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Phase I Environmental Site Assessment

Vacant Land 807 – 825 Montreal Road Ottawa, Ontario

Prepared For

Darwin Group Ottawa

June 23, 2015

Report: PE3563-1

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EXECUTIVE SUMMARY

Assessment

Paterson Group was retained by Darwin Group Ottawa to conduct a Phase I Environmental Site Assessment (ESA) for vacant parcels of land addressed 807, 811, 817 and 825 Montreal Road, 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.

According to the historical research, the subject site was vacant prior to the development of three (3) residential dwellings in the 1950's. Neighbouring properties were developed in the early 1950's with residential, commercial and institutional buildings. The residential dwelling located at 817 Montreal Road was demolished circa 2012-2013 while the residential dwellings located at 807 and 811 Montreal Road were demolished circa 2014-2015. No historic potentially contaminating activities were identified on the subject site. None of the identified historic PCAs on properties within the Phase I study area are considered to be areas of potential environmental concern (APECs) to the subject land.

Following the historical research, a site inspection was conducted of the subject site and Phase I ESA study area. The subject land is currently vacant and covered with grass and mature trees. Two (2) existing potentially contaminating activities (PCAs) were identified in the Phase I – ESA study area but are not considered to be APECs to the subject land.

Conclusion

The results of the historical research, personal interviews, and the site inspection did not identify any potential environmental concerns with respect to the subject site. In our opinion, a Phase II Environmental Site Assessment is not required for the property.

1.0 INTRODUCTION

At the request of Darwin Group Ottawa, Paterson Group (Paterson) conducted a Phase I Environmental Site Assessment (Phase I – ESA) for four (4) vacant parcels of land addressed 807, 811, 817 and 825 Montreal Road, 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. Anthony Nicolini, of Darwin Group Ottawa, whose office is located at 183 Michael Cowpland Drive, Ottawa, Ontario. Mr. Nicolini can be reached by telephone at (613) 224-6200.

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:	807, 811, 817 and 825 Montreal Road, City of Ottawa, Ontario
Legal Description:	Part of Lot 11, 12 and 13, Registered Plan 486, City of Ottawa.
Property Identification	
Number:	04275-0009, 04275-0010, 04275-0011 and 04275- 0070.
Location:	The subject site is located on the north side of Montreal Road, east of the Den Haag Drive intersection, 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° 26' 45" N, 75° 38' 02" W.
Site Description:	
Configuration:	Irregular.
Zoning:	R1 – Residential First Density. R4 – Residential Fourth Density.
Current Use:	Undeveloped.
Services:	The subject site is located in an area with a mixture of private water wells and municipal services.

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

According to the aerial photographs and documents reviewed the subject site was vacant prior to being developed with three (3) residential dwellings in the 1950's. The dwelling addressed 817 Montreal Road was demolished in 2012-2013 while the dwellings addressed 807 and 811 Montreal Road were demolished in 2014-2015.

Fire Insurance Plans

Fire Insurance Plans (FIPs) from 1956 were reviewed for the area of the subject property. The FIPs do not cover the subject site but do identify two (2) retail fuel outlets, each with two (2) underground storage tanks (USTs), located on the northwest and northeast corners of the Montreal Road and Codd's Road intersection. The retail fuel outlets addressed 865 and 875 Montreal Road are located 115 meters and 175 meters to the east, respectively, from the subject site.

City of Ottawa Street Directories

City directories at the National Archives were reviewed in approximate 10 year intervals from 1956 to 2011 as part of the Phase I ESA. The subject site was first listed in 1956. Based on the available information, the subject site and adjacent properties have been used for residential purposes since their development.

The properties addressed 865 and 875 Montreal Road were listed as retail fuel outlets between 1963 and 1987. The property addressed 865 Montreal Road has since been listed as an automobile service garage while 875 Montreal Road has since been listed as a used car dealership. No significant concerns were noted with the remaining neighbouring properties in the City directories reviewed.

Off-site potentially contaminating land uses identified by the City directories research are either located a significant distance from the subject site or are located down-gradient or cross-gradient, and are not considered to have impacted the subject site.

Chain of Title

A title search is being conducted for the PINs constituting the subject property by Read Abstracts Limited. At the time of issuance of this report, the title search had not been received. A copy of the title search will be forwarded to the client should it contain any pertinent information.

Previous Engineering Reports

Paterson has conducted a number of environmental site assessments and geotechnical investigations in the vicinity of the subject site, including a geotechnical investigation on the subject property. These reports were reviewed as part of this assessment. The reports did not identify any areas of potential environmental concern for the subject site.

Current Plan of Survey

A plan of survey was reviewed as part of this assessment. The plan shows the subject site in its current configuration with the proposed building.

4.2 Environmental Source Information

Environment Canada

A search of the National Pollutant Release Inventory (NPRI) was conducted electronically on May 25, 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. No records were available for the subject site.

MOECC Coal Gasification Plant Inventory

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

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. No incident reports were available for the subject site.

MOECC Waste Management Records

A request was submitted to the MOECC Freedom of Information office for information with respect to waste management records. No waste management records were available for the subject site.

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 MOE. No MOECC submission records were available for the subject site.

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. One (1) Record of Site Condition (RSC) was filed for the property addressed 800 Montreal Road located 115 meters to the south of the subject site. This RSC was filed in January 2010 and indicates that impacted soil was removed and groundwater pumped and treated on-site. According to the RSC, no soil was removed from within three (3) meters of the property boundary.

MOECC Waste Disposal Site Inventory

The Ontario Ministry of Environment document titled "Waste Disposal Site Inventory in Ontario, 1991" was reviewed as part of the historical research. This document includes all recorded active and closed waste disposal sites, industrial manufactured gas plants and coal tar distillation plants in the Province of Ontario. No active or closed waste disposal sites or any of the other listed sites were identified in the vicinity of the subject site.

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 May 26, 2015. The response from MNR indicated that there were no recorded 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 May 26, 2015 to inquire about current and former underground storage tanks, spills and incidents for the site and neighbouring properties. The response from the TSSA indicated that no records were found in the TSSA database for the subject site or adjacent properties. A copy of the TSSA correspondence is included in Appendix 2.

City of Ottawa Landfill Document

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

City of Ottawa Historical Land Use Inventory (HLUI)

A requisition form was sent to the City of Ottawa on June 2, 2015 to request information from the City's Historical Land Use Inventory (HLUI) database for the subject property. At the time of issuance of this report, a response had not been received. A copy of the response will be forwarded to the client, should it contain any pertinent information.

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 neighbouring properties are vacant and treed. A quarry is visible to the east of the subject site along Montreal Road.
- 1955 The subject site and neighbouring properties to the north of Montreal Road are used for residential purposes. The subject site is occupied by three (3) residential dwellings.
- 1973 No significant changes have been made to the subject site. A residential apartment building is being developed at 860 Blackthorne Avenue, 60 meters to the east of the subject site. Commercial and office buildings have been developed to the east and west along Montreal Road. A small quarry pit is visible approximately 120 meters to the northwest.
- 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.
- 1997 No significant changes have been made to the subject site or neighbouring properties.

2014 (City of Ottawa website) The residential dwelling addressed 817 Montreal Road has been demolished. The adjacent property to the west of the subject site has been redeveloped with three (3) residential buildings. A portion of the building addressed 800 Montreal Road, located to the south, has been demolished and redeveloped with a residential apartment building.

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 downward towards the south. According to the maps, the nearest water body is the Ottawa River located 2 km to the north. 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 limestone of the Bobcaygeon Formation. Overburden soils are shown as Paleozoic bedrock with a drift thickness on the order of 0 to 1 meters.

Water Well Records

A search of the MOECC's online water well records database was completed on May 26, 2015, for all drilled wells within 250 m of the subject site. The search returned thirty-one (31) well records within the Phase I study area.

The records refer to drinking water wells advanced on the subject site and nearby properties between 1951 and 1968 and to groundwater monitoring wells from 2005 to 2012. The groundwater monitoring wells are located 125m across Montreal Road to the southwest at 800 Montreal Road and 140 Den Haag Drive, and 175 meters to the east at the former retail fuel outlet addressed 875 Montreal Road.

One (1) well record was for a drinking water well advanced in 2013 on a property addressed 4 Fairhaven Way located 65 meters to the north of the subject site. It is our understanding that the residential dwellings to the north are serviced with private water wells.

Water Bodies and Areas of Natural Significance

The Ottawa River located 2 km to the north of the subject site is the closest water body. No areas of natural significance are known to exist within the Phase I study area.

5.0 INTERVIEWS

Mr. Anthony Nicolini, the representative for the current property owner, was interviewed as part of the assessment. Mr. Nicolini was not aware of any environmental concerns with respect to the subject site.

6.0 SITE RECONNAISSANCE

6.1 General Requirements

The site assessment was conducted in the morning of May 26, 2015. Xavier Redhead from the Environmental Department of Paterson Group conducted the site visit. Access was provided to the entire subject site. 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 assessment.

