees;

"*Works* " means the sewage works described in the *Owner* 's application, this *Certificate* and in the supporting documentation referred to herein, to the extent approved by this *Certificate* .

You are hereby notified that this approval is issued to you subject to the terms and conditions outlined below:

## TERMS AND CONDITIONS

### 1. GENERAL PROVISIONS

(1) The *Owner* shall make all necessary investigations, take all necessary steps and obtain all necessary approvals so as to ensure that the physical structure, setting and operations of the works do not constitute a safety or health hazard to the general public.

(2) Except as otherwise provided by these Conditions, the *Owner* shall design, build, install, operate and maintain the *Works* in accordance with the description given in this *Certificate* , the application for approval of the works and the submitted supporting documents and plans and specifications as listed in this *Certificate* .

(3) Where there is a conflict between a provision of any submitted document referred to in this *Certificate* and the Conditions of this *Certificate* , the Conditions in this *Certificate* shall take precedence, and where there is a conflict between the listed submitted documents, the document bearing the most recent date shall prevail.

(4) Where there is a conflict between the listed submitted documents, and the application, the application shall take precedence unless it is clear that the purpose of the document was to amend the application.

### 2. EXPIRY OF APPROVAL

The approval issued by this *Certificate* will cease to apply to those parts of the *Works* which have not been constructed within five (5) years of the date of this *Certificate* .

### 3. CHANGE OF OWNER

The *Owner* shall notify the *District Manager* and the *Director* , in writing, of any of the following changes within **thirty (30) days** of the change occurring:

(a) change of *Owner* ;

(b) change of address of the *Owner* ;

(c) change of partners where the *Owner* is or at any time becomes a partnership, and a copy of the most recent declaration filed under the Business Names Act, R.S.O. 1990, c.B17 shall be included in the notification to the *District Manager* ; and

(d) change of name of the corporation where the *Owner* is or at any time becomes a corporation, and a copy of the most current information filed under the Corporations Information Act, R.S.O. 1990, c. C39 shall be included in the notification to the *District Manager* .

4. OPERATION AND MAINTENANCE.

(1) The *Owner* shall ensure that, at all times, the *Works* and related equipment and appurtenances which are installed or used to achieve compliance with this *Certificate* are properly operated and maintained and meet with the operation and maintenance requirements of the Municipality.

(2) The *Owner* shall inspect the *Works* at least **once a year** and, if necessary, clean and maintain the *Works* to prevent the excessive buildup of sediments, oil/grit and/or vegetation.

(3) The *Owner* shall maintain a logbook to record the results of these inspections and any cleaning and maintenance operations undertaken, and shall keep the logbook at a readily accessible location for inspection by the *Ministry* . The logbook shall include the following:

(a) the name of the *Works* ; and

(b) the date and results of each inspection, maintenance and cleaning, including an estimate of the quantity of any materials removed.

5. RECORD KEEPING

The *Owner* shall retain for a minimum of **five (5) years** from the date of their creation, all records and information related to or resulting from the operation and maintenance activities required by this *Certificate* .

*The reasons for the imposition of these terms and conditions are as follows:*

1. Condition 1 is imposed to ensure that the *Works* are built and operated in the manner in which they were described for review and upon which approval was granted. This condition is also included to emphasize the precedence of Conditions in the *Certificate* and the practice that the Approval is based on the most current document, if several conflicting documents are submitted for review.
2. Condition 2 is included to ensure that, when the *Works* are constructed, the *Works* will meet the standards that apply at the time of construction to ensure the ongoing protection of the environment..
3. Condition 3 is included to ensure that the Ministry records are kept accurate and current with respect to approved works and to ensure that subsequent owners of the works are made aware of the certificate and continue to operate the works in compliance with it.
4. Condition 4 is included to require that the *Works* be properly operated and maintained such that the environment is protected .
5. Condition 5 is included to require that all records are retained for a sufficient time period to adequately evaluate the long-term operation and maintenance of the *Works* .

**This Certificate of Approval revokes and replaces Certificate(s) of Approval No. 2670-765K2X issued on August 17, 2007**

*In accordance with Section 100 of the Ontario Water Resources Act, R.S.O. 1990, Chapter 0.40, as amended, you may by written notice served upon me and the Environmental Review Tribunal within 15 days after receipt of this Notice, require a hearing by the Tribunal. Section 101 of the Ontario Water Resources Act, R.S.O. 1990, Chapter 0.40, provides that the Notice requiring the hearing shall state:*

1. The portions of the approval or each term or condition in the approval in respect of which the hearing is required, and;
2. The grounds on which you intend to rely at the hearing in relation to each portion appealed.

*The Notice should also include:*

3. The name of the appellant;
4. The address of the appellant;
5. The Certificate of Approval number;
6. The date of the Certificate of Approval;
7. The name of the Director;
8. The municipality within which the works are located;

*And the Notice should be signed and dated by the appellant.*

*This Notice must be served upon:*

The Secretary\*  
Environmental Review Tribunal  
655 Bay Street, 15th Floor  
Toronto, Ontario  
M5G 1E5

AND

The Director  
Section 53, *Ontario Water Resources Act*  
Ministry of the Environment  
2 St. Clair Avenue West, Floor 12A  
Toronto, Ontario  
M4V 1L5

\* Further information on the Environmental Review Tribunal's requirements for an appeal can be obtained directly from the Tribunal at: Tel: (416) 314-4600, Fax: (416) 314-4506 or [www.ert.gov.on.ca](http://www.ert.gov.on.ca)

*The above noted sewage works are approved under Section 53 of the Ontario Water Resources Act.*

DATED AT TORONTO this 21st day of July, 2010



---

Jennifer Barolet, P.Eng.  
Director  
Section 53, *Ontario Water Resources Act*

AM/

c: District Manager, MOE Ottawa  
Francois Thauvette, Novatech Engineering Consultants Ltd.

**CERTIFICATE OF APPROVAL  
MUNICIPAL AND PRIVATE SEWAGE WORKS**  
NUMBER 4934-87QPDD  
Issue Date: August 6, 2010

Twin Realty Ltd.  
3091 Albion Road N  
Ottawa, Ontario  
K1V 9V9

Site Location: 3091 & 3095 Albion Road, N. Ward 10  
City of Ottawa

*You have applied in accordance with Section 53 of the Ontario Water Resources Act for approval of:*

**storm sewers and sanitary sewers** to be constructed in the City of Ottawa, on 3095 Albion Road N;

all in accordance with the application from Twin Realty Ltd., dated **June 16, 2010**, including final plans and specifications prepared by Novatech Engineering Consultants Ltd.

*In accordance with Section 100 of the Ontario Water Resources Act, R.S.O. 1990, Chapter 0.40, as amended, you may by written notice served upon me and the Environmental Review Tribunal within 15 days after receipt of this Notice, require a hearing by the Tribunal. Section 101 of the Ontario Water Resources Act, R.S.O. 1990, Chapter 0.40, provides that the Notice requiring the hearing shall state:*

1. The portions of the approval or each term or condition in the approval in respect of which the hearing is required, and,
2. The grounds on which you intend to rely at the hearing in relation to each portion appealed.

*The Notice should also include:*

3. The name of the appellant;
4. The address of the appellant;
5. The Certificate of Approval number;
6. The date of the Certificate of Approval;
7. The name of the Director;
8. The municipality within which the works are located;

*And the Notice should be signed and dated by the appellant.*

*This Notice must be served upon:*

The Secretary\*  
Environmental Review Tribunal  
655 Bay Street, 15th Floor  
Toronto, Ontario  
M5G 1E5

AND

The Director  
Section 53, *Ontario Water Resources Act*  
Ministry of the Environment  
2 St. Clair Avenue West, Floor 12A  
Toronto, Ontario  
M4V 1L5

\* Further information on the Environmental Review Tribunal's requirements for an appeal can be obtained directly from the Tribunal at: Tel: (416) 314-4600, Fax: (416) 314-4506 or [www.ert.gov.on.ca](http://www.ert.gov.on.ca)

*The above noted sewage works are approved under Section 53 of the Ontario Water Resources Act.*

DATED AT TORONTO this 6th day of August, 2010



---

Jennifer Barolet, P.Eng.  
Director  
Section 53, *Ontario Water Resources Act*

DR/

c: District Manager, MOE Ottawa  
Sarah McCormick, Novatech Engineering Consultants Ltd.  
Richard Buchanan, Program Manager, Infrastructure Approvals  
Linda Carkner, Program Manager, Infrastructure Services  
Francois Thauvette, Novatech Engineering Consultants



## READ Abstracts Limited

331 Cooper Street, Suite 300, Ottawa, Ontario K2P 0A4

Email: [search@readsearch.com](mailto:search@readsearch.com)

Tel.: 613-236-0664

Fax: 613-236-3677

### ENVIRONMENTAL SEARCH

Nov 19, 2015

Paterson Group  
Attn: Daniel Arnott

#### BRIEF DESCRIPTION OF LAND:

3095 Albion Road  
Part Lot 2, Concession 4, Gloucester Rideau Front, being Parts 1 to 3 on 4R24494  
PIN: 04741-0131

LAST REGISTERED OWNER: THE TRUSTEES OF AHLUL-BAYT CENTRE,  
OTTAWA

#### CHAIN OF TITLE:

Deed GL23 registered September 11, 1868  
From Joseph McVey (aka McVeigh) to James Spratt

Tax Deed GL1244 registered November 27, 1872  
From John Holmes to John McGuire

Deed GL1245 registered November 27, 1872  
From John McGuire to John Neville

Deed GL1246 registered November 27, 1872  
From John Neville to James Spratt

Deed GL9994 registered July 20, 1891  
From James Spratt to Thomas A. Spratt

Deed GL19537 registered June 27, 1907  
From estate of Joseph McVeigh to Marie L. McVeigh



Quit Claim Deed GL29218A registered February 16, 1918  
From Mary L. McVeigh to John McVeigh

Deed GL43044 registered January 16, 1947  
From estate of Thomas A. Spratt to James E. Spratt

Deed OT900 registered March 31, 1950  
From Joseph D. McVeigh (estate of John McVeigh) to his Majesty the King

Deed OT6332 registered December 20, 1951  
From James E. Spratt to His Majesty the King

Deed OT11087/GL51415 registered February 16, 1954  
From His Majesty the King to Federal District Commission

By an Act of Parliament, Federal District Commission changed it's name to National  
Capital Commission

Lease NS107087 registered December 30, 1980  
From National Capital Commission to Steve Kung and Chui C. Tom

Deed LT1349502 registered December 18, 2000  
From National Capital Commission to 2000188 Ontario Inc.

Name Change LT1423872 registered August 5, 2001  
From 2000188 Ontario inc. To Twin Realty Ltd.

Lease OC424242 registered January 14, 2005  
From Twin Realty Ltd. To Her Majesty the Queen in Right of Ontario as represented by  
The Management Board of Cabinet

Deed OC1143683 registered Aug 4, 2010  
From Twin Realty Ltd. to Twin Realty Ltd.

Deed OC1420290 registered Oct 17, 2012  
From Twin Realty Ltd. to The Trustees of Ahlul-Bayt Centre, Ottawa

## Daniel Arnott

---

**From:** Public Information Services [publicinformationservices@tssa.org]  
**Sent:** September-23-15 7:52 AM  
**To:** Daniel Arnott  
**Subject:** RE: Environmental Assessment Information Search Request

Sorry Daniel there was an error in my earlier e-mail. 3091 Albion Road North has record of 2 active underground fuel tanks.

My apologies for the inconvenience.

---

**From:** Daniel Arnott [mailto:DArnott@patersongroup.ca]  
**Sent:** Tuesday, September 22, 2015 4:49 PM  
**To:** Public Information Services  
**Subject:** Environmental Assessment Information Search Request

Good afternoon:

Could you please complete a search of your records for underground/aboveground storage tanks, historical spills, or other incidents/infractions at the following six (6) properties in the city of Ottawa, Ontario:

3050 Albion Road  
3091 Albion Road North  
3095 Albion Road North  
3050 Conroy Road  
3130 Conroy Road  
1250 Ledbury Avenue

Thank you very much for your time.

Daniel J. Arnott, P.Eng.  
Environmental Engineer

**patersongroup**

**Paterson Group Inc.**  
**solution oriented engineering**

154 Colonnade Road South  
Ottawa, Ontario, K2E 7J5  
Office: 613.226.7381 Ext. 237  
Fax: 613.226.6344  
Email: [darnott@patersongroup.ca](mailto:darnott@patersongroup.ca)



14th Floor, Centre Tower  
3300 Bloor Street West  
Toronto, Ontario  
Canada M8X 2X4  
Tel.: 416.734.3300  
Fax: 416.231.1626  
Toll Free: 1.877.682.8772  
  
www.tssa.org

**Tel: (416) 734-3586**  
**Fax: (416) 734-3568**  
**Email: [publicinformationservices@tssa.org](mailto:publicinformationservices@tssa.org)**

**28 September 2015**  
**File No: FS 51885**

Daniel J. Arnott  
PATERSON GROUP INC  
154 Colonnade Road South  
OTTAWA ON K2E 7J5

Dear Sir:

**RE: 3091 Albion Road, Ottawa, Ontario**

This is with reference to your request and fee of \$50.00 + HST, for information on the above location.

