Phase One Environmental Site Assessment

1396 Guelph Line
Burlington, Ontario

Prepared for:

Infinity Development Group
2275 Upper Middle Road East
Oakville, Ontario, L6H 0C3

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TABLE OF CONTENTS

1.0 EXECUTIVE SUMMARY 1
2.0 INTRODUCTION 3
2.1 Phase One Property Information 4
3.0 SCOPE OF INVESTIGATION 5
4.0 RECORDS REVIEW 6
4.1 General 6
4.1.1 Phase One Study Area Determination 6
4.1.2 First Developed Use Determination 7
4.1.3 Fire Insurance Plans 7
4.1.4 Chain of Title 8
4.1.5 Environmental Reports 8
4.1.5.1 Previous Environmental Report Summary 10
4.2 Environmental Source Information 11
4.2.1 Environmental Database Search – ERIS 11
4.2.1.1 National Pollutant Release Inventory 11
4.2.1.2 Ontario Inventory of PCB Storage Sites 11
4.2.1.3 National PCB Inventory 11
4.2.1.4 Certificates of Approval 12
4.2.1.5 Environmental Compliance Approvals, Permits To Take Water and Certificates of Property Use 12
4.2.1.6 Inventory of Coal Gasification Plants 12
4.2.1.7 Environmental Incidents, Orders, Offences and Spills 13
4.2.1.8 Waste Management Records 13
4.2.1.9 Fuel Storage Tanks 14
4.2.1.10 Notices and Instruments 15
4.2.1.11 Areas of Natural Significance 15
4.2.1.12 Landfill Information 15
4.2.2 Ministry of the Environment, Conservation and Parks Freedom of Information Search 15
4.2.3 Technical Standards and Safety Authority Search 15
4.2.4 Property Underwriters' Reports and Plans 16
4.2.5 City Directories 16
4.3 Physical Setting Sources 17
4.3.1 Aerial Photographs 17
4.3.2 Topography, Hydrology and Geology 18
4.3.3 Fill Materials 18
4.3.4 Water Bodies, Areas of Natural Significance and Groundwater Information 19
4.3.5 Well Records 19
4.4 Site Operating Records 19
5.0 INTERVIEWS 19
6.0 SITE RECONNAISSANCE 20
6.1 General Requirements 20
6.2 Specific Observations at Phase One Property 21
6.2.1 Description of Buildings and Structures 21
6.2.2 Description of Below-Ground Structures 21
6.2.3 Description of Tanks 21

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6.2.4 Potable and Non-Potable Water Sources 21
6.2.5 Description and Location of Underground Utilities 21
6.2.6 Entry and Exit Points 22
6.2.7 Details of Heating System 22
6.2.8 Details of Cooling System 22
6.2.9 Details of Drains, Pits and Sumps 22
6.2.10 Unidentified Substances within Buildings and Structures 22
6.2.11 Details of Staining and Corrosion 22
6.2.12 Details of On-Site Wells 22
6.2.13 Details of Sewage Works 22
6.2.14 Details of Ground Cover 23
6.2.15 Details of Current or Former Railways 23
6.2.16 Areas of Stained Soil, Vegetation and Pavement 23
6.2.17 Areas of Stressed Vegetation 23
6.2.18 Areas of Fill and Debris Materials 23
6.2.19 Potentially Contaminating Activities 23
6.2.20 Unidentified Substances Outside Buildings and Structures 23
6.2.21 Surrounding Land Uses 24
6.3 Enhanced Investigation Property 24
6.4 Written Description of Investigation 25
6.4.1 Phase One Property 25
6.4.2 Phase One Study Area Outside of Phase One Property 26
7.0 REVIEW AND EVALUATION OF INFORMATION 26
7.1 Current and Past Uses 26
7.2 Potentially Contaminating Activities 27
7.3 Areas of Potential Environmental Concern 27
7.4 Phase One Conceptual Site Model 28
8.0 CONCLUSIONS 30
8.1 Signatures 31
8.2 Terms and Limitations 31
9.0 REFERENCES 32
10.0 APPENDICES

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APPENDICES

APPENDIX A	Tables
APPENDIX B	Figures
APPENDIX C	Photographs
APPENDIX D	Survey Plan
APPENDIX E	Opta Records
APPENDIX F	Chain of Title Search Results
APPENDIX G	ERIS Report
APPENDIX H	MECP FOI Search Results
APPENDIX I	TSSA Search Results
APPENDIX J	Aerial Photographs

TABLES

Table 1	Table of Current and Past Uses of the Phase One Property
Table 2	Table of Potentially Contaminating Activities
Table 3	Table of Areas of Potential Environmental Concern

FIGURES

Figure 1	Key Map
Figure 2	Phase One Property
Figure 3	Phase One Study Area
Figure 4	Potentially Contaminating Activities
Figure 5	Areas of Potential Environmental Concern

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1.0 EXECUTIVE SUMMARY

Pinchin Ltd. (Pinchin) was retained by Infinity Development Group (the Client) to complete a Phase One Environmental Site Assessment (Phase One ESA) of the property located at 1396 Guelph Line in Burlington, Ontario (hereafter referred to as the Site or Phase One Property). The Phase One Property is presently developed with a one-storey commercial building (the Site Building).

Pinchin conducted this Phase One ESA in accordance with Part VII and Schedule D of the Province of Ontario's *Environmental Protection Act R.S.O. 1990, c. E.19* and *Ontario Regulation 153/04: Records of Site Condition – Part XV.1 of the Act*, and last amended by Ontario Regulation 214/21 on March 18, 2021 (O. Reg. 153/04). The purpose of the Phase One ESA was to assess the potential presence of environmental impacts at the Phase One Property due to activities at and near the Phase One Property.

This Phase One ESA was conducted at the request of the Client for the future redevelopment of the Phase One Property. It is Pinchin's understanding that the Phase One Property will be redeveloped from its current commercial land use to residential land use. Given that this constitutes a change to a more sensitive land use, the filing of a Record of Site Condition (RSC) for the Phase One Property with the Ontario Ministry of the Environment, Conservation and Parks (MECP) is a mandatory requirement of O. Reg. 153/04. As such, this Phase One ESA report has been prepared in accordance with O. Reg. 153/04 to support the filing of an RSC for the Phase One Property.

The scope of work for this Phase One ESA was consistent with O. Reg. 153/04 in support of filing an RSC and was comprised of the following:

- A Records Review: Reviewed available current and historical information sources pertaining to the Phase One Property and Phase One Study Area including the use of, but not limited to, aerial photographs, city directories, Fire Insurance Plans, Property Underwriters' Reports and Property Underwriters' Plans, chain of title search results, historical environmental assessments relevant to the Phase One Property and a regulatory data base search. Regulatory agencies were also contacted to identify if any records of environmental non-compliance or other information associated with the environmental condition of the Phase One Property exists, including searches of MECP and Technical Standards and Safety Authority records.
- Interviews: Conducted interviews with a Site Representative (see Section 5.0 of this report) to determine if any current or historical operations have caused a concern with respect to the environmental condition of the Phase One Property and the surrounding properties within the Phase One Study Area.

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- Site Reconnaissance: Completed a visual assessment of the Phase One Property and the surrounding properties within the Phase One Study Area (from publicly-accessible areas) including any associated buildings and/or facilities for the purpose of identifying the presence of potentially contaminating activities (PCAs).
- Evaluation: Evaluated the information gathered from the records review, interviews and Site reconnaissance.
- Reporting: Prepared a Phase One ESA report.
- Submission: Submitted the Phase One ESA report to the Client.

The Phase One Property consists of one legal lot situated at the municipal address of 1396 Guelph Line, Burlington, Ontario and is currently owned by 2867372 Ontario Inc. The Phase One Property is located on the southwest side of Guelph Line, immediately northwest of the intersection of Guelph Line and Palmer Drive. The current and past land uses of the Phase One Property are summarized in Table 1 (all Tables are provided in Appendix A and all appendices are provided in Section 10.0).

To the best of Pinchin's knowledge, the Phase One Property was undeveloped until the construction of a single family dwelling between 1954 and 1961. The Phase One Property was owned by various individuals from as early as 1810. The use of the property at this time is unknown, and it is assumed that it was vacant/forested/agricultural land until it was first developed between 1954 and 1961. The first building present on the Phase One Property is assumed to have been constructed between 1954 and 1961. This building was present on the Phase One Property until 1978, when it was redeveloped with the Site Building.

It is Pinchin's opinion that the date of the first developed use of the Phase One Property is approximately 1956, with the construction of a building on the Phase One Property. The date of the first developed use of the Phase One Property was determined through a review of aerial photographs, previous reports, a city directory search and a chain of title search, which was completed for the property to its earliest time of ownership and possible development. No other historical records were available to Pinchin that provided information for determining the date of first developed use of the Phase One Property.

Based on the findings of this Phase One ESA, Pinchin identified one PCA at the Phase One Property (i.e., on-Site) and three PCAs within the Phase One Study Area outside of the Phase One Property (i.e., off-Site) as summarized in Table 2. Of the off-Site PCAs, none are considered to result in APECs at the Phase One Property given their distances from the Phase One Property and/or their downgradient or transgradient locations with respect to the inferred groundwater flow direction at the Phase One Property. The on-Site PCA results in one APEC at the Phase One Property. It is Pinchin's opinion that this PCA

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may have resulted in contamination of soil at the Phase One Property and, as such, the identified APEC at the Phase One Property warrants further investigation prior to the submission of an RSC.

The PCA identified during the Phase One ESA, as well as its respective APEC, contaminants of potential concern (COPCs) and the media which could potentially be impacted, are summarized in Table 3.

The COPCs associated with the APEC were determined based on several sources of information including, but not limited to, Pinchin's experience with environmental contamination and hazardous substances, common industry standards for analysis of such contaminants and point sources, literature reviews of COPCs and associated hazardous substances, and evaluations of contaminant mobility and susceptibility for migration in the subsurface.

Pinchin recommends that a Phase Two ESA, defined as an "assessment of property conducted in accordance with the regulations by or under the supervision of a qualified person to determine the location and concentration of one or more contaminants in the land or water on, in or under the property", be conducted at the Phase One Property. Pinchin concludes that one or more contaminants originating from the PCA located on the Phase One Property may have affected land or water on, in, or under the Phase One Property. Therefore, Pinchin recommends that a Phase Two ESA be conducted prior to filing an RSC for the Phase One Property.

This Executive Summary is subject to the same standard limitations as contained in the report and must be read in conjunction with the entire report.

2.0 INTRODUCTION

A Phase One ESA is defined as a systematic qualitative process to determine whether a particular property is, or may be subject to, actual or potential contamination. Under the Province of Ontario's *Environmental Protection Act R.S.O. 1990, c. E.19* (EPA) and *Ontario Regulation 153/04: Records of Site Condition – Part XV.1 of the Act*, and last amended by Ontario Regulation 274/20 on July 1, 2020 (O. Reg. 153/04), the purpose of a Phase One ESA is two-fold:

- To obtain and review records that relate to the Phase One Property, and to the current and past uses of and activities at or affecting the Phase One Property, in order to determine if an area of potential environmental concern (APEC) exists and to interpret any APEC; and
- To obtain and review records that relate to properties in the Phase One Study Area, other than the Phase One Property, in order to determine if a potentially contaminating activity (PCA) exists and interpret whether any such PCA results in an APEC at the Phase One Property.

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This Phase One ESA was conducted at the request of the Client for the future redevelopment of the Phase One Property. It is Pinchin's understanding that the Phase One Property will be redeveloped from its current commercial land use to residential land use. Given that this constitutes a change to a more sensitive land use, the filing of a Record of Site Condition (RSC) for the Phase One Property with the Ontario Ministry of the Environment, Conservation and Parks (MECP) is a mandatory requirement of O. Reg. 153/04. As such, this Phase One ESA report has been prepared in accordance with O. Reg. 153/04 to support the filing of an RSC for the Phase One Property.

A Phase One ESA does not include sampling or testing of environmental media or building materials. The study period for this assessment was from February 2022 to March 2022, which included the records review, Site reconnaissance, interviews and reporting.

2.1 Phase One Property Information

The Phase One Property consists of one legal lot situated at the municipal address of 1396 Guelph Line, Burlington, Ontario and is currently owned by 2867372 Ontario Inc. The Phase One Property is located on the southwest side of Guelph Line, immediately northwest of the intersection of Guelph Line and Palmer Drive, as shown on Figure 1 (all Figures are provided in Appendix B). A plan showing the Phase One Property is provided as Figure 2, and the Phase One Study Area for which this Phase One ESA applies to is outlined on Figure 3. Photographs of the Phase One Property and surrounding properties are presented in Appendix C. A current legal survey of the Phase One Property is included in Appendix D.

Pertinent details of the Phase One Property are provided in the following table:

Detail	Source / Reference	Information
Legal Description	Service Ontario Parcel Register	Part Lot 16, Concession 2 South of Dundas Street, Part 1 and 2 of Plan 20R-1066 Part 1 of Plan 20R-2609
Municipal Address	https://burlington.maps.arcgis.com/ City of Burlington Municipal Mapping	1396 Guelph Line, Burlington, Ontario, L7P 4X3
Parcel Identification Number (PIN)	Service Ontario Parcel Register	07139-0137(LT)
Current Owner	Chain of Title	2867372 Ontario Inc.
Current Occupant	Site Reconnaissance	Geocell Canada
Occupant Contact Information	Site Reconnaissance	1396 Guelph Line, Burlington, Ontario
Client	Authorization to Proceed Form for Pinchin Proposal	Infinity Development Group

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Detail	Source / Reference	Information
Client Contact Information	Authorization to Proceed Form for Pinchin Proposal	Arjun Anand Infinity Development Group 2275 Upper Middle Road East Oakville, Ontario, L6N 0C3 Phone: 647-502-9954 arjun.anand@infinitydevelopment.ca
Site Area	https://burlington.maps.arcgis.com/ City of Burlington Municipal Mapping	4,094 m^2 (1.011 acres)
Current Zoning	https://burlington.maps.arcgis.com/ City of Burlington Zoning Bylaw Mapping	Residential Medium Density
Centroid UTM Co-ordinates	Google Earth	595817 Easting
		4801607 Northing
		Zone 17T

3.0 SCOPE OF INVESTIGATION

Pinchin conducted this Phase One ESA in accordance with O. Reg. 153/04, in particular Part VII and Schedule D of O. Reg. 153/04. The Phase One ESA scope of work was comprised of the following:

- A Records Review: Pinchin reviewed available current and historical information sources pertaining to the Phase One Property and surrounding properties within the Phase One Study Area including the use of, but not limited to, aerial photographs, city directories, Fire Insurance Plans (FIPs), Property Underwriters' Reports (PURs), Property Underwriters' Plans (PUPs), chain of title search results, historical environmental assessments relevant to the Phase One Property, available Site operating records and a regulatory data base search. Regulatory agencies were also contacted to identify if any records of environmental non-compliance or other information associated with the environmental condition of the Phase One Property exist, including the MECP's Freedom of Information and Protection of Privacy Office and the Technical Standards and Safety Authority (TSSA).
- Interviews: Pinchin conducted interviews with a Site Representative (see Section 5.0) to determine if any current or historical operations have caused a concern with respect to the environmental condition of the Phase One Property and the surrounding properties within the Phase One Study Area.

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- Site Reconnaissance: Pinchin completed a visual assessment of the Phase One Property and the surrounding properties within the Phase One Study Area (from publicly-accessible areas) including any associated buildings and/or facilities for the purpose of identifying the presence of significant environmental contaminants of concern.
- Evaluation: Pinchin evaluated the information gathered from the records review, interviews and Site reconnaissance.
- Reporting: Pinchin prepared a Phase One ESA report summarizing the findings of the Phase One ESA.
- Submission: Pinchin submitted the Phase One ESA report to the Client.

4.0 RECORDS REVIEW

4.1 General

Identified on-Site and off-Site PCAs described in this and subsequent report Sections are summarized in Table 2 and their locations are shown on Figure 4. APECs at the Phase One Property are illustrated on Figure 5.

Each on-Site PCA is associated with an APEC at the Phase One Property. Each off-Site PCA was characterized as to whether it resulted in an APEC at the Phase One Property. In making this determination, the proximity, location relative to the inferred groundwater flow direction, nature of operations and potential contaminants were considered. In general, PCAs that were relatively close to the Phase One Property and/or were at properties upgradient of the Phase One Property with respect to the inferred groundwater flow direction were considered PCAs resulting in APECs. Conversely, PCAs that were distant from the Phase One Property and/or were at properties downgradient or transgradient of the Phase One Property with respect to the inferred groundwater flow direction were not considered PCAs resulting in APECs. The type of operations and potential contaminants associated with the PCAs were also evaluated. Factors such as whether the PCA had a high probability of contamination (e.g., dry cleaners, retail fuel outlets (RFOs), automotive service garages, etc.) and mobility of the potential contaminants in the subsurface were considered during the evaluation.

4.1.1 Phase One Study Area Determination

Based on a review of the available historical information and observations made during the Site reconnaissance for the properties greater than 250 metres (m), but less than 1 kilometre (km), from the Phase One Property boundary, Pinchin did not note or observe any significant potentially contaminating properties that should be included as part of this assessment (e.g., landfills, large industrial manufacturers, etc.). As such, the Phase One Study Area consisted of the Phase One Property, as well

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as all properties situated wholly, or partly, within 250 m from the nearest point of a boundary of the Phase One Property, in order to meet the minimum requirements set forth in O. Reg. 153/04.

4.1.2 First Developed Use Determination

The first developed land use of the Phase One Property is defined by O. Reg. 153/04 to be the earlier of:

- The first use of a Phase One Property in or after 1875 that resulted in the development of a building or structure on the property; and
- The first potentially contaminating use or activity on the Phase One Property.