6.2 Specific Observations at Phase I Property

Buildings and Structures

There are currently no buildings on the subject property.

Underground Utilities

Underground service locates were completed for the subject site in May 2015. No services were noted to be present on the subject property. The utilities were all located within three (3) meters of the curb along Montreal Road.

Storage Tanks

No aboveground storage tanks (ASTs) or evidence of underground storage tanks (USTs), or evidence of other fuel or chemical storage was observed on the subject site.

Water Source

The residential properties located to the north are serviced by private water wells. It is our understanding that the proposed development will be serviced by the municipal water system.

Unidentified Substances

There were no unidentified substances on the exterior of the subject property at the time of this assessment.

Groundwater Monitoring Wells

No groundwater monitoring wells or potable water wells was observed on the subject site at the time of the assessment.

Sewage Works

Surrounding properties are serviced by the City of Ottawa sewer system.

Waste Storage and Disposal

The subject site is vacant and does currently generate any waste.

Railway Lines

There are no existing railway lines within the Phase I study area.

Ozone Depleting Substances (ODSs)

No potential sources of ODSs were observed on site during the assessment.

Site Features

The subject land is vacant and covered with grass. The northern portion of the subject site is covered with mature trees and bedrock outcrops. The site slopes downward to the south toward Montreal Road. Drainage consists of infiltration.

Potentially Contaminating Activities (PCA)

The site visit did not identify any Potentially Contaminating Activities at 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 Residential dwellings, followed by Fairhaven Way;
- South Montreal Road, followed by the construction of a multi-storey building;
- East Residential dwellings, followed by a residential apartment building;
- West Residential buildings, followed by an electrical substation.

The current use of the neighbouring properties is not considered to pose an environmental concern to the subject site. Current land use in the Phase I study area is illustrated on Drawing: PE3563-2 – 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 following table indicates the current and past uses of the site as well as any associated potentially contaminating activities dating back to the first developed use of the site (if present).

Time Period	Land Use	Potentially Contaminating Activities	Potential Environmental Concerns		
807 Montreal Road					
1945 (earliest air photo reviewed)	Undeveloped (Vacant)	None	No		
1955-2014	Residential Dwelling	None	No		
2015-Present	Vacant	None	No		
811 Montreal Road					
1945 (earliest air photo reviewed)	Undeveloped (Vacant)	None	No		
1955 -2014	Residential Dwelling	None	No		
2015-Present	Vacant	None	No		
817 Montreal Road					
1945 (earliest air photo reviewed)	Undeveloped (Vacant)	None	No		
1955-2012	Residential Dwelling	None	No		
2013-Present	Vacant	None	No		
825 Montreal Road					
1945 (earliest air photo reviewed)-Present	Undeveloped (Vacant)	None	No		

Potentially Contaminating Activities (PCAs)

The following Potentially Contaminating Activities were identified within the Phase I study area:

- Item 28, Table 2, O.Reg. 153/04 as amended by O.Reg. 269/11: "Gasoline and Associated Products Storage in Fixed Tanks" – this PCA was identified based on the former retail fuel outlets located 115 meters and 175 meters to the east of the subject site.
- Item 18, Table 2, O.Reg. 153/04 as amended by O.Reg. 269/11: "Electricity Generation, Transformation and Power Stations" – this PCA was identified based on the electrical substation located 45 m to the west (789 Montreal Road).
- Item 52, Table 2, O.Reg. 153/04 as amended by O.Reg. 269/11: "Storage, maintenance, fuelling and repair of equipment and vehicles" – this PCA was identified based on the automobile service centre located 115 meters to the east of the subject site.

Based on the separating distances, the former retail fuel outlets, existing automobile service garage and electrical substation are not considered to be Areas of Potential Environmental Concern (APEC) for the subject site.

The Potentially Contaminating Activities within the Phase I study area are shown on Drawing PE3563-2 - Surrounding Land Use Plan.

Areas of Potential Environmental Concern (APECs)

As discussed above, there are no PCAs that are considered to be areas of potential environmental concern for the subject property.

Contaminants of Potential Concern

No Contaminants of Potential Concern (CPC) were identified, since no APEC's were on the subject site.

7.2 Conceptual Site Model

Geological and Hydrogeological Setting

Based on information from the Geological Survey of Canada, drift thickness in the area of the subject site is estimated to be on the order of 0 to 1 m. Overburden soils are shown as Paleozoic bedrock.

Contaminants of Potential Concern

As per Section 7.1 of the report, no Contaminants of Potential Concern (CPCs) were identified on the subject site.

Existing Buildings and Structures

There are no buildings currently located on the subject site.

Water Bodies

The Ottawa River located 2 km to the north of the subject site, is the closest water body.

Areas of Natural Significance

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

Drinking Water Wells

There is a record of existing private water wells within Phase I study area, located to the north of the subject site.

Neighbouring Land Use

Neighbouring land use in the Phase I study area is residential and commercial. No concerns were identified with the current neighbouring land use.

Potentially Contaminating Activities and Areas of Potential Environmental Concern

As per Section 7.1 of this report, the existing automobile service station and electrical substation identified within the Phase I study area do not represent areas of potential environmental concern for 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 the three (3) PCAs identified within the Phase I study area are not considered APECs. The Potentially Contaminating Activities were confirmed by a variety of independent sources, and as such, the conclusions of this report are not affected by uncertainty which may be present with respect to the individual sources.

8.0 CONCLUSIONS

Conclusion

The results of the historical research, personal interviews, and the site inspection did not identify any areas of potential environmental concern with respect to the subject site. In our opinion, a Phase II Environmental Site Assessment is not required for the property.

patersongroupOttawaKingstonNorth Bay

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 Darwin Group Ottawa. Permission and notification from Darwin Group Ottawa and Paterson will be required to release this report to any other party.

Paterson Group Inc.

Jave Reduced

Xavier Redhead, B.Eng.



Mark S. D'Arcy, P.Eng.

Report Distribution:

- Darwin Group Ottawa (6 copies)
- Paterson Group (1 copy)



10.0 REFERENCES

Federal Records

Air photos at the Energy Mines and Resources Air Photo Library. National Archives.

Maps and photographs (Geological Survey of Canada surficial and subsurface mapping).

Natural Resources Canada – The Atlas of Canada.

Environment Canada, National Pollutant Release Inventory.

PCB Waste Storage Site Inventory.

Provincial Records

MOE Freedom of Information and Privacy Office.
MOE Municipal Coal Gasification Plant Site Inventory, 1991.
MOE document titled "Waste Disposal Site Inventory in Ontario".
MOE Brownfields Environmental Site Registry.
Office of Technical Standards and Safety Authority, Fuels Safety Branch.
MNR Areas of Natural Significance.
MOE Water Well Inventory.
Chapman, L.J., and Putnam, D.F., 1984: 'The Physiography of Southern Ontario, Third Edition', Ontario Geological Survey Special Volume 2.

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.

City of Ottawa Historical Land Use Inventory (HLUI) Database

Local Information Sources

Plan of Survey, Fairhall, Moffatt and Woodland Limited (2014). Personal Interviews.

Public Information Sources

Google Earth. Google Maps/Street View.