Enclosed are computerised screen prints showing an active self-serve private fuel outlet along with equipment details showing underground fuel storage tank details. Copies of the inspection reports are also enclosed.

The *Technical Standards and Safety Act* and associated regulations do not require the registration of private fuel outlets. Nor does it require that any documentation on these facilities be submitted to, or reviewed or approved by TSSA. As a result TSSA has limited information on these facilities. TSSA cautions that any information provided may be inaccurate, incomplete or out of date.

After a search of our files, TSSA has no record of any further outstanding instructions, incident reports, fuel oil spills, or contamination records respecting the above-mentioned property.

This is all the information the Fuels Safety Division has at this time regarding the above address.

***It should be noted that the Fuels Safety Division did not register private fuel underground/aboveground storage tanks prior to January of 1990 or furnace oil tanks prior to May 1, 2002. Also note that the Fuels Safety Division does not register waste oil tanks in apartments, office buildings, residences etc. or ABOVEGROUND gas or diesel tanks.***



14th Floor, Centre Tower  
3300 Bloor Street West  
Toronto, Ontario  
Canada M8X 2X4  
Tel.: 416.734.3300  
Fax: 416.231.1626  
Toll Free: 1.877.682.8772

[www.tssa.org](http://www.tssa.org)

TSSA does not make any representations or warranties with respect to the accuracy or completeness of any records released by TSSA, and the user assumes all risk in using or relying on released records.

Yours truly,

Sarah Quibell  
Public Information Agent



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Item Instances

General

- Additional Attributes
- Assets
- Party Relationships

Quick Find Item Instance

Go

Advanced Search

Logged In As SQUIBELL

Item Instance Details

- Owner
- Parties
- Accounts
- Contacts
- Summary

Item Instance: 9379976  
 Item: FS PRIVATE FUEL OUTLET - SELF SERVE  
 Item Description: Fuels Safety Private Fuel Outlet - Self Serve

- Pricing
- Counters
- Contracts
- Notes
- Transactions
- Service Requests
- Repair Orders
- History
- Operating Units
- Configuration

General Attributes

Organization Name TSSA Item Master

Instance Name

Last Version Label 1

Version Label Date 13-DEC-1990 0:00

Revision

New Version Label

System

System input field

External Reference

Item Instance Type

Item Instance Type dropdown

Accounting Classification Customer Product

Operational Status Not Used

Lot Number : not lot-controlled

Status Active

Condition

Quantity 1

UOM Each

Start Date 13-DEC-1990

Start Time 0:00

Shipped On Date

Shipped On Time

End Date

End Time

Return By Date

Return By Time

Actual Return Date

Actual Return Time

\* Indicates required field.

Time format is HH24:MM

Note: You do not have permission to make updates in this page.

Creation Completed

Owner

Party Type Party

CHIEF

Party Name: TRANSPORTATION & TECHNICAL SERVICES

Party Number: 88785

Account Number: 38465

Account Name CHIEF TRANSPORTATION & TECHNICAL SERVICES

Current Location

\* Type Party Site

Party Site dropdown

Party Name CHIEF TRANSPOR

Party Name dropdown

Party Number 88785

\*Line 1 3091 ALBION RD

\*Line 1 dropdown

Site Number 86559

Address 3091 ALBION RD OTTAWA, K1V, CA

Installed At

Installed Date 13-DEC-1990

Installed Time 0:00

Time format is HH24:MM

Change in installed date does not change contract date.

Type

Type dropdown

Order

Sales Order Number                      Sales Order Date  
Sales Order Line  
Purchase Order Number                      Agreement Name

**Item Flags**

- BOM Enabled
- IB Trackable                       Inventory Trackable
- Sellable                                       Shippable

**Item Views**

- Merchant                                       Customer

**Descriptive Flexfields**

Context Value  

Select Context Value and click 'Go' to show relevant fields.

Facility Type 2  

Facility Type 3  

Total Capacity - Liquid Fuel Tanks (L)

Total Capacity - Propane Tank s (USWG)

\* Previous Facility Type  

Previous Instance Number  

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**Item Instance** | **Counters** | **Mass Update**

**Item Instances** | [Systems](#) | [Transactions](#)

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**View : Item Instance : 10899401**

Item	<b>FS LIQUID FUEL TANK</b>	System	
Item Description	<b>FS Liquid Fuel Tank</b>	Owner	<b>CHIEF TRANSPORTATION &amp; TECHNICAL SERVICES</b>
		Account Number	<b>38465</b>
<p><b>General</b>   <b>Location</b>   <b>Associations</b>   <b>Configuration</b>   <b>Counters</b>   <b>Notes</b></p>			
External Reference		New Version Label	
Organization	<b>TSSA Item Master</b>	Last Version Label	<b>1</b>
Revision		Creation Date	<b>13-Dec-1990 00:00:00</b>
Instance Name		Status	<b>Active</b>
Quantity	<b>1</b>	Install Date	<b>13-Dec-1990 00:00:00</b>
UOM	<b>Each</b>	Expiration Date	
Item Instance Type		Shipped On Date	
Item Condition		Return By Date	
Accounting Classification	<b>Customer Product</b>	Actual Return Date	
Operational Status Code	<b>Not Used</b>		

#### Other Item Instance Details

- [Transaction History](#)
- [Item Instance History](#)
- [Operating Units](#)
- [Contracts](#)
- [Orders](#)
- [Service Requests](#)
- [Orders and Directives](#)
- [View Relationship Graphically](#)
- [OMS Orders](#)

Hide Instance Flex Fields

Show Additional Attributes

Fuel Type1	<b>Gasoline</b> <small>Gasoline</small>
Fuel Type2	
Fuel Type3	
Capacity (L)	<b>22700</b>
Tank Material	<b>Fiberglass (FRP)</b> <small>Fiberglass (FRP)</small>
Tank Type	<b>Double Wall UST</b> <small>Double Wall UST</small>
FS Corrosion Protection	<b>Fiberglass</b> <small>Fiberglass</small>
Overfill Protection Type	
Installation Year	<b>1991</b>
ULC Standard	
Manufacturer	
Model	
Serial Number	
Description	<b>UNDERGROUND TANK</b>

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**Item Instance** | **Counters** | **Mass Update**

**Item Instances** | [Systems](#) | [Transactions](#)

Item Instance: [Item Instances](#) >

View : Item Instance : 10899416

Item **FS LIQUID FUEL TANK**

System  
Owner **CHIEF TRANSPORTATION & TECHNICAL SERVICES**

Item Description **FS Liquid Fuel Tank**

Account Number **38465**

#### Other Item Instance Details

- [Transaction History](#)
- [Item Instance History](#)
- [Operating Units](#)
- [Contracts](#)
- [Orders](#)
- [Service Requests](#)
- [Orders and Directives](#)
- [View Relationship Graphically](#)
- [OMS Orders](#)

**General** | **Location** | **Associations** | **Configuration** | **Counters** | **Notes**

External Reference		New Version Label	
Organization	<b>TSSA Item Master</b>	Last Version Label	<b>1</b>
Revision		Creation Date	<b>13-Dec-1990 00:00:00</b>
Instance Name		Status	<b>Active</b>
Quantity	<b>1</b>	Install Date	<b>13-Dec-1990 00:00:00</b>
UOM	<b>Each</b>	Expiration Date	
Item Instance Type		Shipped On Date	
Item Condition		Return By Date	
Accounting Classification	<b>Customer Product</b>	Actual Return Date	
Operational Status Code	<b>Not Used</b>		

Hide Instance Flex Fields

Show Additional Attributes

Fuel Type1 **Diesel**  
Diesel

Fuel Type2  
Fuel Type3

Capacity (L) **45400**

Tank Material **Fiberglass (FRP)**  
Fiberglass (FRP)

Tank Type **Double Wall UST**  
Double Wall UST

FS Corrosion Protection **Fiberglass**  
Fiberglass

Overfill Protection Type  
Installation Year **1991**

ULC Standard  
Manufacturer  
Model

Serial Number  
Description **UNDERGROUND TANK**

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Perform Inspection (FS) for Job 030610172-001 (FS INS 2004-10745)

Description:

[Assignments](#)

Status: Complete by NORMAND

Schedule

Assigned To:

Scheduled Start:

[Reports](#)

Outcome:

Scheduled Complete:

Actual Start:

Actual Complete:

[Details](#) | [Client](#) | [Ranger](#) | [Time](#) | [Documents](#) | [Comments](#) | [O/S Orders](#) | [Resolved/Orders](#)

FS-2004-0010746

Re-Inspection Date:

To insert general comments on the inspection report, click on the "Comments" Tab and Right Click Insert the comments.



TECHNICAL STANDARDS and SAFETY AUTHORITY  
www.tssa.org

4th Floor, West Tower  
3300 Bloor Street West  
Toronto, Ontario M8X 2X4  
(416) 325 - 2943

# Fuel Safety Inspection Report

1 Report Number:

2 File Number:

## Technical Standards and Safety Act, 2000

3 Location Address 3091 ALBION RD. N OTTAWA, ONTARIO KIV-9V9		4 License/Serial Number	5 Job Type Inspection (FS)	6 Inspection Date Jun 25, 2004
8 Client P M L CONSTRUCTION 3091 ALBION RD. N OTTAWA, ONTARIO KIV-9V9		7 Facility Type  The Facility/Equipment is inspected in accordance with Ontario's Technical Standards & Safety Act and the appropriate regulations and codes. When an Inspector's order is issued, time limits for compliance reflect the severity of the violation and serve to avoid disruption of service. In the interim period the recipient must ensure that additional precautions are taken for safe use.		

9 Order No.	10 Code Section	11 Order Issued To REG. MAIL	12 Compliance Date
-------------	-----------------	------------------------------	--------------------

9 Order No.	10 Code Section	11 Order Issued To	12 Compliance Date
1		REG. MAIL	Jul 25, 2004
	<p><b>Deficiency</b></p> <p>FSD_LFHC 1.1.7 Dispensers at dispensing facilities, tank vehicle loading and unloading areas, underground storage tank fill pipe and gauge pipe locations and any area where handling operations occur shall be kept clean and free of ground vegetation and combustible materials by the operator.</p> <p>FSD_LFHC 6.61.1.19 ELECTRICALLY OPERATED DISPENSING EQUIPMENT SHALL BE PROVIDED WITH AN ACCESSIBLE SECONDARY CONTROL SWITCH INSTALLED SO AS TO ENSURE THAT THE ELECTRICAL SUPPLY CAN BE SHUT OFF.</p> <p>FSD_LFHC 3.2.1.5 EVERY ABOVEGROUND STORAGE TANK SHALL BE PROTECTED FROM VEHICULAR IMPACT.</p> <p>FSD_LFHC 3.2.1.4 EVERY ABOVEGROUND STORAGE TANK AND ALL CONNECTED PIPING SHALL BE MAINTAINED SO AS TO PREVENT CORROSION FROM OCCURRING.</p> <p>FSD_LFHC 3.5.9 ABOVEGROUND STORAGE TANKS EXPOSED TO VEHICULAR TRAFFIC SHALL BE PROTECTED FROM IMPACT BY [A] DESIGN IN ACCORDANCE WITH AN APPROVED STANDARD, OR [B] POSTS OR GUARD RAILS WHICH ARE LOCATED AT LEAST 1 METRE AWAY FROM THE TANKS.</p> <p>FSD_LFHC 1.1.8 EVERY RETAIL OUTLET, MARINA, PRIVATE OUTLET AND BULK PLANT AND EVERY VEHICLE SHALL BE MAINTAINED IN A SAFE OPERATING CONDITION BY THE OWNER OR OPERATOR AND SHALL BE OPERATED SAFELY. ANY DEFECTIVE EQUIPMENT OR COMPONENT SHALL BE REPAIRED OR REPLACED. HOSE JOINER LEAKING MUST BE CHANGED AND CLEANED UP.</p> <p>FSD_LFHC 3.2.1.3 ABOVEGROUND STORAGE TANKS SHALL REST ON THE GROUND, ON FOUNDATIONS OR ON SUPPORTS DESIGNED IN ACCORDANCE WITH GOOD ENGINEERING PRACTICE OR THE ONTARIO BUILDING CODE.</p> <p>LFHC 3.2.3.1 Aboveground storage tanks shall be permanently marked to identify the product they contain, on at least two sides, in a size to ensure clear legibility from at least 4.5 metres or from outside a dike, whichever distance is greater.</p> <p>LFHC 6.1.1.15 Dispensing of product at a facility shall be by pumping and the dispensing equipment shall be located not less than, a. 3 metres from a property line; b. 3 metres from any highway as defined in the Highway Traffic Act; c. 4.5 metres from any opening in a building, d. 1 metre from a building; and e. 7.5 metres from any fixed source of ignition.</p>		

INSPECTION NOTE: ON SITE RE COMPLAINT INSPECTORS INSTRUCTIONS ISSUED. WHEN COMPLETE FAX SIGNED FORM TO

13 Total Time 2.75	14 Travel Time 0.5	15 Billable Hours 2.75	16 Additional Charges
-----------------------	-----------------------	---------------------------	-----------------------

**Voluntary Compliance Option\* - Eligible?**  Yes  No \*Please, refer to guidelines

I hereby confirm that all the Inspector's orders, appearing on this inspection report have been completed.