A review of the chain of title and city directory search results determined that the Phase One Property was owned by various landowners between 1810 and 1956 when it was purchased by Herman Hendrick Loves and Maria Helena Loves (builder). The Phase One Property was listed in the earliest available directory in 1959, at which time the Phase One Property was listed as being occupied for residential purposes. Therefore, it is Pinchin's opinion that the first developed use of the Phase One Property was in 1956.

To the best of Pinchin's knowledge, no building or structure had been constructed on the Phase One Property prior to 1956, based on a review of a 1954 aerial photograph that showed the Phase One Property to be undeveloped, forested land. The 1961 aerial photograph showed an inferred residential building occupying the southwest portion of the Site. Based on a comparison of the 1954 and 1961 aerial photograph, the first developed use of the Phase One Property occurred sometime between 1954 and 1961.

The date of the first developed use of the Phase One Property was determined through a review of a chain of title search, city directories, FIPs, aerial photographs and previous reports. No other information was reviewed by Pinchin during the records review, or obtained during the Site reconnaissance or interviews which would have resulted in a different interpretation of the date of first developed use of the Phase One Property.

4.1.3 Fire Insurance Plans

As part of the 2019 Pinchin Phase I ESA Report, Pinchin contacted Opta Information Intelligence (Opta) to obtain FIPs related to the Phase One Property and the Phase One Study Area. A response was received from Opta dated July 29, 2019, which indicated that no FIPs for the Phase One Property, and one FIP from 1971 for the Phase One Study Area was available. The Opta response copies of the FIP is provided in Appendix E.

The following general information, including details regarding the Phase One Study Area, was noted in the 1971 FIP:

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1971

- The FIP covered properties in the Phase One Study Area, located northwest and southeast of the Phase One Property.
- An RFO with an associated underground storage tank (UST) was located at 1326 Guelph Line, approximately 220 m southeast of the Phase One Property. The surrounding properties included residential dwellings and a commercial shopping plaza.
- The properties located at 2458 and 2460 St. Frances Drive, located approximately 100 m northwest of the Phase One Property, were occupied by a church and a residential dwelling.

Based on Pinchin's review of the information provided in the 1971 FIP, the following is noted:

- The following PCA located within the Phase One Study Area outside of the Phase One Property was identified but is not considered to result in an APEC at the Phase One Property:
  - An RFO, located approximately 220 m southeast of the Phase One Property in 1971.

4.1.4 Chain of Title

Pinchin retained freelance land title search professionals, Meridian Land and Title, to complete a chain of title search for the Phase One Property. The chain of title search was completed from the earliest record of land ownership for the Phase One Property (i.e., patent) to the present to determine if ownership information would infer any PCAs at the Phase One Property that should be evaluated.

The chain of title search results have been incorporated into Table 1, which summarizes the current and past land uses of the Phase One Property. Based on Pinchin's review of the chain of title search, nothing was identified with respect to the previous or current ownership that is considered a PCA at the Phase One Property.

The chain of title search results are provided in Appendix F. No chain of title search was conducted for the other properties located within the Phase One Study Area.

4.1.5 Environmental Reports

Pinchin reviewed the report "*Phase I Environmental Site Assessment, 1396 Guelph Line, Burlington, Ontario*" for the Phase One Property as prepared by Pinchin for Canada Post Corporation, and dated August 14, 2019 (2019 Pinchin Phase I ESA Report).

A summary of the salient information identified in the report is provided below.

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2019 Pinchin Phase I ESA Report Summary

The 2019 Pinchin Phase I ESA Report Summary presented the findings of a Phase I ESA completed by Pinchin in general accordance with the CSA document entitled "*Phase I Environmental Site Assessment*" (CSA Document Z768-01), dated November 2001 (reaffirmed 2006), including a review of readily available historical records and reasonably ascertainable regulatory information, a Site reconnaissance, interviews, an evaluation of information and reporting. Based on Pinchin's review of the report, the following salient information was noted:

- At the time of the Site reconnaissance, the Phase One Property was developed with a single-story commercial building and was occupied by Canada Post.
- The Phase One Property was originally developed in 1978 with a commercial building similar in size and shape to the building observed during the Site reconnaissance.
- The surrounding areas were historically developed with residential and commercial land uses, with a Hydro Corridor located adjacent to the west of the Phase One Property.
- No potential environmental concerns were identified; however, Pinchin notes the following:
    - Pinchin reviewed the letter entitled "*Asbestos Findings Letter, LCD 8 Burlington ON, 1396 Guelph Line, Burlington, Ontario*" prepared by Pinchin for Jones Lang LaSalle and dated February 22, 2019, which indicated that select vinyl floor tiles and pipe insulation were sampling for asbestos. The samples were not found to contain asbestos; however, additional vinyl floor tiles were present at the time of the letter and not sampled. Pinchin recommended that other potentially asbestos-containing materials (ACMs) should be sampled and analyzed prior to their removal or disturbance.
    - An oil-cooled pad-mounted transformer was located in the eastern portion of the Phase One Property;
    - An RFO was historically located at 1326 Guelph Line, approximately 220 metres (m) southeast of the Site and situated hydraulically downgradient relative to the inferred groundwater flow direction. Based on the distance from the Site, it was Pinchin's opinion that this RFO was unlikely to result in potential subsurface impacts at the Phase One Property.
    - A search of the Ontario Spills database through Environmental Risk Information Services (ERIS) indicated that on October 24, 2006, 300 litres (L) of COALS (a roof compound) spilled onto the ground at the intersection of Palmer Drive and

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Guelph Line. The ERIS report indicated that environmental impact was possible as soil contamination. This intersection was located adjacent to the southeast of the Phase One Property and situated hydraulically trans/downgradient relative to the inferred groundwater flow direction. Based on the limited quantity and nature of the release, as well as the inferred groundwater flow direction, it was Pinchin's opinion that the historical spill occurrence was unlikely to result in subsurface impacts at the Phase One Property.

- During the Site reconnaissance, a pad-mounted transformer was noted to be present on the eastern portion of the Phase One Property. Based on the year of construction of the building, it was Pinchin's opinion that the transformer may contain polychlorinated biphenyls (PCBs).

Based on the findings, Pinchin did not recommend the completion of additional environmental at the Phase One Property.

4.1.5.1 Previous Environmental Report Summary

Based on Pinchin's review of the above-referenced previous environmental reports, the following PCAs were identified within the Phase One Study Area that are considered to result in APECs at the Phase One Property:

- The presence of an oil-cooled, pad-mounted transformer on the eastern portion of the Phase One Property (PCA55 - Transformer Manufacturing, Processing and Use).

The following additional PCAs were identified in the reviewed reports within the Phase One Study Area but are not considered to result in APECs at the Phase One Property:

- A review of the ERIS report indicated that a spill of 300 L of COALs occurred at the intersection of Palmer Drive and Guelph Line. This intersection was located adjacent to the southeast of the Phase One Property and situated hydraulically trans/downgradient relative to the inferred groundwater flow direction (PCA0 – Other, Spill).
- Based on a review of the FIPs, an RFO was historically located at 1326 Guelph Line, approximately 220 m southeast of the Site and situated hydraulically downgradient relative to the inferred groundwater flow direction (PCA-28 – Gasoline and Associated Products Storage in Fixed Tanks).

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4.2 Environmental Source Information

Pinchin reviewed the historical use of the Phase One Study Area through the use of publicly available archives and databases, as well as through requesting information from regulatory agencies. The following provides a summary of the information obtained from these sources.

4.2.1 Environmental Database Search – ERIS

Pinchin retained Environmental Risk Information Services (ERIS) to search all available federal, provincial and private source databases for information pertaining to the Phase One Study Area. Unless otherwise noted, information obtained from the ERIS database search was reviewed for the entire Phase One Study Area. A copy of the ERIS report is provided in Appendix G and the results of the database search are described in the following sections.

4.2.1.1 National Pollutant Release Inventory

ERIS completed a search of the federal databases for information regarding the National Pollutant Release Inventory (NPRI). This database contains comprehensive national data regarding releases to air, water, or land, and waste transfers for recycling for more than 300 listed substances and identifies information such as the approximate location, type and quantity of contaminant, date of release, and media impacted.

Pinchin reviewed the ERIS report for NPRI information and found no records regarding the Phase One Study Area.

4.2.1.2 Ontario Inventory of PCB Storage Sites

The MECP's Waste Management Branch maintains an inventory of PCB storage sites within Ontario. Ontario Regulation 11/82 and Ontario Regulation 347 (O. Reg. 347), made under the EPA, require the registration of inactive PCB storage equipment and/or disposal sites of PCB waste with the MECP. This database contains information on waste quantities, major and minor sites storing liquid or solid waste, and a waste storage inventory.

ERIS completed a search of the Ontario Inventory of PCB Storage Sites for information regarding PCB storage and found no information regarding the Phase One Study Area.

4.2.1.3 National PCB Inventory

Environment Canada maintains an inventory of in-use PCB-containing equipment at federal, provincial and private facilities in Canada, and of out-of-service PCB-containing equipment and PCB waste owned by the federal government or federally regulated industries.

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The ERIS search of the National PCB Inventory indicated that the Phase One Property was previously registered as a PCB storage site in 1994 and 1995 for the active use of approximately 220 kilograms (kg) of PCB-containing light ballasts. Based on the nature of the PCBs stored on-Site (i.e. light ballasts), it is Pinchin's opinion that these historical operations are not considered an on-Site PCA.

No other properties within the Phase One Study Area were identified within the National PCB Inventory database search results.

4.2.1.4 Certificates of Approval

ERIS completed a search of the MECP database for information regarding Certificates of Approval (Cs-of-A). The MECP maintains a database of approved Cs-of-A for Air & Noise, Industrial Sewage, Municipal & Private Sewage, Waste Management Systems and Renewable Energy Approvals. Prior to November 1, 2011, the MECP mandated that any facility that released emissions to the atmosphere, discharged contaminants to ground or surface water, provided potable water supplies, or stored, transported or disposed of waste, must have a C-of-A before it could operate lawfully. The MECP no longer issues Cs-of-A, which were replaced by Environmental Compliance Approvals (ECAs) as of November 1, 2011. O. Reg. 153/04 indicates that information from the C-of-A database only needs to be obtained for the Phase One Property and properties adjacent to the Phase One Property.

The ERIS search of the C-of-A database identified no information regarding Cs-of-A for the Phase One Property or for properties adjacent to the Phase One Property.

4.2.1.5 Environmental Compliance Approvals, Permits To Take Water and Certificates of Property Use

ERIS completed a search of the MECP database for information regarding ECAs, permits including Permits To Take Water (PTTWs) and Certificates of Property Use (CPUs). O. Reg. 153/04 indicates that information from these databases only needs to be obtained for the Phase One Property and properties adjacent to the Phase One Property. Details regarding these databases are provided in the ERIS report in Appendix G.

The ERIS database search identified no information regarding ECAs, PTTWs or CPUs for the Phase One Property and properties adjacent to the Phase One Property.

4.2.1.6 Inventory of Coal Gasification Plants

ERIS searched the following publications prepared for the MECP by Intera Technologies Inc. for information on industrial sites that formerly operated as coal gasification plants, and industrial sites that produced or used coal tar and other related tars:

- "*Inventory of Coal Gasification Plant Waste Sites in Ontario*", dated April 1987; and

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- "*Inventory of Industrial Sites Producing or Using Coal Tar and Related Tars in Ontario*", dated November 1988.

The ERIS search yielded no records of former coal gasification plants or the production or use of coal tar and related tars within the Phase One Study Area.

4.2.1.7 Environmental Incidents, Orders, Offences and Spills

ERIS completed a search of the various provincial and federal databases for information regarding environmental incidents, orders, offences and spills. O. Reg. 153/04 indicates that information from these databases only needs to be obtained for the Phase One Property and properties adjacent to the Phase One Property. Details regarding the searched databases are provided in the ERIS report in Appendix G.

The ERIS database search of records of environmental incidents, orders, offences or spills revealed the following for the Phase One Property and properties adjacent to the Phase One Property:

- No records were found of environmental incidents, orders, offences or spills for the Phase One Property.
- No records were found of environmental incidents, orders, offences or spills for properties adjacent to the Phase One Property except for the following:
  - One spill records was identified for adjacent properties that is considered a PCA. Details regarding the spilled materials, dates and locations of the spills are provided in the ERIS report in Appendix G. The spill was to a paved roadway at a property trans/downgradient to the Phase One Property with respect to the inferred groundwater flow direction. Based on the nature of the spill to a paved road surface, the location with respect to the inferred groundwater flow direction and the fact the spill was cleaned to the satisfaction of the MECP, the potential for the documented off-Site spill to have impacted the Phase One Property is considered low and this PCA is not considered to result in an APECs at the Phase One Property.

4.2.1.8 Waste Management Records

Waste Generators

ERIS completed a search of the O. Reg. 347 Waste Generators database for information regarding waste generation. O. Reg. 347 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

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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. The database search results provide a summary of available waste generation information for the registered sites for all years from 1986 to the present.

O. Reg. 153/04 indicates that information from the Waste Generator database only needs to be obtained for the Phase One Property and properties adjacent to the Phase One Property. However, in addition to the Phase One Property and adjacent off-Site properties, Pinchin reviewed the database for waste generators within 50 m transgradient and 100 m upgradient of the Phase One Property with respect to the inferred groundwater flow direction. The area reviewed will be referred to as the Waste Generator Database Review Area.

The ERIS search of the O. Reg. 347 Waste Generators database found no information regarding the Waste Generator Database Review Area.

Waste Receivers

ERIS completed a search of the O. Reg. 347 Waste Receivers database for information regarding waste receivers. O. Reg. 347 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 contains 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.

O. Reg. 153/04 indicates that information from the Waste Receivers database only needs to be obtained for the Phase One Property and properties adjacent to the Phase One Property. However, in addition to the Phase One Property and adjacent off-Site properties, Pinchin reviewed the database for waste generators within 50 m transgradient and 100 m upgradient of the Phase One Property with respect to the inferred groundwater flow direction. The area reviewed will be referred to as the Waste Receivers Database Review Area.

The ERIS search of the O. Reg. 347 Waste Receivers database found no information regarding the Waste Receivers Database Review Area.

4.2.1.9 Fuel Storage Tanks

ERIS completed a search of various private, provincial and federal databases for information regarding chemical storage tanks, as well as private and retail fuel storage tanks. Details regarding the searched databases are provided in the ERIS report in Appendix G.

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The ERIS search of the chemical and fuel storage tank databases found no information regarding the Phase One Study Area.

4.2.1.10 Notices and Instruments

ERIS completed a search of the provincial Environmental Registry for records pertaining to proposals, decisions, and exceptions regarding policies, Acts, instruments, or regulations that could significantly affect the environment. ERIS also searched the Record of Site Condition database for filed RSCs.

No records were found in the Environmental Registry and Record of Site Condition database for the Phase One Property and Phase One Study Area.

4.2.1.11 Areas of Natural Significance

ERIS reviewed available databases and records to assess whether any parks, wetlands, conservation areas, or other areas of natural significance, are located within the Phase One Study Area. The Area of Natural & Scientific Interest map is included in the ERIS report in Appendix G. In addition, Pinchin reviewed information provided on the Ministry of Natural Resources and Forestry's (MNRF) Natural Heritage Information Centre (NHIC) website. No areas of natural significance were identified within the Phase One Study Area from these information sources.

4.2.1.12 Landfill Information

ERIS reviewed available private and provincial databases for records of any current or inactive landfills and waste disposal sites within the Phase One Study Area. Details regarding the searched databases are provided in the ERIS report in Appendix G.

The ERIS search of the landfill and waste disposal sites databases found no information regarding the Phase One Study Area.

4.2.2 Ministry of the Environment, Conservation and Parks Freedom of Information Search

As part of the 2019 Phase I ESA Report, the MECP Freedom of Information and Protection of Privacy Office in Toronto, Ontario was contacted to determine if records exist for environmental matters such as orders, spills, previous investigations, prosecutions, registered PCB waste storage sites, waste generators, waste receivers, Cs-of-A and ECAs associated with the Phase One Property. Based on a letter response from the MECP dated July 26, 2019, no information was on file with respect to the Site. A copy of the 2019 MECP response is provided in Appendix H of this report.

4.2.3 Technical Standards and Safety Authority Search

The TSSA is the regulatory body that governs the safe handling and storage of fuel in Ontario. All storage of gasoline, diesel and fuel oil is subject to the Technical Standards and Safety Act. The Technical

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Standards and Safety Act and its relevant documents and regulations (e.g., *Liquid Fuels Handling Code*, *Ontario Regulation 213/01 – Fuel Oil*, *Ontario Regulation 217/01 – Liquid Fuels*) require that all fuel storage devices such as aboveground storage tanks (ASTs) and USTs be registered with the TSSA.

As part of the 2019 Pinchin Phase I ESA Report, Pinchin contacted the TSSA to determine whether any ASTs or USTs are, or were, registered for the Phase One Property, and to determine whether any records of regulatory non-compliance exist. Based on a letter response from the MECP dated August 21, 2019, no information was on file with respect to the Site. A copy of the 2019 TSSA response is provided in Appendix I of this report.

4.2.4 Property Underwriters' Reports and Plans

Property Underwriters' Reports (PURs) provide detailed information on a site-specific basis, including descriptions of building construction, heating sources, production processes, and the presence of any hazardous chemicals or materials which may have been historically stored on the Phase One Property. They also indicate the presence of environmental hazards such as electrical rooms, transformers, boilers and storage tanks. Information provided on Property Underwriters' Plans (PUPs) includes the location, capacity, and contents of aboveground storage tanks (ASTs), USTs, chemical storage and other forms of environmental hazards.

As part of the 2019 Pinchin Phase I ESA Report, Pinchin contacted Opta to obtain copies of PURs and PUPs related to the Phase One Property. A response was received from Opta dated July 29, 2019, which indicated that no PURs or PUPs for the Phase One Property were available. The Opta response is provided in Appendix E.