FIGURES

FIGURE 1 – KEY PLAN

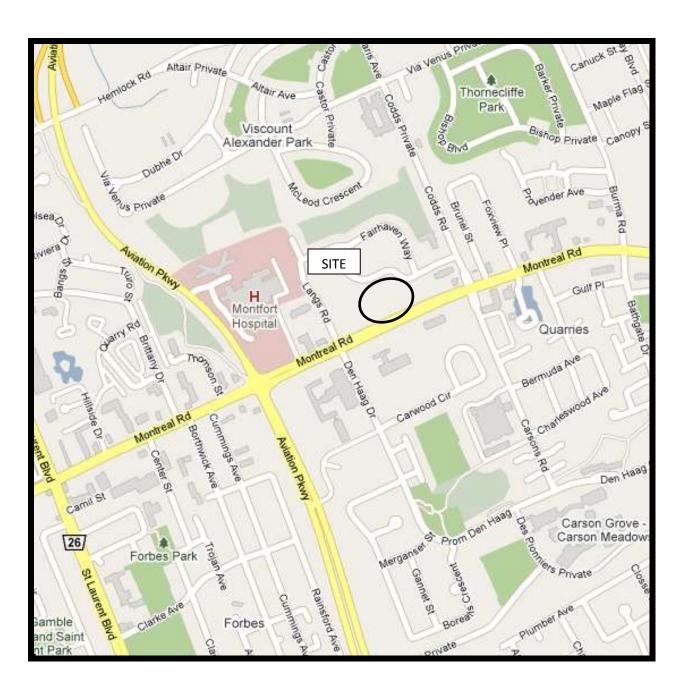
FIGURE 2 – TOPOGRAPHIC MAP

DRAWING PE3563-1 – SITE PLAN

DRAWING PE3563-2 – SURROUNDING LAND USE PLAN

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FIGURE 1 KEY PLAN



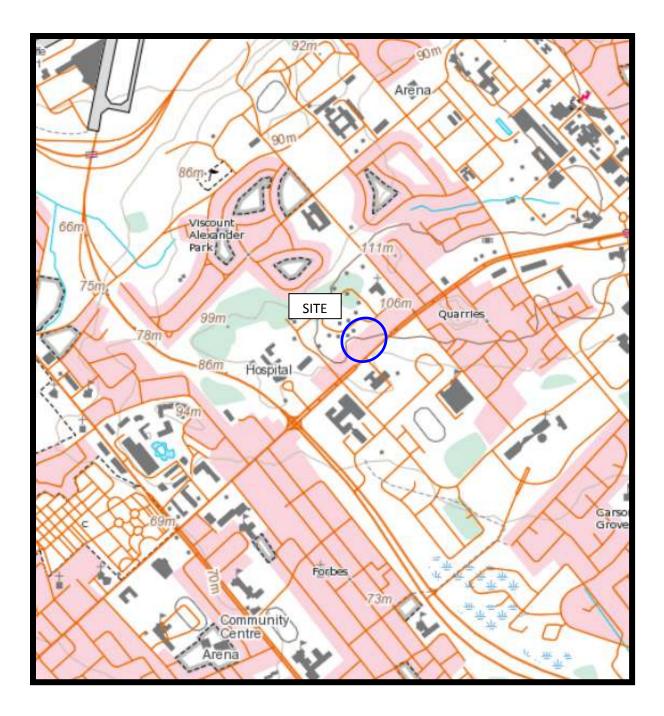
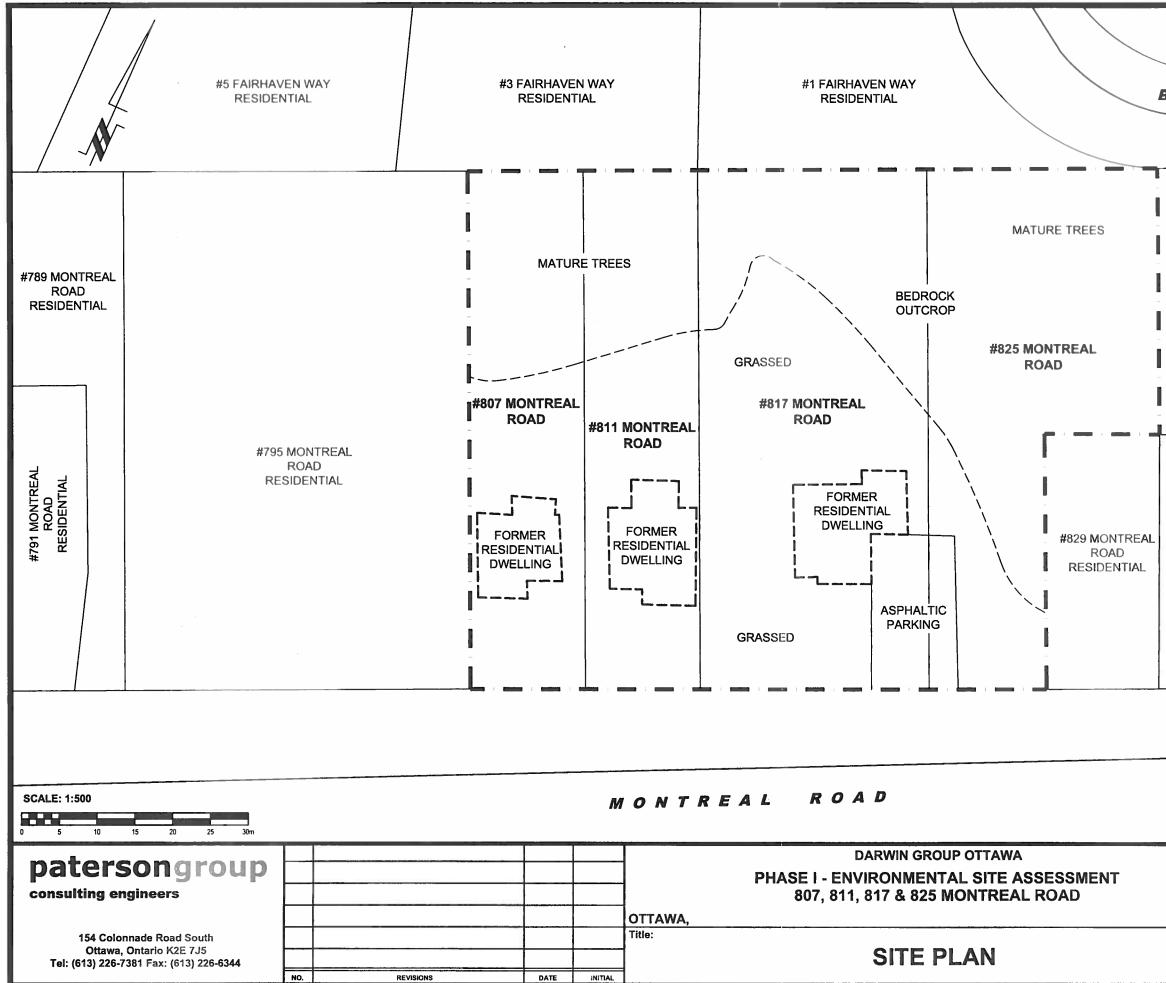


FIGURE 2 TOPOGRAPHIC MAP

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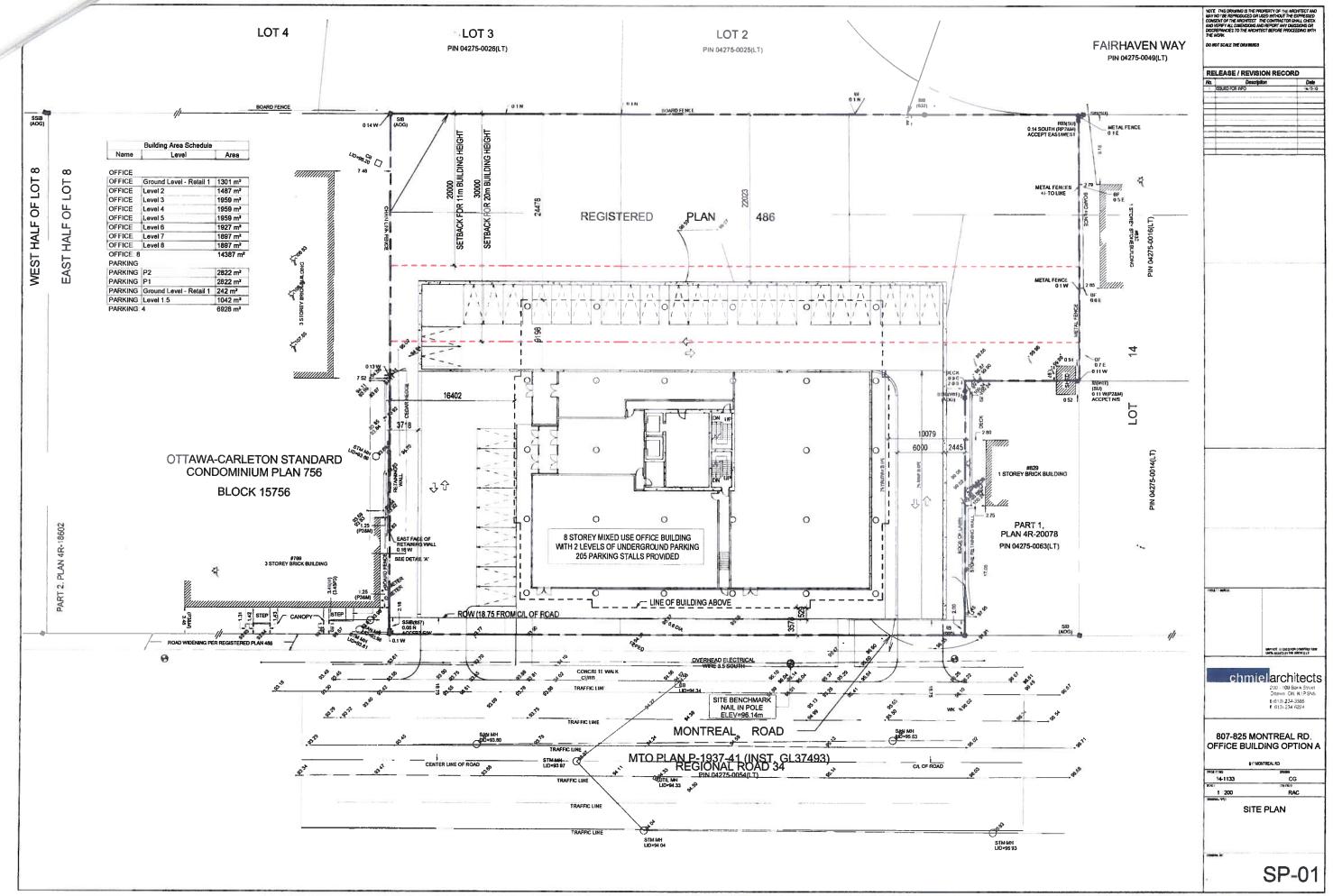
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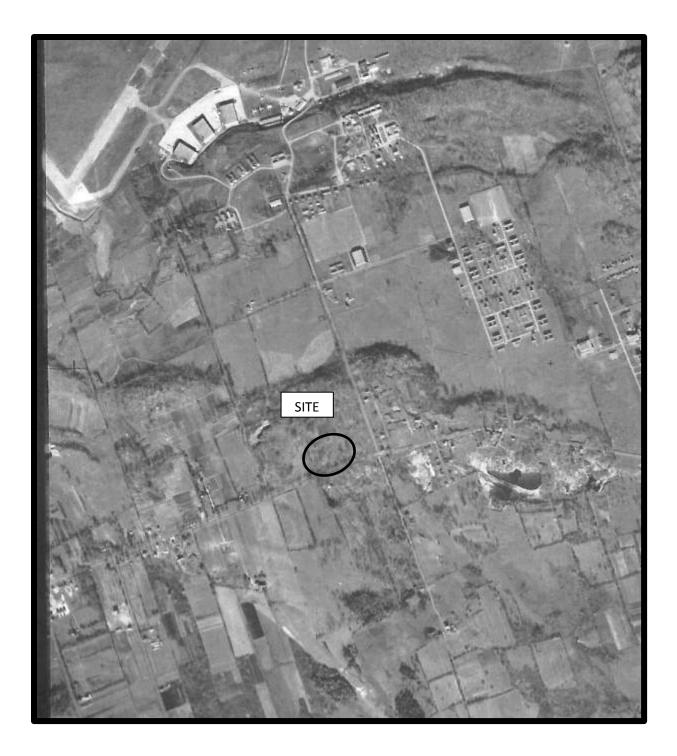
APPENDIX 1