Print Name REG. MAIL Client Signature \_\_\_\_\_

David Norman  
Inspector

As a not-for-profit regulatory authority, TSSA operates on a cost recovery basis. An invoice will be issued for this activity.

**Putting Public Safety First**

(Note: This is not an invoice)



TECHNICAL STANDARDS and  
SAFETY AUTHORITY  
www.tssa.org

4th Floor, West Tower  
3300 Bloor Street West  
Toronto, Ontario M8X 2X4  
(416) 325 - 2943

## Fuel Safety Inspection Report

1 Report Number:

2 File Number:

### Technical Standards and Safety Act, 2000

<b>3 Location Address</b> 3091 ALBION RD. N OTTAWA, ONTARIO KIV-9V9	<b>4 License/Serial Number</b>	<b>5 Job Type</b> Inspection (FS)	<b>6 Inspection Date</b> Jun 25, 2004
<b>7 Facility Type</b>			
<b>8 Client</b> P M L CONSTRUCTION 3091 ALBION RD. N OTTAWA, ONTARIO KIV-9V9	<b>The Facility/Equipment is inspected in accordance with Ontario's Technical Standards &amp; Safety Act and the appropriate regulations and codes. When an Inspector's order is issued, time limits for compliance reflect the severity of the violation and serve to avoid disruption of service. In the interim period the recipient must ensure that additional precautions are taken for safe use.</b>		

613-284-8296 BY COMPLIANCE DATE FAILURE TO DO SO COULD INCUR FURTHER CHARGES.

\* Note: This report is eligible for the Voluntary Compliance option. Should you choose to exercise it, please adhere to the following procedure:

1. All Inspectors orders appearing on the inspection report must be complied with.
2. The recipient must complete the Voluntary Compliance Option box. After complying with the above conditions, this inspection report must be returned directly to TSSA head office via fax or mail, by the last compliance date appearing on the inspection report.
3. Should TSSA fail to receive the Voluntary Compliance Form by the compliance date, an inspector will re-inspect and bill at double our normal rate.

For more information please contact TSSA at the number above or toll-free at 1-877-682-8772. It is an offence to knowingly make a false statement or to furnish false information under the Act, the Regulations or a Ministers order. (Technical Standards and Safety Act, 2000; Sect 37)

<b>13 Total Time</b> 2.75	<b>14 Travel Time</b> 0.5	<b>15 Billable Hours</b> 2.75	<b>16 Additional Charges</b>
------------------------------	------------------------------	----------------------------------	------------------------------

**Voluntary Compliance Option\* - Eligible?**  Yes  No \*Please, refer to guidelines

I hereby confirm that all the Inspector's orders, appearing on this inspection report have been completed.

Print Name REG. MAIL

Client Signature \_\_\_\_\_

**David Norman**  
Inspector

As a not-for-profit regulatory authority, TSSA operates on a cost recovery basis. An invoice will be issued for this activity.

**Putting Public Safety First**

(Note: This is not an invoice)

Perform Periodic Inspection (FS) for Job 009379983-002 (D030428)

Description: **D030428 Private Fuel Ou 28**

Status: **Complete by EMPLOYEF**

Assigned To: **CONV**

Outcome: **Inspection Complete**

Assignments

Schedule

Scheduled Start:

Scheduled Complete:

Actual Start:

Actual Complete:

Reports

Details	Deficiencies	Time	Documents	Comments	O/S Orders	Resolved/Orders	Create Def
Note Type	Last Updated By	On	Locked	Note			
FS Deficiency Resolved	FORMER EMPLOYEE	Nov 29, 1995 00:00:00	<input type="checkbox"/>	GASOLINE REVISED REGULATION 521/93 Section# 05.23			
FS Deficiency Resolved	FORMER EMPLOYEE	Nov 29, 1995 00:00:00	<input type="checkbox"/>	GASOLINE REVISED REGULATION 521/93 Section# 05.41			
FS Deficiency Resolved	FORMER EMPLOYEE	Nov 29, 1995 00:00:00	<input type="checkbox"/>	GASOLINE REVISED REGULATION 521/93 Section# 04.5			
FS Deficiency Resolved	FORMER EMPLOYEE	Nov 29, 1995 00:00:00	<input type="checkbox"/>	GASOLINE REVISED REGULATION 521/93 Section# 05.20(e) 0-			

00548867



Ministry of Consumer and Commercial Relations  
Ministère de la Consommation et du Commerce

Technical Standards Division  
Division des normes techniques

Inspection and Enforcement Branch  
Direction de l'inspection et de l'application des mesures législatives

Inspector's Report / Rapport de l'inspecteur/inspectrice  
Part A/Partie A

Report #/N° de rapport :

D- 30428

Location Inspected/Lieu inspecté  
NATIONAL CAPITAL COMMISSION

Address/Adresse  
3091 AUBURN RD.

City/town/Ville  
OTTAWA

Postal Code/Code postal  
N/A

Tel.No./N° de tél.  
234 5561

Operator's Name/Nom de la personne responsable  
MICHEL LAFONTAINE

Licence #/N° de permis  
000104 8765

Owner's Name / Nom du/de la propriétaire  
N.C.C.

Address/Adresse  
202-40 ELGIN

City/town/Ville  
OTTAWA

Postal Code/Code postal  
K1P 1C7

Tel.No. /N° de tél.  
259 5718

Fuel Supplier/Fournisseur de combustible  
STINSON

City/Ville  
OTTAWA

Contractor/Entrepreneur  
Registration #/N° d'inscription

OPERATION/ACTIVITÉ 20	SUB TYPE/SOUS-TYPE	LOC TYPE/TYPE DE LIEU 04	POP DENS/DENS. DE POP. 03	FUEL/COMBUSTIBLE GAS DIESEL	CLASS/CATÉGORIE 03	REASON/RAISON 26	TRIGGER/MOTIVÉ PAR : 02
ACTION/MESURES PRISES 01	ACT/LOI GTA	REG/RÉGLEMENT S21/93	DURATION/DURÉE 1.5	BILLABLE/À FACTURER 1.5	TRAVEL/DÉPLACEMENT 7	BILL FACTURER Y/N (O/N) Y	
DAMAGE/DOMMAGES	OCC RATE/GRAV. DE L'ACC.	CAUSE/CAUSE	CON FACT/FACT. CONTR.	OCC DATE/DATE DE L'ACC.	OCC TIME/HEURE DE L'ACC.	MANDATED MANDAT Y/N (O/N) Y	
FIELD 1/ DOMAINE 1	CALL/INTERVENTION 01	CONSULT CONSULT. Y/N (O/N) N	SITE REM REMÉDIER Y/N (O/N) N				F/U REQ'D? SUIVI REQUIS? Y/N (O/N) N

Comments/Remarques

Equipment/Appliance/Component / Matériel/Appareil/Composant

Type/Type  
Code/Code

Description/Description

Manufacturer/Fabricant

Model/Modèle  
Serial #/N° de série

Material/Matériel

Corrosion Protection/Protection contre la corrosion

Fuel Input Rating/Débit de combustible

Capacity/Capacité

Installation Date/Date d'installation

Manufacture Date/Date de fabrication

Supply Pressure/Pression d'alimentation  
Manifold Pressure/Pression d'admission

**RECEIVED**  
DEC 07 1995  
Technical Standards Division

Equipment/Appliance/Component / Matériel/Appareil/Composant

Type/Type  
Code/Code

Description/Description

Manufacturer/Fabricant

Model/Modèle  
Serial #/N° de série

Material/Matériel

Corrosion Protection/Protection contre la corrosion

Fuel Input Rating/Débit de combustible

Capacity/Capacité

Installation Date/Date d'installation

Manufacture Date/Date de fabrication

Supply Pressure/Pression d'alimentation  
Manifold Pressure/Pression d'admission

Client's Signature / Signature du client/de la cliente

Inspector's Name / Nom de l'inspecteur/inspectrice

Badge #/N° d'insigne

Date of Inspection / Date de l'inspection  
Y/A M/M D/J  
5/11/99

0054 8867



Ontario: Ministry of - Consumer and Commercial Relations / Ministère de la Consommation et du Commerce

Technical Standards Division / Division des normes techniques

Inspection and Enforcement Branch / Direction de l'inspection et de l'application des mesures législatives

Inspector's Instructions/Orders / Directives et ordres de l'inspecteur/inspectrice Part B/Partie B

Report #/N° de rapport :

D 30428

Date : 1995 11 24 Y/A MM D/J

Location Address (No RR's) / Adresse du lieu inspecté (pas de RR) 3091 ALBION RD., OTTAWA
Issued To/Délivré à DAN BASTIEN Position/Fonction MANAGER FLEET SUPPORT
Mailing Address/Adresse postale

Your attention is required pursuant to: / Ces ordres ou directives vous sont donnés en vertu : Act de la Loi G.I.A. Regulation du Règlement S21/93
Licence # / N° de permis 0001048765 Expiry/Expiration N/A Registration # / N° d'inscription Certificate # / N° de certificat Expiry/Expiration

Table with 6 columns: CALL/INTERVENTION, ACTION/MESURES PRISES, DURATION/DURÉE, BILLABLE/À FACTURER, TRAVEL/DÉPLACEMENT, BILL Y/N / FACTURER (O/N)

Main table with 4 columns: Order #/ N° de l'ordre, Section/ Article, You are hereby instructed to correct the following infraction(s)/ Vous devez rectifier l'infraction ou les infractions suivantes, Compliance Date/ Date limite d'exécution. Includes items 1, 2, 3, A and handwritten notes.

Received By: (print) / Reçu par : (en lettres moulées) DANIEL BASTIEN
Inspector: (print) / Inspecteur(trice) : (en lettres moulées)
Position: / Fonction : MANAGER, FLEET SUPPORT, SRVS
Signature: [Signature]
Inspector's Badge #: / N° d'insigne de l'inspecteur(trice) :

U.I.M. 118 12 1414914310 E  
 19R 15101213191610 N  
 Elev. 19R 01230  
 Basin 25



The Water-well Drillers Act, 1954  
 Department of Mines

RECEIVED  
 JAN 14 1955  
 GEOLOGICAL BRANCH  
 DEPARTMENT OF MINES  
 No. 7767

# Water-Well Record

County or Territorial District CARLETON Township, Village, Town or City Ottawa  
 Con. 3 Lot 2 Street and Number (if in Village, Town or City) 544  
 Owner WALKER, FREIGHTYARD Address OTTAWA  
 Date completed 15 11 54  
 (day) (month) (year) C.P.R.

## Pipe and Casing Record

## Pumping Test

Casing diameter (s) <u>4"</u>	Static level <u>3"</u>
Length (s) <u>44'</u>	Pumping rate <u>8 G.P.M.</u>
Type of screen	Pumping level <u>6'</u>
Length of screen	Duration of test <u>1 HOUR</u>

## Well Log

## Water Record

Overburden and Bedrock Record	From ft.	To ft.	Depth (s) at which water (s) found	No. of feet water rises	Kind of water (fresh, salty, or sulphur)
GREY CLAY	0	4	138'	135	SULPHUR
BLUE CLAY	4	33			
FINE SAND	33	44			
BLACK SHAIL	44	105			
GRAY SHAIL	105	130			
GREY LIME STONE	130	138			

For what purpose(s) is the water to be used?  
CAR BARNES  
 Is water clear or cloudy? CLOUDY  
 Is well on upland, in valley, or on hillside? UPLAND  
 Drilling firm THOS H ADAMS  
 Address HURDMANS BRIDGE  
 Name of Driller T H A  
 Address HURDMANS RD  
 Licence Number 42  
 I certify that the foregoing statements of fact are true.  
 Date Dec 31 1954 Thos H Adams  
 Signature of Licensee

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

SEE ATT  
 J-9

ALBion Rd

UIM 1182 449 1120 E

9R 5023540 N

Elev. 91R 0270

Basin 3 25



ONTARIO

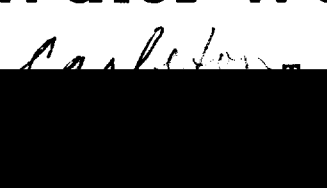
15 No 7769

GROUND WATER BRANCH  
OCT 29 1957

The Water-well Drillers Act, 1954  
Department of Mines

# Water-Well Record

OTTAWA  
~~Gloucester~~



Ship, Village, Town or City  
Address 506 Mayfair Ottawa

Date completed 11/12 June 1957  
(day) (month) (year)

## Pipe and Casing Record

## Pumping Test

Casing diameter(s) 4"  
Length(s) 32'  
Type of screen  
Length of screen

Static level 10'  
Pumping rate 400 G.P.H.  
Pumping level 10'  
Duration of test 1/2 hr.

