



September 2017

REPORT ON

Phase One Environmental Site Assessment 1981 Maple Grove (Stittsville), Ottawa, Ontario

Submitted to:

Claridge Homes Corporation
2001-210 Gladstone
Ottawa, Ontario
K2P 0Y6

Attention of: Jim Burghout

REPORT



Report Number: 1776275-2000

Distribution:

1 e-copy - Claridge Homes Corporation
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Executive Summary

The Executive Summary highlights key points from the report only; for complete information and findings, as well as the limitations, the reader should examine the complete report.

Golder Associates Ltd. (Golder) was retained by Claridge Homes Corporation (Claridge) to conduct a Phase One Environmental Site Assessment (Phase One ESA) for proposed residential development site located at 1981 Maple Grove Road in Stittsville, at the northeast corner of the intersection of Maple Grove and Stittsville Main Street, Ottawa, Ontario (herein after referred to as the “Site” or “Phase One Property”) as shown on Figures 1 and 2. The Site consists of approximately 7.6 hectares (18.7 acres) parcel of undeveloped forested and vegetated land.

For reporting purposes, Site north has been defined such that Maple Grove Road has an east-west axis.

It is understood that the Phase One Property is proposed to be developed as a residential subdivision consisting of conventional residential dwellings (semidetached and townhouse) as well as access roads and services within the subdivision. The Site is owned by Claridge.

The Phase One ESA was completed in general accordance with Ontario Regulation (O. Reg. 153/04), as amended in order to comply with the City’s current Official Plan requirements that all Phase I ESA reports that are submitted for Site Plan Approval be completed in accordance with the O.Reg.153/04 as amended. As such, the Phase I ESA was completed in accordance with the requirements of Schedule D of O.Reg.153/04 as amended and included a review of available current and historical information regarding the Site and surrounding properties, a Site reconnaissance, interviews, evaluation of readily available information, and reporting, subject to the limitations outlined in Section 9.0 of this report. Given that the Site is undeveloped, forested land and has not been used for industrial use or as a garage, a bulk liquid dispensing facility or a dry cleaning facility, the Site is not considered an enhanced investigation property as defined by O. Reg. 153/04. There will be no change in the land use from less sensitive to more sensitive; therefore there is no mandatory requirement for filing of a Record of Site Condition and the Phase One ESA has not been completed to support a filing of a Record of Site Condition.

At the time of the Site visit, on July 25, 2017, the Site was undeveloped forested land used and no operations or any activities were being carried out at the Site with the exception of presence of squatters that occupied the northwest part of the Site. Several camping tents, a temporary shelter, piles of garbage, burnt waste and wood were observed in the northwest area occupied by the squatters. Historically, the Site has been always forested and vegetated land with the exception of a wooden storage shed that was present along Maple Grove Road between 1985 and 2014 which was most likely associated with the adjacent residential house, east of the Site.

At the time of the Phase I ESA, the neighbouring properties within the Phase One Study Area were used for agricultural and other land use and residential purposes. The Site was surrounded by forested and vegetated lands to the north, east and west and residential subdivision to the south.



PHASE ONE ESA – 1981 MAPLE GROVE (STITTSVILLE) OTTAWA, ONTARIO

Based on the information collected as part of this Phase I ESA, one area of potential environmental concern (APEC) was identified as per below:

- APEC1 (northwest part of the Site) - associated with a dumping of waste mainly comprised of plastic bottles, cans, paper, wood, some tires and old furniture related to the presence of squatters in the northwest part of the Site and waste and/or wood burning at the same area.

Based on the nature of the PCA resulting in APEC1, it is considered that potential impacts would be limited to the surface soil and would not extend to groundwater. To address the APEC1 it is recommended that the shallow soil in the area of the squatters, including the surface wastes, be removed as part of the proposed Site development.



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1.0 INTRODUCTION

1.1 Phase One Property Information

Golder Associates Ltd. (Golder) was retained by Claridge Homes Corporation (Claridge) to conduct a Phase One Environmental Site Assessment (Phase One ESA) of the following property:

Municipal Address	1981 Maple Grove Road in Stittsville, Ottawa, ON
Property Identification Number (based on the information provided in the City of Ottawa geomap)	044870728
Legal Description (based on the information provided in the City of Ottawa geomap)	CON 1 PT LOT 1 RP5R7173 PART;2

The Site location is provided on Figure 1. A Site plan is provided on Figure 2. For reporting purposes, Site north has been defined such that Maple Grove Road has an east-west axis. A survey plan of the Site was not provided to Golder as part of this Phase One ESA and as such, it was not included in the report.

The contact information for the Site is:

Site Owner / Client	Address	Contact Information
Claridge Homes Corporation	Claridge Homes Corporation 2001-210 Gladstone Ottawa, Ontario K2P 0Y6	Jim Burghout Email: jim.burghout@claridgehomes.com

2.0 SCOPE OF INVESTIGATION

A Phase One ESA is a preliminary qualitative assessment of the environmental condition of a property, based on a review of current activities and historical information for the Site and a review of relevant and readily available environmental information for the surrounding properties located within a 250 metre (m) radius of the boundary of the Site (collectively referred to as the “Phase One Study Area”). The boundary of the Phase One Study Area is presented in Figure 2.

According to Ontario Regulation (O.Reg.) 153/04 *Records of Site Condition*, the objectives of a Phase One ESA are to:

- 1) Develop a preliminary determination of the likelihood that one or more contaminants have affected any land or water on, in, or under the Site.
- 2) Determine the need for a Phase Two Environment Site Assessment (ESA).
- 3) Provide a basis for carrying out a Phase Two ESA if required.
- 4) Provide adequate preliminary information about environmental conditions in the land or water on, in, or under the Site for the conduct of a risk assessment following completion of a Phase Two ESA if required.
- 5) Identify and report on evidence of actual and/or potential contamination on the Site from current and historical activities at the Site or from adjacent properties.



3.0 RECORDS REVIEW

3.1 General

3.1.1 Phase One Study Area Determination

For the purpose of this Phase One ESA, the Phase One Study Area is the area within a 250 m radius of the boundary of the Site. Based on Golder's review of the historical and current information compiled as part of this Phase One ESA for the area surrounding the Site and observations of neighbouring properties made during the Site visit, it was concluded that an assessment of information pertaining to properties within 250 m of the boundary of the Site was sufficient to achieve the objectives of the Phase One ESA.

3.1.2 First Developed Use Determination

The date of first developed use of the Phase One Property was determined based on review of the aerial photographs, the EcoLog Environment Risk Information Service Ltd. (ERIS) report and information provided by the Site Representative. Based on the above mentioned sources of information, it was determined that the Phase One Property has never been developed and has been always vegetated and forested land with the exception of a storage shed that appeared on the Site on 1985 and subsequent aerial photographs until 2014. The Site Representative indicated that this storage shed was a single storey wooden shed that was presumably used for general storage by the adjacent residential house east of the Site. The Site Representative also indicated that this shed has been demolished and was empty at the time of demolition. The following rationale was used to support that the Phase One property has never been developed with the exception of the temporary storage shed:

- The 1959, 1963, and 1976 aerial photographs show the Site as undeveloped land overgrown with trees and vegetation. The subsequent aerial photographs (1985, 1991, 1999, 2002, 2005, 2007, 2008, 2011 and 2014) show the Site still as forested land with no building structures other than a small storage shed. The 2016 aerial photograph shows that the storage shed is no longer present on the Site; and,
- The Site Representative reported that the Site has never been developed.

3.1.3 Fire Insurance Plans

Golder conducted a search of available Fire Insurance Plans (FIPs) for the Phase One Property and the surrounding properties within the Phase One Study Area. FIPs were not available for the Phase One Property or the Phase One Study Area.

3.1.4 Chain of Title

From Golder's review of aerial photography and information provided by the Site Representative, the Phase One Property has never been developed and has been owned by Claridge since approximately 2002. Chain of Title information was not ordered as it was deemed that the other information from the records review would satisfy the objectives of the records search and that the information to be provided in a Chain of Title would not contribute additional environmental information relevant to the Phase One ESA.

3.1.5 City Directories

Based on the review of the aerial photographs, the Site has never been developed and the surrounding lands have primarily been occupied by vacant or agricultural land with a few residential and farm properties. As such, street directories for the Site and surrounding properties were not reviewed as they would not likely provide any further information.



3.1.6 Environmental Reports

No previous environmental reports related to the Phase One Study Area were available for review.

3.2 Environmental Source Information

3.2.1 EcoLog ERIS Report

Golder contracted EcoLog ERIS to conduct a search of environmental sources, including federal, provincial, and private sector databases, for information on the Phase One Property and Study Area. The EcoLog ERIS report is provided in Appendix B.

The databases searched included the following:

Federal	Provincial	Private
<ul style="list-style-type: none"> ▪ Contaminated Sites on Federal Land ▪ Environmental Effects Monitoring ▪ Environmental Issues Information System ▪ Federal Convictions ▪ Fisheries & Oceans Fuel Storage Tanks ▪ Indian & Northern Affairs Fuel Tanks ▪ National Analysis of Trends in Emergencies System (NATES) ▪ National Defence & Canadian Forces Fuel Storage Tanks ▪ National Defence & Canadian Forces Spills ▪ National Defence & Canadian Forces Waste Disposal Sites ▪ National Environmental Emergencies System (NEES) ▪ National PCB Inventory ▪ National Pollutant Release Inventory ▪ Parks Canada Fuel Storage Tanks ▪ Transport Canada Fuel Storage Tanks 	<ul style="list-style-type: none"> ▪ Abandoned Aggregate Inventory ▪ Abandoned Inventory ▪ Aggregate Mine Information System ▪ Borehole ▪ Certificates of Approval ▪ Certificates of Property Use ▪ Commercial Fuel Oil Tanks ▪ Compliance and Convictions ▪ Drill Hole Database ▪ Environmental Activity and Sector Registry ▪ Environmental Compliance Approval ▪ Environmental Registry ▪ Fuel Storage Tank ▪ Fuel Storage Tank – Historic ▪ Inventory of Coal Gasification Plants and Tar Sites ▪ Inventory of PCB Storage Sites ▪ Landfill Inventory Management Ontario ▪ List of TSSA Expired Facilities ▪ Mineral Occurrences ▪ Non-Compliance Reports ▪ Ontario Oil and Gas Wells ▪ Ontario Regulation 347 Waste Generators Summary ▪ Ontario Regulation 347 Waste Receivers Summary ▪ Ontario Spills ▪ Orders ▪ Permit to Take Water ▪ Pesticide Register ▪ Private and Retail Fuel Storage Tanks ▪ Record of Site Condition ▪ TSSA Historic Incidents ▪ TSSA Incidents ▪ TSSA Pipeline Incidents 	<ul style="list-style-type: none"> ▪ Anderson's Storage Tanks ▪ Anderson's Waste Disposal Sites ▪ Automobile Wrecking & Supplies ▪ Canadian Mine Locations ▪ Canadian Pulp and Paper ▪ Chemical Register ▪ ERIS Historical Searches ▪ Oil and Gas Wells ▪ Retail Fuel Storage Tanks ▪ Scott's Manufacturing Directory



Federal	Provincial	Private
	<ul style="list-style-type: none"> ▪ TSSA Variances for Abandonment of Underground Storage Tanks ▪ Waste Disposal Sites – MOECC 1991 Historical Approval Inventory ▪ Waste Disposal Sites – MOECC CA Inventory ▪ Wastewater Discharger Registration Database ▪ Water Well Information System 	

The complete EcoLog ERIS report, including a brief description of each of the databases searched for the Phase One ESA, is included in Appendix B.

The following is a summary of the findings as identified within the EcoLog ERIS report for the Site and for the surrounding properties within the Phase One Study Area:

On-Site

The EcoLog ERIS report identified that there were no records found for the Site.

Surrounding Properties within 250 metres of the Site

The following records for the Phase One Study Area (excluding the Phase One Property) were found:

- Borehole (BORE) – There is one borehole listing within the Phase One Study Area. The borehole was completed on the adjacent property west of the Site.
- Water Well Information System (WWIS) – There are two water well records within the Phase One Study Area located east of the Site. The two wells were constructed in 1973 and 2004, respectively, and were used for domestic water supply purposes. The wells were constructed in the limestone bedrock to depths of 22 and 39.6 m. The stratigraphy encountered in the wells was generally clay underlain by limestone bedrock. Additional information regarding the water wells is included in the Ecolog ERIS report in Appendix B.
- Ontario Spills (SPL)- There are two records of spills within the Phase One Study Area as per follows:
 - There was transformer leak in 1998 that resulted in spilling of 387 Litres of non-PCB oil on Maple Grove Road at Alon Street. It was indicated that the spill was cleaned up but contamination was confirmed. Although reported to be adjacent to the Site, some pole mounted transformers are present on the south side of Maple Grove and along Alon Street;
 - Gasoline dumping was reported to occur at 287 Denaliway Way (approximately 40 m south of the Site, across Maple Grove Road) in 2013. It was indicated that the gasoline was dumped to a catch basin and that the source of the gasoline dumping is unknown. There was no information regarding the quantity of the gasoline dumped in the catch basin.

3.2.2 Ministry of the Environment and Climate Change

The Ottawa district office of the Ontario Ministry of Environment and Climate Change (MOECC) was contacted (refer to copy of correspondence in Appendix A) to provide an Index Report with respect to active orders and approvals for the Site as detailed below:



- Active orders under the Environmental Protection Act (EPA), the *Ontario Water Resources Act* (OWRA), and the *Pesticides Act* (PA).
- Approvals under Sections 9 and 39 of the EPA as well as Sections 52 and 53 of the OWRA.

A formal response from the MOECC was received by Golder on July 25, 2017. The review of the MOECC response indicated that no Active Orders, Certificate of Approvals or Environmental Compliance Approvals have been issued for the Site.

3.2.3 City of Ottawa Historical Land Use Inventory

Golder reviewed the City of Ottawa Historical Land Use Inventory (HLUI) database for the Site and surrounding lands to identify PCAs associated with the historical land use that might have contributed to APECs on the Site. The review of the HLUI indicated that there are no activities on the Site and that the lands southwest of the Site were used as a stone quarry and a property located at 65 Alon Street was listed as Northern Exposure Log Home Restoration (Sash, Door and Other Millwork Industries).

The review of the HLUI did not identify PCAs on the Site or within the Phase One Study Area.

3.2.4 Ministry of Natural Resources and Forestry (MNRF)

An information request was sent to the Ministry of Natural Resources and Forestry (MNRF) on November 18, 2016. Records requested included any information relating to areas of natural significance in the vicinity of the Site, as well as any other environmental concerns that may be related to the Site and surrounding area.

On July 28 2017, Scott Smithers, Management Biologist of the MNRF reported in a letter sent by e-mail that the following Natural Heritage Features (e.g., Provincially Significant Wetlands, Areas of Natural and Scientific Interest, etc.) were identified on or in close proximity to the Site:

- Unevaluated Wetland (Not evaluated per Ontario Wetland Evaluation System).

Municipal Official Plans contain additional information related to natural heritage features. The local municipal Official Plan may need to be reviewed for more information such as policies and direction pertaining to activities which may impact natural heritage features.

The MNRF indicated that there is a potential for significant woodlands to be present on the Site. In addition, the MNRF indicated that there is a potential for the following Threatened (THR) and/or Endangered (END) species to be present on the Site or in proximity to it:

- Blanding's Turtle (THR);
- Butternut (THR);
- Sensitive Species (END); and,
- Whip Poor Will (THR).

These species, as well as their habitats, are protected by the Endangered Species Act and it is recommended that field surveys be conducted if the proposed development work involves removal or disturbance of natural areas (including overgrown grass areas) or disturbance to structures where nests may be present. If the proposed development is expected to have an impact on these species, a permit under the Endangered



Species Act may be required. The MNRF recommends that the MNRF Kemptville office be contacted prior to any activities being carried out.

The MNRF also indicated that there is a potential for Special Concern (SC) species, specifically the Eastern Ribbonsnake and the Snapping Turtle, to be present on the Site or in proximity to it. Species listed as Special Concern are not protected under the Endangered Species Act; however, some may be protected under the Fish and Wildlife Conservation Act.

3.2.5 Technical Standards and Safety Authority, Fuel Safety Division Records

The Technical Standards and Safety Authority (TSSA) maintains records related to registered underground storage tanks (USTs) for petroleum-related products. The TSSA was contacted to establish the status of the Site and to identify outstanding instructions, incident reports, fuel oil spills or contamination records (refer to copy of correspondence in Appendix A).

TSSA replied on July 19, 2017 and indicated that the TSSA did not have any records for the addresses searched for the Phase One Property or in the Phase One Study Area.

3.3 Physical Setting Sources

3.3.1 Aerial Photographs

Aerial photographs of the Site and neighbouring properties were obtained from the National Air Photo Library (Natural Resources Canada) for the years 1959, 1963 and 1985. In addition, the aerial photographs for 1976, 1991, 1999, 2005 and 2014 from the City of Ottawa geo-map (<http://maps.ottawa.ca/geoOttawa/>) and the Google Earth 2016 e-maps were reviewed on-line. Golder selected aerial photographs based on availability and date intervals to help develop an understanding of the history of the development of the Phase One Property and Phase One Study Area. The information obtained from the aerial photographs was limited by the quality and scale of the available aerial photographs. The earliest aerial photograph available was from 1956. The aerial photographs from 1956 and 1983 are included in Appendix D.

Information obtained from the review of the aerial photographs is summarized in the following table:

Year	Site	Surrounding Area
1959	The Site is undeveloped vegetated land with some trees mainly in the north part.	North: Forested and agricultural lands East: Vegetated and forested lands. South: Maple Grove Road followed by vegetated lands. West: Vegetated and forested lands.
1963	As per 1959.	North: As per 1959. East: As per 1959. South: As per 1959. West: As per 1959.
1976 City of Ottawa geomap	As per 1963.	North: Vegetated and forested lands East: A residential house located on adjacent land east of the Site and vegetated and forested lands. South: Maple Grove Road followed by vegetated lands. West: Vegetated and forested lands.



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Year	Site	Surrounding Area
1985	The Site is overgrown in its majority with trees with some vegetated area in the southwest part. A small structure which appears to be a storage shed is located at the southeast part of the Site, along Maple Grove Road.	<p>North: As per 1976. East: As per 1976. South: As per 1976. West: As per 1976.</p>
1991 City of Ottawa geomap	Similar to 1985	<p>North: Vegetated and forested lands East: Vegetated and forested lands with the addition of more residential houses on adjacent lands east of the Site. South: Maple Grove Road followed by vegetated lands and lands that are under development with residential subdivision. A few residential houses that are part of the residential subdivision are visible further south of the Site. West: Vegetated and forested lands.</p>
1999 City of Ottawa geomap	Similar to 1991.	<p>North: Similar to 1991. East: Similar to 1991. South: The residential subdivision that was under construction in 1991 aerial photograph appears to be almost built and the lands south of the Site are occupied by residential houses and some vegetated lands. West: Vegetated and forested lands.</p>
2005 City of Ottawa geomap	Similar to 1999 with the addition of some land disturbance in the south part of the Site along Maple Grove Road.	<p>North, East, South and West: Similar to 1999.</p>
2014 City of Ottawa geomap	Similar to 2005.	<p>North: Similar to 2005. East: Similar to 2005. South: Similar to 2005 with the addition of more residential houses. West: Similar to 2005 with the addition of a storm water management pond to the southwest.</p>
2016 Google Earth map	Similar to 2014; however, the storage shed has been removed from the Site.	<p>North, East, South and West: Similar to 2014.</p>

Based on the aerial photographs, in general the Phase One Property has been undeveloped vegetated and forested land since at least 1956 until present with the exception of a small storage shed has been present at the southeast part of the Site along Maple Grove Road since 1985 until sometime between 2014 and 2016. The storage shed was likely associated with the adjacent residential house east of the Site. The surrounding lands have also been undeveloped vegetated and forested agricultural and/or agricultural fields since at least 1956 until 1991 when the lands south of the Site were developed with residential subdivision and a few residential houses that were built on the lands east of the Site since at least 1976.



The aerial photograph review of the Site and surrounding area (within approximately 250 m) did not identify any PCAs on the Site or within the Phase One Study Area.

3.3.2 Topography, Hydrology and Geology

The following records were reviewed to identify topographic, geologic and hydrogeological conditions at the Site. A topographic map (Ontario Base Map) showing the Site and the Phase One Study Area and the location of any water bodies is provided in Figure 3. Additional information on Site features, as observed at the time of the Site visit, is provided in Section 5.

Topic	Conditions	Comment / Source
Topography of Site and Surrounding Area	The topography of the Site and surrounding area is generally flat with a slight slope to the north.	Site and surrounding area observations and Figure 3 – Topographic Map and Areas of Natural Significance
Overburden Soils	Shallow bedrock at the surface comprised of limestone, dolomite, sandstone & local shale	Bélanger, J. R. 2008 Urban Geology of the National Capital Area, Geological Survey of Canada, Open File 5311, 1 DVD.
Type of Bedrock	Bobcaygeon formation - limestone, with minor shales in upper part	Armstrong, D.K. and Dodge, J.E.P. 2007. Paleozoic Geology of Southern Ontario; Ontario Geological Survey, Miscellaneous Release – Data 219
Depth to Bedrock	The bedrock is expected to be at the surface at depths between 0 and 1 metres below ground surface (mbgs) at the majority of the Site and between 2 and 3 mbgs at the southeast corner of the Site.	2010 Bélanger, J. R., Urban Geology of the National Capital Area, Geological Survey of Canada, Open File D3256, 2001
Inferred Near Surface Groundwater Flow	Local groundwater is anticipated to flow west, southwest towards a creek located approximately 160 m west of the Site and towards the Stittsville Wetland Complex located approximately 290 m southwest of the Site.	Site and surrounding area observations, City of Ottawa geomap.
Site Grade Relative to the Adjoining Properties	The Site is in general at grade with the surrounding lands with a slight downward slope to southwest.	Site and surrounding area observations and Figure 3 – Topographic Map.
Depth to Groundwater	Not identified.	N/A

It should be noted that local groundwater flow may be influenced by underground utilities (i.e., service trenches) and building structures. For example, the gravel pack used around utilities, such as a water line, can act as interceptors and redirect groundwater flow along the direction of the pipe. If a more accurate description of geology, groundwater flow and groundwater quality is required, a subsurface investigation would be necessary.



3.3.3 Fill Materials

Topic	Conditions	Comment / Source
Fill Materials	No fill materials were observed or reported. No piles of fill material were observed on the Site.	Site observations

3.3.4 Water Bodies and Areas of Natural Significance

Topic	Conditions	Comment / Source
Nearest Open Water Body	The nearest open water body is a creek located approximately 160 m west of the Site. In addition there is a storm water management pond located approximately 50 m southwest of the Site, across Maple Grove Road and Stittsville Main Street, however, according to Reg.153/04 the storm water management pond is not considered a water body.	Site observations and Figure 2 – Site Plan
Areas of Natural Significance	Natural Heritage features, Species at Risk and Species of Special Concern have been identified by the MNRF to be potentially present on the Site or on the nearby lands. In addition, in order to confirm the potential presence of Species at Risk (SAR) on the Site or surrounding lands, a SAR screening including a Site visit was recently performed by a Golder biologist. At the time of preparation of this report, the final results of the SAR screening were not available; however, it is noted that a butternut which is an endangered species and wood thrush which is a species of special concern have been confirmed at the Site. As such, the Site is considered to be within an area of natural significance.	Figure 3 (Topographic Map and Areas of Natural Significance), and the MNRF

3.3.5 Well Records

Topic	Conditions	Comment / Source
Water Wells on Site (location, stratigraphy of the overburden, from ground surface to bedrock, depth to bedrock, depth to water table, drilling date, use)	Based on the EcoLog ERIS report no water wells are located on the Site.	EcoLog ERIS Report and Site observations
Water Wells on the Neighbouring Properties (location, stratigraphy of the overburden, from ground surface to bedrock, depth to bedrock, depth to water table, drilling rate, use)	Based on the EcoLog ERIS report, two water wells were constructed within the Phase One Study Area for domestic water supply purposes. The two wells are located on the adjacent lands east of the Site and are associated with the two residential houses located at 1939 and 1927 Maple Grove Road. The two wells were constructed in 1973 and 2004, respectively, and were constructed in the limestone bedrock to depths of 22 and 39.6 m. The stratigraphy encountered in the wells was generally clay underlain by limestone bedrock. The static water levels in the wells were 6 and 4.96 m. Additional information regarding the water wells is included in the EcoLog ERIS report in Appendix B.	EcoLog ERIS Report



3.4 Site Operating Records

The Site is undeveloped vegetated and forested land and no operations are carried out at the Site other than being occupied by squatters. As such, no Site operating records would be available for the Site. In addition, the Site is not considered as enhanced investigation property and as such, review of Site Operating Records would not be applicable for the Site.

4.0 INTERVIEWS

As part of the Phase One ESA, Golder conducted an interview with Jim Burghout of Claridge (hereinafter referred to as the “Site Representative”) by sending a Phase One ESA questionnaire to obtain information about the historical and current activities carried out on the Site. Pursuant to the requirements O.Reg. 153/04, the Site Representative was interviewed as the “current owner” with knowledge of current Site operations.

Relevant information obtained during the interview and Site visit is provided in Section 5.0.

5.0 SITE RECONNAISSANCE

5.1 General Requirements

Golder visited the Site on July 25, 2017. The Site visit consisted of a walk-around the Site along with a cursory inspection of surrounding properties from the Site and publicly accessible areas. Given that the Site is heavily vegetated, not all areas of the Site were accessible during the Site visit. As such, the Site visit included areas that were accessible and did not include foot by foot inspection. The weather conditions were sunny and the temperature was approximately 20°C.

Photographs of relevant features noted during the Site visit are provided in Appendix C.

5.2 Specific Observations at Phase One Property

At the time of the Site visit, the Site was undeveloped and consisted of vegetated and forested land. There were no operations carried out at the Site, however, it was observed that the northwest part of the Site was occupied by squatters and associated camp tents and temporary shelters.

The specific observations made during the Site visit are presented in the following sections.