4.2.5 City Directories

City directories for the years 1959 to 2013 were reviewed in regular increments in-house by Pinchin for the area within 100 m of the Phase One Property (City Directory Search Area). It should be noted that no city directories were available for the City of Burlington subsequent to 2013 or prior to 1959. A summary of information obtained with respect to the Phase One Property is provided in the following table:

Years	Occupant Listings for Site Address
1959, 1960, 1965, 1970	Residential
1975	Power Line Greenhouses
1980, 1985, 1990	Canada Post Corporation Station 'B'
1995, 2000, 2005, 2010, 2013	Not listed

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Based on Pinchin's review of the above-noted city directories, no PCAs were identified at the Phase One Property.

In general, the city directories indicated that the properties in the City Directory Search Area have been historically occupied by commercial and residential land uses since approximately 1959. Based on Pinchin's review of the above-noted city directories, no PCAs, including historical dry cleaning operations, RFOs or other operations of potential environmental concern, were identified in the City Directory Search Area.

4.3 Physical Setting Sources

4.3.1 Aerial Photographs

Pinchin reviewed aerial photographs of the Phase One Property and surrounding properties within the Phase One Study Area to assess the potential for historical PCAs. Copies of aerial photographs dated 1934, 1954, 1961, 1974, 1986, 1992 and 2019 were obtained from ERIS and reviewed by Pinchin. In addition, Pinchin reviewed Google Earth™ Satellite Imagery dated 2005. The 1934 aerial photograph was the earliest available aerial photograph of the Phase One Study Area.

Efforts were made by Pinchin to obtain aerial photographs that:

- Illustrated the period between initial development of the Phase One Property to the present.
- Identified buildings and structures present on the Phase One Property since initial development.
- Identified PCAs within the Phase One Study Area.
- Identified APECs on the Phase One Property.

It should be noted that accurate details could not be determined from some of the aerial photographs due to the reference scale and the low resolution of the photographs.

A summary of information obtained with respect to the Phase One Property from a review of the available aerial photography is provided in the following table:

Year of Photograph	Phase One Property
1934, 1954	The Phase One Property appeared to consist of vacant/undeveloped forested land.
1961, 1974	One building appeared to be constructed on the southwest portion of the Phase One Property. Based on a review of the city directories, the building is inferred to be a residential dwelling.

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Year of Photograph	Phase One Property
1986, 1992, 2005, 2019	One building appeared to be constructed on the Phase One Property, similar in size, shape and orientation to the present-day Site Building.

Based on the aerial photographs reviewed for the Phase One Property and the surrounding area, it appears that the Phase One Property was developed between 1954 and 1961.

The aerial photograph review did not identify any PCAs within the Phase One Study Area, including the Phase One Property. Copies of the aerial photographs of the Phase One Property and surrounding area are provided in Appendix J.

4.3.2 Topography, Hydrology and Geology

The elevation of the Phase One Property, based on information obtained from a Physical Setting Report series through ERIS, is approximately 132 m above mean sea level (mamsl). The general topography in the local and surrounding areas is generally flat with a slight grade downwards in elevation to the southeast. No bedrock outcrops were observed on-Site or in the surrounding area. Based on the data from ERIS, the overburden thickness on-Site (i.e., depth to bedrock) is approximately 1.5 to 2.0 m.

A review of the available physiographical data indicates that the Phase One Property and the surrounding properties located within the Phase One Study Area are located within glacial till deposits with the primary native material consisting of clay or silt. Bedrock is expected to consist of shale of the Queenston Formation at an elevation of 130 mamsl. The topography is considered to be mainly flat with dry surface water drainage conditions.

Based on general hydrogeological principles and Pinchin's familiarity with subsurface conditions at and near the Phase One Property and the surrounding properties within the Phase One Study Area, the unconfined groundwater beneath the Phase One Property is expected to flow in a southeasterly direction. No water bodies are located within the Phase One Study Area, and the nearest surface water body is Roseland Creek located approximately 1.2 kilometres (km) southeast of the Phase One Property at an elevation of approximately 114 mamsl. The nearest major water body is Lake Ontario, located approximately 4.5 km southeast of the Phase One Property at an elevation of approximately 78 mamsl.

Copies of pertinent maps, illustrating local topographical, hydrogeological and drainage features are provided in Appendix G.

4.3.3 Fill Materials

The historical records review provided no information regarding the presence of fill material at the Phase One Property.

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Although the Phase One ESA did not identify any historical or current fill material at the Phase One Property, potential future development plans should incorporate the appropriate procedures for the characterization of soils that may require off-Site disposal. Further assessment and/or costs may be incurred through re-development of the Phase One Property and/or change in land use scenarios.

4.3.4 Water Bodies, Areas of Natural Significance and Groundwater Information

No water bodies were identified on the Phase One Property or on surrounding properties within the Phase One Study Area.

A review of the Area of Natural & Scientific Interest map prepared by ERIS (see Appendix G) and information provided on the MNRF's NHIC website did not identify any provincial parks, wetlands, conservation areas, or other areas of natural significance, within the Phase One Study Area.

A review of the municipal plan for the City of Burlington and the Halton Region indicated that the Phase One Study Area is not located in whole or in part within a well head protection area or other designation identified by the City of Burlington and the Halton Region for the protection of groundwater.

The records review did not identify the presence of wells within the Phase One Property or within the Phase One Study Area that currently supply water for human consumption or for agricultural purposes.

4.3.5 Well Records

The Water Well Information System database search did not identify any water well records for the Phase One Property but did identify one water well record within the Phase One Study Area outside of the Phase One Property. Details regarding this off-Site well, including stratigraphic information, depth to bedrock and/or depth to the water table, are provided in the ERIS report included in Appendix G.

It is unknown if the water well currently exists within the Phase One Study Area or has been decommissioned.

4.4 Site Operating Records

The Phase One Property is not an Enhanced Investigation Property (see Section 6.3). As such, site operating records were not reviewed as part of the Phase One ESA.

5.0 INTERVIEWS

Pinchin interviewed individuals knowledgeable of the Phase One Property and its history to obtain or confirm information regarding the environmental condition of the Phase One Property. The following individuals provided information regarding the history of the Phase One Property and the surrounding properties within the Phase One Study Area to the best of their knowledge:

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Person Interviewed	Relationship to Phase One Property	Date and Place of Interview	Interview Method
Mr. Bilal Younas	Owner of Geocell Canada, the tenant	March 9, 2022 (Phase One Property)	In-person interview.

Mr. Younas was chosen to be interviewed given that he has been the tenant at the Phase One Property since January and is familiar with the recent operational history of the Phase One Property. Mr. Younas is referred to herein as the "Site Representative" and answered questions from the Pinchin representative (Ms. Kirsten Dalziel) related to the Site reconnaissance.

Pinchin compared the information obtained from the interviews with information obtained from the historical records. The information provided by the interviewees was corroborated by the available historical records. As such, Pinchin has no concerns regarding the validity of the information provided by the individual interviewed for the Phase One ESA.

6.0 SITE RECONNAISSANCE

6.1 General Requirements

A visual assessment of the Phase One Property and the surrounding properties within the Phase One Study Area was conducted for the purpose of identifying the presence of possible PCAs and associated APECs.

The Site reconnaissance was completed on March 4, 2022, by a Pinchin representative (Ms. Kirsten Dalziel), under the direct supervision of Pinchin's QP overseeing this project. Ms. Dalziel is a Project Technologist with over a year of environmental consulting experience. Pinchin visited the Phase One Property and surrounding properties within the Phase One Study Area to document environmental conditions. During the Site reconnaissance, Pinchin viewed all accessible areas within the Phase One Property and viewed publicly-accessible portions of the adjacent lands for the presence of actual or potential issues of environmental concern.

The Site reconnaissance was conducted between the hours of 8:00 AM and 11:00 AM. During the Site reconnaissance, the weather was clear and sunny, and the ambient temperature was approximately -7° Celsius with a slight breeze from the northwest. The Phase One Property reconnaissance was conducted on foot and consisted of a full walk-through of the property. There were no access restrictions for Pinchin for the Phase One Property with the exception of the rooftop which could not be accessed at the time of the Site reconnaissance. At the time of the Site reconnaissance, the Phase One Property was operating as warehouse storage of electrical components.

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Photographs taken during the Site reconnaissance that illustrate the interior and exterior of the Site Building, Phase One Property and Phase One Study Area are provided in Appendix C.

6.2 Specific Observations at Phase One Property

6.2.1 Description of Buildings and Structures

During the Site reconnaissance, Pinchin observed one building on the Phase One Property. The building consisted of a concrete-block frame, single-story structure constructed in approximately 1978, with a steel roof and concrete siding. The building was used for the storage of electrical components and was occupied by Geocell Canada.

The northeast, northwest, and southwest portions of the Phase One Property outside of the Site Building were comprised of asphalt-paved parking lots and laneways, and the south and southeast portions were comprised of grassed and wooded areas.

6.2.2 Description of Below-Ground Structures

There were no visible below-ground structures present on the Phase One Property at the time of the Site reconnaissance.

6.2.3 Description of Tanks

During the Site reconnaissance, Pinchin did not observe any tanks on the Phase One Property for the purpose of either fuel dispensing or storage, or other unidentified substance storage.

6.2.4 Potable and Non-Potable Water Sources

During the Site reconnaissance, Pinchin did not observe potable or non-potable water sources at the Phase One Property. The Phase One Property is serviced by a municipal water supply via underground piping running southwest from Guelph Line into the northeast elevation of the Site Building.

6.2.5 Description and Location of Underground Utilities

A number of underground utilities were observed at the Phase One Property, including natural gas, telephone and electrical lines, and municipal water, storm and sanitary sewer lines.

The natural gas, telephone, electrical, water and sanitary sewer services enter the Site Building via underground lines running from Guelph Line into the southeast elevation of the Site Building. Stormwater is captured via catch basins in the parking lot and wooded areas and directed towards the Site Building via underground piping to a main storm sewer line.

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6.2.6 Entry and Exit Points

The main man-door entry/exit point for customers of the Site Building is located along the northeast elevation of the Site Building adjacent to the parking area. A second main entry/exit point for employees to the Site Building is located along the northwest elevation of the Site Building adjacent to the parking area.

6.2.7 Details of Heating System

During the Site reconnaissance, Pinchin observed one natural gas-fired HVAC unit on the roof of the Site Building.

6.2.8 Details of Cooling System

Cooling for the Site Building is provided by a roof-mounted natural gas-fired HVAC unit.

6.2.9 Details of Drains, Pits and Sumps

No pits or sumps were observed at the Phase One Property. Floor drains are located in the maintenance room of the Site Building.

6.2.10 Unidentified Substances within Buildings and Structures

During the Site reconnaissance, Pinchin did not observe any unidentified substances or storage containers holding unidentified substances at the Phase One Property. Small volumes of various cleaning solutions were stored in their original containers on shelves within the maintenance room in the southwest portion of the Site Building. No bulk liquid storage was observed on-Site, and therefore the storage of chemicals does not represent a PCA at the Phase One Property.

6.2.11 Details of Staining and Corrosion

During the Site reconnaissance, Pinchin did not observe any areas of staining or corrosion inside the Site Building in the vicinity of the floor drains, pits, sump and cracked floor areas.

6.2.12 Details of On-Site Wells

According to the Site Representative, six on-Site monitoring wells were installed on March 3, 2022 as part of a geotechnical investigation. The details of the subsurface investigation, including the monitoring well installation details, are unknown.

6.2.13 Details of Sewage Works

During the Site reconnaissance, Pinchin did not observe any sewage works or evidence of sewage disposal on the Phase One Property, with the exception of a main sanitary sewer pipe that exits through the northeast wall of the Site Building and connects to the municipal sewer under Guelph Line.

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6.2.14 Details of Ground Cover

During the Site reconnaissance, Pinchin visually inspected the Phase One Property ground cover. Vegetated areas are located along the south and southeast perimeters of the Phase One Property. The remainder of the Phase One Property exterior consists of an asphalt-paved driveway, access routes and parking areas.

6.2.15 Details of Current or Former Railways

No current or former railway infrastructure was observed on the Phase One Property.

6.2.16 Areas of Stained Soil, Vegetation and Pavement

During the Site reconnaissance, Pinchin did not observe any areas of stained soil, vegetation or pavement on the Phase One Property.

6.2.17 Areas of Stressed Vegetation

During the Site reconnaissance, Pinchin did not observe any areas of stressed vegetation on the Phase One Property.

6.2.18 Areas of Fill and Debris Materials

No obvious areas where fill material or debris have been placed or graded were observed by Pinchin at the Phase One Property.

6.2.19 Potentially Contaminating Activities

A PCA is defined by O. Reg. 153/04 as a “use or activity set out in Column A of Table 2 of Schedule D that is occurring or has occurred in a Phase One Study Area” including the Phase One Property.

One PCA was observed on the Phase One Property during the Site reconnaissance (oil-cooled pad-mounted transformer) the details of which are included in Table 2.

6.2.20 Unidentified Substances Outside Buildings and Structures

During the Site reconnaissance, Pinchin did not observe any unidentified substances or storage containers holding unidentified substances on the exterior of the Phase One Property, with the exception of three unlabeled 205 L drums located across the Phase One Property. According to the Site Representative, the drums were associated with the drilling activates during a geotechnical investigation that occurred on March 3, 2022, and as such the presence of these drums do not result in a PCA at the Phase One Property.

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6.2.21 Surrounding Land Uses

During the Site reconnaissance, Pinchin conducted a visual assessment of publicly-accessible portions of the Phase One Study Area for the presence of PCAs. The properties in the Phase One Study Area have various land uses, including residential, commercial and institutional. Land use types within the Phase One Study Area are presented on Figure 3.

The following table summarizes the land use on adjacent properties at the time of the Site reconnaissance:

Direction Relative to Phase One Property	Location Relative to Inferred Groundwater Flow Direction	Description of Property Use	Property Use	Potential Contribution to PCA and/or APEC
Northeast	Transgradient	Guelph Line followed by Glad Tidings Church and a multi-tenant residential building.	Institutional/ residential	Land uses are not considered to represent PCAs.
Southeast	Downgradient	Single family residences, commercial shopping plaza, Mount Forest Drive, Huskey Service Station and Take 5 Oil Change, and residential dwellings.	Residential/ commercial	Husky Service Station and Take 5 Oil Change are PCAs but do not result in APECs at the Phase One Property given that they are located approximately 220 m downgradient of the Phase One Property.
Southwest	Transgradient	Single family residences followed by Martin Court.	Residential	Land uses are not considered to represent PCAs.
Northwest	Upgradient	Hydro Corridor followed by single family residences and Brenner Crescent.	Residential	Land uses are not considered to represent PCAs.

No PCAs were observed at the time of the Site reconnaissance within the rest of the Phase One Study area.

6.3 Enhanced Investigation Property

O. Reg. 153/04 defines an “Enhanced Investigation Property” as a property that is being used or has been used, in whole or in part, in the following manner:

- For an industrial use or;

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- For any of the following commercial uses:
  - As a garage;
  - As a bulk liquid dispensing facility, including a gasoline outlet; or
  - For the operation of dry cleaning equipment.

The findings of this Phase One ESA have not documented any of the above land uses as occurring at the Phase One Property, and the Phase One Property is therefore not an Enhanced Investigation Property.

6.4 Written Description of Investigation

The Phase One ESA completed by Pinchin included investigations of the Phase One Property and the Phase One Study Area outside of the Phase One Property pursuant to Sections 13 and 14 of Schedule D of O. Reg.153/04. The main objective of these investigations was to identify PCAs at the Phase One Property or within the Phase One Study Area outside of the Phase One Property that could have resulted in APECs at the Phase One Property.

6.4.1 Phase One Property

The investigation of the Phase One Property consisted of the following components:

- Review of available historical records, including FIPs, chain of title search, previous environmental reports, ERIS regulatory search, information obtained through MECP FOI and TSSA requests, PURs, PUPs, city directories, aerial photographs, and well records.
- A Site reconnaissance completed on March 4, 2022, by Ms. Kirsten Dalziel of Pinchin that included an assessment of structures at the Phase One Property and the exterior of the Phase One Property.
- Interviews with individuals knowledgeable of the history and operations at the Phase One Property.
- Review of mapping provided by ERIS and information provided on-line by the MNRF for the presence of areas of natural significance.

Pinchin's investigation of the Phase One Property identified one PCA. The description and location of this PCA is provided in Table 2. As per O. Reg. 153/04, all identified PCAs at the Phase One Property are considered APECs that will require investigation through the completion of a Phase Two ESA.

No areas of natural significance were identified at the Phase One Property.

Pinchin's investigation did not identify the presence of wells at the Phase One Property that currently supply water for human consumption or for agricultural purposes.

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Plans identifying the locations of the on-Site PCAs and APECs for this Phase One ESA are provided as Figures 4 and 5, respectively.

6.4.2 Phase One Study Area Outside of Phase One Property

The investigation of the Phase One Study Area outside of the Phase One Property consisted of the following components:

- Review of available historical records, including FIPs, previous environmental reports, ERIS regulatory search, city directories and aerial photographs.
- Visual inspection of properties from publicly-accessible areas for evidence of PCAs and water bodies.
- Review of mapping provided by ERIS and information provided on-line by the MNRF for the presence of areas of natural significance.

A total of three additional PCAs were identified within the Phase One Study Area outside of the Phase One Property. These PCAs are not considered to result in APECs at the Phase One Property given the distances from the PCAs to the Phase One Property, the downgradient or transgradient location relative to the inferred groundwater flow direction in the Phase One Study Area and/or the nature of operations and potential contaminants related to these operations. The description and location of these PCAs are provided in Table 2.

No areas of natural significance were identified within the Phase One Study Area outside of the Phase One Property.