## Well Log

## Water Record

Overburden and Bedrock Record	From ft.	To ft.	Depth (s) at which water (s) found	No. of feet water rises	Kind of water (fresh, salty, or sulphur)
Clay	0	30	39-41	29-31	fresh
limestone	30	41			

For what purpose(s) is the water to be used? office & plant

Is water clear or cloudy? clear

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

Drilling firm W.M. Sparks

Address 413 Edgeworth Ave

Name of Driller E Cheslock

Address Britannia Bay

Licence Number 517

I certify that the foregoing statements of fact are true.

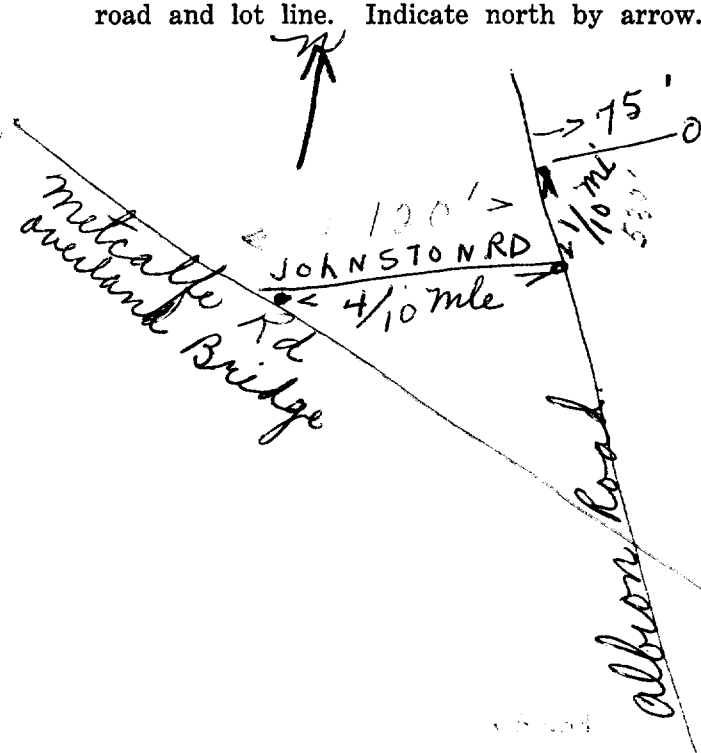
Date Oct 22/57 E Cheslock

Signature of Licensee

Per A J Sparks

## Location of Well

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



ALBION RD.



UTM 18 2 44910160<sup>E</sup>  
9 R 5023750<sup>N</sup>  
 Elev. 9<sup>R</sup> 02810  
 Basin 25               



RECEIVED 15 No. 7771  
 OCT 13 1953  
 GEOLOGICAL BRANCH  
 DEPARTMENT OF MINES

The Well Drillers Act  
 Department of Mines, Province of Ontario

# Water Well Record

County or Territorial District... Carleton ... ~~Township, Village, Town or City~~ ... City of Ottawa  
 Con... H.F. Lot... 5 Street and Number (if in Village, Town or City)... Carleton Rd.  
 Owner... Federal District Commission Address... 241 Carleton Ave. Ottawa  
 Date Completed... 7 Oct. 53 Cost of Well (excluding pump)... 280.<sup>00</sup>  
 (day) (month) (year)

## Pipe and Casing Record

## Pumping Test

Casing diameter(s)..... <u>4"</u>	Date..... <u>Oct. 7, 53</u>
Length(s) of casing(s)..... <u>34 1/2'</u>	Static level..... <u>4 ft.</u>
Type of screen.....	Pumping level..... <u>16 ft.</u>
Length of screen.....	Pumping rate..... <u>2.50 gal. per min.</u>
Distance from top of screen to ground level.....	Duration of test..... <u>1 hr.</u>
Is well a gravel-wall type?.....	Distance from cylinder or bowls to ground level.....

## Water Record

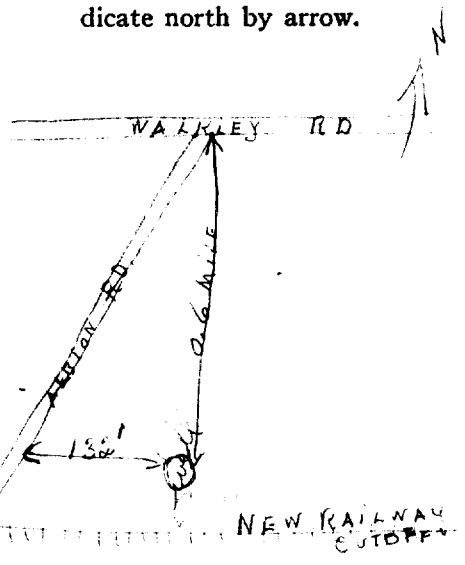
Kind (fresh or mineral)	Depth(s) to Water Horizon(s)	Kind of Water	No. of Feet Water Rises
<u>fresh</u>	<u>112'</u>	<u>good</u>	<u>110'</u>
Quality (hard, soft, contains iron, sulphur, etc.).....			
Appearance (clear, cloudy, coloured).....			
For what purpose(s) is the water to be used?..... <u>for S. &amp; N. King's Road</u>			
..... <u>Office - New Road south of Mackay St.</u>			
How far is well from possible source of contamination?..... <u>200 ft.</u>			
What is the source of contamination?..... <u>septic tank</u>			
Enclose a copy of any mineral analysis that has been made of water.....			

## Well Log

Overburden and Bedrock Record	From	To
<u>0 ft.</u>	<u>0 ft.</u>	<u>20 ft.</u>
<u>loam, clay &amp; small pebbles</u>	<u>10'</u>	<u>34 1/2'</u>
<u>loam &amp; gravel</u>	<u>34 1/2'</u>	<u>112'</u>
<u>loam &amp; sandstone rock</u>		

## Location of Well

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



Situation: Is well on upland, in valley, or on hillside?..... upland  
 Drilling Firm..... A. Adams  
 Address..... Carleton Place  
 Name of Driller..... John H. Adams Address..... Carleton Place  
 Date..... Oct. 11, 53 Licence Number..... 41  
 Signature of Licensee..... [Signature]

UTM 118 2 449101810 E  
9 R 50235010 N  
 Elev. 9 R 0270  
 Basin 25      



GROUND WATER BRANCH  
 15 No. 7775  
 OCT 6 1958  
 ONTARIO WATER  
 RESOURCES COMMISSION

The Water-well Drillers Act, 1954  
 Department of Mines

# Water-Well Record

Ship, Village, Town or City OTTAWA  
 in Village, Town or City  
 Address

Date completed 10 SEP 58  
 (day) (month) (year)

### Pipe and Casing Record

### Pumping Test

Casing diameter (s) 4"  
 Length (s) 40'  
 Type of screen No  
 Length of screen

Static level 2  
 Pumping rate 840 GPH  
 Pumping level 2  
 Duration of test 1HR

### Well Log

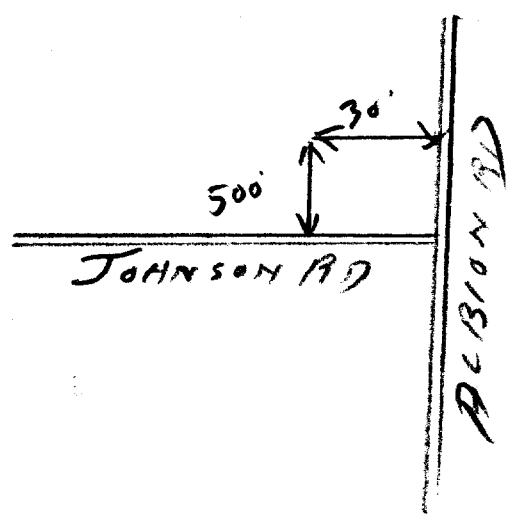
### Water Record

Overburden and Bedrock Record	From ft.	To ft.	Depth (s) at which water (s) found	No. of feet water rises	Kind of water (fresh, salty, or sulphur)
<u>HARDPAN GRAVEL</u>	<u>0</u>	<u>22</u>			
<u>BLUE CLAY</u>	<u>22</u>	<u>28</u>			
<u>RUNNING SAND</u>	<u>28</u>	<u>36</u>			
<u>BLACK SHALE</u>	<u>36</u>	<u>100</u>	<u>100</u>	<u>98</u>	<u>FRESH</u>

For what purpose(s) is the water to be used?  
GARAGE  
 Is water clear or cloudy? CLEAR  
 Is well on upland, in valley, or on hillside?  
 Drilling firm  
 Address  
 Name of Driller JAMES KETTLES  
 Address BAIRD SAYVILLE  
 Licence Number 537

### Location of Well

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



I certify that the foregoing statements of fact are true.

Date SEP 22  
James Kettles  
 Signature of Licensee

Albion Road



UTM 118 <sup>Z</sup> 4491265 <sup>E</sup>

19 <sup>R</sup> 5023915 <sup>N</sup>

The Ontario Water Resources Commission Act

GROUND WATER No. 7776  
JUL 27 1963  
GROUND WATER

Elev. 19 <sup>R</sup> 02810

# WATER WELL RECORD

Basin 25  
County or District Carleton

Township, Village, Town or City Ottawa

Con. \_\_\_\_\_ Lot \_\_\_\_\_ Date completed 30 July 1963  
(day month year)

Address Albion Road, Ottawa, Ont.

### Casing and Screen Record

Inside diameter of casing 6"  
Total length of casing 41'  
Type of screen \_\_\_\_\_  
Length of screen \_\_\_\_\_  
Depth to top of screen \_\_\_\_\_  
Diameter of finished hole 6"

### Pumping Test

Static level 5'  
Test-pumping rate 25 G.P.M.H.  
Pumping level 100'  
Duration of test pumping 2 hours  
Water clear or cloudy at end of test cloudy  
Recommended pumping rate 25 G.P.M.H.  
with pump setting of 100' 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)
Blue clay	0	35		
Black Shale	35	290	140-270	FRESH

For what purpose(s) is the water to be used? \_\_\_\_\_

Household

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

Drilling or Boring Firm J.B. Dufresne & Co. Ltd.,

1014 Maitland Ave.,

Address Ottawa 3, Ont.

Licence Number \_\_\_\_\_

Name of Driller or Borer R Laniel

Address Ironside

Date 30 July, 1963

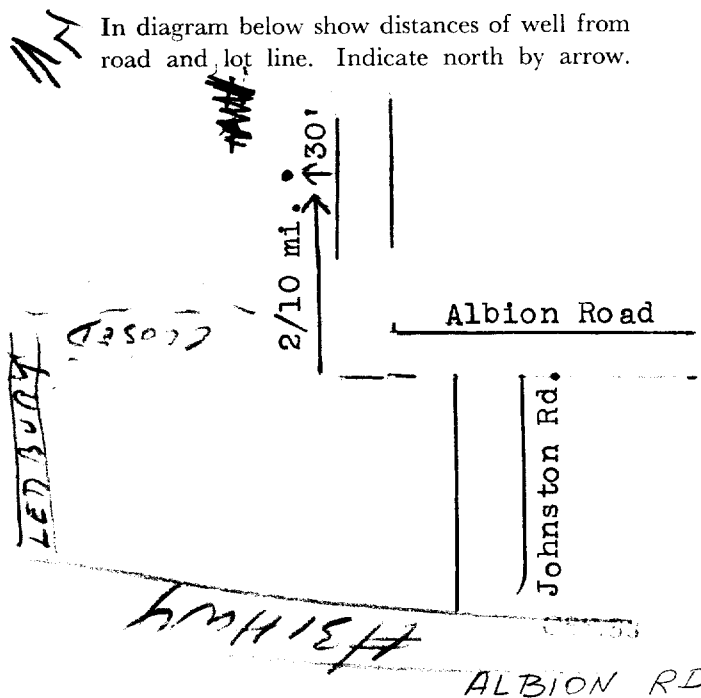
(Signature of Licensed Drilling or Boring Contractor)

Form 7 15M-60-4158

OWRC COPY

### Location of Well

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



ALBION RD

**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.

**Ministry Use Only**

Address of Well Location (County/District/Municipality) **1250 Ledbury Avenue** Township \_\_\_\_\_ Lot \_\_\_\_\_ Concession \_\_\_\_\_  
 RR#/Street Number/Name \_\_\_\_\_ City/Town/Village **Ottawa** Site/Compartment/Block/Tract etc. \_\_\_\_\_  
 GPS Reading NAD **83** Zone **18** Easting **502393d** Northing **0448995** Unit Make/Model \_\_\_\_\_ Mode of Operation:  Undifferentiated  Averaged  
 Differentiated, specify \_\_\_\_\_

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

General Colour	Most common material	Other Materials	General Description	Depth	
				From	To
Brown	SAND (Fill)	Silty	Very Loose	0	0.1
Grey Brown	CLAY	Silty with trace SAND	Firm	0.1	0.33
Yellowish Orange	SAND	Silty	Compact	0.33	0.53
Grey	CLAY (Fill)	Silty, some sand with some clast of limestone	Stiff to Hard	0.53	6.7

**Hole Diameter**

Depth	Metres	Diameter
From	To	Centimetres
0	6.7	20

**Water Record**

Water found at **3.6** Metres

Kind of Water

Fresh  Sulphur  
 Gas  Salty  Minerals  
 Other: \_\_\_\_\_

After test of well yield, water was  Clear and sediment free  
 Other, specify \_\_\_\_\_