Topic	Observations	Source
Total Area of the Site	7.6 hectares (18.7 acres)	City of Ottawa geomap
Structures		
Number and Age of Buildings on the Site	No buildings or structures were present on the Site.	Site observations and Site Representative
General Descriptions of Each Building (including improvements)	Not applicable.	Site observations and Site Representative
Building Areas	Not applicable.	Site observations
Number of Floors (include all levels, whether above or below ground)	Not applicable.	Site observations
Number, Age, and Depth of Levels Below Ground Level	Not applicable.	Site observations



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Topic	Observations	Source
Approximate Percentage of Site Consisting of Landscaped/Grassed/Bare Ground Areas	100% The Site is vegetated and forested land.	Site observations
Approximate Percentage of Site Consisting of Paved or Other Sealed Surface Materials	0% There are no paved or sealed surfaces on the Site as the Site is undeveloped vegetated land.	Site observations
Number and Details of all Aboveground Storage Tanks (ASTs)	No evidence (fill/vent pipes extending through walls or slabs/ground surface, no staining or any obvious odours) was observed during the Site visit to indicate the current or former presence of fuel or chemical ASTs on the Site.	Site observations and Site Representative
Number and Details of all Underground Storage Tanks (USTs)	No evidence (fill/vent pipes extending through walls or slabs/ground surface, no staining or any obvious odours) was observed during the Site visit to indicate the current or former presence of fuel or chemical USTs on the Site.	Site observations and Site Representative
Underground Utilities Potable and Non-Potable Water Sources	The Site is not connected to the municipal water supply. However, the adjacent lands south of the Site developed with residential subdivision are connected to the municipal water supply. There were no non-potable water sources identified at the Site at the time of the Site visit.	Site observations
Utility Lines Present (i.e., Electrical, Natural Gas, other)	None identified on the Site, however, there are electrical and natural gas lines servicing the adjacent lands south of the Site.	Site observations
Sanitary/Process Wastewater Receptor	No sanitary or process wastewater is generated on-Site.	Site observations
Sanitary Sewer Connection	The Site is not connected to the municipal sanitary sewer.	Site observations
Septic Systems	None identified.	Site observations
Storm Water Flow	The surface water run-off from the south part of the Site is towards the drainage ditch along Maple Grove Road. There are no storm water management features on the Site. The storm water infiltrates into the ground through natural infiltration.	Site observations
Storm Sewer Connection	The Site is not connected to the municipal storm sewer.	Site observations
Interior of Structures Entry and Exit Points for Site Buildings	No buildings or structures were present on the Site.	Site observations



**PHASE ONE ESA – 1981 MAPLE GROVE (STITTSVILLE)
OTTAWA, ONTARIO**

Topic	Observations	Source
Existing and Former Heating System(s) (include fuel type / source)	As no buildings or structures were present on the Site, there were no existing heating systems observed or reported.	Site observations
Existing and Former Cooling System(s) (include fuel type / source)	As no buildings or structures were present on the Site, there were no existing cooling systems observed or reported.	Site observations
Drains, Pits, and Sumps (include current use, if any, and former use)	As no buildings or structures were present on the Site, there were no drains, pits, or sumps observed or reported.	Site observations
Unidentified Substances	None identified.	Site observations
Floor Stains or Corrosion Located near a Potential Discharge Location	None identified.	Site observations
Miscellaneous Exterior Location of any Current and Former Wells	None identified.	Site observations
Ground Cover (i.e., grass, gravel, soil, or pavement, etc.)	The Site is covered with trees and overgrown with vegetation.	Site observations
Current or Former Railway Lines or Spurs	None observed or reported.	Site observations
Presence of Stained Soil, Vegetation, or Pavement	Surficial soil staining associated with the waste and wood burning by the squatters was noted at the northwest portion of the Site.	Site observations
Presence of Fill and/or Debris Materials	No piles of fill material were observed during the Site visit, however, waste dumping associated with the squatters occupying the northwest part of the Site was observed in the northwest area of the Site. The waste mainly consisted of plastic bottles, cans, paper, wood, some tires and old furniture.	Site observations and Site Representative
Operations at the Property	No operations were carried out at the Site.	Site observations
Potentially Contaminating Activity	Waste dumping and burning of waste and wood at the northwest part of the Site associated with the squatters occupying this part of the Site.	Site observations



5.2.1 Enhanced Investigation Property

The Site is vacant vegetated and forested land and has never been used for industrial use or as a garage, a bulk liquid dispensing facility or a dry cleaning facility. As such, the Site is not considered an enhanced investigation property as defined by O. Reg. 153/04.

5.3 Surrounding Land Use

During the Site visit, a visual reconnaissance of the outdoor operations in the Phase One Study Area was carried out from the Site and publicly accessible areas.

The surrounding properties include residential and parkland uses (greenspaces/vacant land), as illustrated on Figure 2.

North: Undeveloped treed land.

East: Several residential houses and treed land.

South: Maple Grove Road followed by residential subdivision.

West: Vegetated land, storm water management pond and residential development to the southwest of the Site.

5.4 Written Description of Investigation

The Site is located at 1981 Maple Grove Road, at the northeast quadrant of the intersection of Maple Grove Road and Stittsville Main Street in Stittsville, ON. The Site has an approximate area of 7.6 hectares (18.7 acres). At the time of the Site visit on July 25, 2017, the Site was vacant land overgrown with dense vegetation and trees. There were no operations carried out at the Site. During the Site visit it was observed that the northwest part of the Site was occupied by squatters. There are several camp tents and a temporary shelter used by the squatters. In addition, piles of waste associated with the squatters' occupancy were noted in the northwest part of the Site, near the temporary shelter. The waste mainly consisted of cans, bottles, plastic, paper, wood, some tires and old furniture. Evidence of waste and/or wood burning was observed in the same area.

The Site is generally flat and is at grade with the surrounding lands. The bedrock at the Site is expected to be shallow as bedrock outcrops were noted across the Site. There are no surface water bodies on the Site or within 30 m of the Site.

The surrounding land to the north and west are vacant vegetated or forested lands, the lands to the east are occupied by residential houses and forested land and the lands to the south are developed with residential subdivision.

At the time of the Site visit, no ASTs were noted on the Site, and no evidence (fill/vent pipes extending through walls or slabs/ground surface, staining or any obvious odours) of former or current presence of USTs was observed. In addition, no evidence of ASTs or USTs was noted on the surrounding lands from publically accessible areas.

No railway lines or spurs were present on the Site. No monitoring or water supply wells were noted on the Site; however, two domestic water supply wells were reportedly present on adjacent lands east of the Site associated with the two residential dwellings east of the Site.



The surface water run-off from the south part of the Site is towards the drainage ditch along Maple Grove Road. There are no storm water management features on the Site. The storm water infiltrates into the ground through natural infiltration.

At the time of the Site visit, no evidence of stained soil, discoloration or stressed vegetation was observed with the exception of the northwest part of the Site occupied by the squatters where some surficial soil staining was noted associated with the waste and/or wood burning.

Based on the Site visit observations, the following PCA was identified that might have resulted in APEC:

- Waste dumping in the northwest part of the Site associated with the squatters' occupancy and waste and/or wood burning in the same area of the Site.

6.0 REVIEW AND EVALUATION OF INFORMATION

6.1 Current and Past Uses of the Site

The following summarizes the current and past uses of the Phase One Property:

Year(s)	Name of Owner(s)	Description of Property Use	Property Land Use according to Reg.153/04	Other Observations from Aerial Photographs, Fire Insurance Plans, Etc.
Prior to 1985	Unknown	Undeveloped land overgrown with vegetation and trees	Agricultural or other use	The 1959, 1963, and 1976 aerial photographs show the Site as undeveloped land overgrown with trees and vegetation. The subsequent aerial photographs (1985, 1991, 1999, 2002, 2005, 2007, 2008, 2011 and 2014) show the Site still as forested land with no building structures other than a small storage shed.
1985- Approximately 2002	Unknown	As per above, with the addition of a small wooden storage shed at the south part of the Site along Maple Grove Road which is likely associated with the adjacent residential house.	Agricultural or other use	The aerial photographs prior to 1985 show the Site as undeveloped vegetated and forested land. The 1985, 1991 and 1999 aerial photographs show the Site as prior to 1985, however, a small structure that appears to be a storage shed is visible along Maple Grove Road. The Site Representative indicated that this structure was a single storey wooden shed that was presumably used for general storage by the neighbouring residential property to the east of the Site.



Year(s)	Name of Owner(s)	Description of Property Use	Property Land Use according to Reg.153/04	Other Observations from Aerial Photographs, Fire Insurance Plans, Etc.
Approximately 2002 to Present (2017)	Claridge	Undeveloped land overgrown with vegetation and trees with the exception of a small wooden storage shed on the southern portion of the Site.	Agricultural or other use	The 2005 and 2014 aerial photographs show the Site as vacant land overgrown with vegetation and trees with the exception of the wooden storage shed at the south part of the Site. The Site Representative indicated that Claridge has owned the Site since approximately 2002 and that the wooden storage shed has been demolished. The 2016 aerial photograph shows that the Site is vacant land overgrown with dense vegetation and trees. The storage shed was not visible in the 2016 aerial photograph. At the time of the Site visit, which was conducted on July 25, 2017, the Site was as it appeared in the 2016 aerial photograph.

6.2 Potentially Contaminating Activity

Potentially contaminating activities, which if currently or historically carried out at a Site, may contribute to an area of potential environmental concern (APEC) on the Site. For off-Site PCAs it is up to the QPs discretion if the off-Site PCAs result in an on-Site APEC. The rationale for the off-Site PCAs contributing to APECs is described with the PCA in the table below. Based on the information obtained as part of this Phase I ESA, the one on-Site PCA was identified. The location of the PCA and associated APEC is shown on Figure 2.

ID of the PCA on Figure 2	PCA Location	PCAs as per Table 2 of O. Reg.153/04 and description of the PCAs	Source of Information	Rationale for the PCA to Contribute to an APEC on the Site	Does the PCA Result in an APEC on the Site? (Yes/No)
1	On-Site, at the northwest part of the Site	PCA# NA: Dumping of waste mainly comprised of plastic bottles, cans, paper, wood, some tires and old furniture associated with the presence of squatters in the northwest part of the Site and waste and/or wood burning at the same area.	Site visit observations	The PCA is located on-Site as such it results in APEC on the Site.	Yes (APEC 1)



**PHASE ONE ESA – 1981 MAPLE GROVE (STITTSVILLE)
OTTAWA, ONTARIO**

ID of the PCA on Figure 2	PCA Location	PCAs as per Table 2 of O. Reg.153/04 and description of the PCAs	Source of Information	Rationale for the PCA to Contribute to an APEC on the Site	Does the PCA Result in an APEC on the Site? (Yes/No)
2	Off-Site, at the Maple Grove Road and Alon Street.	<i>PCA# NA:</i> Reported spill of 387 Litres of non-PCB transformer oil on Maple Grove Road at Alon Street in 1998.	Ecolog ERIS report	The PCA is located off-Site. Electrical transformers were present on hydro poles south of the Site and along Alon Street. Given that the transformers were all located on the south side of Maple Grove Road in a cross to down gradient direction with respect to shallow groundwater flow, it is considered unlikely that this PCA will result in an APEC on the Site.	No
3	Off-Site, approximately 40 m south of the Site, across Maple Grove Road	<i>PCA# NA:</i> Reported gasoline dumping to a catch basin at 287 Denaliway Way in 2013.	Ecolog ERIS report	The PCA is located off-Site, across Maple Grove Road and downgradient of the Site. In addition, it was reported that the gasoline dumping was to a catch basin limiting the potential for the contaminant migration to the Site.	No

6.3 Areas of Potential Environmental Concern

Based on the information obtained as part of this Phase I ESA, PCAs were identified on the Site and off-Site within the Phase One Study Area that resulted in the following APEC on the Site. The location of the APEC is shown on Figure 2.

APEC	Location of APEC on the Site (as indicated on Figure 2)	PCA and Description of the Activity	Location of PCA (on-Site or off-Site)	Contaminants of Potential Concern	Media Potentially Impacted (groundwater, soil and/or sediment)
APEC 1	Northwest part of the Site	<i>PCA# NA:</i> Dumping of waste mainly comprised of plastic bottles, cans, paper, wood, some tires and old furniture associated with the presence of squatters in the northwest part of the Site and waste and/or wood burning at the same area.	On-Site	PHCs F1 to F4, BTEX, PAHs and metals	Surficial soil



6.4 Conceptual Site Model

A Conceptual Site Model of the Phase One Study Area (as required by O.Reg. 153/04) is presented in a series of Figures 1 to 8 (Figure 1: Key Plan, Figure 2: Site Plan, Figure 3: Topographic Map and Areas of Natural Significance, Figure 4: Surficial Geology, Figure 5: Drift Thickness, Figure 6: Bedrock Geology, Figure 7: Soil Survey Complex (Ontario Soils), and Figure 8: Physiography Map).

The combined set of figures shows:

- Existing buildings and structures (none on Site).
- Water bodies and Areas of Natural Significance (if present) located in the Phase One Study Area.
- Drinking water wells within the Phase One Study Area.
- Roads (including names) within the Phase One Study Area.
- Uses of properties adjacent to the Phase One Property.
- Location of identified PCAs in the Phase One Study Area (including any storage tanks).
- Areas of potential environmental concern (if identified).

The following describes the Phase One ESA Conception Site Model (CSM) for the Site based on the information obtained and reviewed as part of this Phase One ESA:

- The Site has an approximate area of 7.6 hectares (18.7 acres). At the time of the Site visit on July 25, 2017, the Site was vacant land overgrown with dense vegetation and trees. There were no operations carried out at the Site. During the Site visit it was observed that the northwest part of the Site was occupied by squatters. There are several camp tents and a temporary shelter used by the squatters. In addition, piles of waste associated with the squatters' occupancy were noted in the northwest part of the Site, near the temporary shelter. The waste mainly consisted of cans, bottles, plastic, paper, wood, some tires and old furniture. Evidence of waste and/or wood burning was observed in the same area. The Site has been always undeveloped land overgrown with vegetation and trees with the exception of a small storage shed that was on the south part of the Site between approximately 1985 and 2014 and which was most likely associated with the adjacent residential house, east of the Site.
- According to the EcoLog ERIS report and based on the Site visit observations, there are no water supply wells on the Site, however, there are two domestic water supply wells located on adjacent lands east of the Site associated with the residential dwellings located east of the Site.
- There are no water bodies on the Site. The nearest water body is a creek located approximately 160 m west of the Site.
- Natural Heritage features, Species at Risk and Species of Special Concern have been identified by the MNRF to be potentially present on the Site or on the nearby lands. In addition, in order to confirm the potential presence of Species at Risk (SAR) on the Site or surrounding lands, a SAR screening including a Site visit was recently performed by a Golder biologist. At the time of preparation of this report, the final results of the SAR screening were not available; however, it is noted that a butternut which is an endangered species and wood thrush which is a species of special concern have been confirmed at the Site. As such, the Site is considered to be within an area of natural significance.



- According to Reg. 153/04, the Site land use is agricultural or other land use as the Site is undeveloped vegetated and forested land. The surrounding properties within the Phase One Study Area were comprised of residential land use and agricultural or other land uses (undeveloped vegetated and forested lands).
- The subsurface conditions at the Site consists of shallow bedrock comprised of limestone, dolomite, sandstone & local shale. The bedrock is expected to be at the surface at depths between 0 and 1 mbgs at the majority of the Site and between 2 and 3 mbgs at the southeast corner of the Site. During the Site visit, bedrock outcrops were observed across the Site. The groundwater is expected to be in the bedrock and the depth to the groundwater in the bedrock is expected to be between 5 and 6 mbgs (based on the water well records for the two wells located on the adjacent land east of the Site).
- The inferred regional and local groundwater flow is in west direction towards the creek located approximately 160 m west of the Site.
- There are no underground utilities on the Site and as such, there is no potential for the underground utilities to act as a preferential pathway for potential contaminant migration (if present).
- Based on the results of the Phase I ESA, the following PCA that may have resulted in APEC on the Site has been identified:

APEC	Location of APEC on the Site (as indicated on Figure 2)	PCA and Description of the Activity	Location of PCA (on-Site or off-Site)	Contaminants of Potential Concern	Media Potentially Impacted (groundwater, soil and/or sediment)
APEC 1	Northwest part of the Site	PCA# NA: Dumping of waste mainly comprised of plastic bottles, cans, paper, wood, some tires and old furniture associated with the presence of squatters in the northwest part of the Site and waste and/or wood burning at the same area.	On-Site	PHCs F1 to F4, BTEX, PAHs and metals	Surficial soil

6.4.1 Uncertainty and Absence of Information

There were no material deviations to the Phase One ESA requirements set out in O.Reg. 153/04 that would cause uncertainty or absence of information that would affect the validity of the Phase One Conceptual Site Model or the findings of this Phase One ESA.



7.0 CONCLUSIONS

Based on the information obtained and reviewed as part of this Phase One ESA, one APEC was identified on the Site as per below:

- APEC1 (northwest part of the Site) - associated with a dumping of waste mainly comprised of plastic bottles, cans, paper, wood, some tires and old furniture related to the presence of squatters in the northwest part of the Site and waste and/or wood burning at the same area.

7.1 Need for Phase II ESA

Based on the findings of the Phase One ESA, further investigation in the form of a Phase II ESA is required at the Site in order to assess the potential for soil quality impacts related to the identified APEC. Based on the nature of the PCA resulting in APEC1, it is considered that potential impacts would be limited to the surface soil and would not extend to groundwater. To address the APEC1 it is recommended that the shallow soil in the area of the squatters, including the surface wastes, be removed as part of the proposed Site development.

7.2 Record of Site Condition Based on Phase One Environmental Site Assessment Alone

Given that the current land use of the Phase One Property is agricultural or other land use as it is undeveloped vegetated and forested land and that the Site is proposed to be developed with residential subdivision, there will be no change in the land use from less sensitive to more sensitive. As such, there is no mandatory requirement for a RSC to be filed for the Site.

8.0 REFERENCES

The following documents and/or data were cited in this report:

Source	Date
Ontario Regulation 153/04 as amended	October 31, 2011
Bélanger, J. R. 2008 Urban Geology of the National Capital Area, Geological Survey of Canada, Open File 5311, 1 DVD.	2008
Armstrong, D.K. and Dodge, J.E.P. 2007. Paleozoic Geology of Southern Ontario; Ontario Geological Survey, Miscellaneous Release—Data 219	2007
2010 Bélanger, J. R., Urban Geology of the National Capital Area, Geological Survey of Canada, Open File D3256, 2001	2010
Aerial Photographs – National Air Photo Library (Natural Resources Canada)	1959, 1963 and 1985
Aerial Photograph Images – geoOttawa (http://maps.ottawa.ca/geoOttawa/)	1976, 1991, 1999, 2005 and 2014
EcoLog ERIS report	July 19, 2017
Ontario Ministry of the Environment and Climate Change	July 25, 2017
Ministry of Natural Resources and Forestry	Pending response
Technical Standards and Safety Authority	July 19, 2017



9.0 LIMITATIONS AND USE OF REPORT

This report (the “Report”) was prepared for the exclusive use of Claridge Homes Corporation for the express purpose of providing advice with respect to the environmental condition of the Site. In evaluating the Site, Golder Associates Ltd. (Golder) has relied in good faith on information provided by others as noted in the Report. We have assumed that the information provided is factual and accurate. We accept no responsibility for any deficiency, misstatement or inaccuracy contained in this Report as a result of omissions, misinterpretations or fraudulent acts of persons interviewed or contacted, or incomplete or inaccurate historical information from the various agencies. Any use which a third party makes of this Report, or any reliance on or decisions to be made based on it, is the sole responsibility of such third party. If a third party requires reliance on this Report, prior written authorization from Golder is required. Golder disclaims any responsibility of consequential financial effects on transactions or property values, or requirements for follow-up actions and costs.

The scope and the period of Golder’s assessment are described in this Report, and are subject to restrictions, assumptions and limitations. Except as noted herein, the work was conducted in accordance with the scope of work and terms and conditions of Golder’s proposal. Golder did not perform a complete assessment of all possible conditions or circumstances that may exist at the Site referenced in the Report. Conditions may therefore exist which were not detected given the limited nature of the assessment Golder was retained to undertake with respect to the Site and additional environmental studies and actions may be required. In addition, it is recognized that the passage of time affects the information provided in the Report. Golder’s opinions are based upon information that existed at the time of the writing of the Report. It is understood that the services provided for in the scope of work allowed Golder to form no more than an opinion of the actual conditions at the Site at the time the Site was visited, and cannot be used to assess the effect of any subsequent changes in any laws, regulations, the environmental quality of the Site or its surroundings. Asbestos and mould surveys were not performed. If a service is not expressly indicated, do not assume it has been provided.

The results of an assessment of this nature should in no way be construed as a warranty that the Site is free from any and all contamination from past or current practices.

10.0 STATEMENT OF COMPLETION

The undersigned confirm that this Phase One Environmental Site Assessment was conducted in a manner consistent with the expected standard of care for the consulting industry in Ontario and meets the requirements for Phase One ESAs as set out in O.Reg. 153/04, however this report has not been completed with the intent of filing a Record of Site Condition.



11.0 CLOSURE

We trust that the information presented in this report meets your current requirements. Should you have any questions or concerns, please do not hesitate to contact the undersigned.

GOLDER ASSOCIATES LTD.

Maria Staneva, M.Eng., P.Eng.
Environmental Engineer

Keith Holmes, M.Sc., P.Geo.
Geoscientist/Associate

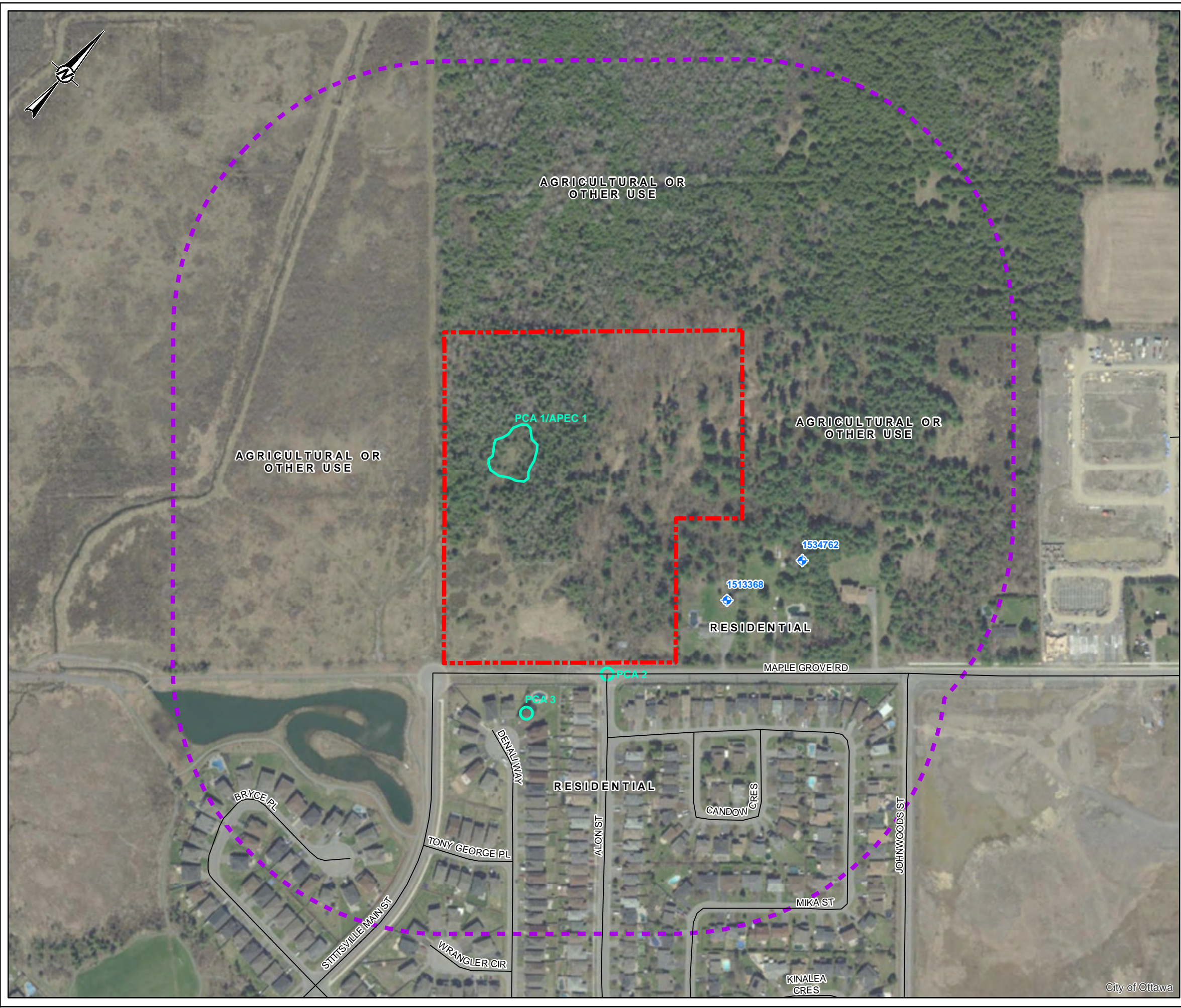
AT/MS/KPH/ca

[https://golderassociates.sharepoint.com/sites/16628g/deliverables/phase i esa/final report/1776275 ph. i esa maple grove .docx](https://golderassociates.sharepoint.com/sites/16628g/deliverables/phase%20i%20esa/final%20report/1776275%20ph.%20i%20esa%20maple%20grove.docx)

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FIGURES

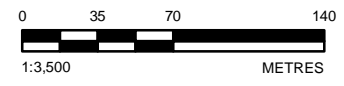


- LEGEND**
- MOECC LISTED WATER WELL
 - ROADWAY
 - PHASE ONE SITE
 - PHASE ONE STUDY AREA

Potentially Contaminating Activities ("PCA")		Areas of Potential Environmental Concern (APEC)
ID on the Site Plan	PCA# as per O.Reg. 153/04 and Detail	APEC#
1	PCA# NA: Dumping of waste mainly comprised of plastic bottles, cans, paper, wood, some tires and old furniture associated with the presence of squatters in the northwest part of the Site and waste and/or wood burning at the same area.	APEC 1
2	PCA# NA: Reported spill of 387 Litres of non-PCB oil on Maple Grove Road at Alon Street in 1998.	NA
3	PCA# NA: Reported gasoline dumping to a catch basin at 287 Denaliway Way in 2013.	NA

NOTE(S)
1. ALL LOCATIONS ARE APPROXIMATE

REFERENCE(S)
1. LAND INFORMATION ONTARIO (LIO) DATA PRODUCED BY GOLDER ASSOCIATES LTD. UNDER LICENCE FROM ONTARIO MINISTRY OF NATURAL RESOURCES. © QUEENS PRINTER 2014
2. PROJECTION: TRANSVERSE MERCATOR, DATUM: NAD 83, COORDINATE SYSTEM: MTM ZONE 9, VERTICAL DATUM: CGVD28