Pinchin's investigation did not identify the presence of wells within the Phase One Study Area that currently supply water for human consumption or for agricultural purposes.

Based on a cursory review of the properties greater than 250 m (i.e., outside of the Phase One Study Area), but less than 1 km, from the Phase One Study Area, Pinchin did not note or observe any significant contaminating properties that should be included as part of this assessment (i.e., landfills, large industrial manufacturers, etc.).

The locations of the off-Site PCAs for this Phase One ESA are provided as Figure 4.

7.0 REVIEW AND EVALUATION OF INFORMATION

7.1 Current and Past Uses

The current and past land uses of the Phase One Property are listed in Table 1. To the best of Pinchin's knowledge, the Phase One Property was undeveloped until the construction of a single-family dwelling between 1954 and 1961. The Phase One Property was owned by various individuals from as early as

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1810. The use of the property at this time is unknown, and it is assumed that it was vacant/forested/ agricultural land until it was first developed between 1954 and 1961. The first building present on the Phase One Property is assumed to have been constructed between 1954 and 1961. This building was present on the Phase One Property until 1978, when it was redeveloped with the present-day Site Building.

It is Pinchin's opinion that the date of the first developed use of the Phase One Property is approximately 1956, with the construction of a building on the Phase One Property. The date of the first developed use of the Phase One Property was determined through a review of aerial photographs, previous reports, a city directory search and a chain of title search, which was completed for the property to its earliest time of ownership and possible development. No other historical records were available to Pinchin that provided information for determining the date of first developed use of the Phase One Property.

7.2 Potentially Contaminating Activities

Table 2 summarizes the descriptions and locations of all PCAs as defined by O. Reg. 153/04 that were identified by Pinchin within the Phase One Study Area. The following presents a summary of these PCAs:

- One PCA was documented to have occurred at the Phase One Property.
- A total of three PCAs were documented to have occurred within the Phase One Study Area outside of the Phase One Property. These off-Site PCAs area not considered to result in an APEC at the Phase One Property given the distance from the PCAs to the Phase One Property, the trans/downgradient locations relative to the inferred groundwater flow direction in the Phase One Study Area and/or the nature of operations and potential contaminants related to these operations.

7.3 Areas of Potential Environmental Concern

Table 3 summarizes all APECs identified during the Phase One ESA, as well as their respective PCAs, COPCs and the media which could potentially be impacted. As noted in Table 3, the Phase One ESA identified one APEC at the Phase One Property.

The rationale used by the QP in assessing the available information to determine whether PCAs exist or have existed within the Phase One Study Area, including the Phase One Property, that represent an APEC at the Phase One Property has been provided in the preceding report sections. In general, the potential for environmental impacts to the Phase One Property was evaluated using a combined probability for a source to contaminate, and the ability of contaminants to migrate on, or to the Phase One Property. For example, a gasoline UST located on the Phase One Property, or on a property in close proximity and/or upgradient of the Phase One Property, would exhibit a high potential for contamination

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(and is therefore considered a PCA resulting in an APEC at the Phase One Property) since gasoline is highly mobile in the subsurface. In contrast, shallow soil/fill with metals impacts located on a property adjacent to the Phase One Property would be considered to have a low potential for contamination given that metals generally have low mobility in the subsurface (and would not be considered a PCA resulting in an APEC at the Phase One Property). Furthermore, non-adjacent properties with PCAs located downgradient or transgradient of the Phase One Property generally do not result in APECs at the Phase One Property. Groundwater is the media through which contaminants typically migrate from property to property, and if the source of the contaminant is downgradient or transgradient of the Phase One Property, contaminated groundwater from this source cannot migrate to the Phase One Property and the downgradient or transgradient PCA would not be considered to result in an APEC at the Phase One Property.

The COPCs listed in Table 3 are APEC-specific and were determined based on several sources of information, including but not limited to, Pinchin's experience with environmental contamination and hazardous substances, common industry standards for analysis of such contaminants and point sources, literature reviews of COPCs and associated hazardous substances, and an evaluation by Pinchin of the mobility and susceptibility for migration of the COPCs in the subsurface.

The evaluation of the presence/absence of APECs at the Phase One Property was based upon the analysis of available documents, records and drawings, and personal interviews. In evaluating the Phase One Property and Phase One Study Area, Pinchin has relied in good faith on information provided by other individuals or sources as noted in this report. Pinchin has assumed that the information provided is factual and accurate, and has no reason to believe that any of the information provided in the available documentation or obtained through interviews is not factual or inaccurate.

Pinchin is not aware of any additional information that would alter the conclusions regarding the presence/absence of APECs at the Phase One Property.

7.4 Phase One Conceptual Site Model

A conceptual site model (CSM) has been created to provide a summary of the findings of the Phase One ESA. The Phase One CSM is summarized in Figures 1 through 6 which illustrate the following features within the Phase One Study Area, where present:

- Existing buildings and structures.
- Water bodies located in whole or in part within the Phase One Study Area.
- Areas of natural significance located in whole or in part within the Phase One Study Area.
- Drinking water wells located at the Phase One Property.

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- Land use of adjacent properties.
- Roads within the Phase One Study Area.
- PCAs within the Phase One Study Area.
- APECs at the Phase One Property.

The following provides a narrative summary of the Phase One CSM:

- The Phase One Property is an irregularly-shaped parcel of land approximately 0.4094 hectares (1.011 acres) in area located southwest of Guelph Line, immediately northwest of the intersection of Guelph Line and Palmer Drive in the City of Burlington. The Phase One Property is occupied with a commercial building (the Site Building) that occupies the central portion of the Phase One Property. The Phase One Property has been used for residential and commercial purposes since initial development between 1954 and 1961. There is no record of industrial use or of a commercial use (e.g., garage, bulk liquid dispensing facility or dry cleaner) that would require classifying the Phase One Property as an Enhanced Investigation Property.
- The nearest water body is Roseland Creek, which is located approximately 1.2 km southeast of the Phase One Property.
- No areas of natural significance were identified within the Phase One Study Area.
- No drinking water wells were located on the Phase One Property.
- Guelph Line is located adjacent to the northeast of the Phase One Property, and the intersection of Guelph Line and Palmer Drive is located adjacent to the southeast of the Phase One Property. The adjacent properties primarily consist of residential, commercial and institutional land uses. A hydro corridor is located adjacent to the northwest of the Phase One Property.
- A total of four PCAs were identified within the Phase One Study Area, consisting of one PCA at the Phase One Property and three PCAs within the Phase One Study Area, outside of the Phase One Property. The PCA on the Phase One Property represents an APEC. As shown on Figure 4, the three off-Site PCAs are a spill located southeast-adjacent to the Phase One Property, and an RFO and garage and automotive repair operation located approximately 220 m southeast of the Phase One Property. Groundwater flow within the Phase One Study Area is interpreted to be to the southeast towards Lake Ontario and these off-Site PCAs are inferred to be trans/downgradient of the Phase One Property. Given that these PCAs are located a trans/downgradient properties, these off-Site PCAs are not considered to result in APECs at the Phase One

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Property. Figure 5 provides a detailed summary of the PCA and associated APEC and COPCs.

- Underground utilities at the Phase One Property provide potable water, natural gas, electrical, telephone, cable and sewer services to the Site Building. These services enter the southeast and northeast elevations of the Site Building through a subsurface conduits. Storm sewer catch basins located in the parking lot in the northwest and southwest portions of the Phase One Property connect to the municipal storm sewer line under the Site Building and exit from the southeast elevation towards Guelph Line. Plans were not available to confirm the depths of these utilities but they are estimated to be located approximately 2 to 3 mbgs. The depth to groundwater at the Phase One Property is estimated to be approximately 3 mbgs, and the utility corridors are expected to be above the water table and would not act as preferential pathways for contaminant distribution and transport in the event that shallow subsurface contaminants exist at the Phase One Property.
- The Phase One Property and the surrounding properties located within the Phase One Study Area are located within glacial deposits with native material consisting of clay and silt till. Bedrock is expected to consist of shale of the Queenston Formation at a depth of approximately 1.5 to 2.0 mbgs.
- The Phase One Property slopes towards the southwest Site boundary. The area surrounding the Phase One Property slopes gradually to the southeast towards Roseland Creek. Local groundwater flow is inferred to be to the southeast, based on the topography of the area surrounding the Phase One Property, the location of Roseland Creek and the proximity to Lake Ontario.

There were no deviations from the Phase One ESA requirements specified in O. Reg. 153/04 or absence of information that have resulted in uncertainty that would affect the validity of the Phase One CSM.

8.0 CONCLUSIONS

Pinchin conducted this Phase One ESA in accordance with Part VII and Schedule D of O. Reg. 153/04. The purpose of the Phase One ESA was to assess the potential presence of environmental impacts at the Phase One Property due to activities at and near the Phase One Property in support of filing an RSC in accordance with O. Reg. 153/04.

Based on the findings of this Phase One ESA, Pinchin identified one PCA at the Phase One Property (i.e., on-Site) and three PCAs within the Phase One Study Area outside of the Phase One Property (i.e., off-Site). The off-Site PCAs are not considered to result in APECs at the Phase One Property given the

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distances from the Phase One Property and/or their downgradient or transgradient locations with respect to the inferred groundwater flow direction at the Phase One Property. The on-Site PCA has resulted in one APEC at the Phase One Property. It is Pinchin's opinion that this PCA may have impacted soil quality at the Phase One Property and, as such, results in an APEC at the Phase One Property that warrants further investigation prior to the submittal of an RSC.

Pinchin recommends that a Phase Two ESA be conducted at the Phase One Property as an "assessment of property conducted in accordance with the regulations by or under the supervision of a qualified person to determine the location and concentration of one or more contaminants in the land or water on, in or under the property". Pinchin concludes that one or more contaminants originating from the PCA located on the Phase One Property may have affected land on, in, or under the Phase One Property. Therefore, Pinchin recommends that a Phase Two ESA be conducted prior to filing an RSC for the Phase One Property.

It should be noted that the references and sources for the information used in evaluating the Phase One Property are provided in the relevant sections of this report. Specific references are also summarized in Section 9.0.

8.1 Signatures

This Phase One ESA was undertaken under the supervision of Erik Enders, P.Geo., QP_{ESA}, in accordance with the requirements of O. Reg. 153/04 to support the filing of an RSC for the Phase One Property. The conclusions and recommendations provided in this report represent the best judgement of the assessor based on the Site conditions observed on March 4, 2022, and a review of available historical information and information obtained from interviews.

We trust that the information provided in this report meets your current requirements.

8.2 Terms and Limitations

This Phase One ESA was performed in order to identify potential issues of environmental concern associated with the property located at 1396 Guelph Line in Burlington, Ontario (the Site), at the time of the Site reconnaissance. This Phase One ESA was performed in general compliance with currently acceptable practices for environmental site investigations, and specific Client requests, as applicable to this Site. This report was prepared for the exclusive use of Infinity Development Group (the Client) subject to the terms, conditions and limitations contained within the duly authorized proposal for this project. 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 parties. Pinchin accepts no responsibility for damages suffered by any third party as a result of decisions made or actions conducted.

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If additional parties require reliance on this report, written authorization from Pinchin will be required. Such reliance will only be provided by Pinchin following written authorization from the Client. Pinchin disclaims responsibility of consequential financial effects on transactions or property values, or requirements for follow-up actions and costs. No other warranties are implied or expressed. Pinchin will not provide results or information to any party unless disclosure by Pinchin is required by law.

The information provided in this report is based upon analysis of available documents, records and drawings, and personal interviews. In evaluating the Site, Pinchin has relied in good faith on information provided by other individuals noted in this report. Pinchin has assumed that the information provided is factual and accurate. In addition, the findings in this report are based, to a large degree, upon information provided by the current owner/occupant. Pinchin accepts 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 contained in reports that were reviewed. The scope of work for this Phase One ESA did not include a visual or intrusive investigation for designated substances (e.g., asbestos, mould, PCB-containing electrical equipment, etc.) and, therefore, these materials may be present at the Site.

Pinchin makes no other representations whatsoever, including those concerning the legal significance of its findings, or as to other legal matters touched on in this report, including, but not limited to, ownership of any property, or the application of any law to the facts set forth herein. With respect to regulatory compliance issues, regulatory statutes are subject to interpretation and these interpretations may change over time.

Ontario Regulation 153/04 does not apply to environmental auditing or environmental management systems. Therefore, with respect to Site operations and conditions, compliance with applicable federal, provincial or municipal acts, regulations, laws and/or statutes was not evaluated as part of the Phase One ESA.

9.0 REFERENCES

The following documents, persons or organizations provided information used in this report:

- Environmental Risk Information Services. 1396 Guelph Line, Burlington, Ontario. (ERIS Project #22022300192). February 28, 2022.
- Opta Information Intelligence. 1396 Guelph Line, Burlington, Ontario dated July 29, 2019.
- Pinchin Limited. Phase I Environmental Site Assessment, 1396 Guelph Line, Burlington, Ontario. August 14, 2019.

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- Province of Ontario. Environmental Protection Act R.S.O. 1990, c. E.19 and Ontario Regulation 153/04: Records of Site Condition – Part XV.1 of the Act. Last amended by Ontario Regulation 214/21 on March 18, 2021.

\\PIN-HAM-FS02\job\303000s\0303828.000 InfinityDev,1396Guelph,Burlington,POne\Deliverables\Phase One\303828 Phase One ESA Report 1396 Guelph Line Burlington ON Infinity Mar 11 2022.docx

Template: Master Report for RSC Phase One ESA Report, EDR, October 16, 2020

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10.0 APPENDICES

APPENDIX A
Tables

Table 1 - Table of Current and Past Uses of the Phase One Property

Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc
Pre-1810	Crown	Unknown	Agricultural or other use	None.
1810-1810	Joseph Brant	Unknown	Agricultural or other use	None.
1810-1811	Elizabeth MacDougall	Unknown	Agricultural or other use	None.
1811-1854	Benjamin Cousin	Unknown	Agricultural or other use	None.
1854-1874	Vickers Peart and Thomas Peart	Unknown	Agricultural or other use	None.
1874-1904	Thomas Peart	Unknown	Agricultural or other use	None.
1874-1904	Jacob Peart	Unknown	Agricultural or other use	None.
1904-1911	Jacob Peart and Arthur Wellesley Peart	Unknown	Agricultural or other use	None.
1904-1926	Arthur Wellesley Peart	Unknown	Agricultural or other use	None.
1911-1922	William Edwin Peart and Arthur Wellesley Peart	Unknown	Agricultural or other use	None.
1922-1922	Fanny Peart and Arthur Wellesley Peart	Unknown.	Agricultural or other use	None.
1922-1923	Thomas James Quail and Arthur Wellesley Peart	Unknown	Agricultural or other use	None.
1923-1923	Fanny Peart and Arthur Wellesley Peart	Unknown	Agricultural or other use	None.
1923-1926	James E. Jarvis, Arthur Wellesley Peart, Helen Sherriff Peart	Unknown	Agricultural or other use	None.

Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc
	and William Edwin Peart			
1926-1928	James E. Jarvis, Grant Sommerville Peart and his wife	Unknown	Agricultural or other use	None.
1941-1956	Grant Sommerville Peart and his wife	Vacant/undeveloped forested land.	Agricultural or other use	The 1934 and 1954 aerial photographs indicate that the Phase One Property is vacant/undeveloped forested land.
1928-1929	William Bowerbenk, Grant Sommerville Peart and his wife	Unknown	Agricultural or other use	None.
1929-1929	William C. Campbell, Grant Sommerville Peart and his wife	Unknown	Agricultural or other use	None.
1929-1941	Roy Kerno, Grant Sommerville Peart and his wife	Vacant/undeveloped forested land.	Agricultural or other use	The 1934 aerial photograph indicate that the Phase One Property is vacant/undeveloped forested land.
1941-1956	Grant Sommerville Peart and his wife, Ontario Hydro	Vacant/undeveloped forested land.	Agricultural or other use	The 1954 aerial photograph indicate that the Phase One Property is vacant/undeveloped forested land.
1956-1976	Ontario Hydro and Herman Hendrick Loves andMaria Helena Loves	Residential dwelling.	Residential use and commercial use	The 1961 and 1974 aerial photographs indicate that the Phase One Property has been developed with a structure on the southwest portion of the Site. The 1959, 1960, 1965, 1970 city directories indicate that the property is residential. The 1975 city directory indicates that the property is commercial.
1976-2021	Her Majesty the Queen in Right of Canada	Commercial building.	Commercial use	The 1986, 1992, 2005 and 2019 aerial photographs indicate that the Phase One Property has been redeveloped with a structure on the central portion of the Site. The 1980, 1985, 1990, 1995, 2000, 2005, 2010, and 2013 city directories indicate that the Phase One Property is occupied by Canada Post.
2021	Canada Port Corporation	Commercial building.	Commercial use	The Site Representative confirmed that the Phase One Property was occupied by Canada Post prior to acquisition in 2021.

Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc
December 7, 2021 to Present	2867372 Ontario Inc.	Commercial building.	Commercial use	The Site Building was occupied by a commercial operation at the time of Pinchin's Site reconnaissance.