CURRENT PLAN OF SURVEY

AERIAL PHOTOGRAPHS

SITE PHOTOGRAPHS

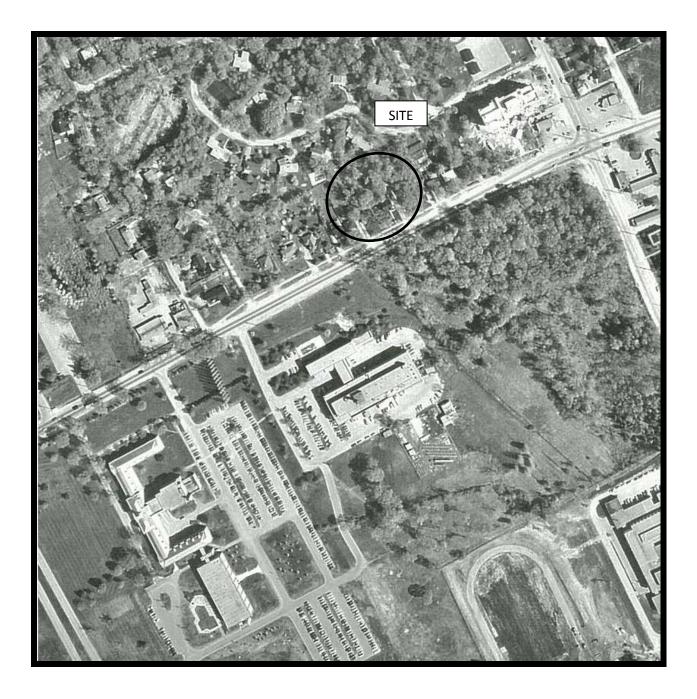




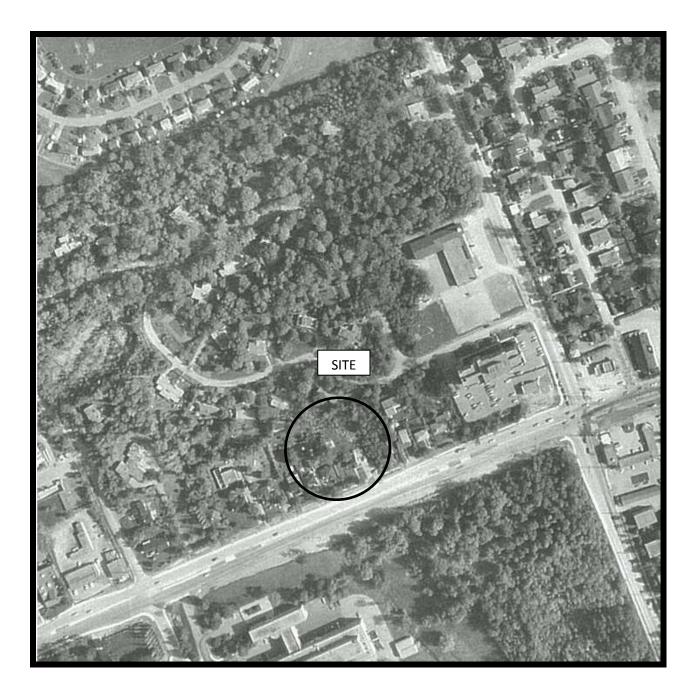
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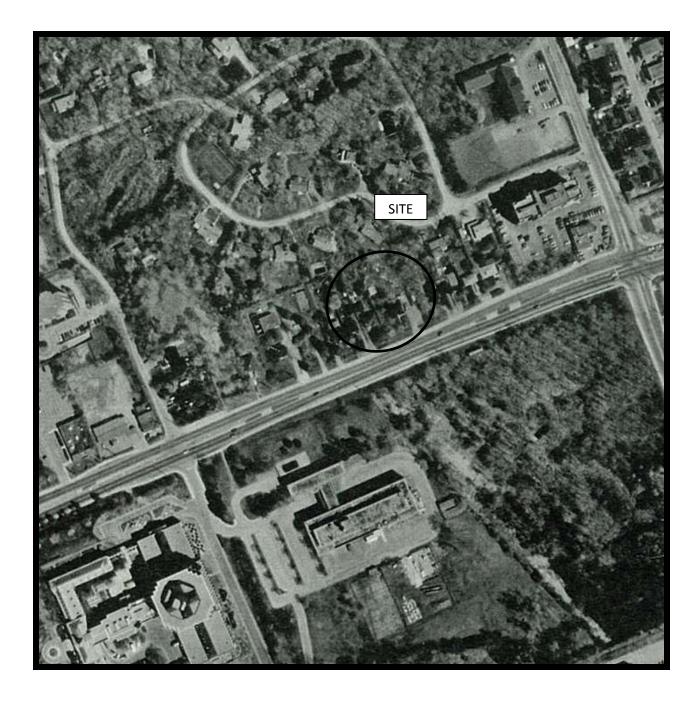
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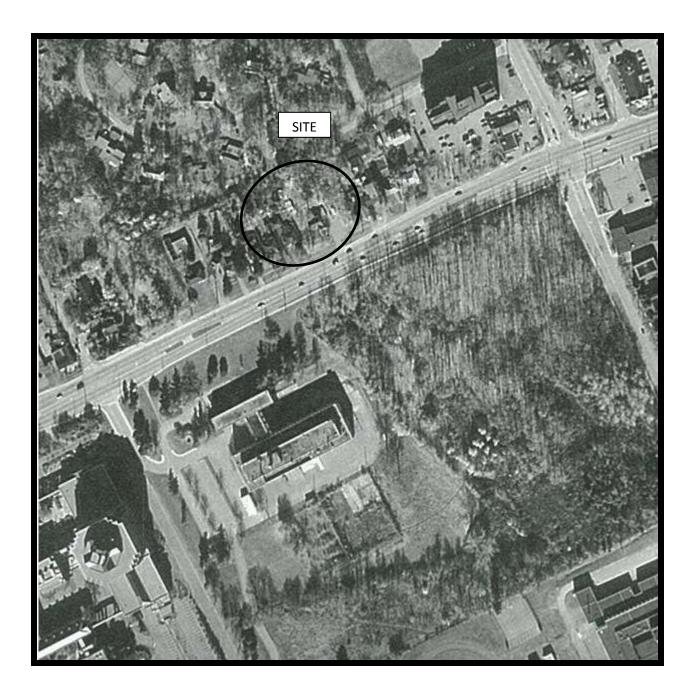
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Site Photographs

PE3563

807 – 825 Montreal Road, Ottawa, Ontario

May 26, 2015



Photograph 1: View of the driveway of the former residential dwelling addressed 817 Montreal Road, facing southeast.



Photograph 2: View across the subject site, facing west.

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Site Photographs

PE3563

807 – 825 Montreal Road, Ottawa, Ontario

May 26, 2015



Photograph 3: View across the subject site from the wooded area, facing southwest.