CLIENT
CLARIDGE HOMES CORPORATION

PROJECT
**PHASE ONE ENVIRONMENTAL SITE ASSESSMENT
1981 MAPLE GROVE ROAD, STITTSVILLE, ONTARIO**

TITLE
SITE PLAN

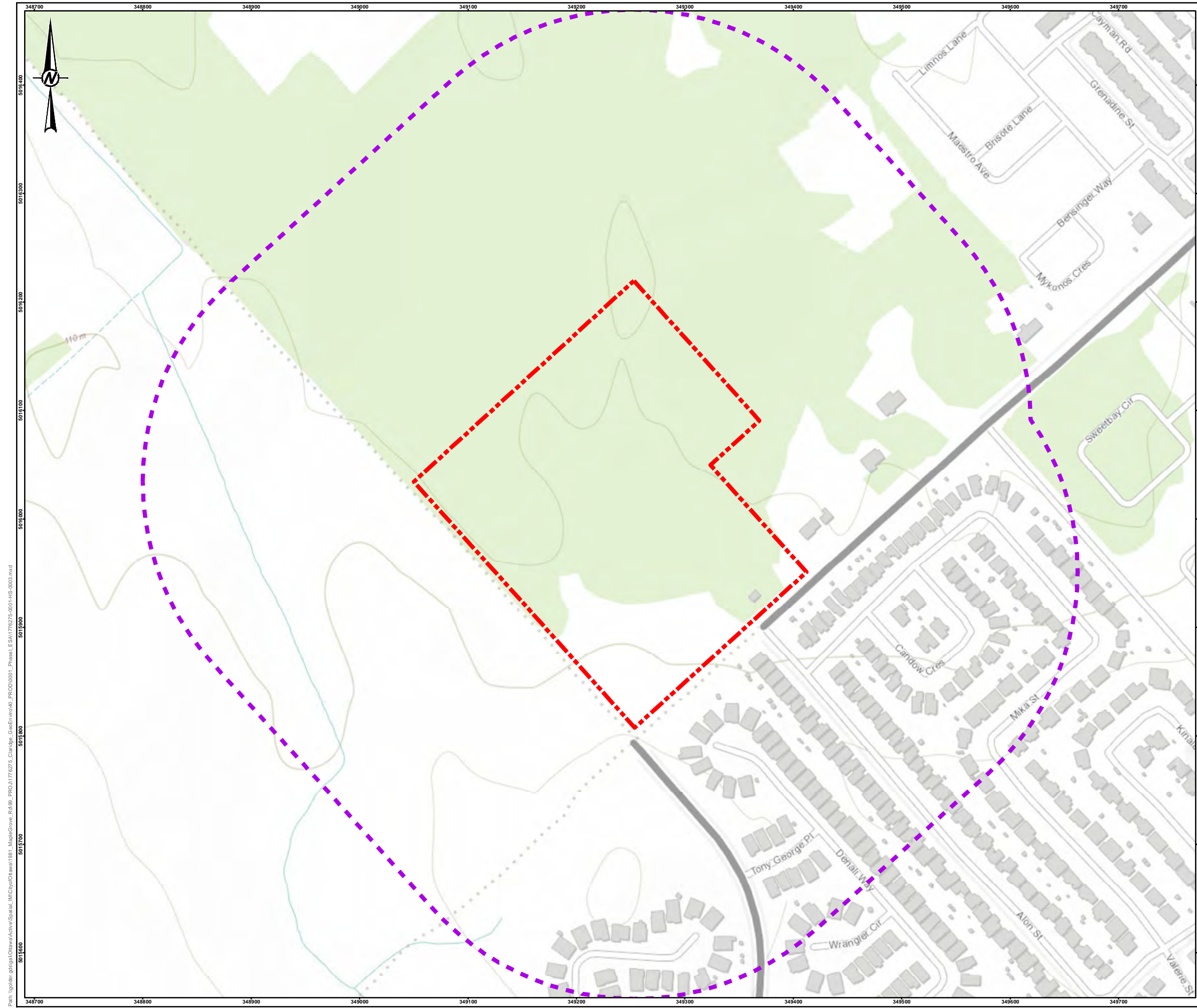
CONSULTANT	DATE	REVISION
	YYYY-MM-DD	2017-07-12
	DESIGNED	---
	PREPARED	JEM
	REVIEWED	MS
	APPROVED	KPH

PROJECT NO. 1776275 CONTROL 0001 REV. 0 FIGURE 2

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City of Ottawa



LEGEND

- PHASE ONE SITE
- PHASE ONE STUDY AREA

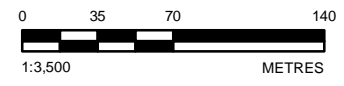
NOTE(S)

1. ALL LOCATIONS ARE APPROXIMATE

REFERENCE(S)

1. SERVICE LAYER CREDITS: SOURCES: ESRI, HERE, GARMIN, INTERMAP, INCREMENT P CORP., GEBCO, USGS, FAO, NPS, NRCAN, GEOBASE, IGN, KADASTER NL, ORDNANCE SURVEY, ESRI JAPAN, METI, ESRI CHINA (HONG KONG), SWISSTOPO, © OPENSTREETMAP CONTRIBUTORS, AND THE GIS USER COMMUNITY
2. PROJECTION: TRANSVERSE MERCATOR, DATUM: NAD 83, COORDINATE SYSTEM: MTM ZONE 9, VERTICAL DATUM: CGVD28

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CLIENT
CLARIDGE HOMES CORPORATION

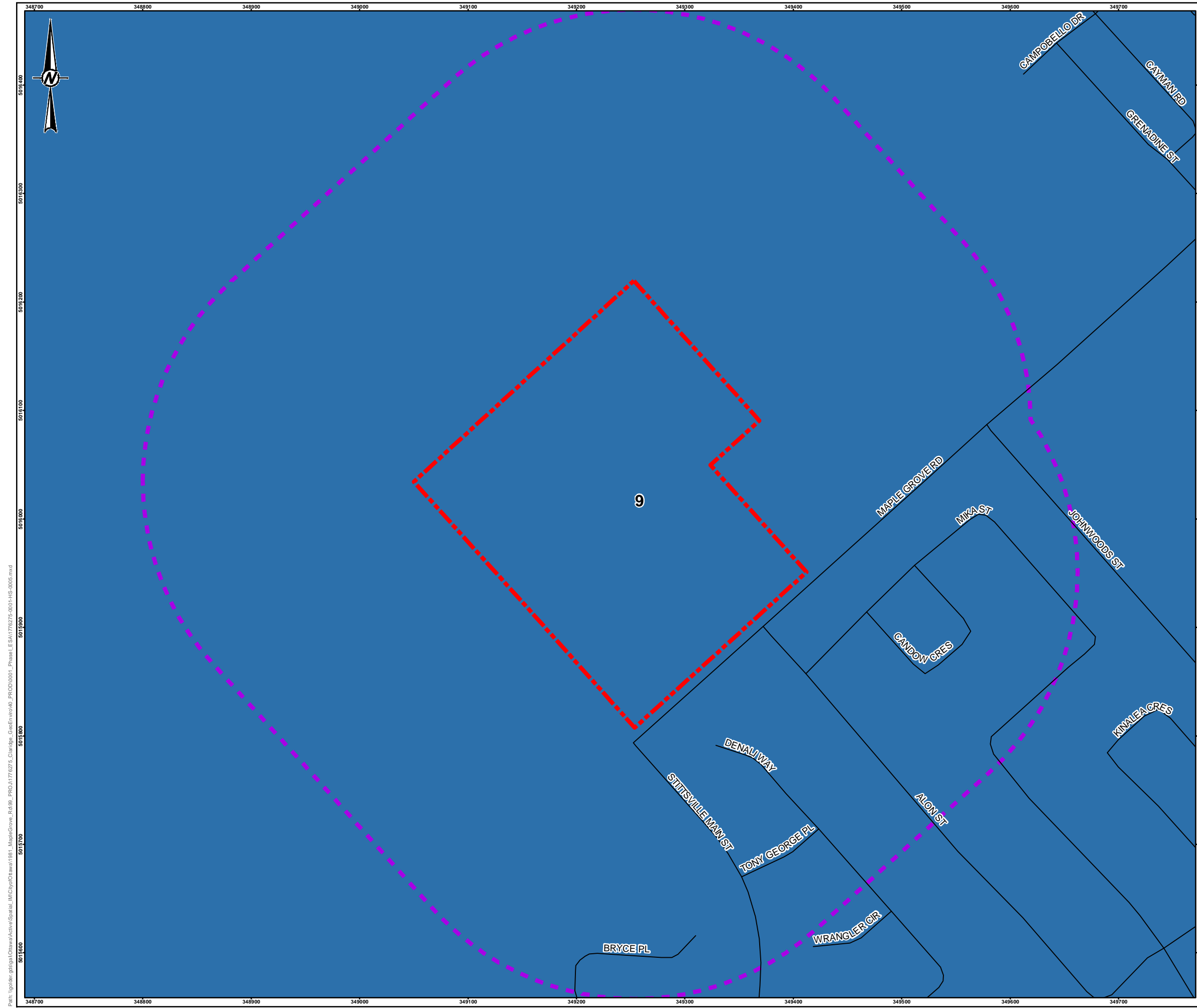
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**PHASE ONE ENVIRONMENTAL SITE ASSESSMENT
 1981 MAPLE GROVE ROAD, STITTSVILLE, ONTARIO**

TITLE
TOPOGRAPHIC MAP AND AREAS OF NATURAL SIGNIFICANCE

CONSULTANT	YYYY-MM-DD	2017-07-12
	DESIGNED	---
	PREPARED	JEM
	REVIEWED	MS
	APPROVED	KPH

PROJECT NO.	CONTROL	REV.	FIGURE
1776275	0001	0	3

IF THIS MEASUREMENT DOES NOT MATCH WHAT IS SHOWN, THE SHEET SIZE HAS BEEN MODIFIED FROM 28mm



LEGEND

- ROADWAY
- PHASE ONE SITE
- PHASE ONE STUDY AREA
- 9: BOBCAYGEON FORMATION - LIMESTONE, WITH MINOR SHALES IN UPPER PART

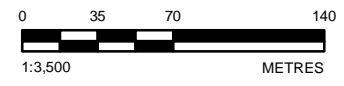
NOTE(S)

1. ALL LOCATIONS ARE APPROXIMATE

REFERENCE(S)

1. ARMSTRONG, D.K. AND DODGE, J.E.P. 2007. PALEOZOIC GEOLOGY OF SOUTHERN ONTARIO; ONTARIO GEOLOGICAL SURVEY, MISCELLANEOUS RELEASE--DATA 219
 2. LAND INFORMATION ONTARIO (LIO) DATA PRODUCED BY GOLDER ASSOCIATES LTD. UNDER LICENCE FROM ONTARIO MINISTRY OF NATURAL RESOURCES, © QUEENS PRINTER 2014
 3. PROJECTION: TRANSVERSE MERCATOR, DATUM: NAD 83, COORDINATE SYSTEM: MTM ZONE 9, VERTICAL DATUM: CGVD28

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CLIENT
CLARIDGE HOMES CORPORATION

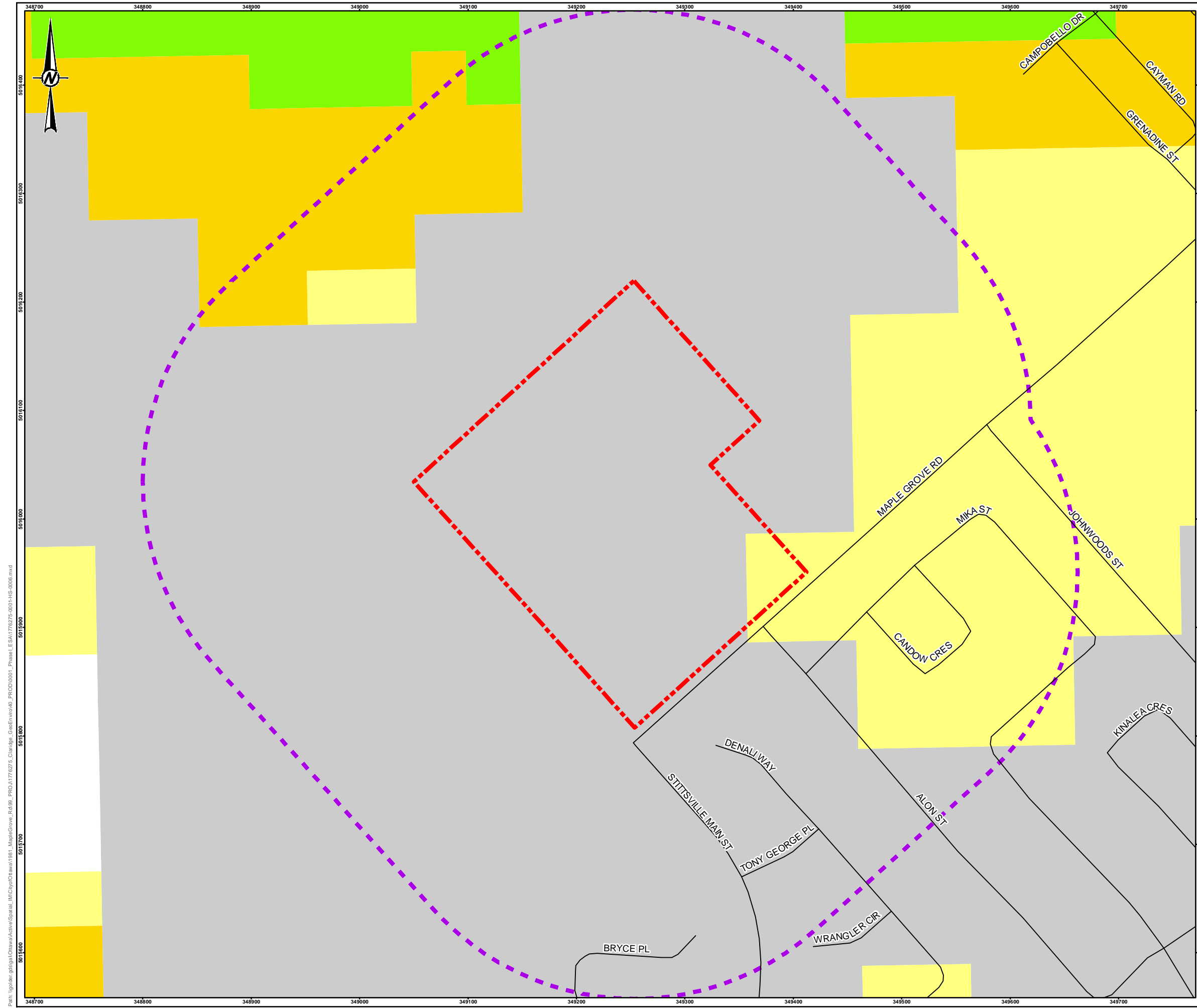
PROJECT
**PHASE ONE ENVIRONMENTAL SITE ASSESSMENT
 1981 MAPLE GROVE ROAD, STITTSVILLE, ONTARIO**

TITLE
BEDROCK GEOLOGY

CONSULTANT	YYYY-MM-DD	2017-07-12
	DESIGNED	---
	PREPARED	JEM
	REVIEWED	MS
	APPROVED	KPH

PROJECT NO.	CONTROL	REV.	FIGURE
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LEGEND

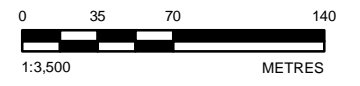
- ROADWAY
- PHASE ONE SITE
- PHASE ONE STUDY AREA

TREND IN DEPTH TO BEDROCK (METRES)

- 0 to 1
- 1 to 2
- 2 to 3
- 3 to 5
- 5 to 10

NOTE(S)
1. ALL LOCATIONS ARE APPROXIMATE

REFERENCE(S)
1. 2010 BÉLANGER, J. R., URBAN GEOLOGY OF THE NATIONAL CAPITAL AREA, GEOLOGICAL SURVEY OF CANADA, OPEN FILE D3256, 2001
2. LAND INFORMATION ONTARIO (LIO) DATA PRODUCED BY GOLDER ASSOCIATES LTD. UNDER LICENCE FROM ONTARIO MINISTRY OF NATURAL RESOURCES, © QUEENS PRINTER 2014
3. PROJECTION: TRANSVERSE MERCATOR, DATUM: NAD 83, COORDINATE SYSTEM: MTM ZONE 9, VERTICAL DATUM: CGVD28



CLIENT
CLARIDGE HOMES CORPORATION

PROJECT
**PHASE ONE ENVIRONMENTAL SITE ASSESSMENT
1981 MAPLE GROVE ROAD, STITTSVILLE, ONTARIO**

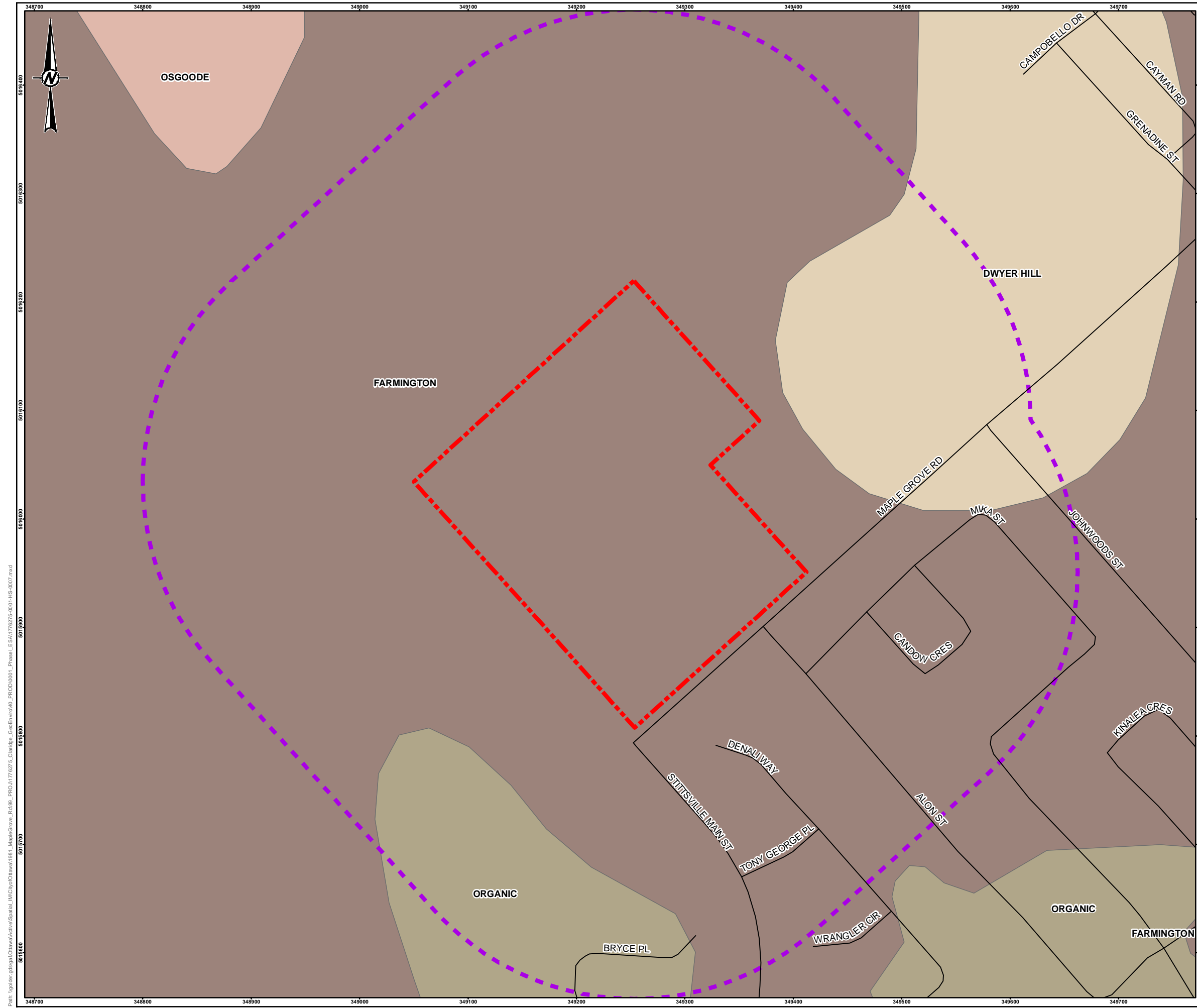
TITLE
DRIFT THICKNESS

CONSULTANT	YYYY-MM-DD	2017-07-12
DESIGNED	---	
PREPARED	JEM	
REVIEWED	MS	
APPROVED	KPH	

PROJECT NO. 1776275 CONTROL 0001 REV. 0 FIGURE 6

Path: \\golder\gfiles\Claris\A\Site\Spatial\MCO\proj\Drawn\1981_MapleGrove_Rd.dwg PROJ:1776275_Claridge_CredEnv\env\PRD\0001_Phase1_ESA\1776275_2017-07-12-0006.mxd

IF THIS MEASUREMENT DOES NOT MATCH WHAT IS SHOWN, THE SHEET SIZE HAS BEEN MODIFIED FROM 297mm

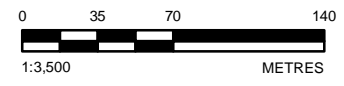


LEGEND

- ROADWAY
- PHASE ONE SITE
- PHASE ONE STUDY AREA
- DWYER HILL
- FARMINGTON
- ORGANIC
- OSGOODE

NOTE(S)
1. ALL LOCATIONS ARE APPROXIMATE

REFERENCE(S)
1. LAND INFORMATION ONTARIO (LIO) DATA PRODUCED BY GOLDER ASSOCIATES LTD. UNDER LICENCE FROM ONTARIO MINISTRY OF NATURAL RESOURCES, © QUEENS PRINTER 2014
2. PROJECTION: TRANSVERSE MERCATOR, DATUM: NAD 83, COORDINATE SYSTEM: MTM ZONE 9, VERTICAL DATUM: CGVD28



CLIENT
CLARIDGE HOMES CORPORATION

PROJECT
**PHASE ONE ENVIRONMENTAL SITE ASSESSMENT
1981 MAPLE GROVE ROAD, STITTSVILLE, ONTARIO**

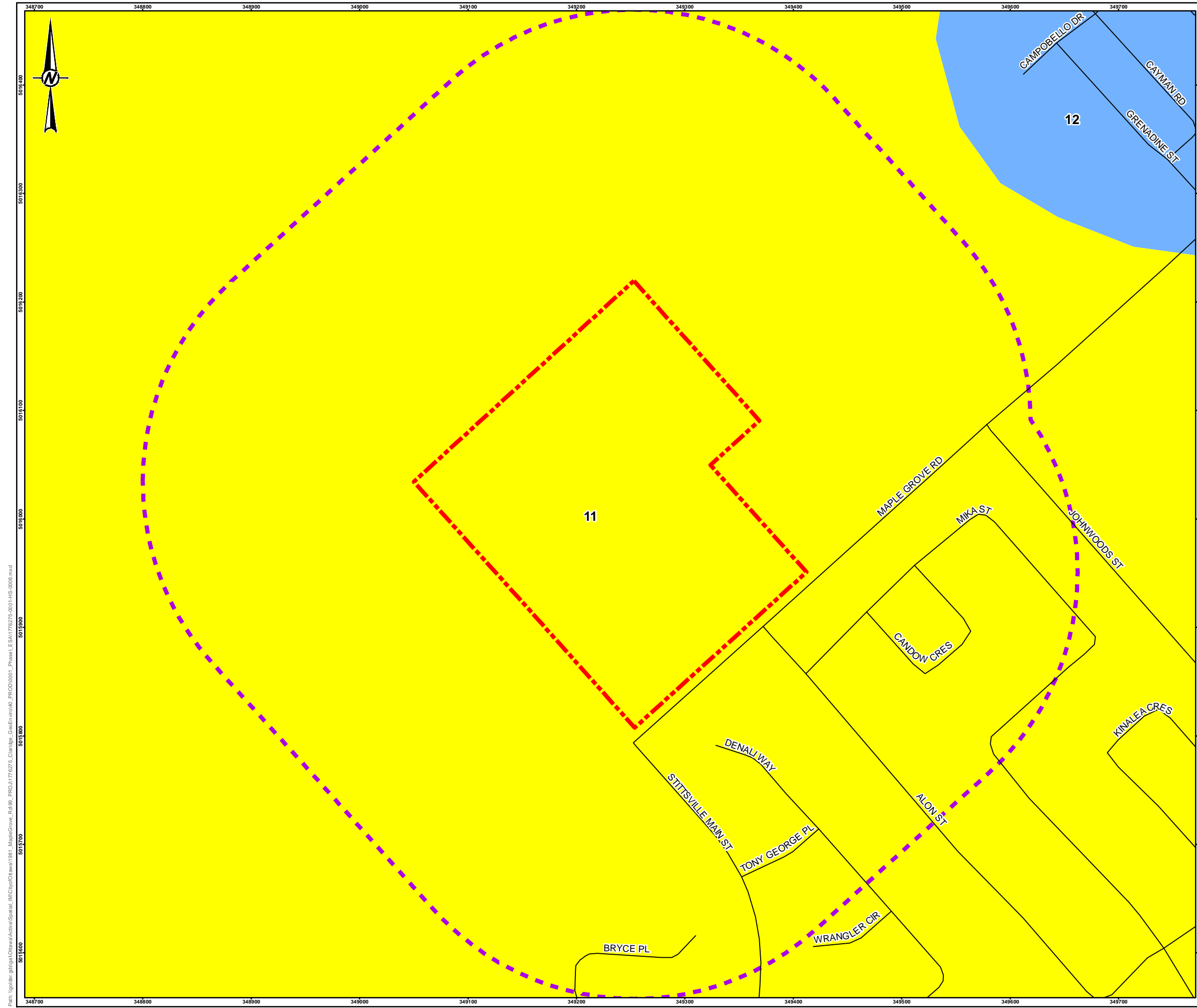
TITLE
SOIL SURVEY COMPLEX (ONTARIO SOILS)

CONSULTANT	YYYY-MM-DD	2017-07-12
	DESIGNED	---
	PREPARED	JEM
	REVIEWED	MS
	APPROVED	KPH

PROJECT NO.	CONTROL	REV.	FIGURE
1776275	0001	0	7

Path: \\golder\atl\GIS\Ontario\Soils\Spatial_Maps\Soils\Ontario\1981_MapleGrove_Rd\88_PROJ1776275_Claridge_CredEnv\888_PROJ1776275_001-1S-007.mxd

IF THIS MEASUREMENT DOES NOT MATCH WHAT IS SHOWN, THE SHEET SIZE HAS BEEN MODIFIED FROM 28mm

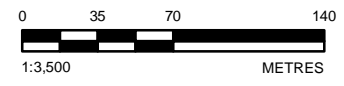


LEGEND

- ROADWAY
- PHASE ONE SITE
- PHASE ONE STUDY AREA
- 11: SAND PLAINS
- 12: CLAY PLAINS

NOTE(S)
1. ALL LOCATIONS ARE APPROXIMATE

REFERENCE(S)
1. CHAPMAN, L.J. AND PUTNAM, D.F. 2007. PHYSIOGRAPHY OF SOUTHERN ONTARIO; ONTARIO GEOLOGICAL SURVEY, MISCELLANEOUS RELEASE-DATA 228
2. LAND INFORMATION ONTARIO (LIO) DATA PRODUCED BY GOLDER ASSOCIATES LTD. UNDER LICENCE FROM ONTARIO MINISTRY OF NATURAL RESOURCES, © QUEEN'S PRINTER 2014
3. PROJECTION: TRANSVERSE MERCATOR, DATUM: NAD 83, COORDINATE SYSTEM: MTM ZONE 9, VERTICAL DATUM: CGVD28



CLIENT
CLARIDGE HOMES CORPORATION

PROJECT
**PHASE ONE ENVIRONMENTAL SITE ASSESSMENT
1981 MAPLE GROVE ROAD, STITTSVILLE, ONTARIO**

TITLE
PHYSIOGRAPHY MAP

CONSULTANT	DATE
	YYYY-MM-DD 2017-07-12
	DESIGNED ---
	PREPARED JEM
	REVIEWED MS
	APPROVED KPH

PROJECT NO. 1776275 CONTROL 0001 REV. 0 FIGURE 8

Path: \\golder\g01\GIS\Projects\1981_MapleGrove\1981_MapleGrove_8408_PROJ\1776275_Claridge_Cad\Env\001_Phase1_ESA\1776275_001-115-0008.mxd

IF THIS MEASUREMENT DOES NOT MATCH WHAT IS SHOWN, THE SHEET SIZE HAS BEEN MODIFIED FROM 29mm



APPENDIX A

Regulatory Responses

From: Troke, Alyssa
Sent: Wednesday, July 12, 2017 5:16 PM
To: 'Desaulniers-Veilleux, Johanne (MOECC)'
Subject: Property Information Request for 1981 Maple Grove Road, Sittsville, Ontario

Hi Johanne,

Could you please check for approvals and orders for the following property:

- 1981 Maple Grove Road, Stittsville, ON

Please let me know if you have any questions.