Table 2 - Table of Potentially Contaminating Activities

PCA Designation	Location of Potentially Contaminating Activity	Potentially Contaminating Activity	Location of PCA (On-Site or Off-Site)	Distance from Phase One Property (metres)	Location Relative to Inferred Groundwater Flow Direction[1]	Contributing to an APEC at the Site (Yes/No)	Media Potentially Impacted (Ground Water, Soil and/or Sediment)
PCA-55	East portion of the Phase One Property	Item 55 - Transformer Manufacturing, Processing and Use	On-Site	NA – On-Site PCA	NA - On-Site PCA	Yes	Soil
PCA-0	Intersection of Guelph Line and Palmer Drive, located east-adjacent to the Phase One Property	Other - Spill	Off-Site	10	Transgradient/ Downgradient	No	Not Applicable
PCA-28	1326 Guelph Line	Item 28 - Gasoline and Associated Products Storage in Fixed Tanks	Off-Site	220	Downgradient	No	Not Applicable
PCA-27	1326 Guelph Line	Item 27 - Garages and Maintenance and Repair of Railcars, Marine Vehicles and Aviation Vehicles	Off-Site	220	Downgradient	No	Not Applicable

Notes:

APEC – Area of Potential Environmental Concern

PCA – Potentially Contaminating Activity

1 – Location of PCA relative to the Phase One Property in relation to the inferred groundwater flow direction in the Phase One Study Area

Table 3 - Table of Areas of Potential Environmental Concern

Area of Potential Environmental Concern[1]	Location of Area of Potential Environmental Concern on Phase One Property	Potentially Contaminating Activity[2]	Location of PCA (On-Site or Off-Site)	Contaminants of Potential Concern[3]	Media Potentially Impacted (Ground Water, Soil and/or Sediment)
APEC-1 (Oil-cooled transformer located east of the Site Building)	East portion of the Phase One Property.	Item 55 - Transformer Manufacturing, Processing and Use	On-Site	PHCs BTEX PCBs	Soil

Notes:

1 - Areas of potential environmental concern means the area on, in or under a phase one property where one or more contaminants are potentially present, as determined through the phase one environmental site assessment, including through,
(a) identification of past or present uses on, in or under the phase one property, and
(b) identification of potentially contaminating activity.

2 - Potentially contaminating activity means a use or activity set out in Column A of Table 2 of Schedule D that is occurring or has occurred in a phase one study area

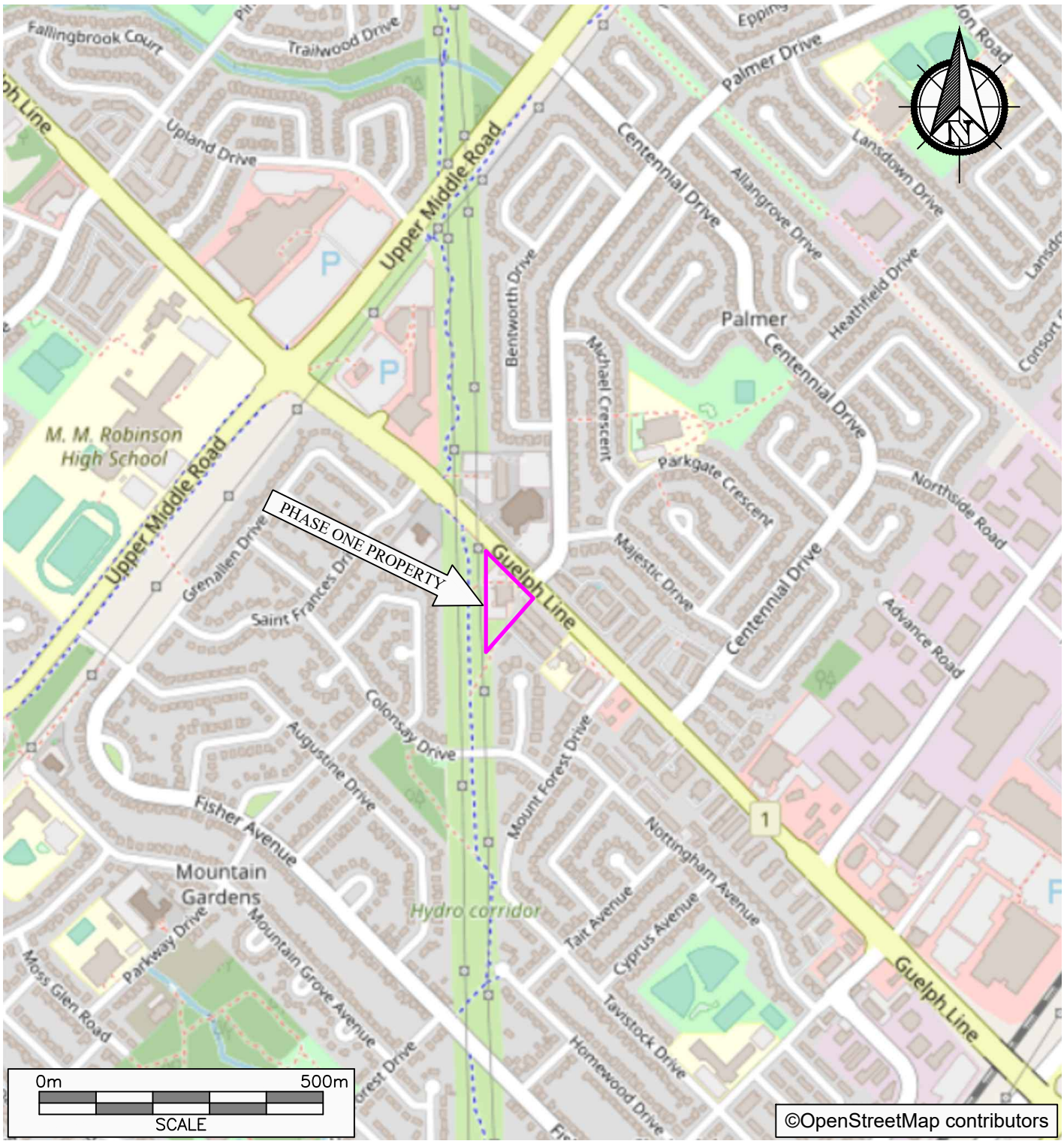
3 - When completing this column, identify all contaminants of potential concern using the Method Groups as identified in the Protocol for in the Assessment of Properties under Part XV.1 of the Environmental Protection Act, March 9, 2004, amended as of July 1, 2011, as specified below:

List of Method Groups:

ABNs	PCBs	Metals	Electrical Conductivity
CPs	PAHs	As, Sb, Se	Cr (VI)
1,4-Dioxane	THMs	Na	Hg
Dioxins/Furans, PCDDs/PCDFs	VOCs	B-HWS	Methyl Mercury
OCs	BTEX	Cl-	Low or high pH,
PHCs	Ca, Mg	CN-	SAR

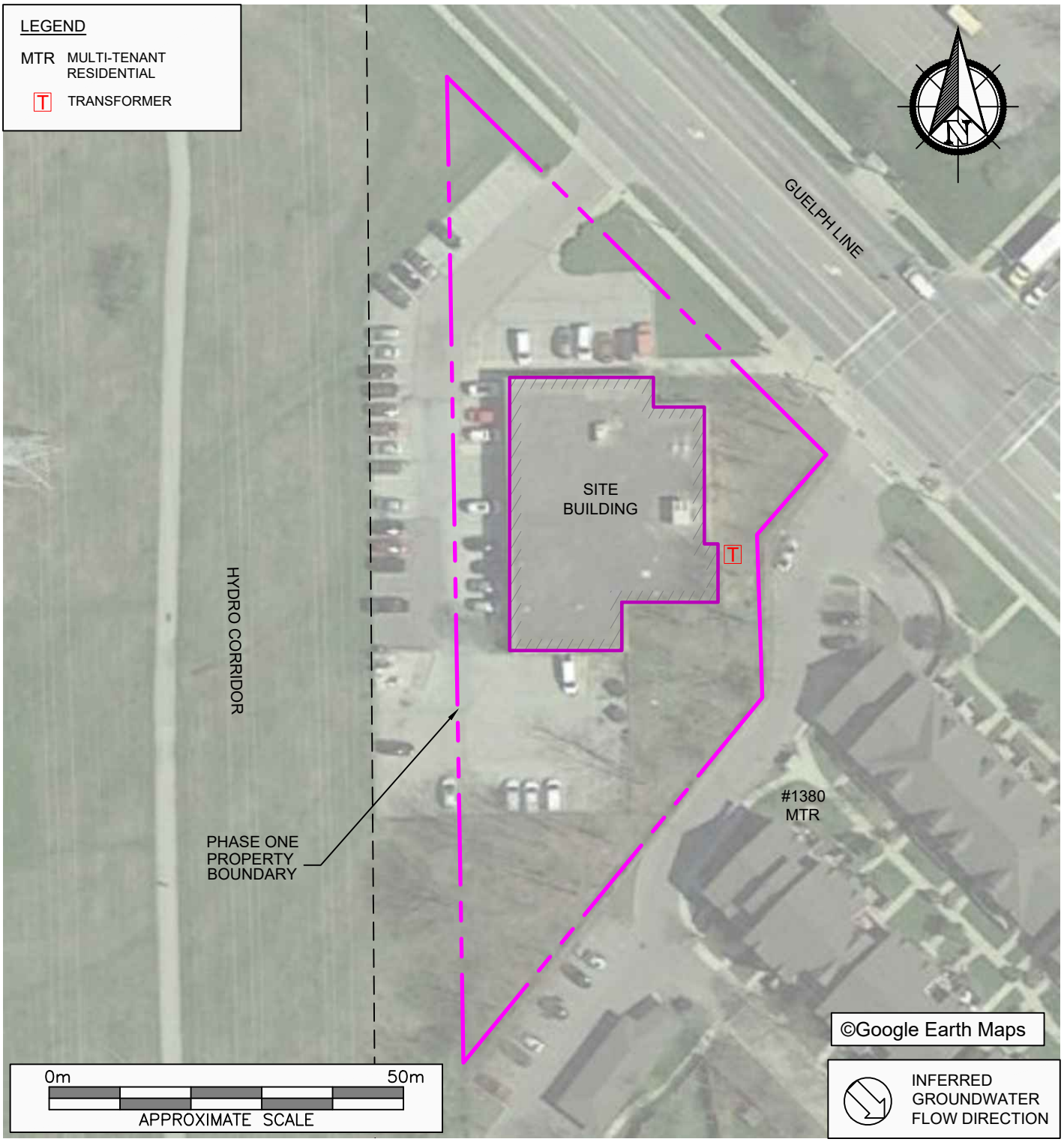
4 - When submitting a record of site condition for filing, a copy of this table must be attached

APPENDIX B
Figures



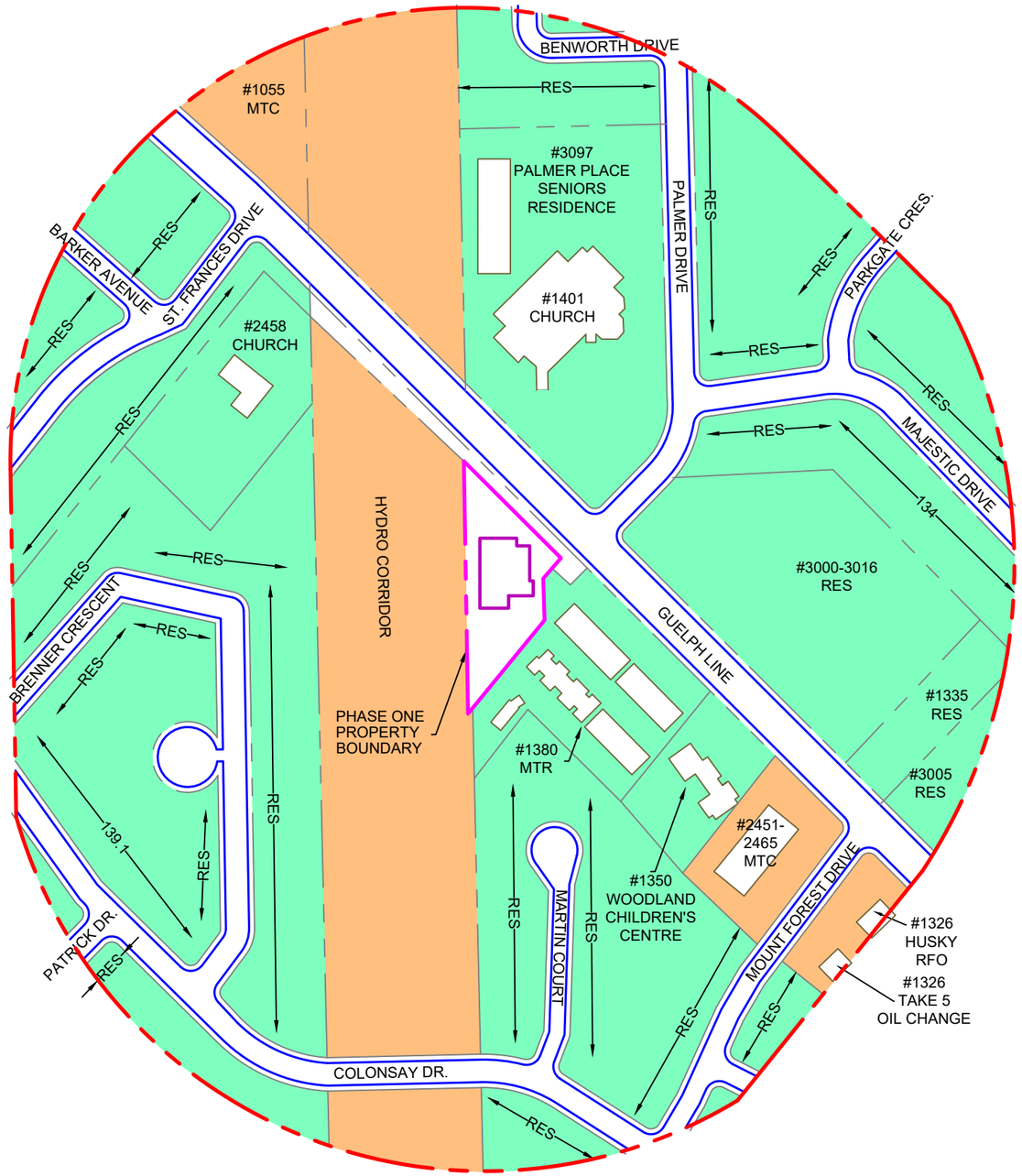
PINCHIN

PROJECT NAME: PHASE ONE ENVIRONMENTAL SITE ASSESSMENT		
CLIENT NAME: INFINITY DEVELOPMENT GROUP		
PROJECT LOCATION: 1396 GUELPH LINE, BURLINGTON, ONTARIO		
FIGURE NAME: KEY MAP		FIGURE NO.: 1
SCALE: AS SHOWN	PROJECT NO.: 303828	DATE: MARCH 2022



PINCHIN

PROJECT NAME: PHASE ONE ENVIRONMENTAL SITE ASSESSMENT			
CLIENT NAME: INFINITY DEVELOPMENT GROUP			
PROJECT LOCATION: IN1396 GUELPH LINE, BURLINGTON, ONTARIO			
FIGURE NAME: PHASE ONE PROPERTY			FIGURE NO.: 2
SCALE: AS SHOWN	PROJECT NO.: 303828	DATE: MARCH 2022	



0m 150m
APPROXIMATE SCALE

INFERRED GROUNDWATER FLOW DIRECTION

LEGEND

RES	RESIDENTIAL
MTR	MULTI-TENANT RESIDENTIAL
MTC	MULTI-TENANT COMMERCIAL
RFO	RETAIL FUEL OUTLET

- PHASE ONE STUDY AREA BOUNDARY
- SITE BUILDING
- RESIDENTIAL USE / PARKLAND USE / INSTITUTIONAL USE
- INDUSTRIAL USE / COMMERCIAL USE / COMMUNITY USE

PINCHIN

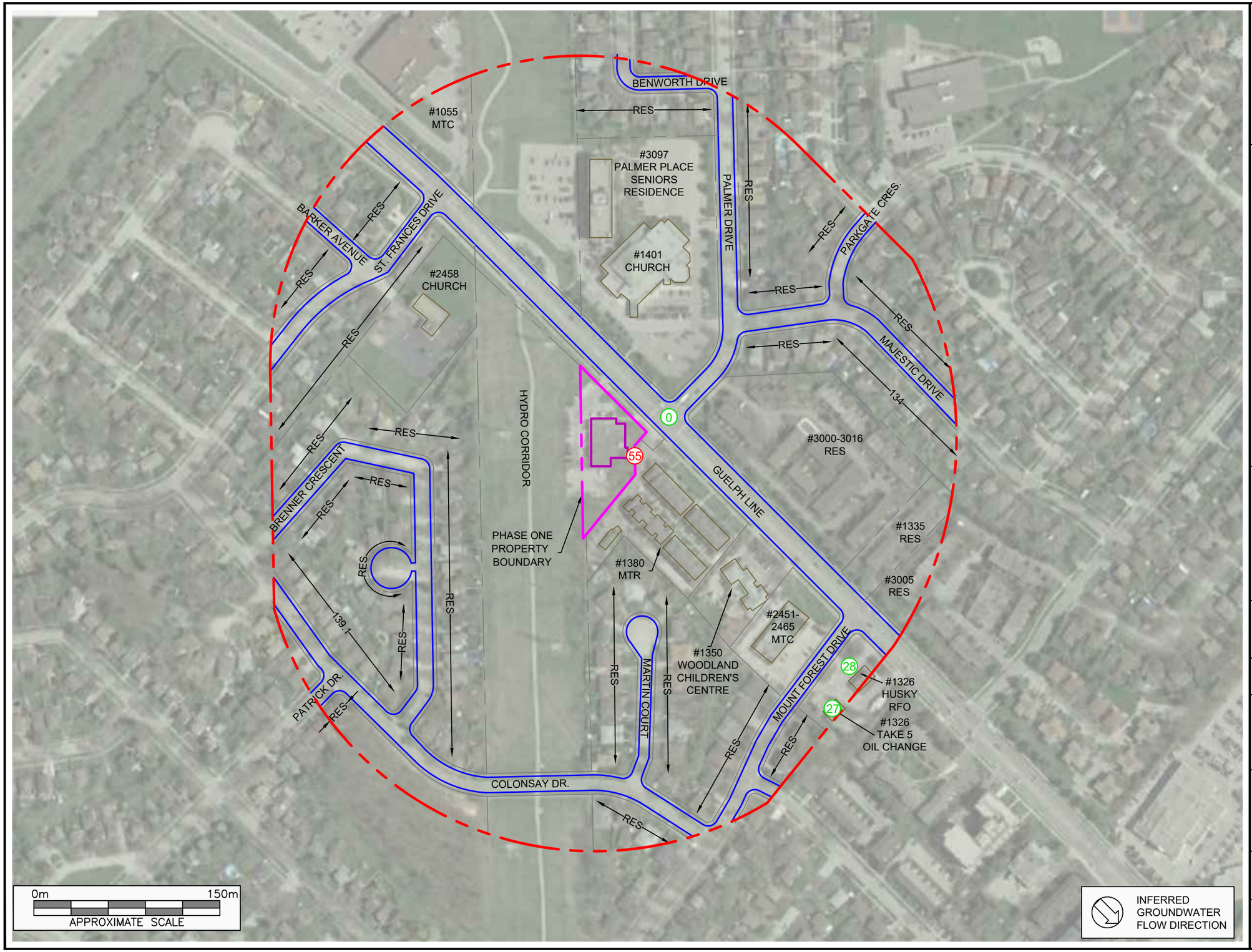
PROJECT NAME
PHASE ONE ENVIRONMENTAL SITE ASSESSMENT