Photograph 4: View of the former driveway for 807 and 811 Montreal Road, facing south.

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Site Photographs

PE3563

807 – 825 Montreal Road, Ottawa, Ontario

May 26, 2015



Photograph 5: Stone retaining wall located at the back of the property, facing north.



Photograph 6: View across the wooded area of the property, facing west.

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APPENDIX 2

MOE FREEDOM OF INFORMATION REQUEST RESPONSE

TSSA CORRESPONDENCE

CITY OF OTTAWA HLUI SEARCH REQUEST

MOE WELL RECORDS

Ministry of the Environment and Climate Change

Freedom of Information and Protection of Privacy Office

12th Floor 40 St. Clair Avenue West Toronto ON M4V 1M2 Tel: (416) 314-4075 Fax: (416) 314-4285 Ministère de l'Environnement et de l'Action en matière de changement climatique

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

12° étage 40, avenue St. Clair ouest Toronto ON M4V 1M2 Tél. : (416) 314-4075 Téléc.: (416) 314-4285



June 19, 2015

Xavier Redhead Paterson Group Inc. 154 Colonnade Road Ottawa, ON K2E 7J5

Dear Xavier Redhead:

RE: Freedom of Information and Protection of Privacy Act Request Our File # A-2015-03146, Your Reference PE3563

This letter is in response to your request made pursuant to the *Freedom of Information and Protection of Privacy Act* relating to 807, 811, 817, & 825 Montreal Rd, Ottawa.

After a thorough search through the files 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, no records were located responsive to your request. To provide you with this response and in accordance with Section 57 of the *Freedom of Information and Protection of Privacy Act*, the fee owed is \$30.00 for 1 hour of search time @ \$30.00 per hour. We have applied the \$30.00 for this request from your initial payment. This file is now closed.

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.

Yours truly,

EBurge

for Heidi Ritscher FOI Manager

Xavier Redhead

From: Sent: To: Subject: plal@tssa.org on behalf of Public Information Services [publicinformationservices@tssa.org] May-26-15 1:50 PM Xavier Redhead Re: 807-825 Montreal Road

Hi Xavier:

Thank you for your inquiry.

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

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

Thank you and have a great day!

Prem Public Information Services

"Putting Public Safety First"

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

Toll-Free: 1-877-682-8772 Email: <u>publicinformationservices@tssa.org</u> Web Site: <u>www.tssa.org</u>

On Tue, May 26, 2015 at 12:36 PM, Xavier Redhead <<u>XRedhead@patersongroup.ca</u>> wrote:

Good afternoon,

Could you please complete a search of your records for underground/aboveground storage tanks, historical spills or other infractions for the following addresses for properties located in Ottawa, Ontario.

789, 791, 795, 800, 807, 811, 817, 825, 829 Montreal Road

832 Blackthorne Avenue

Thank you,

patersongroup

solution oriented engineering

154 Colonnade Road South

Ottawa, Ontario, K2E 7J5

Tel: (613) 226-7381 Ext. 232

Fax: (613) 226-6344

Email: xredhead@patersongroup.ca

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

DISCLAIMER



For use with HLUI Database

CITY OF OTTAWA ("the City") is the owner of the HISTORICAL LAND USE INVENTORY ("HLUI"), a database of information on the type and location of land uses within the geographic area of Ottawa, which had or have the potential to cause contamination in soil, groundwater or surface water.

The City, in providing information from the HLUI, to ____Paterson Group Inc.___ ("the Requester") does so only under the following conditions and understanding:

- 1. This is a free service offered by the City.
- 2. The information which is contained in the HLUI has been compiled from publicly available records and other sources of information. The HLUI may contain erroneous information given that such records and sources of information may be flawed. Changes in municipal addresses over time may have introduced error in such records and sources of information. The City is not responsible for any errors or omissions in the HLUI and reserves the right to change and update the HLUI without further notice. The City does not, however, make any commitment to update the HLUI. Accordingly, all information from the HLUI is provided on an "as is" basis with no representation or warranty by the City with respect to the information's accuracy or exhaustiveness in responding to the request.
- 3. City staff will perform a search of the HLUI based on the information given by the Requester. City staff will make every effort to be accurate, however, the City does not provide an assurance, guarantee, warranty, representation (express or implied), as to the availability, accuracy, completeness or currency of information which will be provided to the Requester. The HLUI in no way confirms the presence or absence of contamination or pollution of any kind. The information provided by the City to the Requester is provided on the assumption that it will not be relied upon by any person whatsoever. The City denies all liability to any such persons attempting to rely on any information provided from the HLUI database.
- 4. The City, its employees, servants, agents, boards, officials or contractors take no responsibility for any actions, claims, losses, liability, judgments, demands, expenses, costs, damages or harm suffered by any person whatsoever including negligence in compiling or disseminating information in the HLUI.
- 5. Copyright is reserved to the City.
- 6. Any use of the information provided from the HLUI which a third party makes, or any reliance on or decisions to be based on it, are the responsibilities of such third parties. The City, its employees, servants, agents, boards, officials or contractors accept no responsibility for any damages, if any, suffered by a third party as a result of decisions made as a result of an information search of the HLUI.
- 7. Any use of this service by the Requestor indicates an acknowledgement, acceptance and limits of this disclaimer.
- 8. All information collected under this request and all records provided in response to this request are subject to the provisions of the *Municipal Freedom of Information and Protection of Privacy Act*, R.S.O. 1990, c. M.56, as amended.

Signed: Jaou Kedh

Per: Xavier Redhead, B.Eng. (Please print name) Title: Environmental Assessor Company: Paterson Group Inc.

Dated: June 2,2015



INFORMAL REQUEST FOR INFORMATION PROCESS CONFIDENTIAL

File No.: PE3563

Request for Information

(Informal Request)*

1. REQUESTER INFORMATION

- Name of Requester: Xavier Redhead a)
- Address of Requester: 154 Colonnade Road South, Ottawa, Ontario, K2E 7J5 b)
- Telephone Number: 613-226-7381 c)
- d) Site Address: Lot- 807, 811, 817 & 825 Concession: Street: Montreal Road City/Town: Ottawa Postal Code:
- Legal Plan Attached: Yes () No (X) e)
- Site Owners: Darwin Group Ottawa f)
- Adjacent Property Owners: **g**)
- Date of Ownership:_____ h) Previous Owner(s):
- Type of Site: (x) vacant, () residential, () commercial, i) () other (specify)
- Requestors relationship to Site: Environmental Site Assessor i)
- Date of Previous Request:______n/a_____ **k**)
- 1)

 Date of Previous ESA:
 n/a

 Information Requested:
 Environmental Records (violations, sewer use

 m) infractions, spills or leaks, waste disposal sites...) and HLUI database for historical land use in the area of the site.

2. CONFIDENTIALITY

Consent Required: (x) Owner () Tenant () Purchaser () Legal** a) b) Consent Obtained: (x) Owner () Tenant () Purchaser () Legal**

*Will not be processed as a request for information pursuant to MFIPPA.

**(Consent letters must contain the information required, give authorization to requestor, and be dated and signed)

patersongroup

Consulting Engineers

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

Geotechnical Engineering Environmental Engineering Hydrogeology Geological Engineering Materials Testing Buikling Science Archaeological Services

www.patersongroup.ca

June 1, 2015 File: PE3563-HLUI

City of Ottawa 110 Laurier Avenue W Ottawa, Ontario K1P 1J1

Subject:

Authorization Letter, HLUI Search Phase I-Environmental Site Assessment 807, 811, 817 & 825 Montreal Road Ottawa, Ontario

Dear Sir or Madame,

Please consider this letter as confirmation that Paterson Group has been retained by the property owner to conduct a Phase I-Environmental Site Assessment at the aforementioned property.

With this letter, the property owner authorizes the City of Ottawa and other regulatory bodies to release, to Paterson Group, information requested for the purpose of completing an environmental assessment of the property.