Kindest Regards,

Alyssa Troke

Alyssa Troke (B.Eng., E.I.T.) | Environmental Consultant | **Golder Associates Ltd.**
1931 Robertson Road, Ottawa, Ontario, Canada, K2H 5B7
T: +1 (613) 592 9600 | **D:** +1 (613) 592 4299 | **F:** +1 (613) 592 9601 | **C:** +1 (613) 290 8736 | **E:**
Alyssa_Troke@golder.com | www.golder.com

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Please consider the environment before printing this email.

INDEX REVIEW REPORT COMMERCIAL/INDUSTRIAL/AGRICULTURAL

INDEX OF NAMES FOR APPROVALS ISSUED SINCE 1999

A search of the Index Record of names of all persons to whom approvals have been issued, maintained by the Director, Approvals Branch and the Regional Director, *Eastern Region*, and the District Manager, *Ottawa District*, under Section 19 EPA and Section 13 OWRA and the following information has been provided :

<u>Type</u>	<u>Number</u>	<u>Issued To</u>	<u>Issue Date</u>
Section 9 EPA (Air)			
Section 39 EPA (Waste Management)			
Section 52 OWRA (Water)			
Section 53 OWRA (Municipal/Private/ Industrial Sewage)			
Other			

The **ministry's Access Environment** is an on-line, map-based search tool designed to allow the public, quick and easy access to the ministry approvals and registration information from December 1999 onward. Access Environment currently displays Environmental Compliance Approvals (ECA), Renewable Energy Approvals (REA) and registrations on the Environmental Activity and Sector Registry (EASR). ECAs include all Certificates of Approval (CofAs) previously issued under the Environmental Protection Act (EPA) and approvals previously issued under s.53 of the Ontario Water Resources Act (OWRA). You can access this information from the ministry website or at the following link:

www.accessenvironment.ene.gov.on.ca/AEWeb/ae/GoSearch.action?search=basic&lang=en

Copies of **ECAs issued before January 1, 2000** can be obtained by submitting a Request for a Copy of an Environmental Compliance Approval

Please Note:

- 1) The information provided above is based solely on the address(es) and name(s) of the present and past owners provided by you.
- 2) The Index Record of Names to whom approvals have been issued, maintained by the Regional Director and District Manager, has been searched back to 1999.
- 3) A search of our records does **NOT** indicate whether there are:
 - other uses for which an approval may have been required, **nor**
 - other uses on the property or in the vicinity that may affect the suitability of the property, for the use proposed to be made of it.If a comprehensive knowledge of the property and the nearby lands and their environmental condition is required, you must examine them and other relevant records yourself, with the aid of a qualified person, if needed.

No Approvals have been issued.

Date of Search: July 18, 2017

INDEX REVIEW REPORT COMMERCIAL/INDUSTRIAL/AGRICULTURAL

Additional site information related to the **location of landfill sites** in the province can be found at the following link:

<http://www.ontario.ca/environment-and-energy/small-landfill-sites>

<http://www.ontario.ca/environment-and-energy/map-large-landfill-sites>

The **ministry's Hazardous Waste Information Network (HWIN)** can also be accessed to search for information on generators, carriers, and receivers of subject waste in the province at the following link: www.hwin.ca

The **ministry's Environmental Compliance Reports** provide information about contaminant discharges to water and emissions to air that exceed limits found in legislation, environmental approvals, orders and/or policies/guidelines and can be accessed at the following link: <http://www.ontario.ca/environment-and-energy/environmental-compliance-reports>

Information on **Environmental Penalties**, which are monetary penalties that can be imposed by the ministry for some industrial spills, can be assessed at the following link: <https://www.ontario.ca/search/search-results?query=environmental%20penalties>

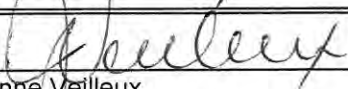
Additional ministry information can be accessed through the **Government of Ontario's Open Data Catalogue**: <http://www.ontario.ca/government/open-data-ontario>

The ministry also encourages you to consider best practices and standards of care used within the legal community and through your associations as a guide to obtaining information related to specific property for any legal purpose.

We trust this information will help meet your requirements quickly and effectively.

Please advise your colleagues that responses to requests for searches always take some time. As a result the Ministry of the Environment and Climate Change may not be able to meet deadlines imposed by other parties on real estate and other transactions.

Thank you for your inquiry.

Signature:	
Contact Name:	Johanne Veilleux
Title:	Administrative Assistant
Address:	Ministry of the Environment and Climate Change 2430 Don Reid Drive, Unit 103 Ottawa, ON K1H 1E1
Phone:	(613) 521-3450 Ext 221
Date:	July 18, 2017
	E&OE

Please Note: If you would like to receive an email with all the environmental links above, please contact me at johanne.veilleux@ontario.ca and I will be pleased to send them to you.



Natural Areas and Features Information Request Form

Contact Information

Name: _____

Address: _____

Phone Number: _____ Owner Consultant

E-mail Address: _____

***All red fields are mandatory**

This includes X & Y Coordinates.

Please see _____ for assistance.

Site Information

Project Name: _____

Township: _____ Lot: _____ Concession: _____

X: _____ Y: _____ Address: _____

***If more than 1 site, please provide all individual coordinates in an attached spreadsheet*

Type of Proposal

- Severance / Zoning
- Drains / Roads / Culverts
- Hydroline clearing
- Small Scale Projects (less than 5 hectares)
- RE Projects
- Large Scale Projects (5 hectares or greater)
- Aggregate Project
- Other: _____

Attachments

*****Please attach a Site Map showing the area of interest**

- Picture
- Map(s)
- Engineered Drawings
- Other: _____

Request

I would like to request the following information for the property identified above:

To better respond to your request please briefly outline the purpose for which this information is required (e.g. proposed development, lot severance, etc. or attach details):

Date of works proposed: ____ / ____ / ____

Personal information contained in this form is collected in order to fulfill your request, respond to your inquiries and for other administration purposes. With regard to the personal information it collects, the ministry is bound by privacy protection rules under the Freedom of Information and Protection of Privacy Act and takes all necessary steps to safeguard personal information collected.

Please Note: This request MUST be made by the property owner or by someone acting on their behalf. Depending on the nature of the request, it may take 6-8 weeks to respond to your inquiry. If the request does not include the mandatory information, it may delay response time.

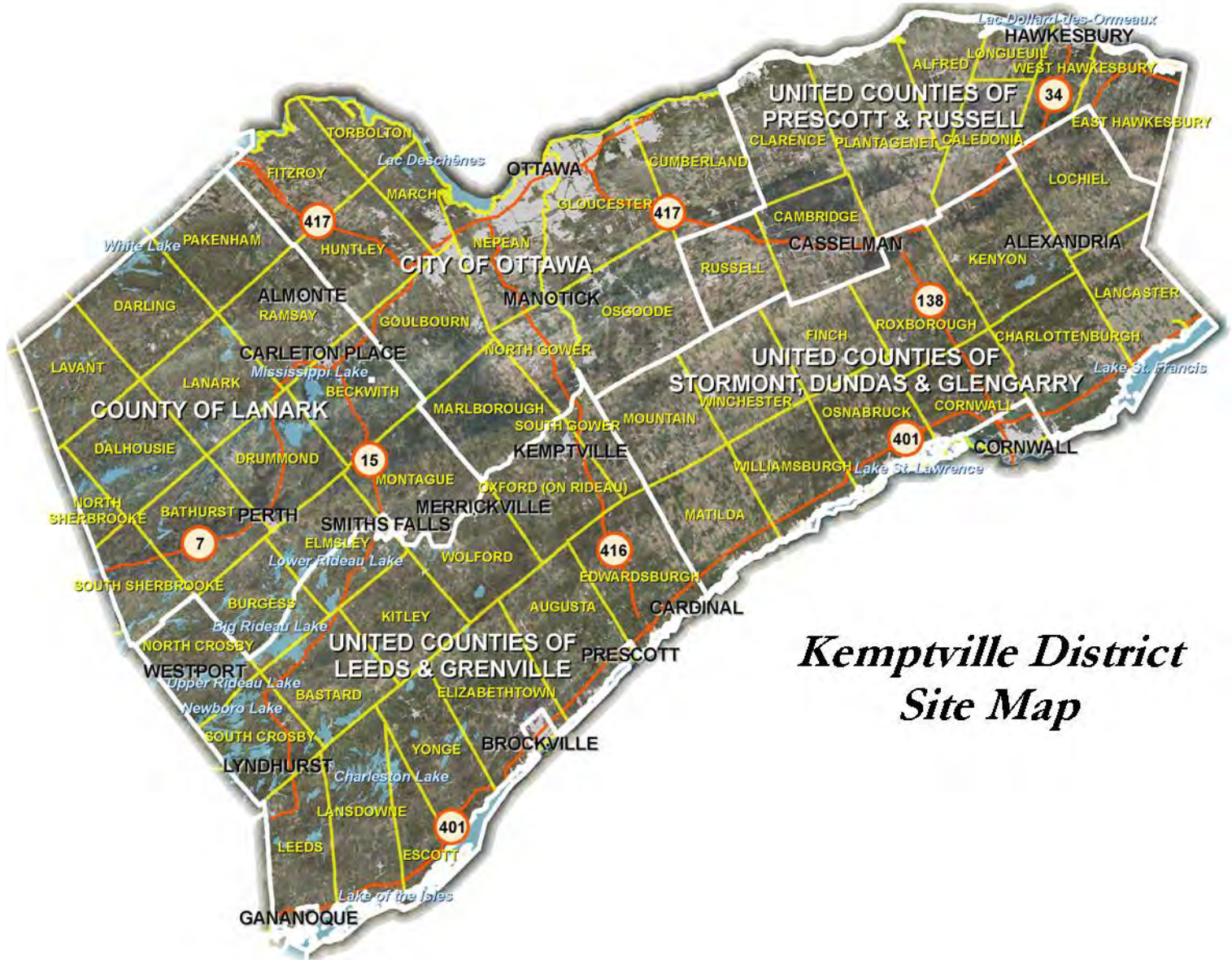
I have read the above and agree to all Terms and Conditions

Please forward the completed form to:

OR Fax: 613-258-3920

Attention: Information Requests
10 Campus Drive, Postal Bag 2002
Kempenville, ON K0G 1J0

MNR File Number: _____



Kemptville District Site Map



How to get X, Y coordinates from Google Maps (2 options):

- 1.) Right-click on the map, at the point of interest, and select 'What's here?'.
-The Latitude & Longitude of the mouse click, in decimal degrees, will automatically appear in the Search box.

OR

- 2.) Click on 'Maps Labs' in Google Maps.
-The following window will appear:

[Maps Labs](#) - [Help](#)
 Google Maps - ©2012 Google - [Terms of Use](#)

	<div style="border: 1px solid red; border-radius: 50%; padding: 2px; display: inline-block;">LatLng Tooltip</div> <small>Marcelo C</small> Displays a tooltip next to the mouse cursor showing the latlng directly underneath it. Press SHIFT to activate tooltip.	<input type="radio"/> Enable <input checked="" type="radio"/> Disable
	LatLng Marker <small>Marcelo C</small> Adds an option to the context menu that lets you drop a mini marker showing the latlng of the position that the cursor was pointing at when the context menu was evoked	<input type="radio"/> Enable <input checked="" type="radio"/> Disable

Important: To save your enabled Labs for next time, you must sign in to your Google account.

- Enable the LatLng Tooltip and then Save Changes.
- Now every time the **SHIFT** button is pressed in Google Maps, a Tool tip will appear with the Latitude and Longitude of the mouse location in decimal degrees.

**Ministry of Natural
Resources and Forestry**

Kemptville District

10 Campus Drive
Postal Box 2002
Kemptville ON K0G 1J0
Tel.: 613 258-8204
Fax: 613 258-3920

**Ministère des Richesses
naturelles et des Forêts**

District de Kemptville

10, promenade Campus
Case postale, 2002
Kemptville ON K0G 1J0
Tél.: 613 258-8204
Télééc.: 613 258-3920



Fri. July 28, 2017

Alyssa Troke
Golder Associates
1931 Robertson Rd
Ottawa, Ontario
K2H 5B7
(613) 592-9600
atroke@golder.com

Attention: Alyssa Troke

Subject: Information Request - Developments
Project Name: Phase I ESA, 1981 Maple Grove Rd, Stittsville
Site Address:
Our File No. 2017_HUN-4136

Natural Heritage Values

The Ministry of Natural Resources and Forestry (MNRF) Kemptville District has carried out a preliminary review of the above mentioned area in order to identify any potential natural resource and natural heritage values.

The following Natural Heritage values were identified for the general subject area:

- Unevaluated Wetland (Not evaluated per OWES)

Municipal Official Plans contain information related to natural heritage features. Please see the local municipal Official Plan for more information, such as specific policies and direction pertaining to activities which may impact natural heritage features. For planning advice or Official Plan interpretation, please contact the local municipality. Many municipalities require environmental impact studies and other supporting studies be carried out as part of the development application process to allow the municipality to make planning decisions which are consistent with the Provincial Policy Statement (PPS, 2014).

The MNRF strongly encourages all proponents to contact partner agencies and appropriate municipalities early on in the planning process. This provides the proponent with early knowledge regarding agency requirements, authorizations and approval timelines; Ministry of the Environment

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District de Kemptville

10 Campus Drive
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Kemptville ON K0G 1J0
Tel.: 613 258-8204
Fax: 613 258-3920

10, promenade Campus
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Kemptville ON K0G 1J0
Tél.: 613 258-8204
Télééc.: 613 258-3920

and Climate Change (MOECC) and the local Conservation Authority may require approvals and permitting where natural values and natural hazards (e.g., floodplains) exist.

As per the Natural Heritage Reference Manual (NHRM, 2010) the MNRF strongly recommends that an ecological site assessment be carried out to determine the presence of natural heritage features and species at risk and their habitat on site. The MNRF can provide survey methodology for particular species at risk and their habitats.

The NHRM also recommends that cumulative effects of development projects on the integrity of natural heritage features and areas be given due consideration. This includes the evaluation of the past, present and possible future impacts of development in the surrounding area that may occur as a result of demand created by the presently proposed project.

Wildland Fire

MNRF woodland data shows that the site contains woodlands. The lands should be assessed for the risk of wildland fire as per PPS 2014, Section 3.1.8 "*Development shall generally be directed to areas outside of lands that are unsafe for development due to the presence of hazardous forest types for wildland fire. Development may however be permitted in lands with hazardous forest types for wildland fire where the risk is mitigated in accordance with wildland fire assessment and mitigation standards*". Further discussion with the local municipality should be carried out to address how the risks associated with wildland fire will be covered for such a development proposal. Please see the Wildland Fire Risk Assessment and Mitigation Guidebook (2016) for more information.

Significant Woodlands

Section 2.1.5 b) of the PPS states: *Development and site alteration shall not be permitted in significant woodlands unless it has been demonstrated that there will be no negative impacts on the natural features or their ecological functions.* The 2014 PPS directs that significant woodlands must be identified following criteria established by the Ontario Ministry of Natural Resources and Forestry, i.e. the Natural Heritage Reference Manual (NHRM), 2010. Where the local or County Official Plan has not yet updated significant woodland mapping to reflect the 2014 PPS, all wooded areas should be reviewed on a site specific basis for significance. The MNRF Kemptville District modelled locations of significant woodlands in 2011 based on NHRM criteria. The presence of significant woodland on site or within 120 metres should trigger an assessment of the impacts to the feature and its function from the proposed development.

Significant Wildlife Habitat

Kemptville District

District de Kemptville

10 Campus Drive
Postal Box 2002
Kemptville ON K0G 1J0
Tel.: 613 258-8204
Fax: 613 258-3920

10, promenade Campus
Case postale, 2002
Kemptville ON K0G 1J0
Tél.: 613 258-8204
Télééc.: 613 258-3920

Section 2.1.5 d) of the PPS states: *Development and site alteration shall not be permitted in significant wildlife habitat unless it has been demonstrated that there will be no negative impacts on the natural features or their ecological functions.* It is the responsibility of the approval authority to identify significant wildlife habitat or require its identification. The MNR has several guiding documents which may be useful in identification of significant wildlife habitat and characterization of impacts and mitigation options:

- Significant Wildlife Habitat Technical Guide, 2000
- The Natural Heritage Reference Manual, 2010
- Significant Wildlife Habitat Mitigation Support Tool, 2014
- Significant Wildlife Habitat Criteria Schedule for Ecoregion 5E and 6E, 2015

The habitat of special concern species (as identified by the Species at Risk in Ontario list) and Natural Heritage Information Centre tracked species with a conservation status rank of S1, S2 and S3 may be significant wildlife habitat and should be assessed accordingly.

Water

If any in-water works are to occur, there are timing windows for which work in water should not take place (see below). Appropriate measures should be taken to minimize and mitigate impact on water quality and fish habitat, including:

- installation of sediment and erosion control measures;
- avoiding the removal, alteration, or covering of substrates used for fish spawning, feeding, over-wintering or nursery areas; and
- debris control measures to manage falling debris (e.g. spalling).

Timing windows (no in-water works) in MNR Kemptville District*:

Warmwater and cool water	→ March 15 – June 30
St. Lawrence River & Ottawa River	→ March 15 – July 15
Coldwater	→ October 1 – May 31
Big Rideau Lake & Charleston Lake	→ October 1 – June 30

* Please note: *Additional timing restrictions may apply as they relate to endangered and threatened species for works in both water and wetland areas.*

Timing windows when in-water work is restricted – based on species presence:

	FISH SPECIES	TIMING WINDOW (No in-water works)
Spring:	Walleye	March 15 to May 31
	Northern Pike	March 15 to May 31

Kemptville District

District de Kemptville

10 Campus Drive
Postal Box 2002
Kemptville ON K0G 1J0
Tel.: 613 258-8204
Fax: 613 258-3920

10, promenade Campus
Case postale, 2002
Kemptville ON K0G 1J0
Tél.: 613 258-8204
Télééc.: 613 258-3920

Lake Sturgeon	May 1 to June 30
Muskellunge	March 15 to May 31
Largemouth/Smallmouth Bass	May 1 to July 15
Rainbow Trout	March 15 to June 15
Other /Unknown Spring Spawning Species	March 15 to July 15

	FISH SPECIES	TIMING WINDOW (No in-water works)
Fall:	Lake Trout	October 1 to May 31
	Brook Trout	October 1 to May 31
	Pacific Salmon	September 15 to May 31
	Lake Whitefish	October 15 to May 31
	Lake Herring	October 15 to May 31
	Other /Unknown Fall Spawning Species	October 1 to May 31

Additional approvals and permits may be required under the Fisheries Act. Please contact Fisheries and Oceans Canada to determine requirements and next steps. There may also be approvals required by the local Conservation Authority or Transport Canada. As the MNR is responsible for the management of provincial fish populations, we request ongoing involvement in such discussions in order to ensure population conservation.

Species at Risk

A review of the Natural Heritage Information Centre (NHIC) and internal records indicate that there is a potential for the following threatened (THR) and/or endangered (END) species on the site or in proximity to it:

- Blanding's Turtle (THR)
- Butternut (END)
- Sensitive Species (END)
- Whip poor will (THR)

All endangered and threatened species receive individual protection under section 9 of the ESA and receive general habitat protection under Section 10 of the ESA, 2007. Thus any potential works should consider disturbance to the individuals as well as their habitat (e.g. nesting sites). General habitat protection applies to all threatened and endangered species. Note some species in Kemptville District receive regulated habitat protection. The habitat of these listed species is protected from damage and destruction and certain activities may require authorization(s) under the ESA. For more on how species at risk and their habitat is protected, please see: <https://www.ontario.ca/page/how-species-risk-are-protected>.

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Kemptville ON K0G 1J0
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Télééc.: 613 258-3920

If the proposed activity is known to have an impact on any endangered or threatened species at risk (SAR), or their habitat, an authorization under the ESA may be required. It is recommended that MNR/Kemptville be contacted prior to any activities being carried out to discuss potential survey protocols to follow during the early planning stages of a project, as well as mitigation measures to avoid contravention of the ESA. Where there is potential for species at risk or their habitat on the property, an Information Gathering Form should be submitted to Kemptville MNR/Kemptville at sar.kemptville@ontario.ca.

The Information Gathering Form may be found here:

<http://www.forms.ssb.gov.on.ca/mbs/ssb/forms/ssbforms.nsf/FormDetail?OpenForm&ACT=RDR&TAB=PROFILE&ENV=WWE&NO=018-0180E>

For more information on the ESA authorization process, please see:

<https://www.ontario.ca/page/how-get-endangered-species-act-permit-or-authorization>

One or more special concern species has been documented to occur either on the site or nearby. Species listed as special concern are not protected under the ESA, 2007. However, please note that some of these species may be protected under the Fish and Wildlife Conservation Act and/or Migratory Birds Convention Act. Again, the habitat of special concern species may be significant wildlife habitat and should be assessed accordingly. Species of special concern for consideration:

- Eastern Ribbonsnake (SC)
- Snapping Turtle (SC)

If any of these or any other species at risk are discovered throughout the course of the work, and/or should any species at risk or their habitat be potentially impacted by on site activities, MNR/Kemptville should be contacted and operations be modified to avoid any negative impacts to species at risk or their habitat until further direction is provided by MNR/Kemptville.

Please note that information regarding species at risk is based largely on documented occurrences and does not necessarily include an interpretation of potential habitat within or in proximity to the site in question. Although this data represents the MNR/Kemptville's best current available information, it is important to note that a lack of information for a site does not mean that additional features and values are not present. It is the responsibility of the proponent to ensure that species at risk are not killed, harmed, or harassed, and that their habitat is not damaged or destroyed through the activities carried out on the site.

The MNR/Kemptville continues to strongly encourage ecological site assessments to determine the potential for SAR habitat and occurrences. When a SAR or potential habitat for a SAR does occur on a site,

**Ministry of Natural
Resources and Forestry**

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Télééc.: 613 258-3920



it is recommended that the proponent contact the MNRF for technical advice and to discuss what activities can occur without contravention of the Act. For specific questions regarding the Endangered Species Act (2007) or SAR, please contact MNRF Kemptville District at sar.kemptville@ontario.ca.

The approvals processes for a number of activities that have the potential to impact SAR or their habitat have recently changed. For information regarding regulatory exemptions and associated online registration of certain activities, please refer to the following website: <https://www.ontario.ca/page/how-get-endangered-species-act-permit-or-authorization>.

Please note: The advice in this letter may become invalid if:

- The Committee on the Status of Species at Risk in Ontario (COSSARO) re-assesses the status of the above-named species OR adds a species to the SARO List such that the section 9 and/or 10 protection provisions apply to those species; or
- Additional occurrences of species are discovered on or in proximity to the site.

This letter is valid until: Sat. Jul 28, 2018

The MNRF would like to request that we continue to be circulated on information with regards to this project. If you have any questions or require clarification please do not hesitate to contact me.

Sincerely,

Scott Smithers
Management Biologist
scott.smithers@ontario.ca

Encl.\
-ESA Infosheet
-NHIC/LIO Infosheet

From: Public Information Services <publicinformationservices@tssa.org>
Sent: Wednesday, July 19, 2017 3:30 PM
To: Troke, Alyssa
Subject: RE: TSSA Search - Maple Grove Road, Ottawa, Ontario

Follow Up Flag: Follow up
Flag Status: Flagged

Hello Alyssa,

Thank you for your inquiry.

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

For a further search in our archives please submit your request in writing to Public Information Services via e-mail (publicinformationservices@tssa.org) 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.

Although TSSA believes the information provided pursuant to your request is accurate, please note that TSSA does not warrant this information in any way whatsoever.

Thank you and have a great day,

Sherees



Sherees Thompson | Public Information Agent

Facilities
345 Carlingview Drive
Toronto, Ontario M9W 6N9
Tel: +1-416-734-3363 | Fax: +1-416-231-6183 | E-Mail: sthompson@tssa.org
www.tssa.org



From: Troke, Alyssa [mailto:Alyssa_Troke@golder.com]
Sent: Wednesday, July 12, 2017 5:21 PM
To: Public Information Services
Subject: TSSA Search - Maple Grove Road, Ottawa, Ontario

Hello,

Could you please perform a TSSA database search for any underground storage tanks, registered fuel tanks, outstanding instructions, incident reports, fuel oil spills or contaminations records for the following properties:

- 1981 Maple Grove Road, Stittsville, ON
- 1939 Maple Grove Road, Stittsville, ON
- 1919 Maple Grove Road, Stittsville, ON
- 1927 Maple Grove Road, Stittsville, ON

- 195 Huntmar Road, Stittsville, ON
- 97 Alon Street, Stittsville, ON
- 289 Denali Way, Stittsville, ON
- 287 Denali Way, Stittsville, ON
- 97 Mika Street, Stittsville, ON
- 101 Mika Street, Stittsville, ON

Please let me know if you have any questions.

Kindest Regards,

Alyssa Troke

Alyssa Troke (B.Eng., E.I.T.) | Environmental Consultant | **Golder Associates Ltd.**

1931 Robertson Road, Ottawa, Ontario, Canada, K2H 5B7

T: +1 (613) 592 9600 | **D:** +1 (613) 592 4362 | **F:** +1 (613) 592 9601 | **C:** +1 (613) 290 8736 | **E:**

Alyssa_Troke@golder.com | www.golder.com

Work Safe, Home Safe

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APPENDIX B

EcoLog ERIS Report

ERIS
ENVIRONMENTAL RISK INFORMATION SERVICES



DATABASE REPORT

Project Property: 1776275 - Maple Grove Phase I ESA
1981 Maple Grove Rd
Ottawa ON K2S1B9

Project No:

Report Type: Quote - Custom-Build Your Own Report

Order No: 20170712026

Requested by: Golder Associates Ltd.

Date Completed: July 19, 2017

**Environmental Risk
Information Services**
A division of Glacier Media Inc.
P: 1.866.517.5204
E: info@erisinfo.com

www.erisinfo.com

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Reliance on information in Report: This report DOES NOT replace a full Phase I Environmental Site Assessment but is solely intended to be used as a database review of environmental records.