Chlorinated  Yes  No

**Construction Record**

Inside diam centimetres	Material	Wall thickness centimetres	Depth	
			From	To
20	<input type="checkbox"/> Steel <input type="checkbox"/> Fibreglass <input type="checkbox"/> Plastic <input type="checkbox"/> Concrete <input type="checkbox"/> Galvanized	0.4	0	1

**Casing**

Steel  Fibreglass  
 Plastic  Concrete  
 Galvanized

**Screen**

Outside diam	Material	Slot No.	Depth
20	<input type="checkbox"/> Steel <input type="checkbox"/> Fibreglass <input type="checkbox"/> Plastic <input type="checkbox"/> Concrete <input type="checkbox"/> Galvanized	N/A	1 to 6.7

**No Casing or Screen**

Open hole

**Test of Well Yield**

Pumping test method	Draw Down		Recovery	
	Time min	Water Level Metres	Time min	Water Level Metres
Pump intake set at - (metres)	Static Level			
Pumping rate - (litres/min)	1		1	
Duration of pumping _____ hrs + _____ min	2		2	
Final water level end of pumping _____ metres	3		3	
Recommended pump type <input type="checkbox"/> Shallow <input type="checkbox"/> Deep	4		4	
Recommended pump depth _____ metres	5		5	
Recommended pump rate (litres/min)	10		10	
If flowing give rate - (litres/min)	15		15	
	20		20	
	25		25	
If pumping discontinued, give reason.	30		30	
	40		40	
	50		50	
	60		60	

**Plugging and Sealing Record**  Annular space  Abandonment

Depth set at - Metres	Material and type (bentonite slurry, neat cement slurry) etc.	Volume Placed (cubic metres)
From	To	
0	1	Bentonite slurry 0.5

**Method of Construction**

Cable Tool  Rotary (air)  Diamond  Digging  
 Rotary (conventional)  Air percussion  Jetting  Other  
 Rotary (reverse)  Boring  Driving

**Water Use**

Domestic  Industrial  Public Supply  Other  
 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

**Location of Well**

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

Audit No. **Z 19267** Date Well Completed **2006** YYYY MM DD  
 Was the well owner's information package delivered?  Yes  No **2006** YYYY MM DD **10 07 11**

**Well Contractor/Technician Information**

Name of Well Contractor **George Downing Estab Drilling Ltd** Well Contractor's Licence No. **1844**  
 Business Address (street name, number, city etc.) **410 rue Principale Granville sur Route 70, Ottawa**  
 Name of Well Technician (last name, first name) **Warner Terry** Well Technician's Licence No. **3236**  
 Signature of Technician/Contractor \_\_\_\_\_ Date Submitted **2006** YYYY MM DD **05 11**

**Ministry Use Only**

Data Source \_\_\_\_\_ Contractor **1844**  
 Date Received **2006** YYYY MM DD **07 07 2006** Date of Inspection YYYY MM DD  
 Remarks \_\_\_\_\_ Well Record Number \_\_\_\_\_

Measurements recorded in:  Metric  Imperial

Address of Well Location (Street Number/Name): 3141 Albion Rd S.  
 Township: \_\_\_\_\_ Lot: \_\_\_\_\_ Concession: \_\_\_\_\_  
 County/District/Municipality: \_\_\_\_\_ City/Town/Village: Ottawa  
 Province: Ontario Postal Code: \_\_\_\_\_  
 UTM Coordinates: Zone: 18 Easting: 49155 Northing: 5023907  
 Municipal Plan and Sublot Number: \_\_\_\_\_ Other: \_\_\_\_\_

**Overburden and Bedrock Materials/Abandonment Sealing Record** (see instructions on the back of this form)

General Colour	Most Common Material	Other Materials	General Description	Depth (m/ft) From	Depth (m/ft) To
Brn	Sand		soft, dry	0	1.22
Brn	Sand		soft, wet	1.22	2.13
Gry	Clay	Sand	soft, wet	2.13	2.44

**Annular Space**

Depth Set at (m/ft) From	Depth Set at (m/ft) To	Type of Sealant Used (Material and Type)	Volume Placed (m³/ft³)
0	.31	Concrete / flushmount	
.31	.91	Benseal	
.91	2.44	Sand	

**Method of Construction**

Cable Tool  Diamond  Public  Commercial  Not used  
 Rotary (Conventional)  Jetting  Domestic  Municipal  Dewatering  
 Rotary (Reverse)  Driving  Livestock  Test Hole  Monitoring  
 Boring  Digging  Irrigation  Cooling & Air Conditioning  
 Air percussion  Industrial  
 Other, specify: Direct Push  Other, specify: \_\_\_\_\_

**Construction Record - Casing**

Inside Diameter (cm/in)	Open Hole OR Material (Galvanized, Fibreglass, Concrete, Plastic, Steel)	Wall Thickness (cm/in)	Depth (m/ft) From	Depth (m/ft) To
4.03	PVC	.368	0	.91

**Status of Well**

Water Supply  Replacement Well  Test Hole  
 Recharge Well  Dewatering Well  Observation and/or Monitoring Hole  
 Alteration (Construction)  Abandoned, Insufficient Supply  
 Abandoned, Poor Water Quality  Abandoned, other, specify: \_\_\_\_\_  
 Other, specify: \_\_\_\_\_

**Construction Record - Screen**

Outside Diameter (cm/in)	Material (Plastic, Galvanized, Steel)	Slot No.	Depth (m/ft) From	Depth (m/ft) To
4.82	PVC	10	.91	2.44

**Water Details**

Water found at Depth (m/ft)	Kind of Water: <input type="checkbox"/> Fresh <input type="checkbox"/> Untested <input type="checkbox"/> Gas <input type="checkbox"/> Other, specify: _____
0	2.44

**Hole Diameter**

Depth (m/ft) From	Depth (m/ft) To	Diameter (cm/in)
0	2.44	8.25

**Well Contractor and Well Technician Information**

Business Name of Well Contractor: Strata Soil Sampling Inc  
 Well Contractor's Licence No.: 7241  
 Business Address (Street Number/Name): 147-2 West Beaver Creek Rd  
 Municipality: Richmond Hill  
 Province: Ontario Postal Code: L4B1C6 Business E-mail Address: wrecords@stratasoil.com  
 Bus. Telephone No. (inc. area code): 905-764-9304 Name of Well Technician (Last Name, First Name): MUIR, Mike  
 Well Technician's Licence No.: 3448 Signature of Technician and/or Contractor: [Signature] Date Submitted: 2010/11/30

**Results of Well Yield Testing**

After test of well yield, water was:  
 Clear and sand free  
 Other, specify: \_\_\_\_\_

If pumping discontinued, give reason: \_\_\_\_\_

Pump intake set at (m/ft): \_\_\_\_\_

Pumping rate (l/min / GPM): \_\_\_\_\_

Duration of pumping: \_\_\_\_\_ hrs + \_\_\_\_\_ min

Final water level end of pumping (m/ft): \_\_\_\_\_

If flowing give rate (l/min / GPM): \_\_\_\_\_

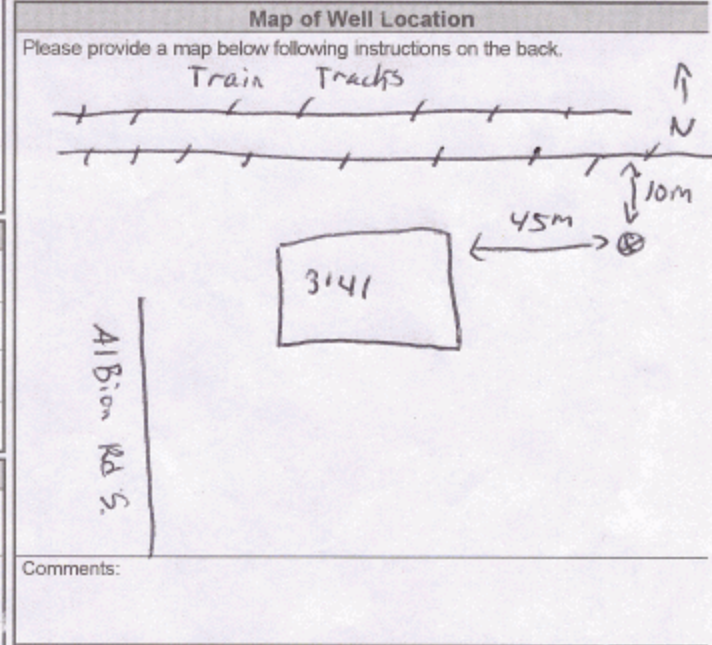
Recommended pump depth (m/ft): \_\_\_\_\_

Recommended pump rate (l/min / GPM): \_\_\_\_\_

Well production (l/min / GPM): \_\_\_\_\_

Disinfected?  Yes  No

Time (min)	Draw Down		Recovery	
	Water Level (m/ft)	Time (min)	Water Level (m/ft)	Time (min)
1		1		
2		2		
3		3		
4		4		
5		5		
10		10		
15		15		
20		20		
25		25		
30		30		
40		40		
50		50		
60		60		



**Ministry Use Only**

Audit No.: z120922  
 Received: DEC 08 2010

Well owner's information package delivered:  Yes  No  
 Date Package Delivered: YYY Y M M D D  
 Date Work Completed: 2010/11/09

Measurements recorded in:  Metric  Imperial

Address of Well Location (Street Number/Name): **3141 Albion Rd S.**  
 Township: \_\_\_\_\_ Lot: \_\_\_\_\_ Concession: \_\_\_\_\_  
 County/District/Municipality: \_\_\_\_\_ City/Town/Village: **Ottawa.** Province: **Ontario** Postal Code: \_\_\_\_\_  
 UTM Coordinates: Zone: \_\_\_\_\_ Easting: **18449163** Northing: **5023887** Municipal Plan and Sublot Number: \_\_\_\_\_ Other: \_\_\_\_\_

**Overburden and Bedrock Materials/Abandonment Sealing Record** (see instructions on the back of this form)

General Colour	Most Common Material	Other Materials	General Description	Depth (m/ft)	
				From	To
Brn	Sand		soft, dry	0	1.22
Brn	Sand		soft, wet	1.22	2.13
Grn	Clay	sand	soft, wet	2.13	2.44

**Annular Space**

Depth Set at (m/ft)	Type of Sealant Used (Material and Type)	Volume Placed (m <sup>3</sup> /ft <sup>3</sup> )
0 - 31	Concrete / Flushmount	
31 - 91	Benseal	
91 - 2.44	Sand	

**Method of Construction**

Cable Tool  Diamond  Public  Commercial  Not used  
 Rotary (Conventional)  Jetting  Domestic  Municipal  Dewatering  
 Rotary (Reverse)  Driving  Livestock  Test Hole  Monitoring  
 Boring  Digging  Irrigation  Cooling & Air Conditioning  
 Air percussion  Industrial  
 Other, specify **Direct push**  Other, specify \_\_\_\_\_

**Construction Record - Casing**

Inside Diameter (cm/in)	Open Hole OR Material (Galvanized, Fibreglass, Concrete, Plastic, Steel)	Wall Thickness (cm/in)	Depth (m/ft)		Status of Well
			From	To	
4.03	PVC	-368	0	91	<input type="checkbox"/> Water Supply <input type="checkbox"/> Replacement Well <input checked="" type="checkbox"/> Test Hole <input type="checkbox"/> Recharge Well <input type="checkbox"/> Dewatering Well <input checked="" type="checkbox"/> Observation and/or Monitoring Hole <input type="checkbox"/> Alteration (Construction) <input type="checkbox"/> Abandoned, Insufficient Supply <input type="checkbox"/> Abandoned, Poor Water Quality <input type="checkbox"/> Abandoned, other, specify _____ <input type="checkbox"/> Other, specify _____

**Construction Record - Screen**

Outside Diameter (cm/in)	Material (Plastic, Galvanized, Steel)	Slot No.	Depth (m/ft)	
			From	To
4.82	PVC	10	91	2.44

**Water Details**

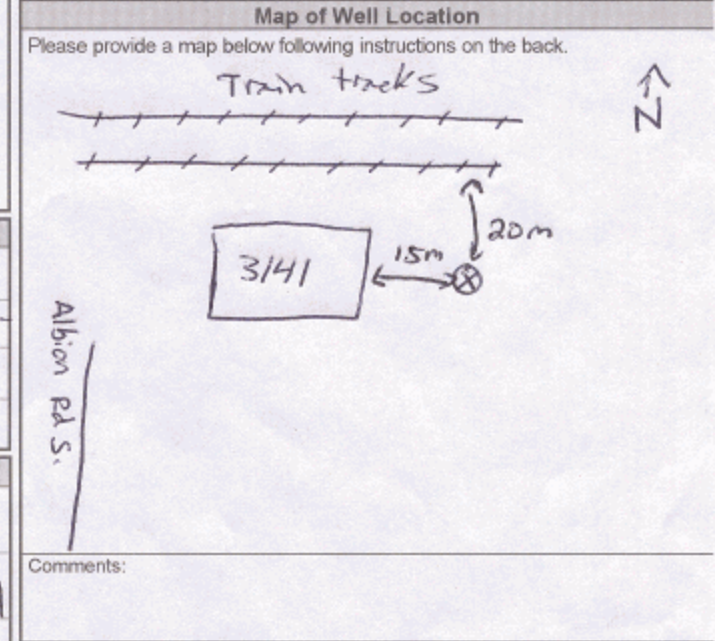
Water found at Depth (m/ft)	Kind of Water: <input type="checkbox"/> Fresh <input type="checkbox"/> Untested <input type="checkbox"/> Gas <input type="checkbox"/> Other, specify _____	Depth (m/ft)	Diameter (cm/in)
0		2.44	8.25