Name of Company/Property Owner:

Authorization of Representative

ARWING GROUP OTTAWA

Name of Representative

Duthousy micorimil

JE. 2-2015

Date

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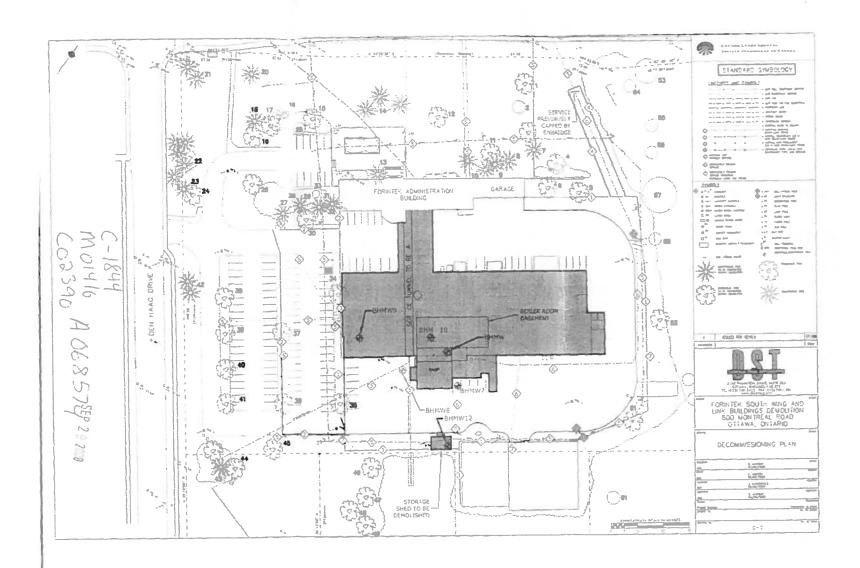
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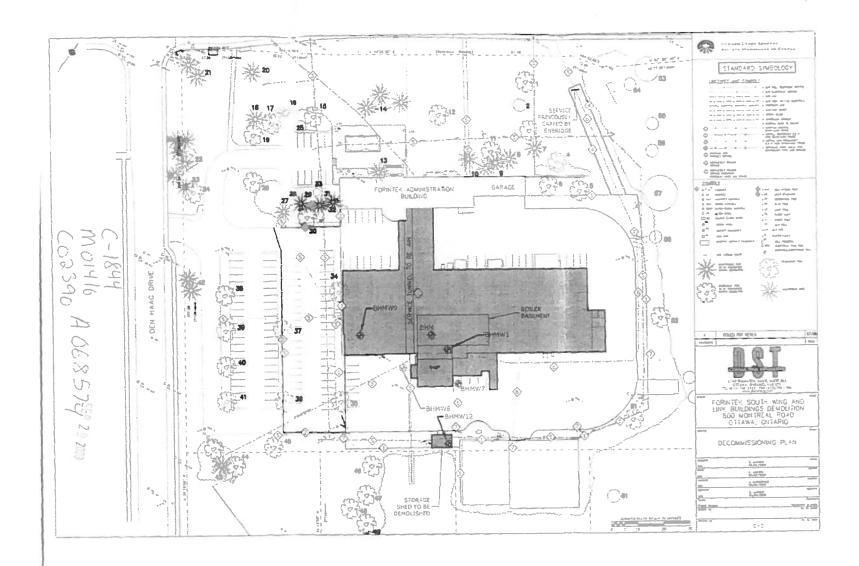
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Master Well Owner's and First Name	Land Owner's Inform					1.00	E-mail Add	Inuss
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						Cluste	r Informatio	n (Please also fill out the additional Cluster Well all Construction for each parcel of land and cluster.)
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						Total W	/ells on his l	
						Lu	<u>akna</u>	Location of Well Cluster
						Detailed	d Map must I	be provided as an attachment no larger than legal size
						(8.5° x	14"). Sketchi ck box to co	es are not allowed. nfirm detailed map is provided as per Section 11.1 (3)
						Conser	nt to release	additional information concerning the cluster to
						the Dire	ctor upon f	
Well Co	entractor and Well Ter	hnician In	formation	-		1.		
Business Name of Well Contra		711.	Well Con	tractor's Li	cence No.	2122		
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HIO Rue Princ			Sur	Ka K	ouge			Well Contractor No.
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Property Owner's Information															
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Name I well technician (First Name, Last I	2141214 lame)	464	Weil Teering	HH Instanto No.	ate Submitted	Jung	C X	DIGFA	et. C.o	<u>n</u>	Audit			Remarks	1416
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5						Cor	son (Gro	∨૨	r F	STTAI	WA CIT	in of		Detailed Drawing of All Well Locations must t, the person constructing the well, will promptly su Director, on request, any additional information in n control plated to any well in the well cluster that I		
			Province	G	PS Unit Make	Model		Unit	Mode of C	Operation		Undifferentlate	ed 🕅 Averaged	d Directo			y cus
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	ntractor and Well Technician In Name of Well Contractor	formation Business Address (Street Numb	er/Name R	R) Municipa	lity		Pr	rovince	or Aban	doned (y	/yyy/mm/dd)	Completer	d (yyyy/mm/dd)	APR 2 3 20 2	id) Audit No.	10
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Postal Cod	de Bus. Telephone No. くろして) 613 35 り 4767	Well Contractor's L 7055	icence No.	Business E	-mail Address					110-1715-56-Pri	bandor	nment oning the Wells			Comments:		

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MINISTRY'S COPY



Well Record for Well Cluster - Part 2 of 3 Land Owner Consent

This form is to be completed by the person who constructs or abandons test holes or dewatering wells that form all or part of a well cluster. If this form is being used to report any well abandonment, these wells must have been previously reported as part of a single well cluster.

Note: For well cluster records, only the owners of the land on which the wells are situated are to give written consent. If the well purchaser (e.g. a consultant who hires the driller) is not the owner of the land, then the well purchaser cannot sign the consent form.

By signing this form, land owners are providing consent to use one well record to report a well cluster of test holes or dewatering wells in accordance with section 16.4 of Regulation 903 made under the Ontario Water Resources Act.

This completed Well Record for Well Cluster Part 2 - Land Owner Consent must be attached to Parts 1 and 3.

* Please PRINT if completing by hand.

Well Tag Number: # <u>0124903</u>

"Well Record for Well Cluster" Audit Number: # <u>C16380</u>

Well # on Detailed Drawing	Property Location Description	Land Owner's Name	Signature of Land Owner	Date Signed, (yyyy/mm/dd)
<u>世</u> ノーソ	140 Den Hang RO OTTAWA ON	CITY OF OHAWC		2012 03 29
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	*			
	C-708-5 C/6380			

Part 1 - Ministry's Copy

ntario Ministry of the Environment

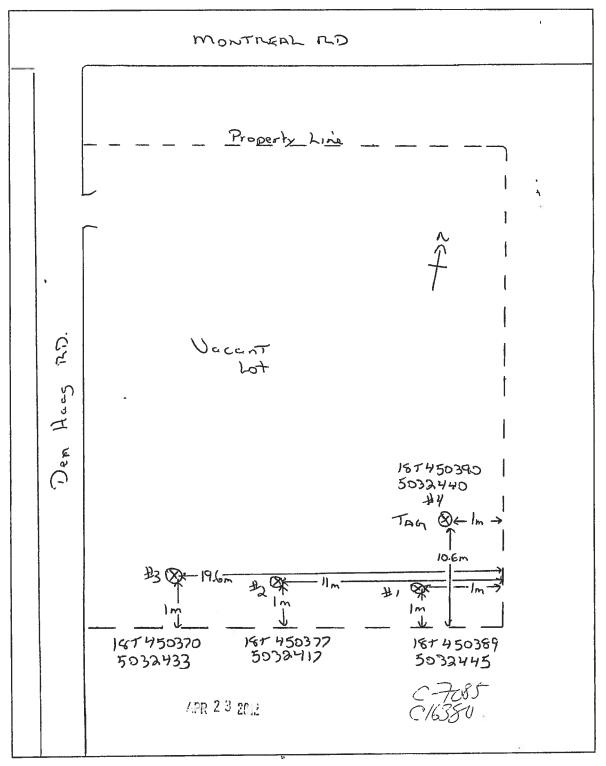
Well Record for Well Cluster - Part 3 of 3 Detailed Drawing of All Well Locations

Note: This Well Record for Well Cluster Part 3 - Detailed Drawing of all Well Locations, must be attached to Parts 1 and 2. The drawing must include all property boundaries, an arrow indicating the North direction, all named roads and sufficient measurements to locate all wells in the cluster in relation to fixed points. The drawing must show the location of each well and each well must be numbered on the drawing to match number used for that well on the Well Record for Well Cluster Parts 1 and 2. The well with the well tag must be clearly identified on the Drawing.