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Executive Summary

Property Information:

Project Property: 1776275 - Maple Grove Phase I ESA
1981 Maple Grove Rd Ottawa ON K2S1B9

Project No:

Order Information:

Order No: 20170712026
Date Requested: July 12, 2017
Requested by: Golder Associates Ltd.
Report Type: Quote - Custom-Build Your Own Report

Historical/Products:

Executive Summary: Report Summary

<i>Database</i>	<i>Name</i>	<i>Searched</i>	<i>Project Property</i>	<i>Boundary to 0.25km</i>	<i>Total</i>
AAGR	<i>Abandoned Aggregate Inventory</i>	Y	0	0	0
AGR	<i>Aggregate Inventory</i>	Y	0	0	0
AMIS	<i>Abandoned Mine Information System</i>	Y	0	0	0
ANDR	<i>Anderson's Waste Disposal Sites</i>	Y	0	0	0
AUWR	<i>Automobile Wrecking & Supplies</i>	Y	0	0	0
BORE	<i>Borehole</i>	Y	0	1	1
CA	<i>Certificates of Approval</i>	Y	0	0	0
CFOT	<i>Commercial Fuel Oil Tanks</i>	Y	0	0	0
CHEM	<i>Chemical Register</i>	Y	0	0	0
CNG	<i>Compressed Natural Gas Stations</i>	Y	0	0	0
COAL	<i>Inventory of Coal Gasification Plants and Coal Tar Sites</i>	Y	0	0	0
CONV	<i>Compliance and Convictions</i>	Y	0	0	0
CPU	<i>Certificates of Property Use</i>	Y	0	0	0
DRL	<i>Drill Hole Database</i>	Y	0	0	0
EASR	<i>Environmental Activity and Sector Registry</i>	Y	0	0	0
EBR	<i>Environmental Registry</i>	Y	0	0	0
ECA	<i>Environmental Compliance Approval</i>	Y	0	0	0
EEM	<i>Environmental Effects Monitoring</i>	Y	0	0	0
EHS	<i>ERIS Historical Searches</i>	Y	0	0	0
EIIS	<i>Environmental Issues Inventory System</i>	Y	0	0	0
EMHE	<i>Emergency Management Historical Event</i>	Y	0	0	0
EXP	<i>List of TSSA Expired Facilities</i>	Y	0	0	0
FCON	<i>Federal Convictions</i>	Y	0	0	0
FCS	<i>Contaminated Sites on Federal Land</i>	Y	0	0	0
FOFT	<i>Fisheries & Oceans Fuel Tanks</i>	Y	0	0	0
FST	<i>Fuel Storage Tank</i>	Y	0	0	0
FSTH	<i>Fuel Storage Tank - Historic</i>	Y	0	0	0
GEN	<i>Ontario Regulation 347 Waste Generators Summary</i>	Y	0	0	0
GHG	<i>Greenhouse Gas Emissions from Large Facilities</i>	Y	0	0	0
HINC	<i>TSSA Historic Incidents</i>	Y	0	0	0
IAFT	<i>Indian & Northern Affairs Fuel Tanks</i>	Y	0	0	0
INC	<i>TSSA Incidents</i>	Y	0	0	0
LIMO	<i>Landfill Inventory Management Ontario</i>	Y	0	0	0
MINE	<i>Canadian Mine Locations</i>	Y	0	0	0
MNR	<i>Mineral Occurrences</i>	Y	0	0	0
NATE	<i>National Analysis of Trends in Emergencies System (NATES)</i>	Y	0	0	0

Database	Name	Searched	Project Property	Boundary to 0.25km	Total
NCPL	<i>Non-Compliance Reports</i>	Y	0	0	0
NDFT	<i>National Defense & Canadian Forces Fuel Tanks</i>	Y	0	0	0
NDSP	<i>National Defense & Canadian Forces Spills</i>	Y	0	0	0
NDWD	<i>National Defence & Canadian Forces Waste Disposal Sites</i>	Y	0	0	0
NEBI	<i>National Energy Board Pipeline Incidents</i>	Y	0	0	0
NEBW	<i>National Energy Board Wells</i>	Y	0	0	0
NEES	<i>National Environmental Emergencies System (NEES)</i>	Y	0	0	0
NPCB	<i>National PCB Inventory</i>	Y	0	0	0
NPRI	<i>National Pollutant Release Inventory</i>	Y	0	0	0
OGW	<i>Oil and Gas Wells</i>	Y	0	0	0
OOGW	<i>Ontario Oil and Gas Wells</i>	Y	0	0	0
OPCB	<i>Inventory of PCB Storage Sites</i>	Y	0	0	0
ORD	<i>Orders</i>	Y	0	0	0
PAP	<i>Canadian Pulp and Paper</i>	Y	0	0	0
PCFT	<i>Parks Canada Fuel Storage Tanks</i>	Y	0	0	0
PES	<i>Pesticide Register</i>	Y	0	0	0
PINC	<i>TSSA Pipeline Incidents</i>	Y	0	0	0
PRT	<i>Private and Retail Fuel Storage Tanks</i>	Y	0	0	0
PTTW	<i>Permit to Take Water</i>	Y	0	0	0
REC	<i>Ontario Regulation 347 Waste Receivers Summary</i>	Y	0	0	0
RSC	<i>Record of Site Condition</i>	Y	0	0	0
RST	<i>Retail Fuel Storage Tanks</i>	Y	0	0	0
SCT	<i>Scott's Manufacturing Directory</i>	Y	0	0	0
SPL	<i>Ontario Spills</i>	Y	0	2	2
SRDS	<i>Wastewater Discharger Registration Database</i>	Y	0	0	0
TANK	<i>Anderson's Storage Tanks</i>	Y	0	0	0
TCFT	<i>Transport Canada Fuel Storage Tanks</i>	Y	0	0	0
VAR	<i>TSSA Variances for Abandonment of Underground Storage Tanks</i>	Y	0	0	0
WDS	<i>Waste Disposal Sites - MOE CA Inventory</i>	Y	0	0	0
WDSH	<i>Waste Disposal Sites - MOE 1991 Historical Approval Inventory</i>	Y	0	0	0
WWIS	<i>Water Well Information System</i>	Y	0	2	2
Total:			0	5	5

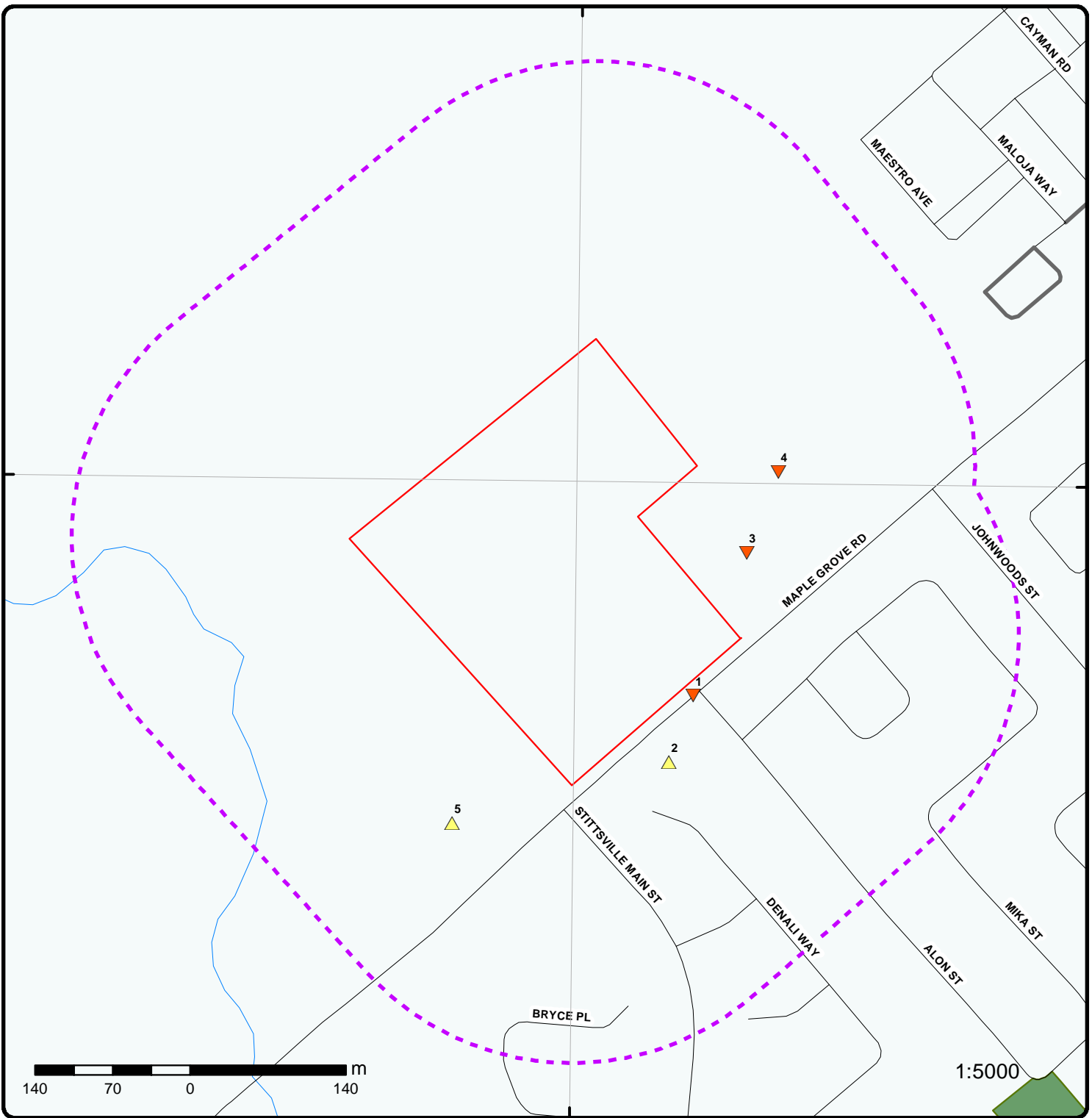
Executive Summary: Site Report Summary - Project Property

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

Executive Summary: Site Report Summary - Surrounding Properties

<i>DB</i>	<i>Map Key</i>	<i>Company/Site Name</i>	<i>Address</i>	<i>Dir/Dist (m)</i>	<i>Elev Diff (m)</i>	<i>Page Number</i>
BORE	5		ON	SSW/102.8	0.23	11
SPL	1	ONTARIO HYDRO	LOT 25 CONC 12 (MAPLEGROVE AND ALON ST) TRANSFORMER GOULBOURN TOWNSHIP ON	SE/10.7	-2.94	11
SPL	2		287 Denaliway Ottawa ON	SSE/41.8	0.43	11
WWIS	3		lot 1 con 1 ON	E/53.8	-3.27	12
WWIS	4		lot 1 con 1 STATTSVILLE ON	ENE/73.1	-3.06	15

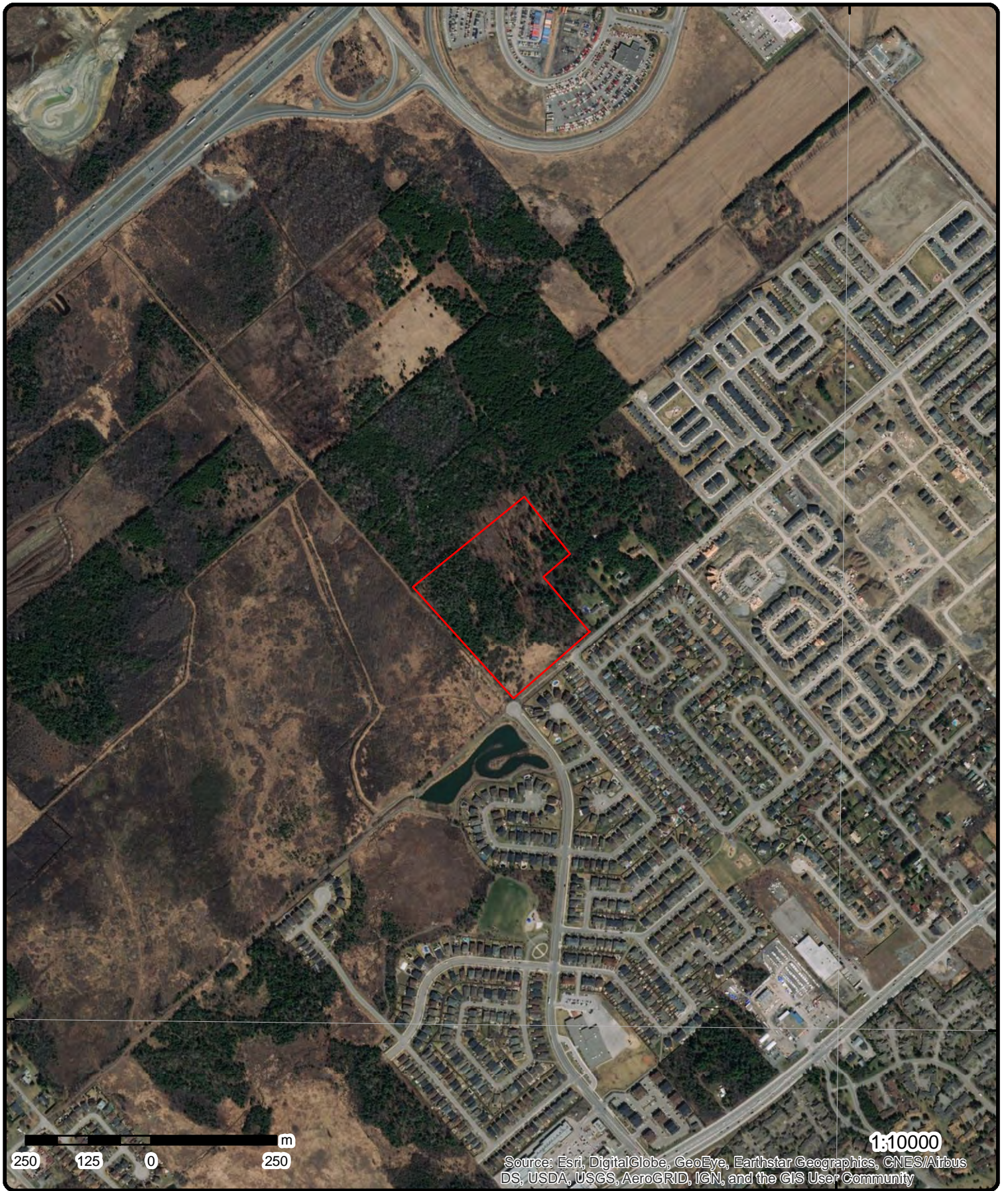


Map : 0.25 Kilometer Radius

Order No: 20170712026
Address: 1981 Maple Grove Rd, Ottawa, ON, K2S1B9



Project Property	Expressway	Industrial and Resource - Regions	National Park
Buffer Outline	Principal Highway	Main Line	Provincial or Territorial Park
Eris Sites with Higher Elevation	Secondary Highway	Sidetrack	Other Park
Eris Sites with Same Elevation	Major Road	Transit Line	Golf Course or Driving Range
Eris Sites with Lower Elevation	Local road	Abandoned Line	Park or Sports Field
Eris Sites with Unknown Elevation	Trail	Proposed Road	Other Recreation Area
	Proposed Road		
	Ferry Route/Ice Road		



Aerial

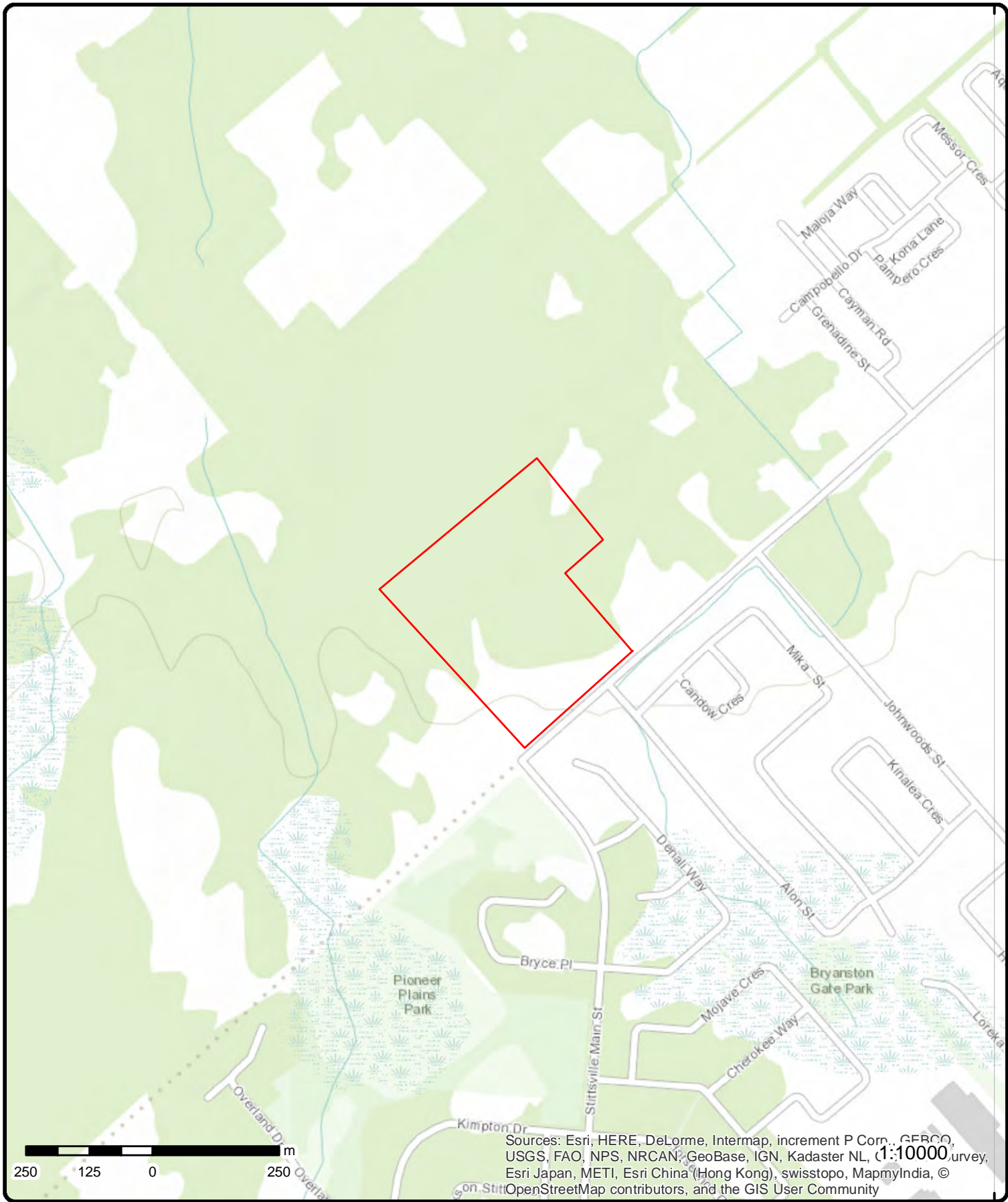
Address: 1981 Maple Grove Rd, Ottawa, ON, K2S1B9

Source: ESRI World Imagery

Order No: 20170712026



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Topographic Map

Address: 1981 Maple Grove Rd, Ottawa, ON, K2S1B9

Source: ESRI World Topographic Map

Order No: 20170712026



© ERIS Information Limited Partnership

Detail Report

DB	Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site																																																																																																						
BORE	5	1 of 1	SSW/102.8	111.5	ON																																																																																																						
<table style="width: 100%; border: none;"> <tr> <td style="width: 20%;">Borehole ID:</td> <td style="width: 20%;">609607</td> <td style="width: 20%;">Type:</td> <td style="width: 20%;">Borehole</td> <td colspan="2"></td> </tr> <tr> <td>Use:</td> <td></td> <td>Status::</td> <td></td> <td colspan="2"></td> </tr> <tr> <td>Drill Method::</td> <td></td> <td>UTM Zone::</td> <td>18</td> <td colspan="2"></td> </tr> <tr> <td>Easting::</td> <td>426691</td> <td>Northing::</td> <td>5014542</td> <td colspan="2"></td> </tr> <tr> <td>Location Accuracy::</td> <td></td> <td>Orig. Ground Elev m::</td> <td>111</td> <td colspan="2"></td> </tr> <tr> <td>Elev. Reliability Note::</td> <td></td> <td>DEM Ground Elev m::</td> <td>112</td> <td colspan="2"></td> </tr> <tr> <td>Total Depth m::</td> <td>-999</td> <td>Primary Name::</td> <td></td> <td colspan="2"></td> </tr> <tr> <td>Township::</td> <td></td> <td>Concession::</td> <td></td> <td colspan="2"></td> </tr> <tr> <td>Lot::</td> <td></td> <td>Municipality:</td> <td></td> <td colspan="2"></td> </tr> <tr> <td>Completion Date::</td> <td></td> <td>Static Water Level::</td> <td>.6</td> <td colspan="2"></td> </tr> <tr> <td>Primary Water Use::</td> <td></td> <td>Sec. Water Use::</td> <td></td> <td colspan="2"></td> </tr> </table>						Borehole ID:	609607	Type:	Borehole			Use:		Status::				Drill Method::		UTM Zone::	18			Easting::	426691	Northing::	5014542			Location Accuracy::		Orig. Ground Elev m::	111			Elev. Reliability Note::		DEM Ground Elev m::	112			Total Depth m::	-999	Primary Name::				Township::		Concession::				Lot::		Municipality:				Completion Date::		Static Water Level::	.6			Primary Water Use::		Sec. Water Use::																																							
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Bottom Depth(m):	6.1	Stratum Desc:	TILL.																																																																																																								
Stratum ID:	218383624	Top Depth(m):	6.1																																																																																																								
Bottom Depth(m):	11.0	Stratum Desc:	SAND. VERY SOFT, WATER STABLE AT 363.0 FEET.																																																																																																								
Stratum ID:	218383625	Top Depth(m):	11.0																																																																																																								
Bottom Depth(m):		Stratum Desc:	BEDROCK,LIMESTONE. CK. SEISMIC VELOCITY = 11500. BEDROCK. SEISMIC VELOCITY = 17000																																																																																																								
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SPL	2	1 of 1	SSE/41.8	111.7	287 Denaliway																																																																																																						

DB	Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site
Ottawa ON					
Ref No:		2041-9ELUXJ			
Contaminant Code:		12			
Contaminant Name:		GASOLINE			
Contaminant Quantity:		0 other - see incident description			
Incident Cause:		Dumping			
Incident Dt:		2013/12/21			
Incident Reason:		Operator/Human Error			
Incident Summary:		Ottawa - gasoline to catch basin, source unknown.			
MOE Reported Dt:		2013/12/21			
Environmental Impact:		Possible			
Nature of Impact:		Surface Water Pollution			
Receiving Medium:					
SAC Action Class:		Watercourse Spills			
Sector Source Type:		Sewer (Private or Municipal)			
Receiving Environment:					
Incident Event:					
Site Municipality:		Ottawa			

WWIS	3	1 of 1	E/53.8	108.0	lot 1 con 1 ON
Well ID:		1513368			Lot: 001
Construction Date:					Concession: 01
Primary Water Use:		Domestic			Concession Name: CON
Sec. Water Use:					Easting NAD83:
Final Well Status:		Water Supply			Northing NAD83:
Specific Capacity:					Zone:
Municipality:		HUNTLEY TOWNSHIP			UTM Reliability:
County:		OTTAWA-CARLETON			
Bore Hole Information					
--		--			
Bore Hole ID:		10035355			
DP2BR:		10			
Code OB:		r			
Code OB Description:		Bedrock			
Open Hole:					
Date Completed:		11-JUN-73			
Remarks:					
Zone:		18			
East 83:		426955.6			
North 83:		5014785			
UTMRC:		4			
UTMRC Description:		margin of error : 30 m - 100 m			
Location Method:		p4			
Org CS:					
Elevation:		107.85			
Elevrc:					
Elevrc Description:					
Location Source Date:					
Source Revision Comment:					
Improvement Location Source:					
Improvement Location Method:					
Supplier Comment:					
Spatial Status:		--			
--		--			
Overburden and Bedrock					
Materials Interval					
--		--			
Formation ID:		931023179			
Layer:		1			
General Color:		BROWN			
Most Common Material:		CLAY			

DB	Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site
		SAND			
		Other Materials:			
		Formation Top Depth:	0		
		Formation End Depth:	10		
		Formation End Depth UOM:	ft		
		--	--		
		Formation ID:	931023180		
		Layer:	2		
		General Color:			
		Most Common Material:	LIMESTONE		
		Other Materials:			
		Other Materials:			
		Formation Top Depth:	10		
		Formation End Depth:	48		
		Formation End Depth UOM:	ft		
		--	--		
		Formation ID:	931023181		
		Layer:	3		
		General Color:	GREY		
		Most Common Material:	LIMESTONE		
		Other Materials:			
		Other Materials:			
		Formation Top Depth:	48		
		Formation End Depth:	73		
		Formation End Depth UOM:	ft		
		--	--		
		Method of Construction & Well Use			
		--	--		
		Method Construction ID:	961513368		
		Method Construction Code:	5		
		Method Construction:	Air Percussion		
		Other Method Construction:			
		--	--		
		Pipe Information			
		--	--		
		Pipe ID:	10583925		
		Casing Number:	1		
		Comment:			
		Alt Name:			
		--	--		
		Construction Record - Casing			
		--	--		
		Casing ID:	930062613		
		Layer:	1		
		Open Hole or Material:	STEEL		
		Depth From:			
		Depth To:	22		
		Casing Diameter:	6		
		Casing Diameter UOM:	inch		
		Casing Depth UOM:	ft		
		--	--		
		Casing ID:	930062614		
		Layer:	2		
		Open Hole or Material:			
		Depth From:			
		Depth To:	73		
		Casing Diameter:			
		Casing Diameter UOM:	inch		
		Casing Depth UOM:	ft		
		--	--		
		Well Yield Testing			
		--	--		
		Pump Test ID:	991513368		
		Pump Set At:			
		Static Level:	20		
		Final Level After Pumping:	50		

<i>DB</i>	<i>Map Key</i>	<i>Number of Records</i>	<i>Direction/ Distance (m)</i>	<i>Elevation (m)</i>	<i>Site</i>
<i>Recommended Pump Depth:</i>		55			
<i>Pumping Rate:</i>		10			
<i>Flowing Rate:</i>					
<i>Recommended Pump Rate:</i>		5			
<i>Levels UOM:</i>		ft			
<i>Rate UOM:</i>		GPM			
<i>Water State After Test Code:</i>		1			
<i>Water State After Test:</i>		CLEAR			
<i>Pumping Test Method:</i>		1			
<i>Pumping Duration HR:</i>		3			
<i>Pumping Duration MIN:</i>		0			
<i>Flowing:</i>		N			
--		--			
<i>Draw Down & Recovery</i>					
--		--			
<i>Pump Test Detail ID:</i>		934099203			
<i>Pump Test ID:</i>		991513368			
<i>Test Type:</i>		Draw Down			
<i>Test Duration:</i>		15			
<i>Test Level:</i>		50			
<i>Test Level UOM:</i>		ft			
--		--			
<i>Pump Test Detail ID:</i>		934378595			
<i>Pump Test ID:</i>		991513368			
<i>Test Type:</i>		Draw Down			
<i>Test Duration:</i>		30			
<i>Test Level:</i>		50			
<i>Test Level UOM:</i>		ft			
--		--			
<i>Pump Test Detail ID:</i>		934639590			
<i>Pump Test ID:</i>		991513368			
<i>Test Type:</i>		Draw Down			
<i>Test Duration:</i>		45			
<i>Test Level:</i>		50			
<i>Test Level UOM:</i>		ft			
--		--			
<i>Pump Test Detail ID:</i>		934897061			
<i>Pump Test ID:</i>		991513368			
<i>Test Type:</i>		Draw Down			
<i>Test Duration:</i>		60			
<i>Test Level:</i>		50			
<i>Test Level UOM:</i>		ft			
--		--			
--		--			
<i>Water Details</i>					
--		--			
<i>Water ID:</i>		933468904			
<i>Layer:</i>		1			
<i>Kind Code:</i>		1			
<i>Kind:</i>		FRESH			
<i>Water Found Depth:</i>		35			
<i>Water Found Depth UOM:</i>		ft			
--		--			
<i>Water ID:</i>		933468905			
<i>Layer:</i>		2			
<i>Kind Code:</i>		1			
<i>Kind:</i>		FRESH			
<i>Water Found Depth:</i>		48			
<i>Water Found Depth UOM:</i>		ft			
--		--			
<i>Water ID:</i>		933468906			
<i>Layer:</i>		3			
<i>Kind Code:</i>		1			
<i>Kind:</i>		FRESH			
<i>Water Found Depth:</i>		72			
<i>Water Found Depth UOM:</i>		ft			
--		--			