**Well Contractor and Well Technician Information**

Business Name of Well Contractor: **Strata Soil Sampling Inc** Well Contractor's Licence No.: **7241**  
 Business Address (Street Number/Name): **147-2 West Beaver Creek Rd** Municipality: **Richmond Hill**  
 Province: **Ontario** Postal Code: **L4B1C6** Business E-mail Address: **wrecords@stratasoil.com**  
 Bus. Telephone No. (inc. area code): **905-764-9304** Name of Well Technician (Last Name, First Name): **Muir, Mike**  
 Well Technician's Licence No.: **3448** Signature of Technician and/or Contractor: *[Signature]* Date Submitted: **2010/11/30**

**Results of Well Yield Testing**

After test of well yield, water was: <input type="checkbox"/> Clear and sand free <input type="checkbox"/> Other, specify _____	Draw Down		Recovery	
	Time (min)	Water Level (m/ft)	Time (min)	Water Level (m/ft)
If pumping discontinued, give reason:  Pump intake set at (m/ft)  Pumping rate (l/min / GPM)  Duration of pumping _____ hrs + _____ min  Final water level end of pumping (m/ft)  If flowing give rate (l/min / GPM)  Recommended pump depth (m/ft)  Recommended pump rate (l/min / GPM)  Well production (l/min / GPM)  Disinfected? <input type="checkbox"/> Yes <input type="checkbox"/> No	Static Level			
	1		1	
	2		2	
	3		3	
	4		4	
	5		5	
10		10		
15		15		
20		20		
25		25		
30		30		
40		40		
50		50		
60		60		



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Well owner's information package delivered:  Yes  No

Date Package Delivered: **Y|Y|Y|Y|M|M|D|D**  
 Date Work Completed: **2010/11/09**

Audit No.: **z120921**  
 Received: **DEC 08 2010**

Measurements recorded in:  Metric  Imperial

Address of Well Location (Street Number/Name): 3141 Albion Rd S  
 Township: \_\_\_\_\_ Lot: \_\_\_\_\_ Concession: \_\_\_\_\_  
 County/District/Municipality: \_\_\_\_\_ City/Town/Village: Ottawa  
 Province: Ontario Postal Code: \_\_\_\_\_  
 UTM Coordinates: Zone: 18 Easting: 448997 Northing: 5023755  
 Municipal Plan and Sublot Number: \_\_\_\_\_ Other: \_\_\_\_\_

**Overburden and Bedrock Materials/Abandonment Sealing Record** (see instructions on the back of this form)

General Colour	Most Common Material	Other Materials	General Description	Depth (m/ft)	
				From	To
Brn	Sand		soft, dry	0	1.22
Brn	Sand		soft, wet	1.22	2.44
Grz	Clay	silt	soft, wet	2.44	3.1

**Annular Space**

Depth Set at (m/ft)	Type of Sealant Used (Material and Type)	Volume Placed (m <sup>3</sup> /ft <sup>3</sup> )
0 to .31	Concrete / Flushmount	
.31 to .91	Benseal	
.91 to 3.1	Sand	

**Results of Well Yield Testing**

After test of well yield, water was: <input type="checkbox"/> Clear and sand free <input type="checkbox"/> Other, specify _____	Draw Down		Recovery	
	Time (min)	Water Level (m/ft)	Time (min)	Water Level (m/ft)
If pumping discontinued, give reason: _____	Static Level			
	1		1	
Pump intake set at (m/ft)	2		2	
Pumping rate (l/min / GPM)	3		3	
Duration of pumping ____ hrs + ____ min	4		4	
Final water level end of pumping (m/ft)	5		5	
If flowing give rate (l/min / GPM)	10		10	
	15		15	
Recommended pump depth (m/ft)	20		20	
	25		25	
Recommended pump rate (l/min / GPM)	30		30	
	40		40	
Well production (l/min / GPM)	50		50	
	60		60	
Disinfected? <input type="checkbox"/> Yes <input type="checkbox"/> No				

**Method of Construction**

Cable Tool  Diamond  Public  Commercial  Not used  
 Rotary (Conventional)  Jetting  Domestic  Municipal  Dewatering  
 Rotary (Reverse)  Driving  Livestock  Test Hole  Monitoring  
 Boring  Digging  Irrigation  Cooling & Air Conditioning  
 Air percussion  Industrial  
 Other, specify Direct Push  Other, specify \_\_\_\_\_

**Construction Record - Casing**

Inside Diameter (cm/in)	Open Hole OR Material (Galvanized, Fibreglass, Concrete, Plastic, Steel)	Wall Thickness (cm/in)	Depth (m/ft)		Status of Well
			From	To	
4.03	PVC	.368	0	.91	<input type="checkbox"/> Water Supply <input type="checkbox"/> Replacement Well <input checked="" type="checkbox"/> Test Hole <input type="checkbox"/> Recharge Well <input type="checkbox"/> Dewatering Well <input checked="" type="checkbox"/> Observation and/or Monitoring Hole <input type="checkbox"/> Alteration (Construction) <input type="checkbox"/> Abandoned, Insufficient Supply <input type="checkbox"/> Abandoned, Poor Water Quality <input type="checkbox"/> Abandoned, other, specify _____ <input type="checkbox"/> Other, specify _____

**Construction Record - Screen**

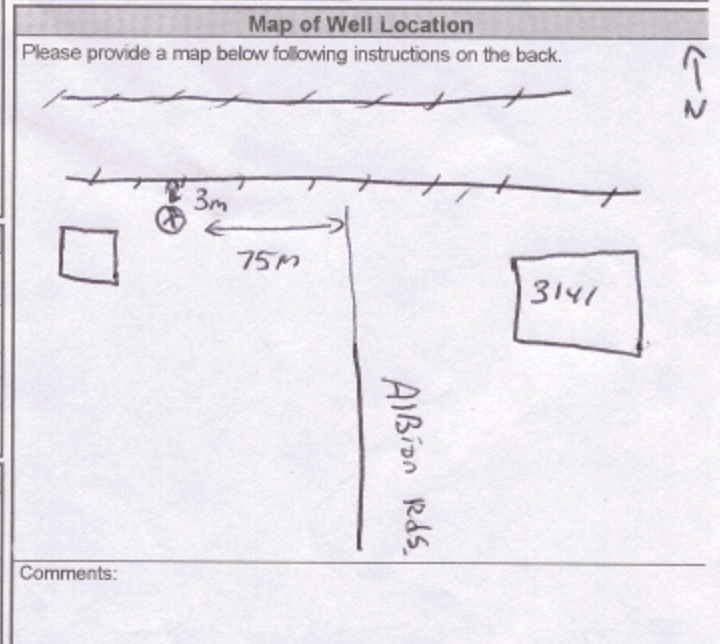
Outside Diameter (cm/in)	Material (Plastic, Galvanized, Steel)	Slot No.	Depth (m/ft)	
			From	To
4.82	PVC	10	.91	3.1

**Water Details**

Water found at Depth (m/ft)	Kind of Water: <input type="checkbox"/> Fresh <input type="checkbox"/> Untested	Hole Diameter
	<input type="checkbox"/> Gas <input type="checkbox"/> Other, specify _____	Depth (m/ft): From 0 To 3.1 Diameter (cm/in): 8.25
	<input type="checkbox"/> Gas <input type="checkbox"/> Other, specify _____	
	<input type="checkbox"/> Gas <input type="checkbox"/> Other, specify _____	

**Well Contractor and Well Technician Information**

Business Name of Well Contractor: Strata Soil Sampling Inc  
 Well Contractor's Licence No.: 7241  
 Business Address (Street Number/Name): 147-2 West Beaver Creek Rd  
 Municipality: Richmond Hill  
 Province: Ontario Postal Code: L4B 1C6 Business E-mail Address: wrecords@stratasoil.com  
 Bus. Telephone No. (inc. area code): 905-764-9304 Name of Well Technician (Last Name, First Name): Murr, Mike  
 Well Technician's Licence No.: 3448 Signature of Technician and/or Contractor: [Signature] Date Submitted: 2010/11/30



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Audit No.: z120920  
 Received: DEC 08 2013  
 Well owner's information package delivered:  Yes  No  
 Date Package Delivered: YYY Y M M D D  
 Date Work Completed: 2010 11 30

Measurements recorded in:  Metric  Imperial

**A104580**

A104580

Regulation 903 Ontario Water Resources Act

2013

Page 4 of 4

Address of Well Location (Street Number/Name) 3140 Albion Rd S.		Township	Lot	Concession
County/District/Municipality		City/Town/Village Ottawa	Province Ontario	Postal Code
UTM Coordinates NAD 83	Zone 18	Easting 8448983	Northing 5023759	Municipal Plan and Sublot Number
Other				

**Overburden and Bedrock Materials/Abandonment Sealing Record** (see instructions on the back of this form)

General Colour	Most Common Material	Other Materials	General Description	Depth (m/ft)	
				From	To
Brn	Sand		Soft, dry	0	1.22
Brn	Sand		Soft, wet	1.22	2.44
Grey	Clay	Silt	Soft, wet	2.44	3.1

Annular Space		
Depth Set at (m/ft)	Type of Sealant Used (Material and Type)	Volume Placed (m <sup>3</sup> /ft <sup>3</sup> )
0 -31	Concrete/Flushment	
-31 -91	Bensol	
-91 3.1	Sand	

Method of Construction		Well Use	
<input type="checkbox"/> Cable Tool	<input type="checkbox"/> Diamond	<input type="checkbox"/> Public	<input type="checkbox"/> Commercial
<input type="checkbox"/> Rotary (Conventional)	<input type="checkbox"/> Jetting	<input type="checkbox"/> Domestic	<input type="checkbox"/> Municipal
<input type="checkbox"/> Rotary (Reverse)	<input type="checkbox"/> Driving	<input type="checkbox"/> Livestock	<input checked="" type="checkbox"/> Test Hole
<input type="checkbox"/> Boring	<input type="checkbox"/> Digging	<input type="checkbox"/> Irrigation	<input type="checkbox"/> Cooling & Air Conditioning
<input type="checkbox"/> Air percussion	<input type="checkbox"/> Industrial	<input type="checkbox"/> Other, specify	<input type="checkbox"/> Not used
<input checked="" type="checkbox"/> Other, specify <u>Direct push</u>	<input type="checkbox"/> Other, specify		<input type="checkbox"/> Dewatering
			<input checked="" type="checkbox"/> Monitoring

Construction Record - Casing				
Inside Diameter (cm/in)	Open Hole OR Material (Galvanized, Fibreglass, Concrete, Plastic, Steel)	Wall Thickness (cm/in)	Depth (m/ft)	
			From	To
4.03	PVC	368	0	91

Construction Record - Screen				
Outside Diameter (cm/in)	Material (Plastic, Galvanized, Steel)	Slot No.	Depth (m/ft)	
			From	To
4.82	PVC	10	91	3.1

Status of Well
<input type="checkbox"/> Water Supply
<input type="checkbox"/> Replacement Well
<input checked="" type="checkbox"/> Test Hole
<input type="checkbox"/> Recharge Well
<input type="checkbox"/> Dewatering Well
<input checked="" type="checkbox"/> Observation and/or Monitoring Hole
<input type="checkbox"/> Alteration (Construction)
<input type="checkbox"/> Abandoned, Insufficient Supply
<input type="checkbox"/> Abandoned, Poor Water Quality
<input type="checkbox"/> Abandoned, other, specify
<input type="checkbox"/> Other, specify

Results of Well Yield Testing				
After test of well yield, water was: <input type="checkbox"/> Clear and sand free <input type="checkbox"/> Other, specify	Draw Down		Recovery	
	Time (min)	Water Level (m/ft)	Time (min)	Water Level (m/ft)
If pumping discontinued, give reason:  Pump intake set at (m/ft)  Pumping rate (l/min / GPM)  Duration of pumping ____ hrs + ____ min  Final water level end of pumping (m/ft)  If flowing give rate (l/min / GPM)  Recommended pump depth (m/ft)  Recommended pump rate (l/min / GPM)  Well production (l/min / GPM)  Disinfected? <input type="checkbox"/> Yes <input type="checkbox"/> No	Static Level			
	1		1	
	2		2	
	3		3	
	4		4	
	5		5	
10		10		
15		15		
20		20		
25		25		
30		30		
40		40		
50		50		
60		60		

Water Details		Hole Diameter	
Water found at Depth (m/ft) <input type="checkbox"/> Gas <input type="checkbox"/> Other, specify	Kind of Water: <input type="checkbox"/> Fresh <input type="checkbox"/> Untested	Depth (m/ft) From To	Diameter (cm/in)
Water found at Depth (m/ft) <input type="checkbox"/> Gas <input type="checkbox"/> Other, specify	Kind of Water: <input type="checkbox"/> Fresh <input type="checkbox"/> Untested	0 3.1	8.25
Water found at Depth (m/ft) <input type="checkbox"/> Gas <input type="checkbox"/> Other, specify	Kind of Water: <input type="checkbox"/> Fresh <input type="checkbox"/> Untested		

Well Contractor and Well Technician Information			
Business Name of Well Contractor Strata Soil Sampling Inc		Well Contractor's Licence No. 712411	
Business Address (Street Number/Name) 147-2 West Beaver Creek Rd		Municipality Richmond Hill	
Province Ontario	Postal Code L4B1C6	Business E-mail Address wrecords@stratasoil.com	
Bus. Telephone No. (inc. area code) 905-764-9304		Name of Well Technician (Last Name, First Name) Mike, Mike	
Well Technician's Licence No. 3448		Signature of Technician and/or Contractor <i>Mike Mike</i>	
		Date Submitted 7/20/13	

Map of Well Location	
Please provide a map below following instructions on the back.	
Comments:	

Well owner's information package delivered		Date Package Delivered		Ministry Use Only	
<input type="checkbox"/> Yes	<input type="checkbox"/> No	YYYY	MMDD	Audit No.	z120919
		Date Work Completed		Received 08 2013	
		20101109			



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## Well record information

Full well record information. Contains information from the original well record and any subsequent updates.