UTM coordinates should appear beside each well, if space permits. Additional comments on wells can be included on the drawing

Well Tag Number: # <u>AI24903</u>

"Well Record for Well Cluster" Form Audit Number: # <u>C) 6380</u>



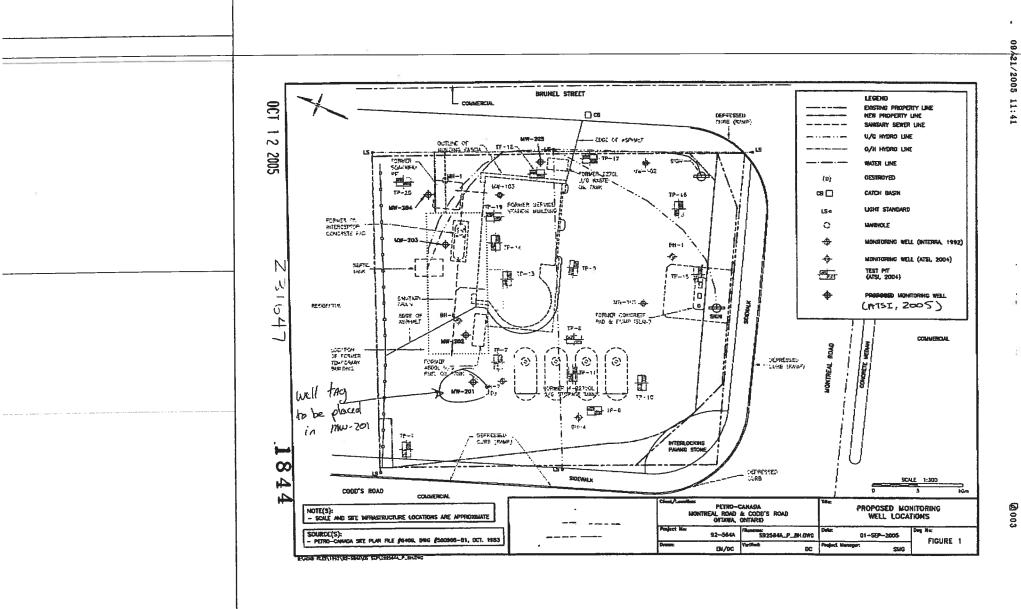
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			n Village, Town or (Address/33	Sity) Faurha	ien War			
(day)	(month)	(year)						
Pipe and Casin	ng Record			Pumping Test				
Casing diameter(s) Length(s) Type of screen Length of screen			Static level Pumping rate Pumping level Duration of test	300 6 P H 40 '	K			
Well Log	ß			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 (freeh, salty, or sulphur)			
Sandy logn			1.36	-116'	(fresh, salty,			
For what purpose (s) is the water <i>Hawse hald</i> Is water clear or cloudy?	e.a.c. hillside? a.a.q. Sol.7 Foregoing		Loc In diagram below road and lot line.					

	Vell Drillers Act Aines, Province of A Vell Re Village, T own or City	ecord	TAW A						
Pipe and Casing Record Pumping Test									
Length (s) of casing (s)	Static level	t. 2.5 5 2 0.0 <i>R</i> . der or bowls to groun							
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Kind (fresh or mineral)	50' tank	Depth(s) to Water Horizon(s)	Kind of Water	No. of Feet Water Rises					
Enclose a copy of any mineral analysis that has been mad Well Log	e of water	·····		<u> </u>					
	From To 0 ftft. 0 15 15 45 945 96 	In diagram b	E There R						
Situation: Is well on upland, in valley, or on hillside? Drilling Firm. R. A. M. J. ean Y. Address	tour Addree	4. ss. 4.8.3.0. e Number	avense	St.					

Fairhaven Way

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ଚ ଏ		istry of Well	A 0295	22	umber below)	Regulation 903	We Ontario Wate	ali Record
	ns for Completing		A0295	22	aryana Millindi Addida da Agrinina y gara a mayona dalka ji			E to L ageq
Forus	a la the Province of (Ontario only. This docu	iment is a permane	ent legal d	ocument. Ple	ease retain for futur	e reference.	ack of this form
Questi	ions regarding comple	eted in full to avoid dela ting this application ca	n be directed to the	Water W	ell Managerr	ent Coordinator at	416-235-620	3.
Please	e print clearly in blue o					Ministry Use	e Only	LOT
ell Own	er's Information an	d Location of Well Ir	nformation					
R#/Street	Number/Name	10 1.0		/Town/Villa	ge	Site/Compa	artment/Block/	Tract etc.
PS Readi	5 Triontreo	Easting	lorihing Uni	Have/Moo			lifferentiatod	Averaged
	8.3	H50655 E	nstructions)			Diff	erentiated, specify	
eneral Col			Materials			I Description	I	rom To
0	Gophalt	1.1.5		5 Mr	a clus	g wells ins	talled (
SOU	n Bravel (in			us	u ciu	21421	Ĭ	4.9
				1	ypical	Installah	•r	
				19				
(x, y, y, y, y)								
Ho	le Dlameter	· · · · · · · · · · · · · · · · · · ·	onstruction Record	4			st of Well Yiel	
Depth	Metres Dlameter To Centimetres	Inside diam Material	Wall thickness	Depth	Metres	Pumping test method	Time Water Le	vel Time Water Level
D		channetres	centimetres	From	То	Pump intake set at - (metres)	min Metres Static Level	min Metres
		Steel Fibreg	Casing Iaso Schedule			(Pumping rate - (litres/min)	1	1
w	ater Record	50 PPlastic Concr mm Galvanized	ete 40	0.05		Duration of pumping	2	2
Vater found tMetre	Kind of Water	Steel Fibreg	1 1			Final water level and		3
Ges	Fresh Sulphur Salty Minerals	Plastic Concr	1916			Recommended pump		4
	Fresh Sulphur	Steel [] Fibre				Itype. Shallow Dee Recommended pump	10 15	5
Gas Olher: -	Salt Minerals	Galvanized	Screen			Recommended pump		10
Gas	Fresh Sulphur	Outside Steel				rate. (litres/min) If flowing give rate -	15 20	15
	well yield, water was	Conci	rete	1	4.9	(litres/min) If pumping discontionued, give reason.	25	25
Clear ar	nd sediment free	Junn	No Casing or Scree	n		ued, give reason.	40	40
Chlorinated	Yes Vino	Open hole	, x		•]	50 60	60
	Plugging and Sea	ling Record		ndonment	In discrem hele	Location w show distances of well		ne, and building.
From	10	(bentonite slurry, neat cement	surry) etc. (cubic m	ka	Indicate north b	y arrow.	ached	site
0.05	1 Bintoni	<u>i</u>			1 Plea	ny arrow. Se See att		19.
					pla.	n		(t-a)
Cable To		in Diamo	nd []c	ligging				
Rotary (conventional) Air percu		, 🗆 🗠	Other				
	32	Water Use		Other				
Domesti Stock Inigation	Commer	cial 🔲 Not ut		ore	Audit No. mg	21647	Date Well Comple	Had AMA - Way
		Final Status of Well		ed, (Other)	Was the well of		Date Delivered	005109121 ****
Observa	alion well Abandoned, i	insufficient supply 🔲 Dewa	tering		package delive	red? Yes 910		
	Well Cont	ractor/Technician Infor	Well Contractor's Lic	ence No.	Data Source	Ministry L	Ise Only Contractor	844
1	differences (street name, number	ate Drilling Ltd	1844		Date Received	1111	Date of Inspection	YYYY MM DD
	MAIN NE NORM		Weil Technician's Li	IBO cence No.	Remarks	1 2 2005	Well Record Nun	nber
Dow	Veil Technician (test name, fi	<u>E</u>	Dete Submitted		=			
Cionahum -								

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Department of M Carleton Water W Date Completed June L.S. J. Cost of J	vell	Ince of On Rec of TA illage. Tom or City).	Cord of WA. Monter Leaves	to ul Olor	S2 S1775 SANCH IMINES
	<u> </u>				<u> </u>
Pipe and Casing Record			Pumping Test		
	Date from. Static level .	~25	Lut		••••
<i>u</i> -	Pumping level.		The fee	1	
Length of screen	oumping ra	te3.	d.d salle	m. h	ter.
	Duration of			••••••••••••••	• • • • • • • • • • •
			or bowls to groun	d level	
Wat	er Record				
Kind (fresh or mineral)		· · · · · · · · · · · · · · · · · · ·	Depth(s) to Water Horizoa(s) <u>150</u>	Kind of Water	No. of Feet Water Rises
		Z			
How far is well from possible source of contamination?		1			
What is the source of contamination? Enclose a copy of any mineral analysis that has been made			••••	а.	
Enclose a copy of any mineral analysis that has been made Well Los	of water.	·····			
Overburden and Bedrock Record	From	To	Loc	ation of Well	
I feet yand and your	0 ft.	ft.		below show dist	
to lock	- 1	4	wei from a	ad and lot kin	e. In-
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Situation: Is well on upland, in valley, or on hillside? Drilling Firm	le l		<u>ttqurs</u> .8.8. ИС. Number5.0.	out Euclear 7	\$T.
FORM 5		• •	Signature of	Licensee	Then't
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Faithorn way