DB	Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site
--		--			
WWIS	4	1 of 1	ENE/73.1	108.3	lot 1 con 1 STATTSVILLE ON
Well ID:	1534762			Lot:	001
Construction Date:				Concession:	01
Primary Water Use:	Domestic			Concession Name:	CON
Sec. Water Use:				Easting NAD83:	
Final Well Status:	Water Supply			Northing NAD83:	
Specific Capacity:				Zone:	
Municipality:	HUNTLEY TOWNSHIP			UTM Reliability:	
County:	OTTAWA-CARLETON				
Bore Hole Information					
--		--			
Bore Hole ID:	11172514				
DP2BR:	15				
Code OB:	r				
Code OB Description:	Bedrock				
Open Hole:					
Date Completed:	11-JUN-04				
Remarks:					
Zone:	18				
East 83:	426984				
North 83:	5014858				
UTMRC:	3				
UTMRC Description:	margin of error : 10 - 30 m				
Location Method:	wwr				
Org CS:	UTM83				
Elevation:	107.45				
Elevrc:					
Elevrc Description:					
Location Source Date:					
Source Revision Comment:					
Improvement Location Source:					
Improvement Location Method:					
Supplier Comment:					
Spatial Status:					
--		--			
Overburden and Bedrock Materials Interval					
--		--			
Formation ID:	932968088				
Layer:	1				
General Color:					
Most Common Material:	SAND				
Other Materials:	GRAVEL				
Other Materials:					
Formation Top Depth:	0				
Formation End Depth:	4.6				
Formation End Depth UOM:	m				
--		--			
Formation ID:	932968089				
Layer:	2				
General Color:	YELLOW				
Most Common Material:	LIMESTONE				
Other Materials:					
Other Materials:					
Formation Top Depth:	4.6				
Formation End Depth:	39.6				
Formation End Depth UOM:	m				
--		--			
Annular Space/Abandonment Sealing Record					
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<i>DB</i>	<i>Map Key</i>	<i>Number of Records</i>	<i>Direction/ Distance (m)</i>	<i>Elevation (m)</i>	<i>Site</i>
Plug ID:		933252931			
Layer:		1			
Plug From:		6.1			
Plug To:		0			
Plug Depth UOM:		m			
--		--			
Method of Construction & Well Use					
--		--			
Method Construction ID:		961534762			
Method Construction Code:		5			
Method Construction:		Air Percussion			
Other Method Construction:		--			
--		--			
Pipe Information					
--		--			
Pipe ID:		11181033			
Casing Number:		1			
Comment:					
Alt Name:		--			
--		--			
Construction Record - Casing					
--		--			
Casing ID:		930842592			
Layer:		1			
Open Hole or Material:		STEEL			
Depth From:		0			
Depth To:		6.7			
Casing Diameter:		15.88			
Casing Diameter UOM:		cm			
Casing Depth UOM:		m			
--		--			
Casing ID:		930842593			
Layer:		2			
Open Hole or Material:		OPEN HOLE			
Depth From:		6.1			
Depth To:		39.6			
Casing Diameter:					
Casing Diameter UOM:					
Casing Depth UOM:		m			
--		--			
Well Yield Testing					
--		--			
Pump Test ID:		11189428			
Pump Set At:					
Static Level:		4.96			
Final Level After Pumping:		12.7			
Recommended Pump Depth:		30.4			
Pumping Rate:		91			
Flowing Rate:					
Recommended Pump Rate:		91			
Levels UOM:		m			
Rate UOM:		LPM			
Water State After Test Code:		1			
Water State After Test:		CLEAR			
Pumping Test Method:		1			
Pumping Duration HR:		1			
Pumping Duration MIN:					
Flowing:					
--		--			
Draw Down & Recovery					
--		--			
Pump Test Detail ID:		11222631			
Pump Test ID:		11189428			
Test Type:		Draw Down			
Test Duration:		1			
Test Level:		7.58			

<i>DB</i>	<i>Map Key</i>	<i>Number of Records</i>	<i>Direction/ Distance (m)</i>	<i>Elevation (m)</i>	<i>Site</i>
<i>Test Level UOM:</i>		m			
--		--			
<i>Pump Test Detail ID:</i>		11222632			
<i>Pump Test ID:</i>		11189428			
<i>Test Type:</i>		Recovery			
<i>Test Duration:</i>		1			
<i>Test Level:</i>		8.95			
<i>Test Level UOM:</i>		m			
--		--			
<i>Pump Test Detail ID:</i>		11222633			
<i>Pump Test ID:</i>		11189428			
<i>Test Type:</i>		Draw Down			
<i>Test Duration:</i>		2			
<i>Test Level:</i>		8.88			
<i>Test Level UOM:</i>		m			
--		--			
<i>Pump Test Detail ID:</i>		11222634			
<i>Pump Test ID:</i>		11189428			
<i>Test Type:</i>		Recovery			
<i>Test Duration:</i>		2			
<i>Test Level:</i>		7.41			
<i>Test Level UOM:</i>		m			
--		--			
<i>Pump Test Detail ID:</i>		11222635			
<i>Pump Test ID:</i>		11189428			
<i>Test Type:</i>		Draw Down			
<i>Test Duration:</i>		3			
<i>Test Level:</i>		9.7			
<i>Test Level UOM:</i>		m			
--		--			
<i>Pump Test Detail ID:</i>		11222636			
<i>Pump Test ID:</i>		11189428			
<i>Test Type:</i>		Recovery			
<i>Test Duration:</i>		3			
<i>Test Level:</i>		7.02			
<i>Test Level UOM:</i>		m			
--		--			
<i>Pump Test Detail ID:</i>		11222637			
<i>Pump Test ID:</i>		11189428			
<i>Test Type:</i>		Draw Down			
<i>Test Duration:</i>		4			
<i>Test Level:</i>		10.26			
<i>Test Level UOM:</i>		m			
--		--			
<i>Pump Test Detail ID:</i>		11222638			
<i>Pump Test ID:</i>		11189428			
<i>Test Type:</i>		Recovery			
<i>Test Duration:</i>		4			
<i>Test Level:</i>		6.72			
<i>Test Level UOM:</i>		m			
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<i>Pump Test Detail ID:</i>		11222639			
<i>Pump Test ID:</i>		11189428			
<i>Test Type:</i>		Draw Down			
<i>Test Duration:</i>		5			
<i>Test Level:</i>		10.65			
<i>Test Level UOM:</i>		m			
--		--			
<i>Pump Test Detail ID:</i>		11222640			
<i>Pump Test ID:</i>		11189428			
<i>Test Type:</i>		Recovery			
<i>Test Duration:</i>		5			
<i>Test Level:</i>		6.49			
<i>Test Level UOM:</i>		m			
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<i>Pump Test Detail ID:</i>		11222641			
<i>Pump Test ID:</i>		11189428			

<i>DB</i>	<i>Map Key</i>	<i>Number of Records</i>	<i>Direction/ Distance (m)</i>	<i>Elevation (m)</i>	<i>Site</i>
Test Type:		Draw Down			
Test Duration:		10			
Test Level:		11.62			
Test Level UOM:		m			
--		--			
Pump Test Detail ID:		11222642			
Pump Test ID:		11189428			
Test Type:		Recovery			
Test Duration:		10			
Test Level:		6.02			
Test Level UOM:		m			
--		--			
Pump Test Detail ID:		11222643			
Pump Test ID:		11189428			
Test Type:		Draw Down			
Test Duration:		15			
Test Level:		11.8			
Test Level UOM:		m			
--		--			
Pump Test Detail ID:		11222644			
Pump Test ID:		11189428			
Test Type:		Recovery			
Test Duration:		15			
Test Level:		5.8			
Test Level UOM:		m			
--		--			
Pump Test Detail ID:		11222645			
Pump Test ID:		11189428			
Test Type:		Draw Down			
Test Duration:		20			
Test Level:		12.04			
Test Level UOM:		m			
--		--			
Pump Test Detail ID:		11222646			
Pump Test ID:		11189428			
Test Type:		Recovery			
Test Duration:		20			
Test Level:		5.47			
Test Level UOM:		m			
--		--			
Pump Test Detail ID:		11222647			
Pump Test ID:		11189428			
Test Type:		Draw Down			
Test Duration:		25			
Test Level:		12.21			
Test Level UOM:		m			
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Pump Test Detail ID:		11222648			
Pump Test ID:		11189428			
Test Type:		Recovery			
Test Duration:		25			
Test Level:		5.45			
Test Level UOM:		m			
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Pump Test Detail ID:		11222649			
Pump Test ID:		11189428			
Test Type:		Draw Down			
Test Duration:		30			
Test Level:		12.32			
Test Level UOM:		m			
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Pump Test Detail ID:		11222650			
Pump Test ID:		11189428			
Test Type:		Recovery			
Test Duration:		30			
Test Level:		5.42			
Test Level UOM:		m			

<i>DB</i>	<i>Map Key</i>	<i>Number of Records</i>	<i>Direction/ Distance (m)</i>	<i>Elevation (m)</i>	<i>Site</i>
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<i>Pump Test Detail ID:</i>		11222651			
<i>Pump Test ID:</i>		11189428			
<i>Test Type:</i>		Draw Down			
<i>Test Duration:</i>		40			
<i>Test Level:</i>		12.46			
<i>Test Level UOM:</i>		m			
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<i>Pump Test Detail ID:</i>		11222652			
<i>Pump Test ID:</i>		11189428			
<i>Test Type:</i>		Recovery			
<i>Test Duration:</i>		40			
<i>Test Level:</i>		5.4			
<i>Test Level UOM:</i>		m			
--		--			
<i>Pump Test Detail ID:</i>		11222653			
<i>Pump Test ID:</i>		11189428			
<i>Test Type:</i>		Draw Down			
<i>Test Duration:</i>		50			
<i>Test Level:</i>		12.6			
<i>Test Level UOM:</i>		m			
--		--			
<i>Pump Test Detail ID:</i>		11222654			
<i>Pump Test ID:</i>		11189428			
<i>Test Type:</i>		Recovery			
<i>Test Duration:</i>		50			
<i>Test Level:</i>		5.37			
<i>Test Level UOM:</i>		m			
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<i>Pump Test Detail ID:</i>		11222655			
<i>Pump Test ID:</i>		11189428			
<i>Test Type:</i>		Draw Down			
<i>Test Duration:</i>		60			
<i>Test Level:</i>		12.7			
<i>Test Level UOM:</i>		m			
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<i>Pump Test Detail ID:</i>		11222656			
<i>Pump Test ID:</i>		11189428			
<i>Test Type:</i>		Recovery			
<i>Test Duration:</i>		60			
<i>Test Level:</i>		5.32			
<i>Test Level UOM:</i>		m			
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<i>Hole Diameter</i>					
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<i>Hole ID:</i>		11305573			
<i>Diameter:</i>		15.23			
<i>Depth From:</i>		0			
<i>Depth To:</i>		39.6			
<i>Hole Depth UOM:</i>		m			
<i>Hole Diameter UOM:</i>		cm			
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Unplottable Summary

Total: **31** Unplottable sites

DB	Company Name/Site Name	Address	City	Postal
AAGR		Lot 26 Con 12	West Carleton ON	
AAGR		Lot 26 Con 12	West Carleton ON	
CA	PHIL SWEETNAM MOBILE HOME PARK	LOT 26/CONC. 12, SEPTIC TANKS	GOULBURN TWP. ON	
CA	ONTARIO HYDRO-PRIVATE SEWAGE SYSTEM	CHATS FALLS GENERATING STATION	WEST CARLETON TWP. ON	
CONV	ONTARIO HYDRO		TORONTO ON	
EBR	Tartan Land Consultants Inc.	South side of Maple Grove Rd. and east of Johnwoods St, Lots 26 & 27, Concession 12	Ottawa ON	
ECA	Mattamy (Fairwinds West) Limited	Part of Lot 26, Concession 12	Ottawa ON	
ECA	Mattamy (Fairwinds North) Limited	Maple Grove Road	Ottawa ON	
GEN	NATIONAL CAPITAL COMMISSION	LOT 25,26,27	OTTAWA ON	K1P 1C7
NPCB	ONTARIO HYDRO	R.M. OTTAWA-CARLETON/OTTAWA, J OVERBROOK T.S.	OTTAWA-CARLETON ON	
NPCB	ONTARIO HYDRO	R.M. OTTAWA-CARLETON/R.P 4358 KING EDWARD T.S.	OTTAWA ON	
NPCB	ONTARIO HYDRO	R.M. OTTAWA-CARLETON/RP 88291 HINCHEY T.S.	OTTAWA ON	
NPCB	ONTARIO HYDRO	R.M.OTTAWA-CARLETON,CONG.C/RID SLATER T.S.	OTTAWA ON	
NPCB	ONTARIO HYDRO	R.M.OTTAWA-CARLETON/CONCC,R RIVERSIDE TS.	OTTAWA ON	
NPCB	ONTARIO HYDRO	RIVERSIDE T.S.; R.M. OTTAWA-CARLETON/CONC.C.,R	OTTAWA ON	
NPCB	ONTARIO HYDRO	RP 341791, BLOCK B WOODROFFE T.S.	OTTAWA ON	

NPCB	ONTARIO HYDRO	SLATER T.S.; R.M.OTTAWA-CARLETON,CONC.C/RID	OTTAWA ON
NPCB	ONTARIO HYDRO	R. M. OTTAWA- CARLETON/ R. P. 4358 KING EDWARD T. S.	Ottawa ON
NPCB	ONTARIO HYDRO	KING EDWARD T.S.; R.M. OTTAWA-CARLETON/R.P. 4358	OTTAWA ON
ORD	Relocatable Homes Limited	Lot 26	Township of Goulbourn ON
PTTW	Mattamy (Fairwinds) Limited	Lot 1, Concession 1	Ottawa ON
SPL	ONTARIO HYDRO	TRANSFORMER #4363 TRANSFORMER	GOULBOURN TOWNSHIP ON
SPL	ONTARIO HYDRO	WOODRUFF TRANSFORMER STN. TRANSFORMER	OTTAWA CITY ON
SPL	ONTARIO HYDRO	AT THE LINCOLN HEIGHTS TRANSFORMER STATION TRANSFORMER	OTTAWA CITY ON
SPL	ONTARIO HYDRO	CONSTANCE BAY TRANSFORMER	WEST CARLETON TWP. ON
SPL	ONTARIO HYDRO	CHATS FALLS G.S. TRANSFORMER	WEST CARLETON TOWNSHIP ON
SPL	Taggart Construction Limited	Maple Grove Rd	Ottawa ON
SPL	ONTARIO HYDRO	STITTSVILLE ARENA, POLE TRANSFORMER TRANSFORMER	GOULBOURN TWP. ON
SPL	ONTARIO HYDRO	WOODDRIFFE TRANSFORMER STATION TRANSFORMER	OTTAWA CITY ON
SPL	ONTARIO HYDRO	WOODROFFE TRANSFORMER STATION TRANSFORMER	OTTAWA CITY ON
SPL	ONTARIO HYDRO	SEE ABSTRACTS FOR LOT AND CON. ENTRIES FOR SPILLS IN THE 1998 ICE STORM. TRANSFORMER	GOULBOURN TOWNSHIP ON

Unplottable Report

Database: **AAGR** **Site:** **Lot 26 Con 12 West Carleton ON**

Type: Pit
Region/County: Ottawa-Carleton
Township: West Carleton
Concession:: 12
Lot:: 26
Size (ha)::
Landuse::
Comments:: rehabilitated

Database: **AAGR** **Site:** **Lot 26 Con 12 West Carleton ON**

Type: Pit
Region/County: Ottawa-Carleton
Township: West Carleton
Concession:: 12
Lot:: 26
Size (ha):: 0.2
Landuse::
Comments::

Database: **CA** **Site:** **PHIL SWEETNAM MOBILE HOME PARK
LOT 26/CONC. 12, SEPTIC TANKS GOULBURN TWP. ON**

Certificate #: 3-1529-94-
Application Year: 94
Issue Date: 12/23/1994
Approval Type: Municipal sewage
Status: Preliminary approval
Application Type:
Client Name::
Client Address::
Client City::
Client Postal Code::
Project Description::
Contaminants::
Emission Control::

Database: **CA** **Site:** **ONTARIO HYDRO-PRIVATE SEWAGE SYSTEM
CHATS FALLS GENERATING STATION WEST CARLETON TWP. ON**

Certificate #: 8-4029-91-
Application Year: 91
Issue Date: 7/10/1991
Approval Type: Industrial air
Status: Approved
Application Type:
Client Name::

Client Address::
Client City::
Client Postal Code::
Project Description:: ROTORDISK WASTEWATER TREATMENT SYSTEM
Contaminants::
Emission Control::

Database: CONV **Site:** ONTARIO HYDRO
TORONTO ON

File No.:
Publication Title:
Publication City:
Url:
Crown Brief No.:
Ministry District:
Region: SOUTH EAST REGION
Description: DISCHARGING MATERIAL LIKELY TO IMPAIR WATER QUALITY

--Details--
Publication Date:
Count: 1
Act: OWRA
Regulation:
Section: 16(1)
Act/Regulation/Section: OWRA- -16(1)
Date Charged: 92/01/07
Charge Disposition:
Fine: 20000

Database: EBR **Site:** Tartan Land Consultants Inc.
South side of Maple Grove Rd. and east of Johnwoods St, Lots 26 & 27, Concession 12
Ottawa ON

Company Name:
Year: 2015
Notice Type: Instrument Proposal
EBR Registry No.: 012-3895
Instrument Type: (ESA s.17(2) (c)) - Permit for activities with conditions to achieve overall benefit to the species
Proposal Date: April 09, 2015
Ministry Ref. No.: MNRF INST 29/15
Location: South side of Maple Grove Rd. and east of Johnwoods St., in Ottawa Lots 26 & 27, Concession 12, Geographic
Township of Goulbourn CITY OF OTTAWA
Proponent Address: 237 Somerset Street West, Ottawa Ontario, Canada K2S 0J3
Notice Date:

Database: ECA **Site:** Mattamy (Fairwinds West) Limited
Part of Lot 26, Concession 12 Ottawa ON

Approval No: 1384-9RFSN4
Project Type: Municipal and Private Sewage
Date: 12/8/14
Status: Approved
Longitude:
Latitude:
Record Type:
PDF URL:
Full Address: Fairwinds West Subdivision Part of Lot 26, Concession 12 (Goulbourn) City of Ottawa

Database: **ECA** Site: **Mattamy (Fairwinds North) Limited
Maple Grove Road Ottawa ON**

Approval No: 7045-8X5HLB
Project Type: Municipal and Private Sewage
Date: 9/6/2012
Status: Approved
Longitude:
Latitude:
Record Type:
PDF URL:
Full Address:

Database: **GEN** Site: **NATIONAL CAPITAL COMMISSION
LOT 25,26,27 OTTAWA ON K1P 1C7**

PO Box Num:
Status:
Country:
Generator #: ON9920165
Approval Yrs:: 2010
SIC Code: 712190
SIC Description: Other Heritage Institutions

--Details--
Waste Code: 221
Waste Description: LIGHT FUELS

Database: **NPCB** Site: **ONTARIO HYDRO
R.M. OTTAWA-CARLETON/OTTAWA, J OVERBROOK T.S. OTTAWA-CARLETON ON**

Company Code: 00921
Industry: UTILITY
Site Status:
Transaction Date: 5/31/1988
Inspection Date:

Database: **NPCB** Site: **ONTARIO HYDRO
R.M. OTTAWA-CARLETON/R.P 4358 KING EDWARD T.S. OTTAWA ON**

Company Code: 00893
Industry: UTILITY
Site Status:
Transaction Date: 5/31/1988
Inspection Date:

--Details--
Label: OH00122
Serial No.:
PCB Type/Code: ASKAREL/INERTEEN
Location:
Item/State: CAPACITOR/FULL
No. of Items: 72
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 327 L

Label: OH00121
Serial No.:

PCB Type/Code: ASKAREL/INERTEEN
Location:
Item/State: CAPACITOR/FULL
No. of Items: 72
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 327 L

Database: NPCB **Site:** ONTARIO HYDRO
R.M. OTTAWA-CARLETON/RP 88291 HINCHEY T.S. OTTAWA ON

Company Code: O0885
Industry: UTILITY
Site Status:
Transaction Date: 5/31/1988
Inspection Date:

Database: NPCB **Site:** ONTARIO HYDRO
R.M.OTTAWA-CARLETON,CONG.C/RID SLATER T.S. OTTAWA ON

Company Code: O0939
Industry: UTILITY
Site Status:
Transaction Date: 5/31/1988
Inspection Date:

Database: NPCB **Site:** ONTARIO HYDRO
R.M.OTTAWA-CARLETON/CONCC,R RIVERSIDE TS. OTTAWA ON

Company Code: O0931
Industry: UTILITY
Site Status:
Transaction Date: 5/31/1988
Inspection Date:

Database: NPCB **Site:** ONTARIO HYDRO
RIVERSIDE T.S.; R.M. OTTAWA-CARLETON/CONC.C.,R OTTAWA ON

Company Code: O0931
Industry: Utility
Site Status:
Transaction Date: 5/31/1988
Inspection Date:

Database: NPCB **Site:** ONTARIO HYDRO
RP 341791, BLOCK B WOODROFFE T.S. OTTAWA ON

Company Code: O0960
Industry: UTILITY
Site Status:
Transaction Date: 1/6/1988
Inspection Date:

Database: NPCB **Site:** ONTARIO HYDRO

Company Code: 00939
Industry: Utility
Site Status:
Transaction Date: 5/31/1988
Inspection Date:

Database: NPCB **Site:** ONTARIO HYDRO
R. M. OTTAWA- CARLETON/ R. P. 4358 KING EDWARD T. S. Ottawa ON

Company Code: 00893
Industry: Utility
Site Status: Stored for Disposal
Transaction Date: 11/9/1989
Inspection Date:

--Details--

Label:
Serial No.:
PCB Type/Code: Askarel/Inerteen
Location:
Item/State:
No. of Items:
Manufacturer:
Status: Stored for disposal
Contents:

Database: NPCB **Site:** ONTARIO HYDRO
KING EDWARD T.S.; R.M. OTTAWA-CARLETON/R.P. 4358 OTTAWA ON

Company Code: 00893
Industry: Utility
Site Status:
Transaction Date: 5/31/1988
Inspection Date:

Database: ORD **Site:** Relocatable Homes Limited
Lot 26 Township of Goulbourn ON

EBR Registry No.: IA00E1222
Year: 2000
Notice Type: Instrument
Instrument Type: OWRA s. 53(3) - Order for unapproved sewage works.
Ministry Ref. No.:
Proposal Date:
Location: Township of Goulbourn
Proponent Address: Relocatable Homes Limited 8A Sweetname Drive, Stittsville, Ontario, K2S 1G2
Notice Date:

Database: PTTW **Site:** Mattamy (Fairwinds) Limited
Lot 1, Concession 1 Ottawa ON

Year: 2008
EBR Registry No.: 010-3712
Ministry Reference Number: 3833-7F3JSF
Notice Type: Instrument Proposal
Instrument Type: (OWRA s. 34) - Permit to take water

Proposal Date: July 15, 2008
Location: Lot 1, Concession 1 Geo. Twp. of Huntley, City of Ottawa
Proponent Address: 123 Huntmar Drive Kanata Ontario Canada K2S 1B9
Notice Date:

Database: SPL **Site:** ONTARIO HYDRO
TRANSFORMER #4363 TRANSFORMER GOULBOURN TOWNSHIP ON

Ref No: 117724
Contaminant Code:
Contaminant Name:
Contaminant Quantity:
Incident Cause: OTHER CONTAINER LEAK
Incident Dt: 8/23/1995
Incident Reason: STORM/FLOOD/WIND
Incident Summary: BACK-ENTRY:ONTARIO HYDRO-500L OF NON-PCB MINERAL OIL FROM DAMAGED TRANSFM.
MOE Reported Dt: 8/23/1995
Environmental Impact: NOT ANTICIPATED
Nature of Impact:
Receiving Medium: LAND
SAC Action Class:
Sector Source Type:
Receiving Environment:
Incident Event:
Site Municipality: 20604

Database: SPL **Site:** ONTARIO HYDRO
WOODRUFF TRANSFORMER STN. TRANSFORMER OTTAWA CITY ON

Ref No: 26004
Contaminant Code:
Contaminant Name:
Contaminant Quantity:
Incident Cause: COOLING SYSTEM LEAK
Incident Dt: 9/30/1989
Incident Reason: EQUIPMENT FAILURE
Incident Summary: ONTARIO HYDRO - FAILED CAPACITOR SPILLED 6L PYRANOL ON GROUND
MOE Reported Dt: 9/30/1989
Environmental Impact: NOT ANTICIPATED
Nature of Impact:
Receiving Medium: LAND
SAC Action Class:
Sector Source Type:
Receiving Environment:
Incident Event:
Site Municipality: 20101

Database: SPL **Site:** ONTARIO HYDRO
AT THE LINCOLN HEIGHTS TRANSFORMER STATION TRANSFORMER OTTAWA CITY ON

Ref No: 67889
Contaminant Code:
Contaminant Name:
Contaminant Quantity:
Incident Cause: OTHER CONTAINER LEAK
Incident Dt: 3/10/1992
Incident Reason: EQUIPMENT FAILURE
Incident Summary: ONTARIO HYDRO - 400 KG OFHALON TO AIR FROM TRANSFORMER STATION.
MOE Reported Dt: 3/10/1992
Environmental Impact: POSSIBLE

Nature of Impact: Air Pollution
Receiving Medium: AIR
SAC Action Class:
Sector Source Type:
Receiving Environment:
Incident Event:
Site Municipality: 20101

Database: **SPL** **Site:** **ONTARIO HYDRO**
CONSTANCE BAY TRANSFORMER WEST CARLETON TWP. ON

Ref No: 12171
Contaminant Code:
Contaminant Name:
Contaminant Quantity:
Incident Cause: OTHER CONTAINER LEAK
Incident Dt: 11/26/1988
Incident Reason: OTHER
Incident Summary: TRANSFORMER
MOE Reported Dt: 11/26/1988
Environmental Impact:
Nature of Impact:
Receiving Medium: LAND
SAC Action Class:
Sector Source Type:
Receiving Environment:
Incident Event:
Site Municipality: 20613

Database: **SPL** **Site:** **ONTARIO HYDRO**
CHATS FALLS G.S. TRANSFORMER WEST CARLETON TOWNSHIP ON

Ref No: 128197
Contaminant Code:
Contaminant Name:
Contaminant Quantity:
Incident Cause: COOLING SYSTEM LEAK
Incident Dt: 6/19/1996
Incident Reason: UNKNOWN
Incident Summary: ONTARIO HYDRO-3 LITERS TRANSFORMER OIL TO GRND, CLEANED-UP.
MOE Reported Dt: 6/21/1996
Environmental Impact: POSSIBLE
Nature of Impact: Soil contamination
Receiving Medium: LAND
SAC Action Class:
Sector Source Type:
Receiving Environment:
Incident Event:
Site Municipality: 20613