Well record information:

## Well ID

Well ID Number: 7216034  
 Well Audit Number: Z173824  
 Well Tag Number: A154036

*This table contains information from the original well record and any subsequent updates.*

## Well Location

<b>Address of Well Location</b>	31012 ALBION RD
<b>Township</b>	OTTAWA CITY
<b>Lot</b>	
<b>Concession</b>	
<b>County/District/Municipality</b>	OTTAWA-CARLETON
<b>City/Town/Village</b>	
<b>Province</b>	ON
<b>Postal Code</b>	n/a
<b>UTM Coordinates</b>	NAD83 — Zone 18 Easting: 449529.00 Northing: 5024228.00
<b>Municipal Plan and Sublot Number</b>	
<b>Other</b>	

## Overburden and Bedrock Materials Interval

General Colour	Most Common Material	Other Materials	General Description	Depth From	Depth To
GREY	GRVL	SAND	HARD	0 m	.91 m
GREY	CLAY	SAND	SOFT	.91 m	2.44 m

## Annular Space/Abandonment Sealing Record

Depth From	Depth To	Type of Sealant Used (Material and Type)	Volume Placed
------------	----------	--	---------------

0 m .31 m CONCRETE FLUSHMOUNT  
 .31 m .61 m  
 .61 m 2.44 m

## Method of Construction & Well Use

Method of Construction	Well Use
Direct Push	Monitoring and Test Hole

## Status of Well

Observation Wells

## Construction Record - Casing

Inside Diameter	Open Hole or material	Depth From	Depth To
5.2 cm	PLASTIC	0 m	.91 m

## Construction Record - Screen

Outside Diameter	Material	Depth From	Depth To
6.03 cm	PLASTIC	.91 m	2.44 m

## Well Contractor and Well Technician Information

Well Contractor's Licence Number: 7241

## Results of Well Yield Testing

After test of well yield, water was
If pumping discontinued, give reason
Pump intake set at
Pumping Rate
Duration of Pumping
Final water level
If flowing give rate
Recommended pump depth
Recommended pump rate
Well Production
Disinfected?

## Draw Down & Recovery

Draw Down Time(min)	Draw Down Water level	Recovery Time(min)	Recovery Water level
SWL			
1		1	
2		2	
3		3	
4		4	
5		5	
10		10	
15		15	
20		20	
25		25	

30	30
40	40
45	45
50	50
60	60

## Water Details

### Water Found at Depth   Kind

## Hole Diameter

<u>Depth From</u>	<u>Depth To</u>	<u>Diameter</u>
0 m	2.44 m	10.92 cm

**Audit Number:** Z173824

**Date Well Completed:** December 19, 2013

**Date Well Record Received by MOE:** February 10, 2014

Updated: September 18, 2015

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## Well record information

Full well record information. Contains information from the original well record and any subsequent updates.

Well record information:

## Well ID

Well ID Number: 7216035  
 Well Audit Number: Z173823  
 Well Tag Number: A154283

*This table contains information from the original well record and any subsequent updates.*

## Well Location

<b>Address of Well Location</b>	3101 ALBION RD
<b>Township</b>	GLOUCESTER TOWNSHIP
<b>Lot</b>	
<b>Concession</b>	
<b>County/District/Municipality</b>	OTTAWA-CARLETON
<b>City/Town/Village</b>	OTTAWA
<b>Province</b>	ON
<b>Postal Code</b>	n/a
<b>UTM Coordinates</b>	NAD83 — Zone 18 Easting: 449488.00 Northing: 5024220.00
<b>Municipal Plan and Sublot Number</b>	
<b>Other</b>	

## Overburden and Bedrock Materials Interval

General Colour	Most Common Material	Other Materials	General Description	Depth From	Depth To
GREY	GRVL	SAND	HARD	0 ft	.91 ft
GREY	CLAY	SAND	SOFT	.91 ft	2.44 ft

## Annular Space/Abandonment Sealing Record

Depth From	Depth To	Type of Sealant Used (Material and Type)	Volume Placed
------------	----------	--	---------------

0 ft	.31 ft	FLUSHMOUNT CONCRETE
.31 ft	.61 ft	BENSEAL
.61 ft	2.44 ft	SAND

## Method of Construction & Well Use

Method of Construction	Well Use
Direct Push	Monitoring and Test Hole

## Status of Well

Observation Wells

## Construction Record - Casing

Inside Diameter	Open Hole or material	Depth From	Depth To
5.2 inch	PLASTIC	0 ft	.91 ft

## Construction Record - Screen

Outside Diameter	Material	Depth From	Depth To
6.03 inch	PLASTIC	.91 ft	2.44 ft

## Well Contractor and Well Technician Information

Well Contractor's Licence Number: 7241

## Results of Well Yield Testing

After test of well yield, water was
If pumping discontinued, give reason
Pump intake set at
Pumping Rate
Duration of Pumping
Final water level
If flowing give rate
Recommended pump depth
Recommended pump rate
Well Production
Disinfected?

## Draw Down & Recovery

Draw Down Time(min)	Draw Down Water level	Recovery Time(min)	Recovery Water level
SWL			
1		1	
2		2	
3		3	
4		4	
5		5	
10		10	
15		15	
20		20	
25		25	

30	30
40	40
45	45
50	50
60	60

## Water Details

### Water Found at Depth   Kind

## Hole Diameter

<u>Depth From</u>	<u>Depth To</u>	<u>Diameter</u>
0 ft	2.44 ft	10.92 inch

**Audit Number:** Z173823

**Date Well Completed:** December 19, 2013

**Date Well Record Received by MOE:** February 10, 2014

Updated: September 18, 2015

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## Well record information

Full well record information. Contains information from the original well record and any subsequent updates.

Well record information:

## Well ID

Well ID Number: 7216036  
 Well Audit Number: Z173828  
 Well Tag Number: A154275

*This table contains information from the original well record and any subsequent updates.*

## Well Location

<b>Address of Well Location</b>	3101 ALBION RD
<b>Township</b>	GLOUCESTER TOWNSHIP
<b>Lot</b>	
<b>Concession</b>	
<b>County/District/Municipality</b>	OTTAWA-CARLETON
<b>City/Town/Village</b>	OTTAWA
<b>Province</b>	ON
<b>Postal Code</b>	n/a
<b>UTM Coordinates</b>	NAD83 — Zone 18 Easting: 449316.00 Northing: 5024048.00
<b>Municipal Plan and Sublot Number</b>	
<b>Other</b>	

## Overburden and Bedrock Materials Interval

General Colour	Most Common Material	Other Materials	General Description	Depth From	Depth To
GREY	GRVL	SAND	HARD	0 m	.91 m
GREY	CLAY	SAND	SOFT	.91 m	2.44 m

## Annular Space/Abandonment Sealing Record

Depth From	Depth To	Type of Sealant Used (Material and Type)	Volume Placed
------------	----------	--	---------------

0 m .31 m FLUSHMOUNT  
 .31 m .61 m BENSEAL  
 .61 m 2.44 m SAND

## Method of Construction & Well Use

Method of Construction	Well Use
Direct Push	Monitoring and Test Hole

## Status of Well

Observation Wells

## Construction Record - Casing

Inside Diameter	Open Hole or material	Depth From	Depth To
5.2 cm	PLASTIC	0 m	.91 m

## Construction Record - Screen

Outside Diameter	Material	Depth From	Depth To
6.2 cm	PLASTIC	.91 m	2.44 m

## Well Contractor and Well Technician Information

Well Contractor's Licence Number: 7241

## Results of Well Yield Testing

After test of well yield, water was
If pumping discontinued, give reason
Pump intake set at
Pumping Rate
Duration of Pumping
Final water level
If flowing give rate
Recommended pump depth
Recommended pump rate
Well Production
Disinfected?

## Draw Down & Recovery

Draw Down Time(min)	Draw Down Water level	Recovery Time(min)	Recovery Water level
SWL			
1		1	
2		2	
3		3	
4		4	
5		5	
10		10	
15		15	
20		20	
25		25	

30	30
40	40
45	45
50	50
60	60

## Water Details

### Water Found at Depth   Kind

## Hole Diameter

<u>Depth From</u>	<u>Depth To</u>	<u>Diameter</u>
0 m	2.44 m	10.92 cm

**Audit Number:** Z173828

**Date Well Completed:** December 19, 2013

**Date Well Record Received by MOE:** February 10, 2014

Updated: September 18, 2015

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## Well record information

Full well record information. Contains information from the original well record and any subsequent updates.

Well record information:

## Well ID

Well ID Number: 7216037  
 Well Audit Number: Z173826  
 Well Tag Number: A156230

*This table contains information from the original well record and any subsequent updates.*

## Well Location

<b>Address of Well Location</b>	3101 ALBION RD
<b>Township</b>	OTTAWA CITY
<b>Lot</b>	
<b>Concession</b>	
<b>County/District/Municipality</b>	OTTAWA-CARLETON
<b>City/Town/Village</b>	
<b>Province</b>	ON
<b>Postal Code</b>	n/a
<b>UTM Coordinates</b>	NAD83 — Zone 18 Easting: 449419.00 Northing: 5024137.00
<b>Municipal Plan and Sublot Number</b>	
<b>Other</b>	

## Overburden and Bedrock Materials Interval

General Colour	Most Common Material	Other Materials	General Description	Depth From	Depth To
GREY	GRVL	SAND	HARD	0 m	.91 m
GREY	CLAY	SAND	SOFT	.91 m	2.44 m

## Annular Space/Abandonment Sealing Record

Depth From	Depth To	Type of Sealant Used (Material and Type)	Volume Placed
------------	----------	--	---------------

0 m .31 m FLUSHMOUNT CONCRETE  
 .31 m .61 m BENSEAL  
 .61 m 2.44 m SAND

## Method of Construction & Well Use

Method of Construction	Well Use
Direct Push	Monitoring and Test Hole

## Status of Well

Observation Wells

## Construction Record - Casing

Inside Diameter	Open Hole or material	Depth From	Depth To
5.2 cm	PLASTIC	0 m	.91 m

## Construction Record - Screen

Outside Diameter	Material	Depth From	Depth To
6.03 cm	PLASTIC	.91 m	2.44 m

## Well Contractor and Well Technician Information

Well Contractor's Licence Number: 7241

## Results of Well Yield Testing

After test of well yield, water was
If pumping discontinued, give reason
Pump intake set at
Pumping Rate
Duration of Pumping
Final water level
If flowing give rate
Recommended pump depth
Recommended pump rate
Well Production
Disinfected?

## Draw Down & Recovery

Draw Down Time(min)	Draw Down Water level	Recovery Time(min)	Recovery Water level
SWL			
1		1	
2		2	
3		3	
4		4	
5		5	
10		10	
15		15	
20		20	
25		25	

30	30
40	40
45	45
50	50
60	60

## Water Details

### Water Found at Depth   Kind

## Hole Diameter

<u>Depth From</u>	<u>Depth To</u>	<u>Diameter</u>
0 m	2.44 m	10.92 cm

**Audit Number:** Z173826

**Date Well Completed:** December 18, 2013

**Date Well Record Received by MOE:** February 10, 2014

Updated: September 18, 2015

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## Well record information

Full well record information. Contains information from the original well record and any subsequent updates.