CLIENT NAME
INFINITY DEVELOPMENT GROUP

PROJECT LOCATION
1396 GUELPH LINE
BURLINGTON, ONTARIO

FIGURE NAME
PHASE ONE STUDY AREA

SCALE	PROJECT NO.
AS SHOWN	303828
DATE	FIGURE NO.
MARCH 2022	3



LEGEND

RES	RESIDENTIAL
MTR	MULTI-TENANT RESIDENTIAL
MTC	MULTI-TENANT COMMERCIAL
RFO	RETAIL FUEL OUTLET
	PHASE ONE STUDY AREA BOUNDARY
	SITE BUILDING
PCA	POTENTIALLY CONTAMINATING ACTIVITIES
#	PCA NUMBER CONTRIBUTES TO AN APEC
#	PCA NUMBER DOES NOT CONTRIBUTE TO AN APEC

PINCHIN

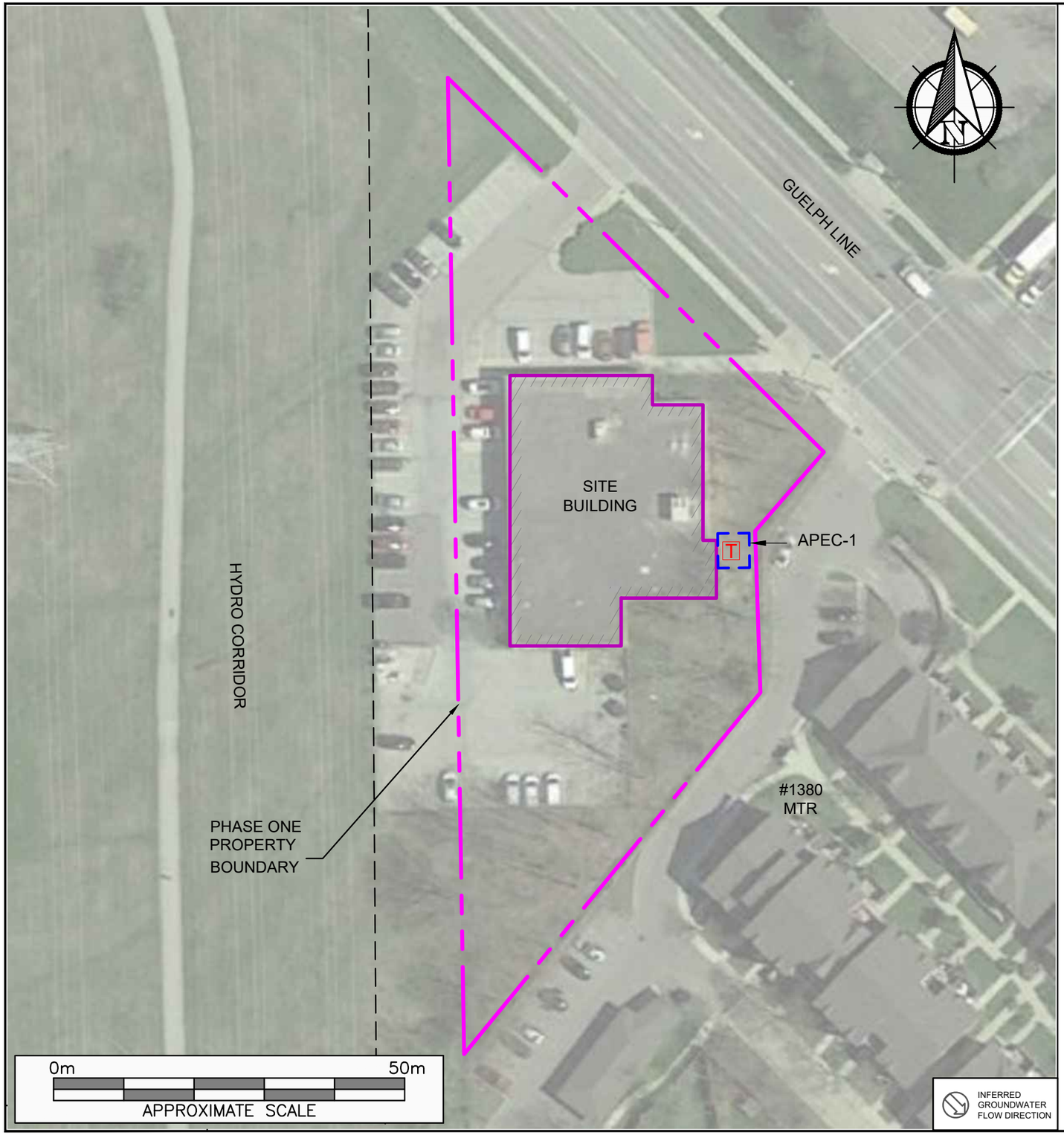
PROJECT NAME
PHASE ONE ENVIRONMENTAL SITE ASSESSMENT

CLIENT NAME
INFINITY DEVELOPMENT GROUP

PROJECT LOCATION
1396 GUELPH LINE
BURLINGTON, ONTARIO

FIGURE NAME
POTENTIALLY CONTAMINATING ACTIVITIES

SCALE	PROJECT NO.
AS SHOWN	303828
DATE	FIGURE NO.
MARCH 2022	4



Area of Potential Environmental Concern[1]	Location of Area of Potential Environmental Concern on Phase One Property	Potentially Contaminating Activity[2]	Location of PCA (On-Site or Off-Site)	Contaminants of Potential Concern[3]	Media Potentially Impacted (Ground Water, Soil and/or Sediment)
APEC-1 (Oil-cooled transformer located east of the Site Building)	East portion of the Phase One Property.	Item 55 - Transformer Manufacturing, Processing and Use	On-Site	PHCs BTEX PCBs	Soil

N

LEGEND

- SITE BUILDING
- SITE BOUNDARY
- APEC — AREA OF POTENTIAL ENVIRONMENTAL CONCERN
- APEC
- MTR — MULTI-TENANT RESIDENTIAL
- T — TRANSFORMER

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PINCHIN

PROJECT NAME:
PHASE ONE ENVIRONMENTAL SITE ASSESSMENT

CLIENT NAME:
INFINITY DEVELOPMENT GROUP

PROJECT LOCATION:
1396 GUELPH LINE
BURLINGTON, ONTARIO

FIGURE NAME:
AREAS OF POTENTIAL ENVIRONMENTAL CONCERN

PROJECT NUMBER:	SCALE:
303828	AS SHOWN
DRAWN BY:	REVIEWED BY:
SIN	MS
DATE:	FIGURE NUMBER:
MARCH 2022	5

APPENDIX C

Photographs



Photo 1 – Southwest elevation of the Site Building, looking east.



Photo 2 – Southeast elevation of the Site Building, looking northwest.

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Photo 3 – Northeast elevation of the Site Building, looking southwest.



Photo 4 – Northwest elevation of the Site Building, looking south.

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Photo 5 – Looking southwest from the Phase One Property.



Photo 6 – Looking southeast from the Phase One Property across the intersection of Guelph Line and Palmer Drive.

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Photo 7 – Looking northeast from the Phase One Property, across Guelph Line.



Photo 8 – Looking northwest from the Phase One Property.

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Photo 9 – Pad-mounted transformer located along the south property line of the Phase One Property.

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APPENDIX D

Survey Plan

TOPOGRAPHIC SURVEY OF

PART OF LOT 16
CONCESSION 2 SOUTH OF DUNDAS STREET
GEOGRAPHIC TOWNSHIP NELSON
IN THE
CITY OF BURLINGTON
REGIONAL MUNICIPALITY OF HALTON

SCALE 1 : 200

2 1 0 5 METRES

ASHENHURST NOUWENS & ASSOCIATES INC.

COPYRIGHT 2021 ©

METRIC NOTE

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

REGISTERED EASEMENTS AND/OR RIGHT-OF-WAY.

SUBJECT TO EASEMENT AS IN INSTRUMENT No.221516 AND TOGETHER WITH 345237

THIS SURVEY WAS PREPARED FOR INFINITY DEVELOPMENT AND THE UNDERSIGNED ACCEPTS NO RESPONSIBILITY FOR USE BY OTHER PARTIES.

BENCHMARK

CITY OF BURLINGTON BENCHMARK No.397

BRASS PLAQUE ON THE EASTERLY FACE OF POSTAL STATION "B" ON THE WEST SIDE GUELPH LINE OPPOSITE PLAMER DRIVE. PLAQUE IS LOCATED ,,25M SOUTH WESTERLY FROM THE SOUTHEAST CORNER AND 0.45 M ABOVE GRADE.

ELEVATION= 131.500M (DATUM CGVD 1928:1978)

NOTE

NOTE THE LOCATION OF THE FENCES ALONG THE WEST AND SOUTH LIMITS OF THE PROPERTY AS SHOWN ON THE SURVEY

NOTE THE LOCATION OF THE ASPHALT DRIVEWAYS & PARKING AREA

BEARING NOTE

BEARINGS ARE ASTRONOMIC AND ARE REFERRED TO THE SOUTH WEST LIMIT OF GUELPH LINE AS SHOWN ON PLAN 20R-10788 HAVING A BEARING OF N45°01'00"W

LEGEND

■	DENOTES	FOUND
□	DENOTES	PLANTED
IB	DENOTES	IRON BAR
SIB	DENOTES	STANDARD IRON BAR
RIB	DENOTES	ROUND IRON BAR
M	DENOTES	MEASURED
OU	DENOTES	ORIGIN UNKNOWN
WIT	DENOTES	WITNESS
P1	DENOTES	PLAN 20R-10788
P2	DENOTES	PLAN 20R-10776
P3	DENOTES	PLAN 20R-10519
P4	DENOTES	PLAN 20R-10505
P5	DENOTES	PLAN 20R-2609
P6	DENOTES	PLAN 20R-1066
BF	DENOTES	BOARD FENCE
CLF	DENOTES	CHAIN LINK FENCE
CT	DENOTES	CONIFEROUS TREE
DT	DENOTES	DECIDUOUS TREE
FF	DENOTES	FIRST FLOOR ELEVATION
GF	DENOTES	GARAGE FLOOR ELEVATION
MF	DENOTES	METAL FENCE
MH	DENOTES	MANHOLE
OH	DENOTES	OVERHEAD UTILITY
TNFH	DENOTES	TOP NUT OF FIRE HYDRANT
WV	DENOTES	WATER VALVE
CB	DENOTES	CATCH BASIN
UP	DENOTES	UTILITY POLE
TL	DENOTES	TRAFFIC LIGHT
646	DENOTES	R. G. SEWELL O.L.S.
Y	DENOTES	YATES z& YATES O.L.S.

SURVEYOR'S CERTIFICATE

I CERTIFY THAT:

1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT, THE SURVEYORS ACT, THE LAND TITLES ACT AND THE REGULATIONS MADE UNDER THEM.

2. THE SURVEY WAS COMPLETED ON THE 30TH DAY OF NOVEMBER, 2021

DEC 20, 2021
DATE

HARRY KALANTZAKOS
ONTARIO LAND SURVEYOR

ASSOCIATION OF ONTARIO LAND SURVEYORS
PLAN SUBMISSION FORM
2180257

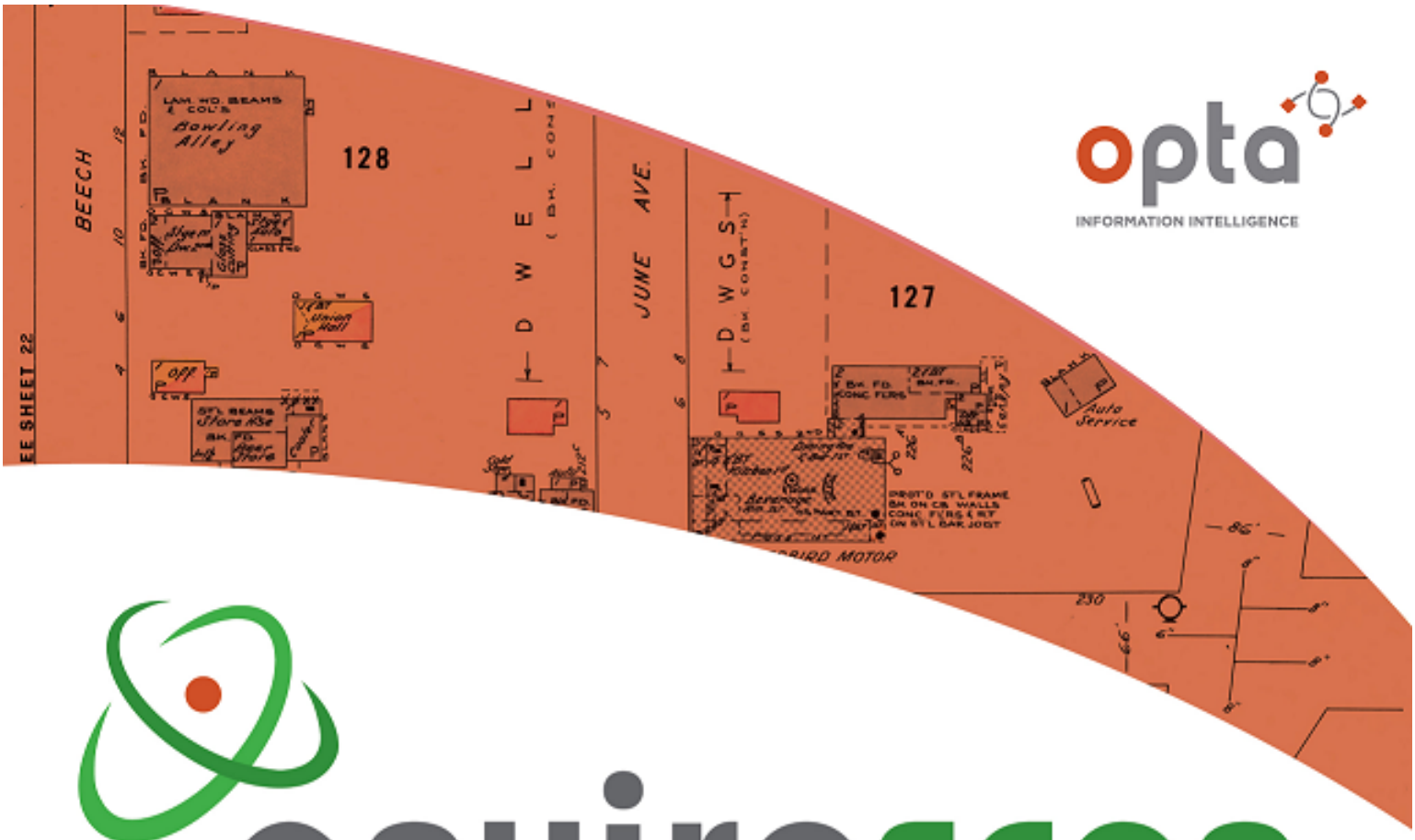
THIS PLAN IS NOT VALID UNLESS IT IS AN EMBOSSED ORIGINAL COPY ISSUED BY THE SURVEYOR
In accordance with Regulation 1026, Section 29(3)

ASHENHURST NOUWENS & ASSOCIATES INC.
PROFESSIONAL ENGINEERS & ONTARIO LAND SURVEYORS
225 KING WILLIAM STREET, SUITE 204, HAMILTON, ONTARIO L8R 1B1
TELEPHONE: (905) 529-6316
(905) 529-4314
FAX: (905) 529-6651
e-mail: anl@AshenhurstNouwens.ca
SINCE 1956

DRAWN BY	CALC'D BY	CHK'D BY	FILE No.
W.S.	W.S.	H.K.	21--230 TOPO

APPENDIX E

Opta Records



opta
INFORMATION INTELLIGENCE

enviroscan







An SCM Company

175 Commerce Valley Drive W
Markham, Ontario L3T 7Z3

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

Report Completed By:

Swati

Site Address:

1396 Guelph Line Burlington ON Canada

Project No:

20190722045

Opta Order ID:

63745

Requested by:

Eleanor Goolab
ERIS

Date Completed:

7/29/2019 11:47:02 AM

Project Name: 1396 Guelph Line Burlington ON

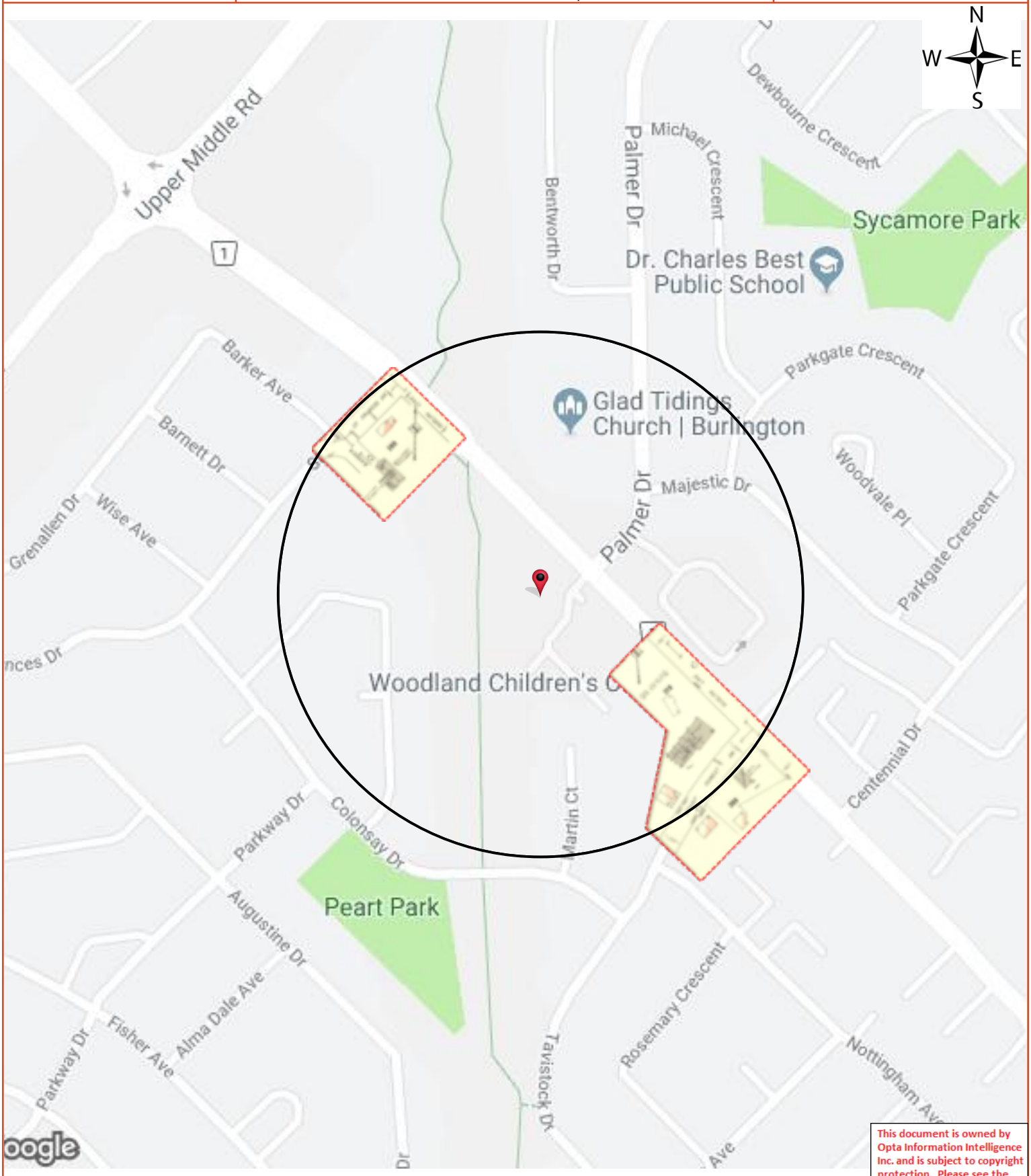
Project #: 20190722045
P.O. #: 242912.001

ENVIROSCAN Report

Search Area: 1396 Guelph Line Burlington ON Canada

Requested by:
Eleanor Goolab
Date Completed: 07/29/2019 11:47:02

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Report

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Governing Document

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

Law

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

Project Name: 1396 Guelph Line
Burlington ON

Project #: 20190722045
P.O. #: 242912.001

ENVIROSCAN Report

Report Index

Requested by:
Eleanor Goolab
Date Completed: 07/29/2019 11:47:02

OPTA INFORMATION INTELLIGENCE

Page	Report Title
6	(1971) Volume: Burlington Firemap: 26
8	(1971) Volume: Burlington Firemap: 27

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W E
S

Project Name: 1396 Guelph Line
Burlington ON

Project #: 20190722045
P.O. #: 242912.001

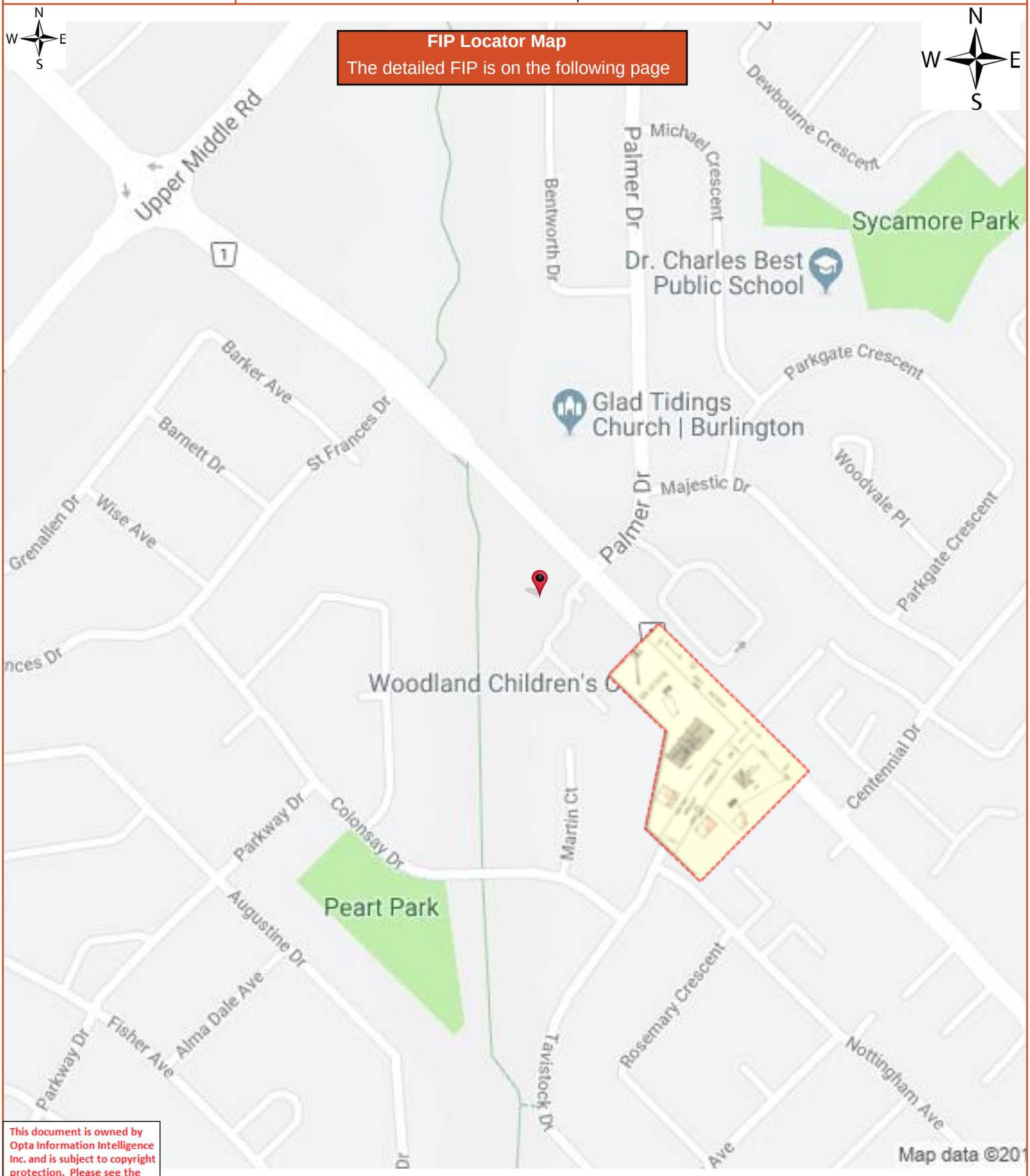
ENVIROSCAN Report

1971 Volume: Burlington Firemap: 26
Burlington Plan: 296 (1971)
Sheet: 26 (1971)

Requested by:
Eleanor Goolab
Date Completed: 07/29/2019 11:47:02

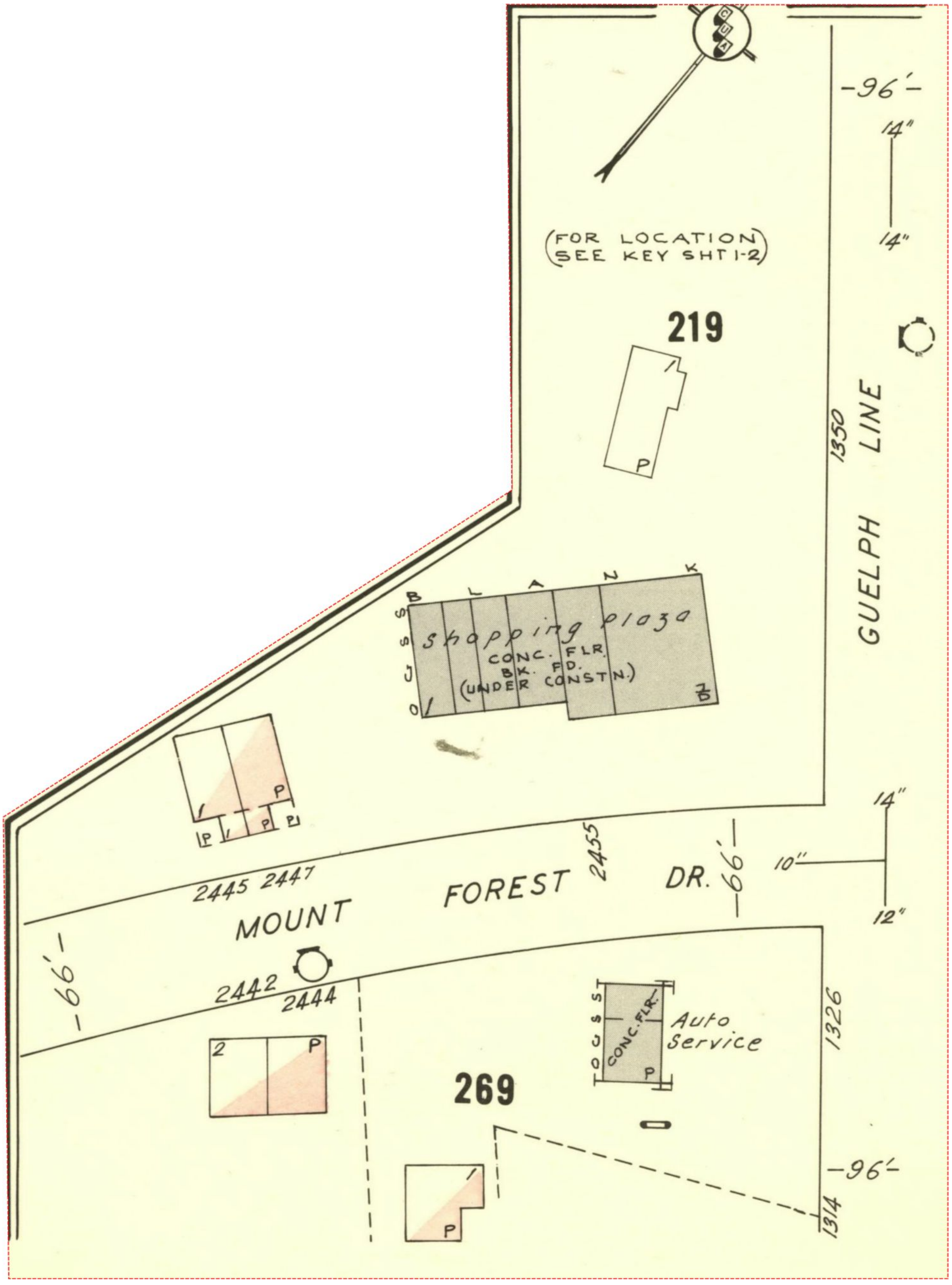
enviroscan
OPTA INFORMATION INTELLIGENCE

FIP Locator Map
The detailed FIP is on the following page



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Project Name: 1396 Guelph Line
Burlington ON

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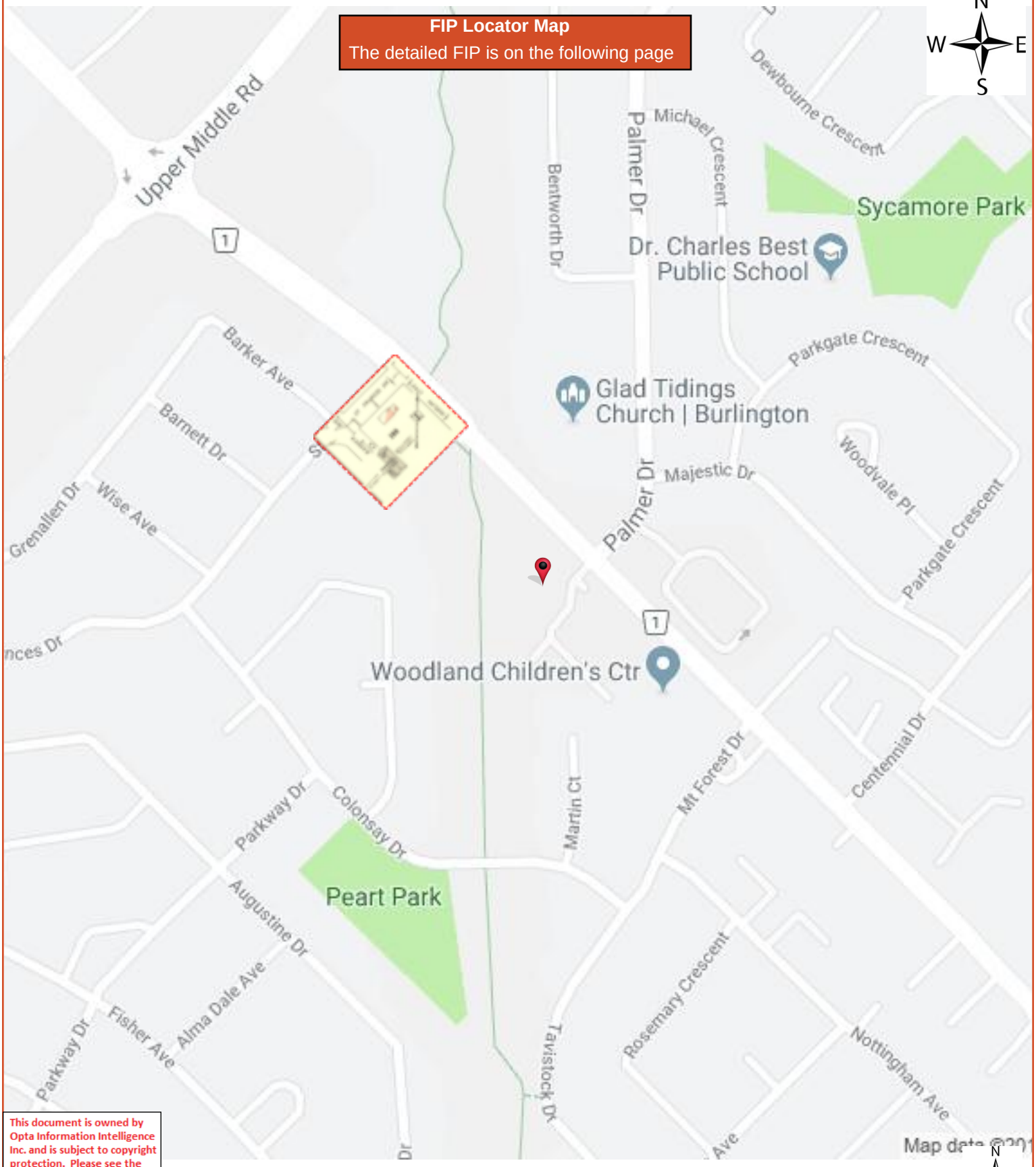
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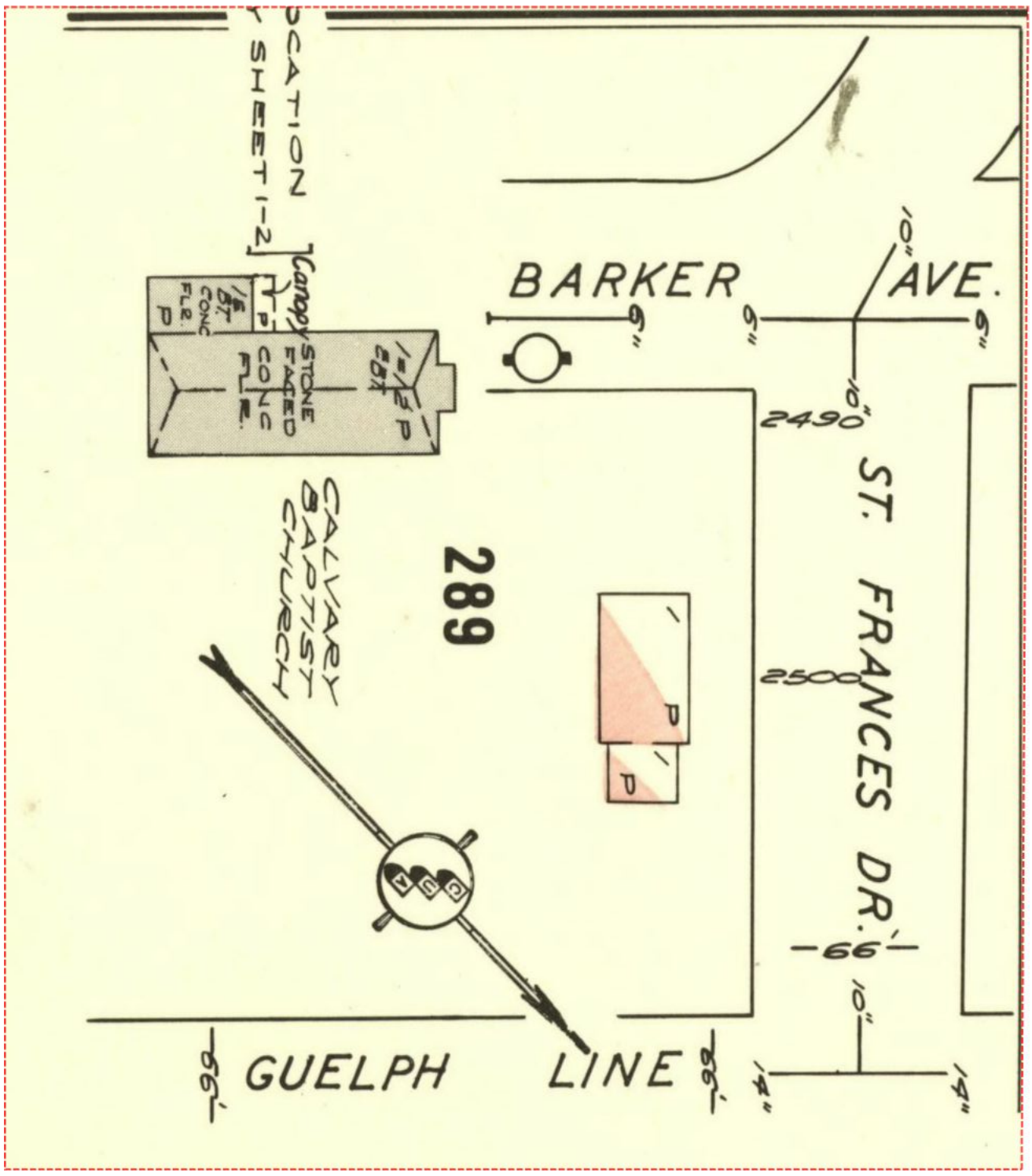
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Burlington Plan: 296 (1971)
Sheet: 27 (1971)