Database: **SPL** **Site:** **Taggart Construction Limited**
Maple Grove Rd Ottawa ON

Ref No: 3642-AGCRUN
Contaminant Code: 43
Contaminant Name: SEDIMENT(SUSPENDED SOLIDS/ SAND/ SILT)
Contaminant Quantity:
Incident Cause:
Incident Dt: 2016/12/01
Incident Reason: Weather Conditions
Incident Summary: Taggart Construction - Sediment to Poole Creek

MOE Reported Dt: 2016/12/05
Environmental Impact:
Nature of Impact:
Receiving Medium:
SAC Action Class: Watercourse Spills
Sector Source Type: Other
Receiving Environment: Surface Water
Incident Event: Other
Site Municipality: Ottawa

Database: **SPL** Site: **ONTARIO HYDRO**
STITTSVILLE ARENA, POLE TRANSFORMER TRANSFORMER GOULBOURN TWP. ON

Ref No: 10539
Contaminant Code:
Contaminant Name:
Contaminant Quantity:
Incident Cause: COOLING SYSTEM LEAK
Incident Dt: 9/24/1988
Incident Reason: WELD/SEAM FAILURE
Incident Summary: ONTARIO HYDRO - 25 L TRANSFORMER OIL TO LAND.
MOE Reported Dt: 9/24/1988
Environmental Impact:
Nature of Impact:
Receiving Medium: LAND
SAC Action Class:
Sector Source Type:
Receiving Environment:
Incident Event:
Site Municipality: 20604

Database: **SPL** Site: **ONTARIO HYDRO**
WOODDRIFFE TRANSFORMER STATION TRANSFORMER OTTAWA CITY ON

Ref No: 57467
Contaminant Code:
Contaminant Name:
Contaminant Quantity:
Incident Cause: COOLING SYSTEM LEAK
Incident Dt: 9/17/1991
Incident Reason: OTHER
Incident Summary: ONTARIO HYDRO CAPACITOR- 3 L P.C.B. OIL TO GROUND EX-SQUIRREL IS THE CAUSE
MOE Reported Dt: 9/17/1991
Environmental Impact: POSSIBLE
Nature of Impact: Soil contamination
Receiving Medium: LAND
SAC Action Class:
Sector Source Type:
Receiving Environment:
Incident Event:
Site Municipality: 20101

Database: **SPL** Site: **ONTARIO HYDRO**
WOODROFFE TRANSFORMER STATION TRANSFORMER OTTAWA CITY ON

Ref No: 33711
Contaminant Code:
Contaminant Name:
Contaminant Quantity:
Incident Cause: COOLING SYSTEM LEAK
Incident Dt: 4/25/1990

Incident Reason: DAMAGE BY MOVING EQUIPMENT
Incident Summary: ONTARIO HYDRO - 2.5 L OF MINERAL OIL TO GROUND FROM CAPACITOR.
MOE Reported Dt: 4/25/1990
Environmental Impact: NOT ANTICIPATED
Nature of Impact:
Receiving Medium: LAND
SAC Action Class:
Sector Source Type:
Receiving Environment:
Incident Event:
Site Municipality: 20101

Database: **SPL** **Site:** **ONTARIO HYDRO**
SEE ABSTRACTS FOR LOT AND CON. ENTRIES FOR SPILLS IN THE 1998 ICE STORM.
TRANSFORMER GOULBOURN TOWNSHIP ON

Ref No: 151596
Contaminant Code:
Contaminant Name:
Contaminant Quantity:
Incident Cause: COOLING SYSTEM LEAK
Incident Dt: 1/6/1998
Incident Reason: STORM/FLOOD/WIND
Incident Summary: ONTARIO HYDRO-ICE STORM98SPILL RECORDS FOR GOULBOURN TOWNSHIP
MOE Reported Dt: 1/16/1998
Environmental Impact: POSSIBLE
Nature of Impact: Multi Media Pollution
Receiving Medium: LAND
SAC Action Class:
Sector Source Type:
Receiving Environment:
Incident Event:
Site Municipality: 20604

Appendix: Database Descriptions

Environmental Risk Information Services (ERIS) can search the following databases. The extent of historical information varies with each database and current information is determined by what is publicly available to ERIS at the time of update. **Note:** Databases denoted with " * " indicates that the database will no longer be updated. See the individual database description for more information.

Abandoned Aggregate Inventory:

Provincial [AAGR](#)

The MAAP Program maintains a database of abandoned pits and quarries. Please note that the database is only referenced by lot and concession and city/town location. The database provides information regarding the location, type, size, land use, status and general comments.*

Government Publication Date: Sept 2002*

Aggregate Inventory:

Provincial [AGR](#)

The Ontario Ministry of Natural Resources maintains a database of all active pits and quarries. The database provides information regarding the registered owner/operator, location name, operation type, approval type, and maximum annual tonnage.

Government Publication Date: Up to Sep 2016

Abandoned Mine Information System:

Provincial [AMIS](#)

The Abandoned Mines Information System contains data on known abandoned and inactive mines located on both Crown and privately held lands. The information was provided by the Ministry of Northern Development and Mines (MNDM), with the following disclaimer: "the database provided has been compiled from various sources, and the Ministry of Northern Development and Mines makes no representation and takes no responsibility that such information is accurate, current or complete". Reported information includes official mine name, status, background information, mine start/end date, primary commodity, mine features, hazards and remediation.

Government Publication Date: 1800-Nov 2016

Anderson's Waste Disposal Sites:

Private [ANDR](#)

The information provided in this database was collected by examining various historical documents which aimed to characterize the likely position of former waste disposal sites from 1860 to present. The research initiative behind the creation of this database was to identify those sites that are missing from the Ontario MOE Waste Disposal Site Inventory, as well as to provide revisions and corrections to the positions and descriptions of sites currently listed in the MOE inventory. In addition to historic waste disposal facilities, the database also identifies certain auto wreckers and scrap yards that have been extrapolated from documentary sources. Please note that the data is not warranted to be complete, exhaustive or authoritative. The information was collected for research purposes only.

Government Publication Date: 1860s-Present

Automobile Wrecking & Supplies:

Private [AUWR](#)

This database provides an inventory of known locations that are involved in the scrap metal, automobile wrecking/recycling, and automobile parts & supplies industry. Information is provided on the company name, location and business type.

Government Publication Date: 1999 - Oct 2016

Borehole:

Provincial [BORE](#)

A borehole is the generalized term for any narrow shaft drilled in the ground, either vertically or horizontally. The information here includes geotechnical investigations or environmental site assessments, mineral exploration, or as a pilot hole for installing piers or underground utilities. Information is from many sources such as the Ministry of Transportation (MTO) boreholes from engineering reports and projects from the 1950 to 1990's in Southern Ontario. Boreholes from the Ontario Geological Survey (OGS) including The Urban Geology Analysis Information System (UGAIS) and the York Peel Durham Toronto (YPDT) database of the Conservation Authority Moraine Coalition. This database will include fields such as location, stratigraphy, depth, elevation, year drilled, etc. For all water well data or oil and gas well data for Ontario please refer to WWIS and OOGW.

Government Publication Date: 1875-Jul 2014

Certificates of Approval:

Provincial [CA](#)

This database contains the following types of approvals: Air & Noise, Industrial Sewage, Municipal & Private Sewage, Waste Management Systems and Renewable Energy Approvals. The MOE in Ontario states that any facility that releases emissions to the atmosphere, discharges contaminants to ground or surface water, provides potable water supplies, or stores, transports or disposes of waste, must have a Certificate of Approval before it can operate lawfully. Fields include approval number, business name, address, approval date, approval type and status. This database will no longer be updated, as CofA's have been replaced by either Environmental Activity and Sector Registry (EASR) or Environmental Compliance Approval (ECA). Please refer to those individual databases for any information after Oct.31, 2011.

Government Publication Date: 1985-Oct 30, 2011*

Commercial Fuel Oil Tanks:

Provincial **CFOT**

Since May 2002, Ontario developed a new act where it became mandatory for fuel oil tanks to be registered with Technical Standards & Safety Authority (TSSA). This data would include all commercial underground fuel oil tanks in Ontario with fields such as location, registration number, tank material, age of tank and tank size.

Government Publication Date: Feb 28, 2017

Chemical Register:

Private **CHEM**

This database includes information from both a one time study conducted in 1992 and private source and is a listing of facilities that manufacture or distribute chemicals. The production of these chemical substances may involve one or more chemical reactions and/or chemical separation processes (i.e. fractionation, solvent extraction, crystallization, etc.).

Government Publication Date: 1999 - Oct 2016

Compressed Natural Gas Stations:

Private **CNG**

Canada has a network of public access compressed natural gas (CNG) refuelling stations. These stations dispense natural gas in compressed form at 3,000 pounds per square inch (psi), the pressure which is allowed within the current Canadian codes and standards. The majority of natural gas refuelling is located at existing retail gasoline that have a separate refuelling island for natural gas. This list of stations is made available by the Canadian Natural Gas Vehicle Alliance.

Government Publication Date: Dec 31, 2012

Inventory of Coal Gasification Plants and Coal Tar Sites:

Provincial **COAL**

This inventory includes both the "Inventory of Coal Gasification Plant Waste Sites in Ontario-April 1987" and the Inventory of Industrial Sites Producing or Using Coal Tar and Related Tars in Ontario-November 1988) collected by the MOE. It identifies industrial sites that produced and continue to produce or use coal tar and other related tars. Detailed information is available and includes: facility type, size, land use, information on adjoining properties, soil condition, site operators/occupants, site description, potential environmental impacts and historic maps available. This was a one-time inventory.*

Government Publication Date: Apr 1987 and Nov 1988*

Compliance and Convictions:

Provincial **CONV**

This database summarizes the fines and convictions handed down by the Ontario courts beginning in 1989. Companies and individuals named here have been found guilty of environmental offenses in Ontario courts of law.

Government Publication Date: 1989-May 2017

Certificates of Property Use:

Provincial **CPU**

This is a subset taken from Ontario's Environmental Registry (EBR) database. It will include all CPU's on the registry such as (EPA s. 168.6) - Certificate of Property Use.

Government Publication Date: 1994-Jun 2017

Drill Hole Database:

Provincial **DRL**

The Ontario Drill Hole Database contains information on more than 113,000 percussion, overburden, sonic and diamond drill holes from assessment files on record with the department of Mines and Minerals. Please note that limited data is available for southern Ontario, as it was the last area to be completed. The database was created when surveys submitted to the Ministry were converted in the Assessment File Research Image Database (AFRI) project. However, the degree of accuracy (coordinates) as to the exact location of drill holes is dependent upon the source document submitted to the MNDM. Levels of accuracy used to locate holes are: centering on the mining claim; a sketch of the mining claim; a 1:50,000 map; a detailed company map; or from submitted a "Report of Work".

Government Publication Date: 1886-Aug 2015

Environmental Activity and Sector Registry:

Provincial **EASR**

On October 31, 2011, a smarter, faster environmental approvals system came into effect in Ontario. The EASR allows businesses to register certain activities with the ministry, rather than apply for an approval. The registry is available for common systems and processes, to which preset rules of operation can be applied. The EASR is currently available for: heating systems, standby power systems and automotive refinishing. Businesses whose activities aren't subject to the EASR may apply for an ECA (Environmental Compliance Approval), Please see our ECA database.

Government Publication Date: Oct 2011-Mar 2017

Environmental Registry:

Provincial **EBR**

The Environmental Registry lists proposals, decisions and exceptions regarding policies, Acts, instruments, or regulations that could significantly affect the environment. Through the Registry, thirteen provincial ministries notify the public of upcoming proposals and invite their comments. For example, if a local business is requesting a permit, license, or certificate of approval to release substances into the air or water; these are notified on the registry. Data includes: Approval for discharge into the natural environment other than water (i.e. Air) - EPA s. 9, Approval for sewage works - OWRA s. 53(1), and EPA s. 27 - Approval for a waste disposal site. For information regarding Permit to Take Water (PTTW), Certificate of Property Use (CPU) and (ORD) Orders please refer to those individual databases.

Government Publication Date: 1994-Jun2017

Environmental Compliance Approval:

Provincial **ECA**

On October 31, 2011, a smarter, faster environmental approvals system came into effect in Ontario. In the past, a business had to apply for multiple approvals (known as certificates of approval) for individual processes and pieces of equipment. Today, a business either registers itself, or applies for a single approval, depending on the types of activities it conducts. Businesses whose activities aren't subject to the EASR may apply for an ECA. A single ECA addresses all of a business's emissions, discharges and wastes. Separate approvals for air, noise and waste are no longer required. This database will also include Renewable Energy Approvals. For certificates of approval prior to Nov 1st, 2011, please refer to the CA database. For all Waste Disposal Sites please refer to the WDS database.

Government Publication Date: Oct 2011-Mar 2017

Environmental Effects Monitoring:

Federal **EEM**

The Environmental Effects Monitoring program assesses the effects of effluent from industrial or other sources on fish, fish habitat and human usage of fisheries resources. Since 1992, pulp and paper mills have been required to conduct EEM studies under the Pulp and Paper Effluent Regulations. This database provides information on the mill name, geographical location and sub-lethal toxicity data.

Government Publication Date: 1992-2007*

ERIS Historical Searches:

Private **EHS**

ERIS has compiled a database of all environmental risk reports completed since March 1999. Available fields for this database include: site location, date of report, type of report, and search radius. As per all other databases, the ERIS database can be referenced on both the map and "Statistical Profile" page.

Government Publication Date: 1999-Aug 2016

Environmental Issues Inventory System:

Federal **EIIS**

The Environmental Issues Inventory System was developed through the implementation of the Environmental Issues and Remediation Plan. This plan was established to determine the location and severity of contaminated sites on inhabited First Nation reserves, and where necessary, to remediate those that posed a risk to health and safety; and to prevent future environmental problems. The EIIS provides information on the reserve under investigation, inventory number, name of site, environmental issue, site action (Remediation, Site Assessment), and date investigation completed.

Government Publication Date: 1992-2001*

Emergency Management Historical Event:

Provincial **EMHE**

List of locations of historical occurrences of emergency events, including those assigned to the Ministry of Natural Resources by Order-In-Council (OIC) under the Emergency Management and Civil Protection Act, as well as events where MNR provided requested emergency response assistance. Many of these events will have involved community evacuations, significant structural loss, and/or involvement of MNR emergency response staff. These events fall into one of ten (10) type categories: Dam Failure; Drought / Low Water; Erosion; Flood; Forest Fire; Soil and Bedrock Instability; Petroleum Resource Center Event, EMO Requested Assistance, Continuity of Operations Event, Other Requested Assistance. EMHE record details are reproduced by ERIS under License with the Ontario Ministry of Natural Resources © Queen's Printer for Ontario, 2017.

Government Publication Date: Dec 31, 2016

List of TSSA Expired Facilities:

Provincial **EXP**

List of facilities with removed tanks which were once registered with the Fuels Safety Program of the Technical Standards and Safety Authority (TSSA). Includes private fuel outlets, bulk plants, fuel oil tanks, gasoline stations, marinas, propane filling stations, liquid fuel tanks, piping systems, etc. Tanks which have been removed automatically fall under the expired facilities inventory held by TSSA.

Government Publication Date: Feb 28, 2017

Federal Convictions:

Federal **FCON**

Environment Canada maintains a database referred to as the "Environmental Registry" that details prosecutions under the Canadian Environmental Protection Act (CEPA) and the Fisheries Act (FA). Information is provided on the company name, location, charge date, offence and penalty.

Government Publication Date: 1988-Jun 2007*

Contaminated Sites on Federal Land:

Federal **FCS**

The Federal Contaminated Sites Inventory includes information on known federal contaminated sites under the custodianship of departments, agencies and consolidated Crown corporations as well as those that are being or have been investigated to determine whether they have contamination arising from past use that could pose a risk to human health or the environment. The inventory also includes non-federal contaminated sites for which the Government of Canada has accepted some or all financial responsibility. It does not include sites where contamination has been caused by, and which are under the control of, enterprise Crown corporations, private individuals, firms or other levels of government.

Government Publication Date: Jun 2000-Mar 2017

Fisheries & Oceans Fuel Tanks:

Federal **FOFT**

Fisheries & Oceans Canada maintains an inventory of aboveground & underground fuel storage tanks located on Fisheries & Oceans property or controlled by DFO. Our inventory provides information on the site name, location, tank owner, tank operator, facility type, storage tank location, tank contents & capacity, and date of tank installation.

Government Publication Date: 1964-Sept 2003

Fuel Storage Tank:

Provincial **FST**

The Technical Standards & Safety Authority (TSSA), under the Technical Standards & Safety Act of 2000 maintains a database of registered private and retail fuel storage tanks in Ontario with fields such as location, tank status, license date, tank type, tank capacity, fuel type, installation year and facility type.

Government Publication Date: Feb 28, 2017

Fuel Storage Tank - Historic:

Provincial **FSTH**

The Fuels Safety Branch of the Ontario Ministry of Consumer and Commercial Relations maintained a database of all registered private fuel storage tanks. Public records of private fuel storage tanks are only available since the registration became effective in September 1989. This information is now collected by the Technical Standards and Safety Authority.

Government Publication Date: Pre-Jan 2010*

Ontario Regulation 347 Waste Generators Summary:

Provincial **GEN**

Regulation 347 of the Ontario EPA defines a waste generation site as any site, equipment and/or operation involved in the production, collection, handling and/or storage of regulated wastes. A generator of regulated waste is required to register the waste generation site and each waste produced, collected, handled, or stored at the site. This database contains the registration number, company name and address of registered generators including the types of hazardous wastes generated. It includes data on waste generating facilities such as: drycleaners, waste treatment and disposal facilities, machine shops, electric power distribution etc. This information is a summary of all years from 1986 including the most currently available data. Some records may contain, within the company name, the phrase "See & Use..." followed by a series of letters and numbers. This occurs when one company is amalgamated with or taken over by another registered company. The number listed as "See & Use", refers to the new ownership and the other identification number refers to the original ownership. This phrase serves as a link between the 2 companies until operations have been fully transferred.

Government Publication Date: 1986-Sep 2016

Greenhouse Gas Emissions from Large Facilities:

Federal **GHG**

List of greenhouse gas emissions from large facilities made available by Environment Canada. Greenhouse gas emissions in kilotonnes of carbon dioxide equivalents (kt CO2 eq).

Government Publication Date: 2013-Dec 2015

TSSA Historic Incidents:

Provincial **HINC**

This database will cover all incidences recorded by TSSA with their older system, before they moved to their new management system. TSSA's Fuels Safety Program administers the Technical Standards & Safety Act 2000, providing fuel-related safety services associated with the safe transportation, storage, handling and use of fuels such as gasoline, diesel, propane, natural gas and hydrogen. Under this Act, TSSA regulates fuel suppliers, storage facilities, transport trucks, pipelines, contractors and equipment or appliances that use fuels. The TSSA works to protect the public, the environment and property from fuel-related hazards such as spills, fires and explosions. This database will include spills and leaks from pipelines, diesel, fuel oil, gasoline, natural gas, propane and hydrogen recorded by the TSSA.

Government Publication Date: 2006-June 2009*

Indian & Northern Affairs Fuel Tanks:

Federal **IAFT**

The Department of Indian & Northern Affairs Canada (INAC) maintains an inventory of aboveground & underground fuel storage tanks located on both federal and crown land. Our inventory provides information on the reserve name, location, facility type, site/facility name, tank type, material & ID number, tank contents & capacity, and date of tank installation.

Government Publication Date: 1950-Aug 2003*

TSSA Incidents:

Provincial **INC**

TSSA's Fuels Safety Program administers the Technical Standards & Safety Act 2000, providing fuel-related safety services associated with the safe transportation, storage, handling and use of fuels such as gasoline, diesel, propane, natural gas and hydrogen. Under this Act, TSSA regulates fuel suppliers, storage facilities, transport trucks, pipelines, contractors and equipment or appliances that use fuels. Includes incidents from fuel-related hazards such as spills, fires and explosions. This database will include spills and leaks from diesel, fuel oil, gasoline, natural gas, propane and hydrogen recorded by the TSSA.

Government Publication Date: Feb 28, 2017

Landfill Inventory Management Ontario:

Provincial **LIMO**

The Landfill Inventory Management Ontario (LIMO) database is updated every year, as the ministry compiles new and updated information. The inventory will include small and large landfills. Additionally, each year the ministry will request operators of the larger landfills complete a landfill data collection form that will be used to update LIMO and will include the following information from the previous operating year. This will include additional information such as estimated amount of total waste received, landfill capacity, estimated total remaining landfill capacity, fill rates, engineering designs, reporting and monitoring details, size of location, service area, approved waste types, leachate of site treatment, contaminant attenuation zone and more. The small landfills will include information such as site owner, site location and certificate of approval # and status.

Government Publication Date: Dec 31, 2013

Canadian Mine Locations:

Private

MINE

This information is collected from the Canadian & American Mines Handbook. The Mines database is a national database that provides over 290 listings on mines (listed as public companies) dealing primarily with precious metals and hard rocks. Listed are mines that are currently in operation, closed, suspended, or are still being developed (advanced projects). Their locations are provided as geographic coordinates (x, y and/or longitude, latitude). As of 2002, data pertaining to Canadian smelters and refineries has been appended to this database.

Government Publication Date: 1998-2009*

Mineral Occurrences:

Provincial

MNR

In the early 70's, the Ministry of Northern Development and Mines created an inventory of approximately 19,000 mineral occurrences in Ontario, in regard to metallic and industrial minerals, as well as some information on building stones and aggregate deposits. Please note that the "Horizontal Positional Accuracy" is approximately +/- 200 m. Many reference elements for each record were derived from field sketches using pace or chain/tape measurements against claim posts or topographic features in the area. The primary limiting factor for the level of positional accuracy is the scale of the source material. The testing of horizontal accuracy of the source materials was accomplished by comparing the plan metric (X and Y) coordinates of that point with the coordinates of the same point as defined from a source of higher accuracy.

Government Publication Date: 1846-Feb 2017

National Analysis of Trends in Emergencies System (NATES):

Federal

NATE

In 1974 Environment Canada established the National Analysis of Trends in Emergencies System (NATES) database, for the voluntary reporting of significant spill incidents. The data was to be used to assist in directing the work of the emergencies program. NATES ran from 1974 to 1994. Extensive information is available within this database including company names, place where the spill occurred, date of spill, cause, reason and source of spill, damage incurred, and amount, concentration, and volume of materials released.

Government Publication Date: 1974-1994*

Non-Compliance Reports:

Provincial

NCPL

The Ministry of the Environment provides information about non-compliant discharges of contaminants to air and water that exceed legal allowable limits, from regulated industrial and municipal facilities. A reported non-compliance failure may be in regard to a Control Order, Certificate of Approval, Sectoral Regulation or specific regulation/act.

Government Publication Date: Dec 31, 2014

National Defense & Canadian Forces Fuel Tanks:

Federal

NDFT

The Department of National Defense and the Canadian Forces maintains an inventory of all aboveground & underground fuel storage tanks located on DND lands. Our inventory provides information on the base name, location, tank type & capacity, tank contents, tank class, date of tank installation, date tank last used, and status of tank as of May 2001. This database will no longer be updated due to the new National Security protocols which have prohibited any release of this database.

Government Publication Date: Up to May 2001*

National Defense & Canadian Forces Spills:

Federal

NDSP

The Department of National Defense and the Canadian Forces maintains an inventory of spills to land and water. All spill sites have been classified under the "Transportation of Dangerous Goods Act - 1992". Our inventory provides information on the facility name, location, spill ID #, spill date, type of spill, as well as the quantity of substance spilled & recovered.

Government Publication Date: Mar 1999-Aug 2010

National Defence & Canadian Forces Waste Disposal Sites:

Federal

NDWD

The Department of National Defence and the Canadian Forces maintains an inventory of waste disposal sites located on DND lands. Where available, our inventory provides information on the base name, location, type of waste received, area of site, depth of site, year site opened/closed and status.

Government Publication Date: 2001-Apr 2007*

National Energy Board Pipeline Incidents:

Federal

NEBI

Locations of pipeline incidents from 2008 to present, made available by the National Energy Board (NEB). Includes incidents reported under the Onshore Pipeline Regulations and the Processing Plant Regulations related to pipelines under federal jurisdiction, does not include incident data related to pipelines under provincial or territorial jurisdiction.

Government Publication Date: 2008 - Dec 2016

National Energy Board Wells:

Federal

NEBW

The NEBW database contains information on onshore & offshore oil and gas wells that are outside provincial jurisdiction(s) and are thereby regulated by the National Energy Board. Data is provided regarding the operator, well name, well ID No./UWI, status, classification, well depth, spud and release date.

Government Publication Date: 1920-Feb 2003*

National Environmental Emergencies System (NEES):

Federal

NEES

In 2000, the Emergencies program implemented NEES, a reporting system for spills of hazardous substances. For the most part, this system only captured data from the Atlantic Provinces, some from Quebec and Ontario and a portion from British Columbia. Data for Alberta, Saskatchewan, Manitoba and the Territories was not captured. However, NEES is also a repository for previous Environment Canada spill datasets. NEES is composed of the historic datasets ' or Trends ' which dates from approximately 1974 to present. NEES Trends is a compilation of historic databases, which were merged and includes data from NATES (National Analysis of Trends in Emergencies System), ARTS (Atlantic Regional Trends System), and NEES. In 2001, the Emergencies Program determined that variations in reporting regimes and requirements between federal and provincial agencies made national spill reporting and trend analysis difficult to achieve. As a consequence, the department has focused efforts on capturing data on spills of substances which fall under its legislative authority only (CEPA and FA). As such, the NEES database will be decommissioned in December 2004.

Government Publication Date: 1974-2003*

National PCB Inventory:

Federal

NPCB

Environment Canada's National PCB inventory includes information on in-use PCB containing equipment in Canada including federal, provincial and private facilities. Federal out-of-service PCB containing equipment and PCB waste owned by the federal government or by federally regulated industries such as airlines, railway companies, broadcasting companies, telephone and telecommunications companies, pipeline companies, etc. are also listed. Although it is not Environment Canada's mandate to collect data on non-federal PCB waste, the National PCB inventory includes some information on provincial and private PCB waste and storage sites. Some addresses provided may be Head Office addresses and are not necessarily the location of where the waste is being used or stored.

Government Publication Date: 1988-2008*

National Pollutant Release Inventory:

Federal

NPRI

Environment Canada has defined the National Pollutant Release Inventory ("NPRI") as a federal government initiative designed to collect comprehensive national data regarding releases to air, water, or land, and waste transfers for recycling for more than 300 listed substances.

Government Publication Date: 1993-2014

Oil and Gas Wells:

Private

OGW

The Nickle's Energy Group (publisher of the Daily Oil Bulletin) collects information on drilling activity including operator and well statistics. The well information database includes name, location, class, status and depth. The main Nickle's database is updated on a daily basis, however, this database is updated on a monthly basis. More information is available at www.nickles.com.

Government Publication Date: 1988-May 2017

Ontario Oil and Gas Wells:

Provincial

OOGW

In 1998, the MNR handed over to the Ontario Oil, Gas and Salt Resources Corporation, the responsibility of maintaining a database of oil and gas wells drilled in Ontario. The OGSR Library has over 20,000+ wells in their database. Information available for all wells in the ERIS database include well owner/operator, location, permit issue date, and well cap date, license No., status, depth and the primary target (rock unit) of the well being drilled. All geology/stratigraphy table information, plus all water table information is also provide for each well record.