Well record information:

## Well ID

Well ID Number: 7216039  
 Well Audit Number: Z173825  
 Well Tag Number: A154035

*This table contains information from the original well record and any subsequent updates.*

## Well Location

<b>Address of Well Location</b>	3101 ALBION RD
<b>Township</b>	GLOUCESTER TOWNSHIP
<b>Lot</b>	
<b>Concession</b>	
<b>County/District/Municipality</b>	OTTAWA-CARLETON
<b>City/Town/Village</b>	OTTAWA
<b>Province</b>	ON
<b>Postal Code</b>	n/a
<b>UTM Coordinates</b>	NAD83 — Zone 18 Easting: 449448.00 Northing: 5024170.00
<b>Municipal Plan and Sublot Number</b>	
<b>Other</b>	

## Overburden and Bedrock Materials Interval

General Colour	Most Common Material	Other Materials	General Description	Depth From	Depth To
GREY	GRVL	SAND	HARD	0 m	.91 m
GREY	CLAY	SAND	SOFT	.91 m	2.44 m

## Annular Space/Abandonment Sealing Record

Depth From	Depth To	Type of Sealant Used (Material and Type)	Volume Placed
------------	----------	--	---------------

0 m	.31 m	FLUSHMOUNT CONCRETE
.31 m	.61 m	BENSEAL
.61 m	2.44 m	SAND

## Method of Construction & Well Use

Method of Construction	Well Use
Direct Push	Monitoring and Test Hole

## Status of Well

Observation Wells

## Construction Record - Casing

Inside Diameter	Open Hole or material	Depth From	Depth To
5.2 cm	PLASTIC	0 m	.91 m

## Construction Record - Screen

Outside Diameter	Material	Depth From	Depth To
6.03 cm	PLASTIC	.91 m	2.44 m

## Well Contractor and Well Technician Information

Well Contractor's Licence Number: 7241

## Results of Well Yield Testing

After test of well yield, water was
If pumping discontinued, give reason
Pump intake set at
Pumping Rate
Duration of Pumping
Final water level
If flowing give rate
Recommended pump depth
Recommended pump rate
Well Production
Disinfected?

## Draw Down & Recovery

Draw Down Time(min)	Draw Down Water level	Recovery Time(min)	Recovery Water level
SWL			
1		1	
2		2	
3		3	
4		4	
5		5	
10		10	
15		15	
20		20	
25		25	

30	30
40	40
45	45
50	50
60	60

## Water Details

### Water Found at Depth   Kind

## Hole Diameter

<u>Depth From</u>	<u>Depth To</u>	<u>Diameter</u>
0 m	2.44 m	10.92 cm

**Audit Number:** Z173825

**Date Well Completed:** December 19, 2013

**Date Well Record Received by MOE:** February 10, 2014

Updated: September 18, 2015

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## Well record information

Full well record information. Contains information from the original well record and any subsequent updates.

Well record information:

## Well ID

Well ID Number: 7216042  
 Well Audit Number: Z173820  
 Well Tag Number: A152610

*This table contains information from the original well record and any subsequent updates.*

## Well Location

<b>Address of Well Location</b>	3101 ALBION RD
<b>Township</b>	OTTAWA CITY
<b>Lot</b>	
<b>Concession</b>	
<b>County/District/Municipality</b>	OTTAWA-CARLETON
<b>City/Town/Village</b>	OTTAWA
<b>Province</b>	ON
<b>Postal Code</b>	n/a
<b>UTM Coordinates</b>	NAD83 — Zone 18 Easting: 449154.00 Northing: 5023832.00
<b>Municipal Plan and Sublot Number</b>	
<b>Other</b>	

## Overburden and Bedrock Materials Interval

General Colour	Most Common Material	Other Materials	General Description	Depth From	Depth To
GREY	SAND	GRVL	SOFT	0 m	.91 m
GREY	CLAY	SOFT		.91 m	8.53 m

## Annular Space/Abandonment Sealing Record

Depth From	Depth To	Type of Sealant Used (Material and Type)	Volume Placed
------------	----------	--	---------------

0 m .31 m FLUSHMOUNT  
 .31 m 5.18 m BENSEAL  
 5.18 m 8.53 m SAND

## Method of Construction & Well Use

Method of Construction	Well Use
Direct Push	Monitoring and Test Hole

## Status of Well

Observation Wells

## Construction Record - Casing

Inside Diameter	Open Hole or material	Depth From	Depth To
5.2 cm	PLASTIC	0 m	5.49 m

## Construction Record - Screen

Outside Diameter	Material	Depth From	Depth To
6.03 cm	PLASTIC	5.49 m	8.53 m

## Well Contractor and Well Technician Information

Well Contractor's Licence Number: 7241

## Results of Well Yield Testing

After test of well yield, water was
If pumping discontinued, give reason
Pump intake set at
Pumping Rate
Duration of Pumping
Final water level
If flowing give rate
Recommended pump depth
Recommended pump rate
Well Production
Disinfected?

## Draw Down & Recovery

Draw Down Time(min)	Draw Down Water level	Recovery Time(min)	Recovery Water level
SWL			
1		1	
2		2	
3		3	
4		4	
5		5	
10		10	
15		15	
20		20	
25		25	

30	30
40	40
45	45
50	50
60	60

## Water Details

### Water Found at Depth   Kind

## Hole Diameter

<u>Depth From</u>	<u>Depth To</u>	<u>Diameter</u>
0 m	8.53 m	8.25 cm

**Audit Number:** Z173820

**Date Well Completed:** December 17, 2013

**Date Well Record Received by MOE:** February 10, 2014

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## Well record information

Full well record information. Contains information from the original well record and any subsequent updates.

Well record information:

## Well ID

Well ID Number: 7216043  
 Well Audit Number: Z173822  
 Well Tag Number: A154105

*This table contains information from the original well record and any subsequent updates.*

## Well Location

<b>Address of Well Location</b>	3101 ALBION RD
<b>Township</b>	GLOUCESTER TOWNSHIP
<b>Lot</b>	
<b>Concession</b>	
<b>County/District/Municipality</b>	OTTAWA-CARLETON
<b>City/Town/Village</b>	OTTAWA
<b>Province</b>	ON
<b>Postal Code</b>	n/a
<b>UTM Coordinates</b>	NAD83 — Zone 18 Easting: 449515.00 Northing: 5024158.00
<b>Municipal Plan and Sublot Number</b>	
<b>Other</b>	

## Overburden and Bedrock Materials Interval

General Colour	Most Common Material	Other Materials	General Description	Depth From	Depth To
GREY	GRVL	SAND	SOFT	0 m	.61 m
GREY	CLAY	SAND	SOFT	.61 m	2.44 m

## Annular Space/Abandonment Sealing Record

Depth From	Depth To	Type of Sealant Used (Material and Type)	Volume Placed
------------	----------	--	---------------

0 m .31 m FLUSHMOUNT  
 .31 m .61 m BENSEAL  
 .61 m 2.44 m SAND

## Method of Construction & Well Use

Method of Construction	Well Use
Direct Push	Monitoring and Test Hole

## Status of Well

Observation Wells

## Construction Record - Casing

Inside Diameter	Open Hole or material	Depth From	Depth To
5.2 cm	PLASTIC	0 m	.61 m

## Construction Record - Screen

Outside Diameter	Material	Depth From	Depth To
6.03 cm	PLASTIC	.61 m	2.44 m

## Well Contractor and Well Technician Information

Well Contractor's Licence Number: 7421

## Results of Well Yield Testing

After test of well yield, water was
If pumping discontinued, give reason
Pump intake set at
Pumping Rate
Duration of Pumping
Final water level
If flowing give rate
Recommended pump depth
Recommended pump rate
Well Production
Disinfected?

## Draw Down & Recovery

Draw Down Time(min)	Draw Down Water level	Recovery Time(min)	Recovery Water level
SWL			
1		1	
2		2	
3		3	
4		4	
5		5	
10		10	
15		15	
20		20	
25		25	

30	30
40	40
45	45
50	50
60	60

## Water Details

Water Found at Depth	Kind
----------------------	------

## Hole Diameter

Depth From	Depth To	Diameter
0 m	2.44 m	8.25 cm

**Audit Number:** Z173822

**Date Well Completed:** December 17, 2013

**Date Well Record Received by MOE:** February 10, 2014

Updated: September 18, 2015

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## Well record information

Full well record information. Contains information from the original well record and any subsequent updates.

Well record information:

### Well ID

Well ID Number: 7221758  
 Well Audit Number: *M00589*  
 Well Tag Number:

*This table contains information from the original well record and any subsequent updates.*

This well is part of a well cluster.

The information below is extracted from the cluster well record.

More information on the cluster well record (related to other wells in the cluster)

[is also available.](#)

## Well Location

### Address of Well Location

<b>Township</b>	GLOUCESTER TOWNSHIP
<b>Lot</b>	
<b>Concession</b>	
<b>County/District/Municipality</b>	OTTAWA-CARLETON
<b>City/Town/Village</b>	
<b>Province</b>	ON
<b>Postal Code</b>	n/a
<b>UTM Coordinates</b>	NAD83 — Zone 18 Easting: 449175.00 Northing: 5023848.00
<b>Municipal Plan and Sublot Number</b>	
<b>Other</b>	

## Overburden and Bedrock Materials Interval

General Colour	Most Common Material	Other Materials	General Description	Depth From	Depth To
----------------	----------------------	-----------------	---------------------	------------	----------

## Annular Space/Abandonment Sealing Record

Depth From	Depth To	Type of Sealant Used (Material and Type)	Volume Placed
------------	----------	--	---------------

## Method of Construction & Well Use

Method of Construction	Well Use
------------------------	----------

## Status of Well

### Construction Record - Casing

Inside Diameter	Open Hole or material	Depth From	Depth To
-----------------	-----------------------	------------	----------

### Construction Record - Screen

Outside Diameter	Material	Depth From	Depth To
------------------	----------	------------	----------

## Well Contractor and Well Technician Information

Well Contractor's Licence Number: 7148

## Results of Well Yield Testing

After test of well yield, water was
If pumping discontinued, give reason
Pump intake set at
Pumping Rate
Duration of Pumping
Final water level
If flowing give rate
Recommended pump depth
Recommended pump rate
Well Production
Disinfected?

## Draw Down & Recovery

Draw Down Time(min)	Draw Down Water level	Recovery Time(min)	Recovery Water level
SWL			
1		1	
2		2	
3		3	
4		4	
5		5	
10		10	
15		15	
20		20	

25	25
30	30
40	40
45	45
50	50
60	60

## Water Details

Water Found at Depth	Kind
----------------------	------

## Hole Diameter

Depth From	Depth To	Diameter
------------	----------	----------

**Audit Number:** M00589

**Date Well Completed:** undefined NaN, NaN

**Date Well Record Received by MOE:** June 13, 2014

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# **APPENDIX 3**

## **QUALIFICATIONS OF ASSESSORS**

Daniel J. Arnott,  
P.Eng.

## POSITION

Environmental Engineer

## EDUCATION

University of Waterloo, B.A.Sc., 2008  
Honours Environmental Engineering

## MEMBERSHIPS

Professional Engineers of Ontario  
International Association of Hydrogeologists, Canadian National Chapter  
Ottawa Geotechnical Group

## EXPERIENCE

*2010 to Present:*

**Paterson Group Inc.**

Consulting Engineers – Ottawa, ON  
Geotechnical and Environmental Division  
Environmental Engineer

*2006 (Co-operative Work Terms), 2008 to 2010*

**Jagger Hims Limited (acquired by GENIVAR in 2009, now WSP Services)**

Environmental Consulting Engineers – Collingwood and Ottawa, ON  
Project Manager – Environment and Hydrogeology

*2007 (Co-operative Work Term)*

**SNC-Lavalin Environment Inc. (formerly Aqua Terre Solutions Inc.)**

Environmental Consulting Engineers – Calgary, AB  
Field Technician – Environmental Division

## SELECT LIST OF PROJECTS

Remediation supervision and RSC application – Cotton Mill development, Cornwall, ON  
Remediation supervision – former bulk fuel terminal, Hunt Club Road, Ottawa, ON  
Remediation and supervision – high-rise development, Elgin Street, Ottawa, ON  
Groundwater monitoring reports – existing landfill site, Mattawa, ON  
Hydrogeological testing - LRT project, Ottawa, Ontario  
Permit To Take Water application - Lansdowne Park redevelopment, Ottawa, ON  
Soil vapour sampling program – commercial site, Ottawa, ON  
Phase I & II ESA and remediation supervision – former rail lands, Ottawa, ON  
Groundwater monitoring and construction inspection – landfill site, Elmvale, ON  
Monitoring and sampling at active and closed landfill sites – Niagara Region, ON  
Groundwater monitoring program, Sir Adam Beck 3 Tunnel – Niagara Falls, ON  
Phase II ESA and assessment of remedial alternatives – Morrisburg, ON  
Hydrogeological Study – proposed quarry expansion, Duntroon, ON  
Pump tests and packer testing, proposed quarry – Dufferin County, ON

Phase I and II ESAs – various locations, Alberta and eastern Ontario  
Soil and groundwater remediation programs – various locations, Alberta and Ontario  
Permits To Take Water – various locations, eastern and southwestern Ontario  
Aggregate Inventory and Hydrogeological Studies – various locations, northern Ontario  
Transportation Environmental Study Reports - various projects throughout Ontario

Environmental  
Engineering

Geotechnical  
Engineering

Materials Testing  
Quality Control

Building Sciences

Hydrogeology

Archaeological  
Services

**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