		Г	GROUND WATER	BRANCH O
UIM 1 118 2 415101118 15 E	9		15 N	
Elev. 412 031010 WATER WEL		1	OMTARIO M RESOURCES COI	ATER MUISSION
Basin 25 CARLET CW	ownship, Village, '	Fown or City	OTitu ,	
Con Lot D	ate completed	(day	DC/ month	1962 year)
	:SS,	LANGS	ROAD	
Casing and Screen Record		Pumpin		
Inside diameter of casing $6 INCH$ Total length of casing $20 FEET$ Type of screen N_0 Length of screen N_E Depth to top of screen N_E	Test-pumping Pumping level Duration of test Water clear or c	rate pumping loudy at end o	180 2 Hours f test CLE	.G.P.M. А <i>Қ</i>
Depth to top of screen Diameter of finished hole 6 i NCH	Recommended	pumping rate	4	G.P.M.
	with pump sett	ing of		w ground surface
Well Log	From	To	Depth(s) at which water(s)	Kind of water (fresh, salty,
Overburden and Bedrock Record	ft.	ft. 12	found	sulphur)
BROKEN LIMESTONE	0		150	FRESH
SOLID LIMESTONE		192	192	11
		_		
		Location	of Well	
For what purpose(s) is the water to be used? HOUSE HOLD Is well on upland, in valley, or on hillside? Hillside Drilling or Boring Firm MOLOUGHINRY	In diagr road an	am below show	w distances of we dicate north by	ll from arrow.
Address 51 MCEWEN AVE OTTAWA Licence Number 619 Name of Driller or Borer F FLEURY Address [156 SHIH (NOTON AVE Date 15 2 CT 1962 Signature of Licensed Drilling or Boring Contractor)		MONTREAL ROAD	<u>ибъ Roan</u> Т 50 400' — Н	
Form 7 10M-62-1152			LANG	5 h.C

UNAL 1/18 2 141510161515 E Paja 5101312141810 N Elev. 19 12 01312101 Basin 2151 111 The W Department of M Water W		e of Ontr		PN: CH NES + Fawa	8005
Date Completed 15 June	, Villa own o	$\frac{ge, Town}{T T}$	CityQua	г.i.е.9 Г	
Pipe and Casing Record			Pumping Test		
Casing diameter(s)	Static level Pumping level Pumping rate Duration of to Distance from		S. G. P.M. J. h R.U.Y. or bowls to ground	· · · · · · · · · · · · · · · · · · ·	
Kind (fresh or mineral)	ater Record		Deoth(s)	Kind of	No. of Feet Water Rises
Quality (hard, soft, contains iron, sulphur, etc.) Appearance (clear, cloudy, coloured) For what purpose(s) is the water to be used? 	Air Con Air Con 2.50 Lan I	dicat. k		Water	27'
Enclose a copy of any mineral analysis that has been ma Well Log					II (Riv
Overburden and Bedrock Record	From	То		ation of We below show di	n
	0 ft.		well from a dicate nort	oad and lot l h by arrow.	line. In-
Situation: Is well on upland, in valley, or on hillside? Drilling FirmT.H.O.SH. A.D.A.M. AddressI.H.V.C.MAN.S. B.C.I.A. Name of DrillerT.H.A. DateJ.UN.C. J.E. 1.4.5.3. FORM 5	lg.e(On.t. Addre	ssS. 9.1 e Number	и С	

A . . . Canson's Road

🗑 Ontario	Ministry of Well Te the Environment	A 06	857	4	WIT WITH THIN BUSINESS Waster Well Record for Cluster Well Construction
		AD	085	74	Regulation 903 Ontario Water Resources Act
First Name Caneda Lance Mining Addross (Stront Numb BIdg. 164 County/District Municipality UTM Coordinates Zong East NAD 81311 Style Overburden and Bedro General Most Common Calour Material As phalt Surfic Brawn Fill Brown Zand + Grey Clay +	billiantio (R) (1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1 - 1	Cluster Townsh City/Tow GPS Unit GPS Unit GPS Unit GAR on the back of phoral sectption	1 m1- Hali Hali Maike Maike Maike Maike Dopth (First 0-1 1.3 1.8 3.4	ed Xa_ Martol ELra	Province Postal Code Telephone No. (ac. ava code) Province Postal Code Telephone No. (ac. ava code) A KITAOKI26173999970 Lot Concession Province Postal Code Ontario Postal Code Ontario Lot Concession Province Postal Code Ontario Lot Concession Province Postal Code Ontario Lot Concession Province Postal Code Ontario Lot Concession Province Postal Code Ontario Lot Concession Diamater Concession Diamater Concession Province Concession Diamater Concession Concession Diamater Concession Concession Concession Concession Concession Diamater Concession Concess
5.1 PVC	Construction Details Material Inc, fibroglass, concerte, galvanized,	Siched Ho	Depth (From	4.b	Galvanizad Stati Fibrogtass Concrete Concrete
Dopth Set at (<i>Malros</i>) From To 0 1.3 Be	ar Space/Abandonment Sealing Type of Sealant Usod (Material and Type) NHOWE			e Usod Matras) 5 KgS	Vator lound at Depth Klnd of Wator
Business Name of Well Contro George DOWI Business Address (Shoot No. HIO Rue Print Province Postal GC JON Busi. Totophone No. (inc. area co S 1974 2 6 4 6	Nomo, finition, Rev Epale Grenville	Well Cont Municipality Sur a Sur a X plo Name, First N	8/00	14 Duge J.com	Audi No. M 01416 Well Contractor No. Date Received (by)ythmiel() SEP 2.9 2008 Date of Inspection (by)ythmedd)

Well ID

Well ID Number: 7213938 Well Audit Number: *Z182558* Well Tag Number: *4089803*

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

Well Location

Address of Well Location	4 FAIRHAVEN WAY
Township	OTTAWA CITY
Lot	
Concession	
County/District/Municipality	OTTAWA-CARLETON
City/Town/Village	OTTAWA
Province	ON
Postal Code	n/a
UTM Coordinates	NAD83 — Zone 18 Easting: 450412.00 Northing: 5032772.00
Municipal Plan and Sublot Number	
Other	

Overburden and Bedrock Materials Interval

General Colour	Most Common Material	Other Materials	General Description	Depth From	Depth To
	SAND LMSN	STNS	PCKD	0 ft 6 ft	6 ft 180 ft

Annular Space/Abandonment Sealing Record

Depth	Depth	Type of Sealant Used	Volume
From	To	(Material and Type)	Placed
0 ft	22 ft	HIGH EARLY CEMENT/ BENTONITE SLU	RRY

Method of Construction & Well Use

Method of ConstructionWell UseRotary (Convent.)Domestic

Status of Well

Water Supply

Construction Record - Casing

Inside	Open Hole or material	Depth	Depth
Diameter		From	To
6.125 inch	STEEL	-2 ft	22 ft

Construction Record - Screen

Outside Diameter Material Depth Depth From To

Well Contractor and Well Technician Information

Well Contractor's Licence Number: 3749

Results of Well Yield Testing

Duration of Pumping	CLEAR
Pumping Rate Duration of Pumping	
Duration of Pumping	160 ft
	5 GPM
Final water level	1 h 0 m
	59 ft
If flowing give rate	
Recommended pump depth	160 fi
Recommended pump rate	5 GPM
Well Production	
Disinfected?	Y

Draw Down & Recovery

Draw Down Time(min)	Draw Down Water level	Recovery Time(min)	Recovery Water level
SWL	31 ft		
1	31 ft	1	59 ft
2	32 ft	2	58 ft
3	33 ft	3	56 ft
4	35 ft	4	55 ft
5	37 ft	5	54 ft
10	41 ft	10	50 ft
15	49 ft	15	47 ft
20	53 ft	20	42 ft
25	59 N	25	36 ft
30	59 ft	30	31 ft
40	59 ft	40	31 ft
45		45	
50	59 ft	50	31 ft
60	59 ft	60	31 ft

Water Details

Water	Found	at	Depth	Kind
130 ft				Fresh
160 ft				Fresh

Hole Diameter

Depth From	Depth To	Diameter
0 ft	22 ft	10.625 inch
22 ft	180 ft	6.125 inch

Audit Number: Z182558

Date Well Completed: December 11, 2013

Date Well Record Received by MOE: January 02, 2014

APPENDIX 3

QUALIFICATIONS OF ASSESSORS

Mark S. D'Arcy, P. Eng.

patersongroup

POSITION

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

Associate and Senior Environmental/Geotechnical Engineer

EDUCATION

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

MEMBERSHIPS

Environmental Engineering

Ottawa Geotechnical Group Professional Engineers of Ontario Consulting Engineers of Ontario

EXPERIENCE

1991 to Present Paterson Group Inc.

Geotechnical Engineering

Materials Testing Quality Control

SELECT LIST OF PROJECTS

Environmental and Geotechnical Division Supervisor of the Environmental Division

Mary River Exploration Mine Site - Northern Baffin Island Rideau Centre Expansion project - Ottawa Agricultural Supply Facilities - Eastern Ontario Laboratory Facility – Edmonton (Alberta) **Building Science** Ottawa International Airport - Contaminant Migration Study - Ottawa Investigation and Remediation - Cotton Mill Redevelopment, Cornwall 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 Hydrogeology Remediation Program - Block D Lands - Kingston Investigation of former landfill sites - City of Ottawa Record of Site Condition for Railway Lands - North Bay Assessment and Remediation - North Bay Airport Commercial Properties - Guelph and Brampton Brownfields Remediation - Alcan Site - Kingston Archaeological PWGSC Building - 90 Elgin Street - Ottawa Services Remediation Program - Ottawa Train Yards MHLH Facility - CFB Petawawa Ottawa Congress Centre Lansdowne Park Redevelopment - Ottawa