Government Publication Date: 1800-Oct 2016

Inventory of PCB Storage Sites:

Provincial

OPCB

The Ontario Ministry of Environment, Waste Management Branch, maintains an inventory of PCB storage sites within the province. Ontario Regulation 11/82 (Waste Management - PCB) and Regulation 347 (Generator Waste Management) under the Ontario EPA requires the registration of inactive PCB storage equipment and/or disposal sites of PCB waste with the Ontario Ministry of Environment. This database contains information on: 1) waste quantities; 2) major and minor sites storing liquid or solid waste; and 3) a waste storage inventory.

Government Publication Date: 1987-Oct 2004; 2012-Dec 2013

Orders:

Provincial

ORD

This is a subset taken from Ontario's Environmental Registry (EBR) database. It will include all Orders on the registry such as (EPA s. 17) - Order for remedial work, (EPA s. 18) - Order for preventative measures, (EPA s. 43) - Order for removal of waste and restoration of site, (EPA s. 44) - Order for conformity with Act for waste disposal sites, (EPA s. 136) - Order for performance of environmental measures.

Government Publication Date: 1994-Jun 2017

Canadian Pulp and Paper:

Private

PAP

This information is part of the Pulp and Paper Canada Directory. The Directory provides a comprehensive listing of the locations of pulp and paper mills and the products that they produce.

Government Publication Date: 1999, 2002, 2004, 2005, 2009

Parks Canada Fuel Storage Tanks:

Federal

PCFT

Canadian Heritage maintains an inventory of known fuel storage tanks operated by Parks Canada, in both National Parks and at National Historic Sites. The database details information on site name, location, tank install/removal date, capacity, fuel type, facility type, tank design and owner/operator.

Government Publication Date: 1920-Jan 2005*

Pesticide Register:

Provincial PES

The Ontario Ministry of the Environment and Climate Change maintains a database of licensed operators and vendors of registered pesticides.

Government Publication Date: 1988-Oct 2016

TSSA Pipeline Incidents:

Provincial PINC

TSSA's Fuels Safety Program administers the Technical Standards & Safety Act 2000, providing fuel-related safety services associated with the safe transportation, storage, handling and use of fuels such as gasoline, diesel, propane, natural gas and hydrogen. Under this Act, TSSA regulates fuel suppliers, storage facilities, transport trucks, pipelines, contractors and equipment or appliances that use fuels. This database will include spills, strike and leaks from recorded by the TSSA.

Government Publication Date: Feb 28, 2017

Private and Retail Fuel Storage Tanks:

Provincial PRT

The Fuels Safety Branch of the Ontario Ministry of Consumer and Commercial Relations maintained a database of all registered private fuel storage tanks and licensed retail fuel outlets. This database includes an inventory of locations that have gasoline, oil, waste oil, natural gas and/or propane storage tanks on their property. The MCCR no longer collects this information. This information is now collected by the Technical Standards and Safety Authority (TSSA).

Government Publication Date: 1989-1996*

Permit to Take Water:

Provincial PTTW

This is a subset taken from Ontario's Environmental Registry (EBR) database. It will include all PTTW's on the registry such as OWRA s. 34 - Permit to take water.

Government Publication Date: 1994-Jun 2017

Ontario Regulation 347 Waste Receivers Summary:

Provincial REC

Part V of the Ontario Environmental Protection Act ("EPA") regulates the disposal of regulated waste through an operating waste management system or a waste disposal site operated or used pursuant to the terms and conditions of a Certificate of Approval or a Provisional Certificate of Approval. Regulation 347 of the Ontario EPA defines a waste receiving site as any site or facility to which waste is transferred by a waste carrier. A receiver of regulated waste is required to register the waste receiving facility. This database represents registered receivers of regulated wastes, identified by registration number, company name and address, and includes receivers of waste such as: landfills, incinerators, transfer stations, PCB storage sites, sludge farms and water pollution control plants. This information is a summary of all years from 1986 including the most currently available data.

Government Publication Date: 1986-2013

Record of Site Condition:

Provincial RSC

The Record of Site Condition (RSC) is part of the Ministry of the Environment's Brownfields Environmental Site Registry. Protection from environmental cleanup orders for property owners is contingent upon documentation known as a record of site condition (RSC) being filed in the Environmental Site Registry. In order to file an RSC, the property must have been properly assessed and shown to meet the soil, sediment and groundwater standards appropriate for the use (such as residential) proposed to take place on the property. The Record of Site Condition Regulation (O. Reg. 153/04) details requirements related to site assessment and clean up.

RSCs filed after July 1, 2011 will also be included as part of the new (O.Reg. 511/09).

Government Publication Date: 1997-Sept 2001, Oct 2004-Jun 2017

Retail Fuel Storage Tanks:

Private RST

This database includes an inventory of retail fuel outlet locations (including marinas) that have on their property gasoline, oil, waste oil, natural gas and / or propane storage tanks.

Government Publication Date: 1999 - Oct 2016

Scott's Manufacturing Directory:

Private SCT

Scott's Directories is a data bank containing information on over 200,000 manufacturers across Canada. Even though Scott's listings are voluntary, it is the most comprehensive database of Canadian manufacturers available. Information concerning a company's address, plant size, and main products are included in this database.

Government Publication Date: 1992-Mar 2011*

Ontario Spills:

Provincial SPL

This database identifies information such as location (approximate), type and quantity of contaminant, date of spill, environmental impact, cause, nature of impact, etc. Information from 1988-2002 was part of the ORIS (Occurrence Reporting Information System). The SAC (Spills Action Centre) handles all spills reported in Ontario. Regulations for spills in Ontario are part of the MOE's Environmental Protection Act, Part X.

Government Publication Date: 1988-Feb 2017

Wastewater Discharger Registration Database:

Provincial **SRDS**

Information under this heading is combination of the following 2 programs. The Municipal/Industrial Strategy for Abatement (MISA) division of the Ontario Ministry of Environment maintained a database of all direct dischargers of toxic pollutants within nine sectors including: Electric Power Generation; Mining; Petroleum Refining; Organic Chemicals; Inorganic Chemicals; Pulp & Paper; Metal Casting; Iron & Steel; and Quarries. All sampling information is now collected and stored within the Sample Result Data Store (SRDS).

Government Publication Date: 1990-2014

Anderson's Storage Tanks:

Private **TANK**

The information provided in this database was collected by examining various historical documents, which identified the location of former storage tanks, containing substances such as fuel, water, gas, oil, and other various types of miscellaneous products. Information is available in regard to business operating at tank site, tank location, permit year, permit & installation type, no. of tanks installed & configuration and tank capacity. Data contained within this database pertains only to the city of Toronto and is not warranted to be complete, exhaustive or authoritative. The information was collected for research purposes only.

Government Publication Date: 1915-1953*

Transport Canada Fuel Storage Tanks:

Federal **TCFT**

List of fuel storage tanks currently or previously owned or operated by Transport Canada. This inventory also includes tanks on The Pickering Lands, which refers to 7,530 hectares (18,600 acres) of land in Pickering, Markham, and Uxbridge owned by the Government of Canada since 1972; properties on this land has been leased by the government since 1975, and falls under the Site Management Policy of Transport Canada, but is administered by Public Works and Government Services Canada. This inventory provides information on the site name, location, tank age, capacity and fuel type.

Government Publication Date: 1970-Jan 2015

TSSA Variances for Abandonment of Underground Storage Tanks:

Provincial **VAR**

List of variances granted for abandoned tanks. Under the Technical Standards and Safety Authority (TSSA) Liquid Fuels Handling Code and Fuel Oil Code, all underground storage tanks must be removed within two years of disuse. If removal of a tank is not feasible, an application may be sought for a variance from this code requirement.

Government Publication Date: Feb 28, 2017

Waste Disposal Sites - MOE CA Inventory:

Provincial **WDS**

The Ontario Ministry of Environment, Waste Management Branch, maintains an inventory of known open (active or inactive) and closed disposal sites in the Province of Ontario. Active sites maintain a Certificate of Approval, are approved to receive and are receiving waste. Inactive sites maintain Certificate(s) of Approval but are not receiving waste. Closed sites are not receiving waste. The data contained within this database was compiled from the MOE's Certificate of Approval database. Locations of these sites may be cross-referenced to the Anderson database described under ERIS's Private Source Database section, by the CA number. All new Environmental Compliance Approvals handed out after Oct 31, 2011 for Waste Disposal Sites will still be found in this database.

Government Publication Date: 1970-Mar 2017

Waste Disposal Sites - MOE 1991 Historical Approval Inventory:

Provincial **WDSH**

In June 1991, the Ontario Ministry of Environment, Waste Management Branch, published the "June 1991 Waste Disposal Site Inventory", of all known active and closed waste disposal sites as of October 30st, 1990. For each "active" site as of October 31st 1990, information is provided on site location, site/CA number, waste type, site status and site classification. For each "closed" site as of October 31st 1990, information is provided on site location, site/CA number, closure date and site classification. Locations of these sites may be cross-referenced to the Anderson database described under ERIS's Private Source Database section, by the CA number.

Government Publication Date: Up to Oct 1990*

Water Well Information System:

Provincial **WWIS**

This database describes locations and characteristics of water wells found within Ontario in accordance with Regulation 903. It includes such information as coordinates, construction date, well depth, primary and secondary use, pump rate, static water level, well status, etc. Also included are detailed stratigraphy information, approximate depth to bedrock and the approximate depth to the water table.

Government Publication Date: Jun 30, 2016

Definitions

Database Descriptions: This section provides a detailed explanation for each database including: source, information available, time coverage, and acronyms used. They are listed in alphabetic order.

Detail Report: This is the section of the report which provides the most detail for each individual record. Records are summarized by location, starting with the project property followed by records in closest proximity.

Distance: The distance value is the distance between plotted points, not necessarily the distance between the sites' boundaries. All values are an approximation.

Direction: The direction value is the compass direction of the site in respect to the project property and/or center point of the report.

Elevation: The elevation value is taken from the location at which the records for the site address have been plotted. All values are an approximation. Source: Google Elevation API.

Executive Summary: This portion of the report is divided into 3 sections:

'Report Summary'- Displays a chart indicating how many records fall on the project property and, within the report search radii.

'Site Report Summary'-Project Property'- This section lists all the records which fall on the project property. For more details, see the 'Detail Report' section.

'Site Report Summary-Surrounding Properties'- This section summarizes all records on adjacent properties, listing them in order of proximity from the project property. For more details, see the 'Detail Report' section.

Map Key: The map key number is assigned according to closest proximity from the project property. Map Key numbers always start at #1. The project property will always have a map key of '1' if records are available. If there is a number in brackets beside the main number, this will indicate the number of records on that specific property. If there is no number in brackets, there is only one record for that property.

The symbol and colour used indicates 'elevation': the red inverted triangle will dictate 'ERIS Sites with Lower Elevation', the yellow triangle will dictate 'ERIS Sites with Higher Elevation' and the orange square will dictate 'ERIS Sites with Same Elevation.'

Unplottables: These are records that could not be mapped due to various reasons, including limited geographic information. These records may or may not be in your study area, and are included as reference.



APPENDIX C

Site Photographs



APPENDIX A
Site Photographs, 1981 Maple Grove Road, Ottawa (Stittsville), Ontario



Photograph 1: View of the south Site boundary along Maple Grove Road looking east.



Photograph 2: View of the adjacent residential subdivision south of the Site looking east.



APPENDIX A
Site Photographs, 1981 Maple Grove Road, Ottawa (Stittsville), Ontario



Photograph 3: View of the west part of the Site and adjacent lands looking east.



Photograph 4: View of the adjacent storm water management pond southwest of the Site looking southwest.



APPENDIX A
Site Photographs, 1981 Maple Grove Road, Ottawa (Stittsville), Ontario



Photograph 5: General view of the Site looking north.



Photograph 6: View of the west Site boundary and adjacent lands west of the Site looking north.



Photograph 7: View of the west part of the Site and the path leading to the illegal camping and dumping.



Photograph 8: View of the waste dumped on the Site associated with the illegal camping.



Photograph 9: View of the burnt waste and wood at the area of the camping.



Photograph 10: Another view of the burnt waste and wood.



Photograph 11: View of the waste dumped on the ground by the squatters occupying the northwest part of the Site.



Photograph 12: View of a temporary shelter used by the squatters.

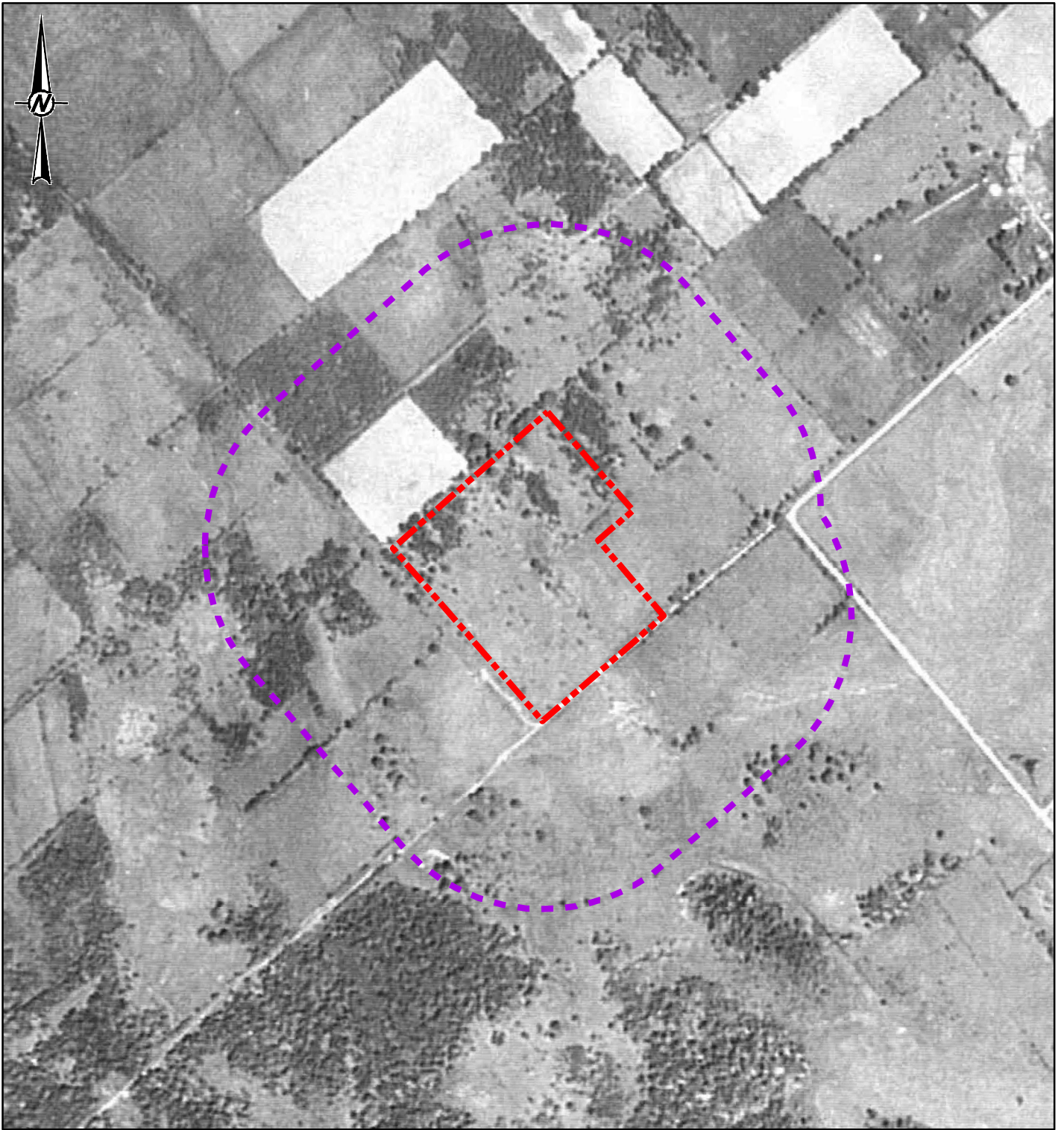


Photograph 13: View of the camping tents occupied by the squatters in the northwest part of the Site.





APPENDIX D

Aerial Photographs



LEGEND

-  PHASE ONE SITE
-  PHASE ONE STUDY AREA



NOTE(S)
1. ALL LOCATIONS ARE APPROXIMATE

REFERENCE(S)
1. PROJECTION: TRANSVERSE MERCATOR DATUM: NAD 83
COORDINATE SYSTEM: MTM ZONE 9 VERTICAL DATUM: CGVD28

CLIENT
CLARIDGE HOMES CORPORATION

PROJECT
**PHASE ONE ENVIRONMENTAL SITE ASSESSMENT
1981 MAPLE GROVE ROAD, STITTSVILLE, ONTARIO**

TITLE
1959 AIR PHOTO

CONSULTANT



YYYY-MM-DD 2017-07-12

DESIGNED ----

PREPARED JEM

REVIEWED MS

APPROVED KPH

PROJECT NO.
1776275

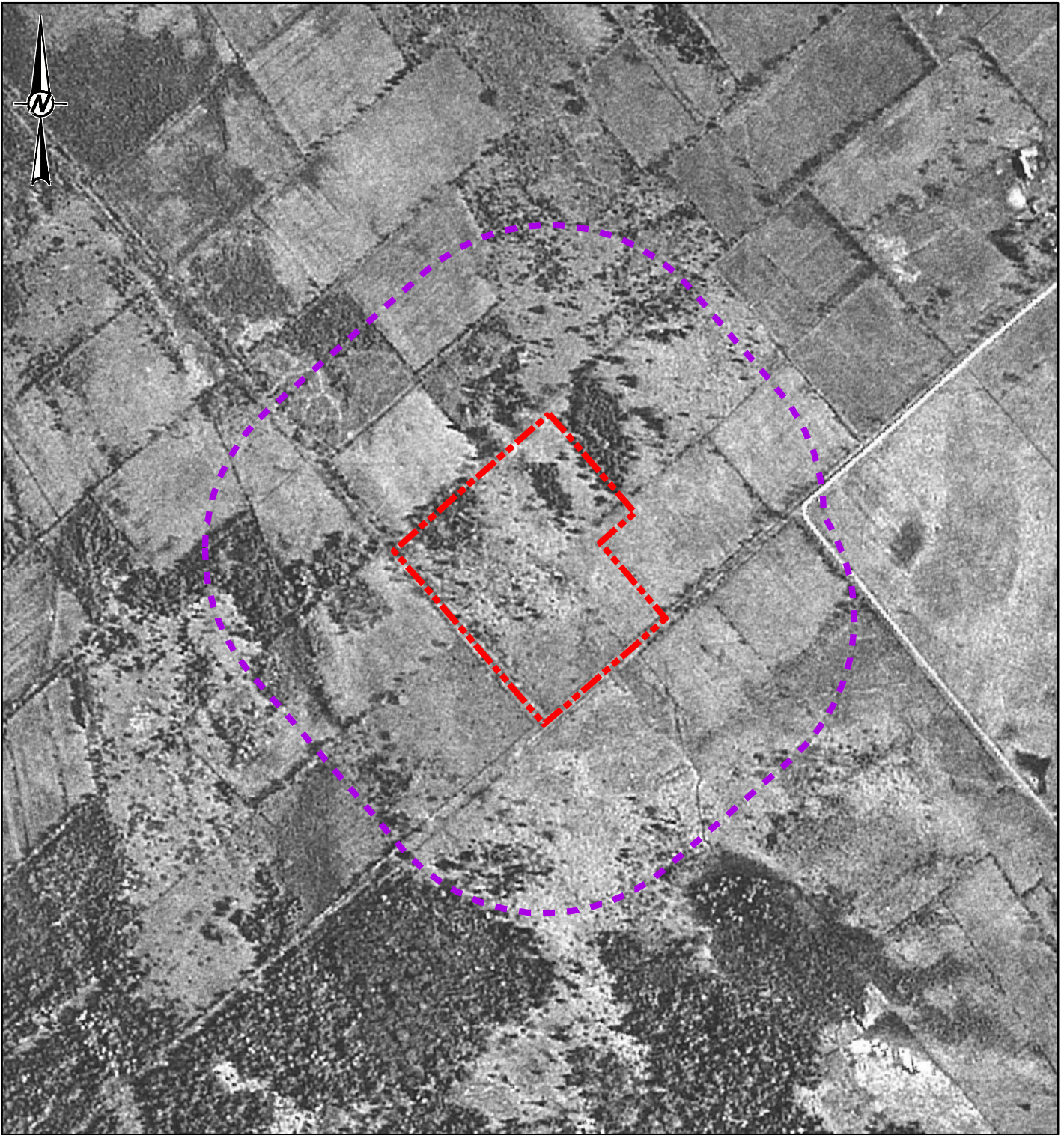
CONTROL
0001

REV.
0

APPENDIX
D1



Path: \\golder\gfs\131\011\MapleGrove\1981 - MapleGrove_R419 - PROD\1776275 - Claridge - GeoEnv\160 - PROD\0001 - Phase1 - ESA\1776275-0001-HS-0001.mxd

IF THIS MEASUREMENT DOES NOT MATCH WHAT IS SHOWN, THE SHEET SIZE HAS BEEN MODIFIED FROM: 297mm



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LEGEND

-  PHASE ONE SITE
-  PHASE ONE STUDY AREA



NOTE(S)
1. ALL LOCATIONS ARE APPROXIMATE

REFERENCE(S)
1. PROJECTION: TRANSVERSE MERCATOR DATUM: NAD 83
COORDINATE SYSTEM: MTM ZONE 9 VERTICAL DATUM: CGVD28

CLIENT
CLARIDGE HOMES CORPORATION

PROJECT
**PHASE ONE ENVIRONMENTAL SITE ASSESSMENT
1981 MAPLE GROVE ROAD, STITTSVILLE, ONTARIO**

TITLE
1963 AIR PHOTO

CONSULTANT



YYYY-MM-DD 2017-07-12

DESIGNED ----

PREPARED JEM

REVIEWED MS

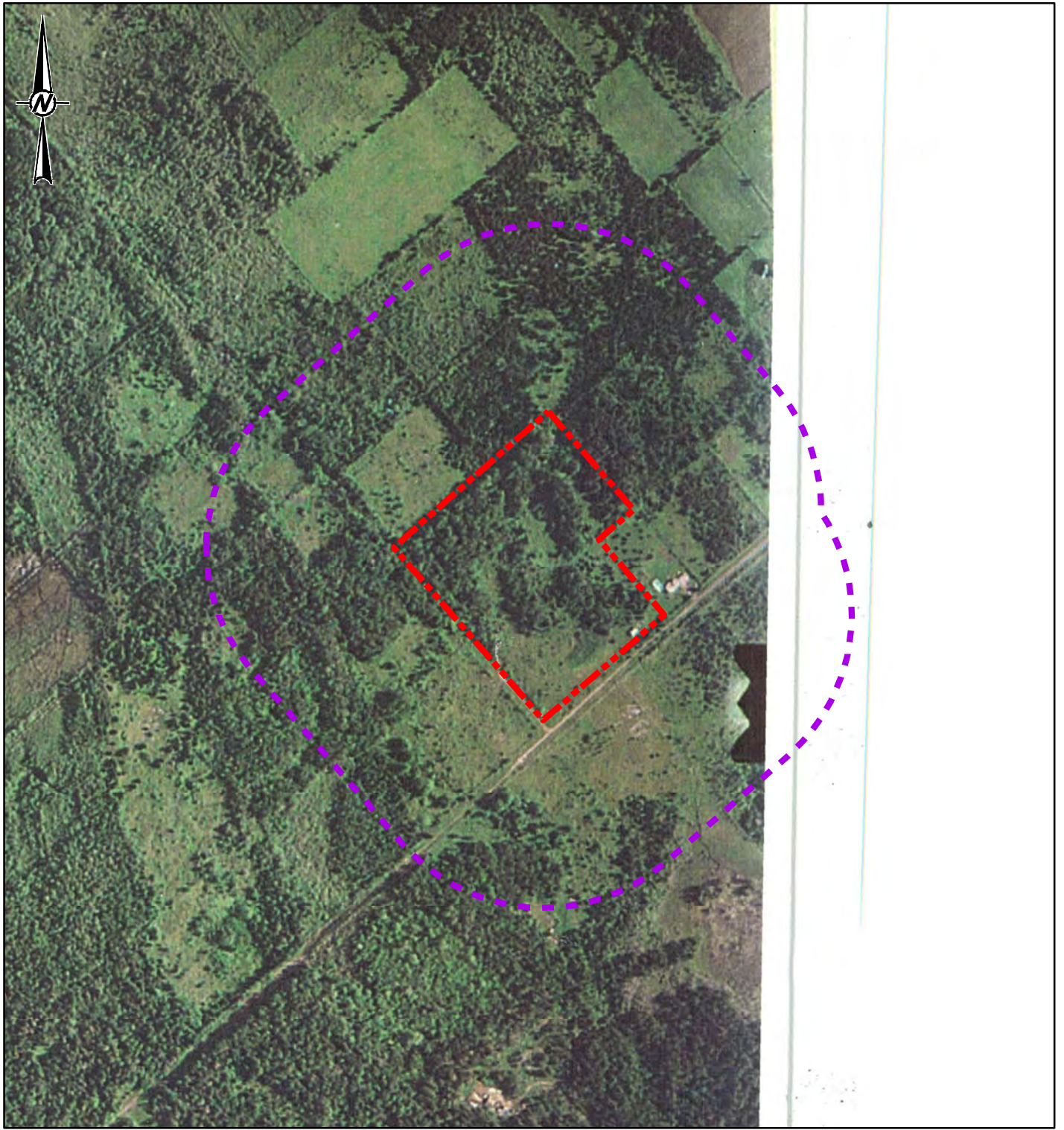
APPROVED KPH

PROJECT NO. CONTROL
1776275 0001

REV. 0

APPENDIX
D2

IF THIS MEASUREMENT DOES NOT MATCH WHAT IS SHOWN, THE SHEET SIZE HAS BEEN MODIFIED FROM: 25mm



- LEGEND**
- PHASE ONE SITE
 - PHASE ONE STUDY AREA



NOTE(S)
1. ALL LOCATIONS ARE APPROXIMATE

REFERENCE(S)
1. PROJECTION: TRANSVERSE MERCATOR DATUM: NAD 83
COORDINATE SYSTEM: MTM ZONE 9 VERTICAL DATUM: CGVD28

CLIENT
CLARIDGE HOMES CORPORATION

PROJECT
**PHASE ONE ENVIRONMENTAL SITE ASSESSMENT
1981 MAPLE GROVE ROAD, STITTVILLE, ONTARIO**

TITLE
1985 AIR PHOTO

CONSULTANT



YYYY-MM-DD	2017-07-12
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DESIGNED	----
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PREPARED	JEM
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REVIEWED	MS
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APPROVED	KPH
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PROJECT NO. 1776275	CONTROL 0001
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REV. 0	
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APPENDIX D3

As a global, employee-owned organisation with over 50 years of experience, Golder Associates is driven by our purpose to engineer earth's development while preserving earth's integrity. We deliver solutions that help our clients achieve their sustainable development goals by providing a wide range of independent consulting, design and construction services in our specialist areas of earth, environment and energy.

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