APPENDIX F

Chain of Title Search Results

PROPERTY DESCRIPTION: PT LT 16, CON 2 SOUTH OF DUNDAS STREET, PART 1 & 2, 20R1066, PT LT 16, CON 2 SOUTH OF DUNDAS STREET, PART 1, 20R2609, EXCEPT PTS 1, 2, & 3 20R10505, T/W 345237; S/T 221516 BURLINGTON/NELSON TWP

PROPERTY REMARKS:

ESTATE/QUALIFIER:
FEE SIMPLE
LT CONVERSION QUALIFIED

RECENTLY:
FIRST CONVERSION FROM BOOK

PIN CREATION DATE:
1996/01/18

OWNERS' NAMES
2867372 ONTARIO INC.

CAPACITY SHARE
ROWN

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
EFFECTIVE 2000/07/29 THE NOTATION OF THE "BLOCK IMPLEMENTATION DATE" OF 1996/01/18 ON THIS PIN						
WAS REPLACED WITH THE "PIN CREATION DATE" OF 1996/01/18						
*** PRINTOUT INCLUDES ALL DOCUMENT TYPES AND DELETED INSTRUMENTS SINCE 1996/01/17 ***						
***SUBJECT, ON FIRST REGISTRATION UNDER THE LAND TITLES ACT, TO:*						
*** SUBSECTION 44(1) OF THE LAND TITLES ACT, EXCEPT PARAGRAPH 11, PARAGRAPH 14, PROVINCIAL SUCCESSION DUTIES **						
*** AND ESCHEATS OR FORFEITURE TO THE CROWN.*						
*** THE RIGHTS OF ANY PERSON WHO WOULD, BUT FOR THE LAND TITLES ACT, BE ENTITLED TO THE LAND OR ANY PART OF*						
*** IT THROUGH LENGTH OF ADVERSE POSSESSION, PRESCRIPTION, MISDESCRIPTION OR BOUNDARIES SETTLED BY*						
*** CONVENTION.*						
*** ANY LEASE TO WHICH THE SUBSECTION 70(2) OF THE REGISTRY ACT APPLIES.*						
***DATE OF CONVERSION TO LAND TITLES: 1996/01/18 ***						
119980	1961/01/25	BYLAW				C
221516	1967/04/12	TRANSFER EASEMENT			THE BELL TELEPHONE COMPANY OF CANADA	C
20R1066	1973/10/23	PLAN REFERENCE				C
20R2609	1976/05/05	PLAN REFERENCE				C
433891	1976/06/01	TRANSFER		*** COMPLETELY DELETED ***	HER MAJESTY THE QUEEN IN RIGHT OF CANADA	
434293	1976/06/07	TRANSFER		*** COMPLETELY DELETED ***	HER MAJESTY THE QUEEN IN RIGHT OF CANADA	
HR1844004	2021/11/12	APL (GENERAL)		CANADA POST CORPORATION		C

NOTE: ADJOINING PROPERTIES SHOULD BE INVESTIGATED TO ASCERTAIN DESCRIPTIVE INCONSISTENCIES, IF ANY, WITH DESCRIPTION REPRESENTED FOR THIS PROPERTY.
NOTE: ENSURE THAT YOUR PRINTOUT STATES THE TOTAL NUMBER OF PAGES AND THAT YOU HAVE PICKED THEM ALL UP.

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
	REMARKS: AMEND OWNERSHIP					
HR1850535	2021/12/07	TRANSFER	$1,600,000	CANADA POST CORPORATION	2867372 ONTARIO INC.	C
	REMARKS: PLANNING ACT STATEMENTS.					
HR1850536	2021/12/07	CHARGE	$900,000	2867372 ONTARIO INC.	BANK OF MONTREAL	C
HR1850537	2021/12/07	NO ASSGN RENT GEN		2867372 ONTARIO INC.	BANK OF MONTREAL	C
	REMARKS: HR1850536.					

20R1066

PLAN MATERIAL	
Plastic Material	Mylar
Gauge	+ 0.003 Inch
Process	+ Photographic
Ink	– Special "T"

I REQUIRE THIS PLAN TO BE DEPOSITED UNDER PART II OF THE REGISTRY ACT.

DATE 19 Oct. 73

B. Feeley O.L.S.

B. FEELEY

RECEIVED AND DEPOSITED AS

PLAN 20R 1066

DATE 23 Oct. 1973.

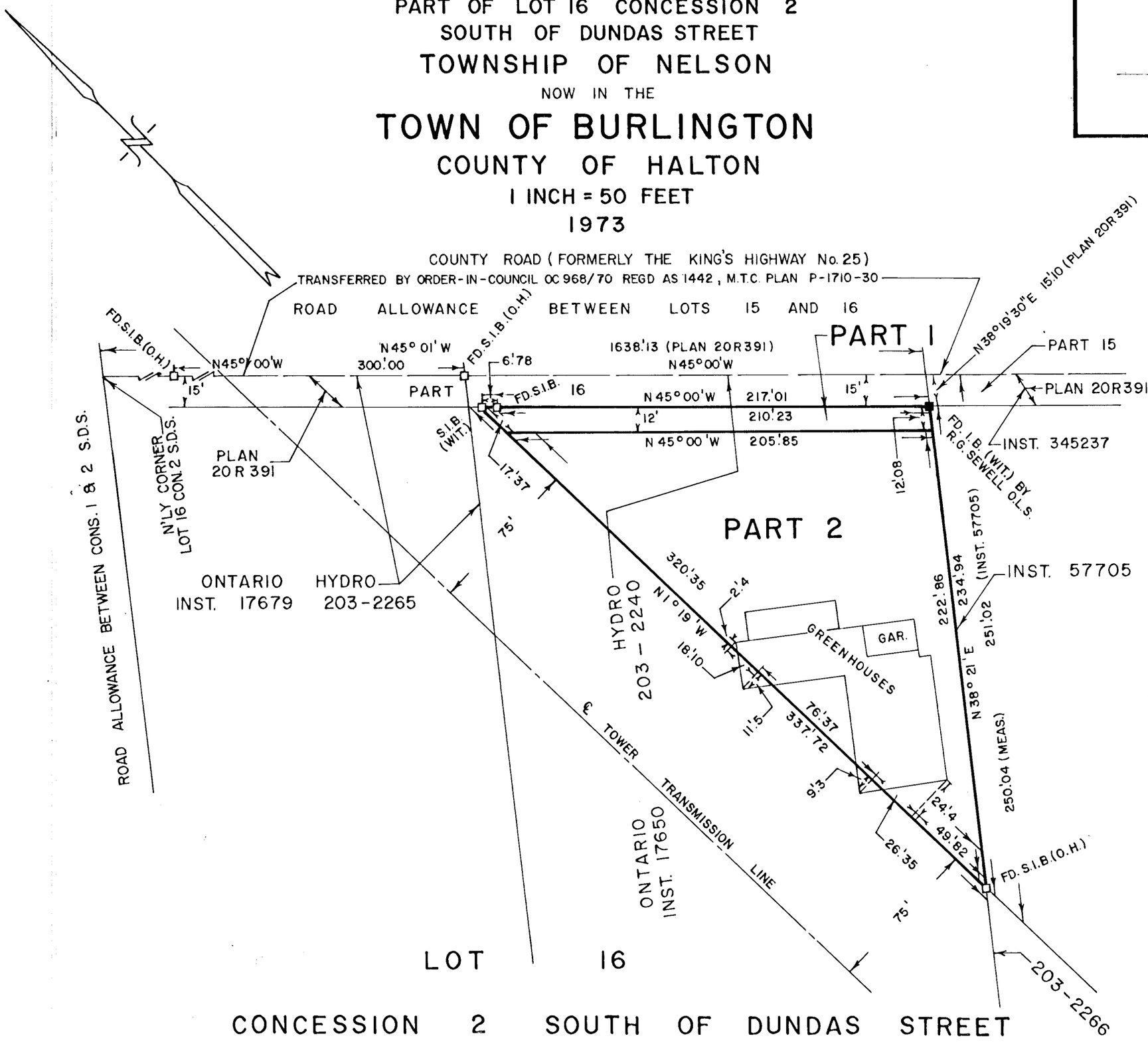
Alma Marsh
LAND REGISTRAR FOR THE REGISTRY DIVISION OF HALTON (No. 20)

PLAN OF SURVEY OF PART OF LOT 16 CONCESSION 2 SOUTH OF DUNDAS STREET TOWNSHIP OF NELSON NOW IN THE TOWN OF BURLINGTON COUNTY OF HALTON

1 INCH = 50 FEET

1973

PART	LOT	CONCESSION	INSTRUMENT	AREA IN ACRES
1	16	2, S.D.S.	17650	0.058
2				0.523



BEARINGS ARE ASTRONOMIC DERIVED FROM THE BEARING N 45° 00'W OF THE NORTHEASTERLY LIMIT OF LOT 16 CONCESSION 2 SOUTH OF DUNDAS STREET, TOWNSHIP OF NELSON NOW IN THE TOWN OF BURLINGTON AS SHOWN ON ONTARIO HYDRO PLAN 203-2265 ATTACHED TO INST. 17679.

O.H DENOTES ONTARIO HYDRO

M.T.C. DENOTES MINISTRY OF TRANSPORTATION AND COMMUNICATIONS.

HANGING LINES WERE VERIFIED.

CAUTION

THIS PLAN IS NOT A PLAN OF SUBDIVISION WITHIN THE MEANING OF SECTION 29, 32 OR 33 OF THE PLANNING ACT.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT :

1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT AND THE REGISTRY ACT AND THE REGULATIONS MADE THEREUNDER;
2. THE SURVEY WAS COMPLETED ON THE 27th DAY OF SEPTEMBER 1973.

19 Oct. 73 B. Feeley O.L.S.

B. FEELEY
For D.H. RICHARDSON O.L.S.
CHIEF SURVEYOR

THE HYDRO-ELECTRIC POWER COMMISSION OF ONTARIO SURVEY DEPARTMENT	DATE OCT. 10, 1973			PLAN No.
RICHVIEW T.S. – BURLINGTON T.S. NA 88 X 39	DR. J.F.	CKD.	H.F.P.	203TD18298C

B 46-279 599534

PLAN OF SURVEY
OF PART OF LOT 16, CONCESSION II SOUTH OF DUNDAS STREET
TOWNSHIP OF NELSON
NOW IN THE
TOWN OF BURLINGTON
COUNTY OF HALTON

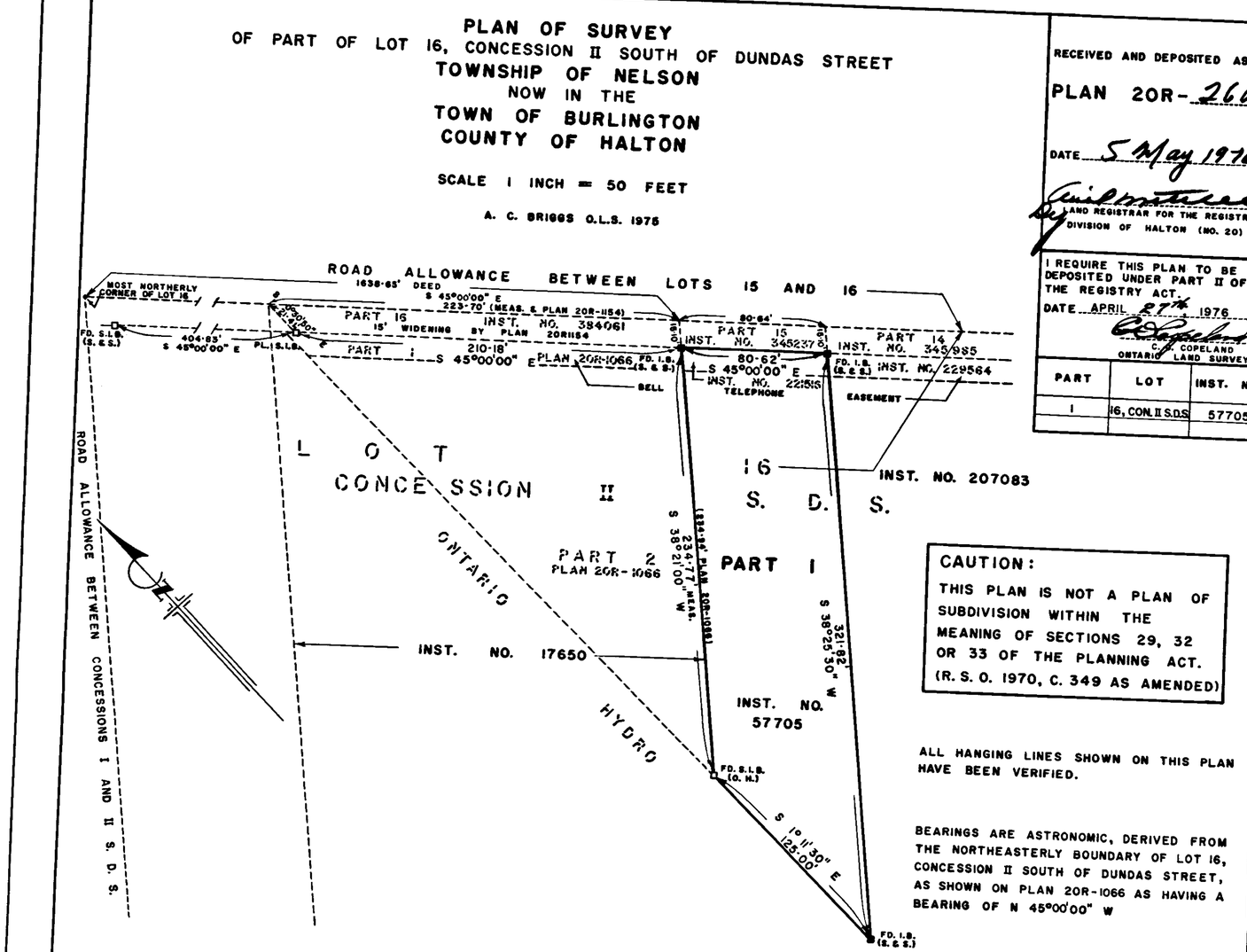
SCALE 1 INCH = 50 FEET

A. C. BRIGGS O.L.S. 1975

RECEIVED AND DEPOSITED AS
PLAN 20R-2609
DATE 5 May 1976
LAND REGISTRAR FOR THE REGISTRY DIVISION OF HALTON (NO. 20)

I REQUIRE THIS PLAN TO BE DEPOSITED UNDER PART II OF THE REGISTRY ACT.
DATE APRIL 27th 1976
C. C. COPELAND
ONTARIO LAND SURVEYOR

PART	LOT	INST. NO.
1	16, CON. II S.D.S.	57705



CAUTION:
THIS PLAN IS NOT A PLAN OF SUBDIVISION WITHIN THE MEANING OF SECTIONS 29, 32 OR 33 OF THE PLANNING ACT. (R. S. O. 1970, C. 349 AS AMENDED)

ALL HANGING LINES SHOWN ON THIS PLAN HAVE BEEN VERIFIED.

BEARINGS ARE ASTRONOMIC, DERIVED FROM THE NORTHEASTERLY BOUNDARY OF LOT 16, CONCESSION II SOUTH OF DUNDAS STREET, AS SHOWN ON PLAN 20R-1066 AS HAVING A BEARING OF N 45°00'00" W

- ⊙ S.I.B. – DENOTES 1" X 1" X 4' STANDARD IRON BAR
- ● I.B. – DENOTES 5/8" X 5/8" X 2' IRON BAR
- FD. – DENOTES FOUND
- PL. – DENOTES PLANTED
- S. & S. – DENOTES SEWELL AND SEWELL O. L. S.
- O. H. – DENOTES ONTARIO HYDRO

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT:

1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH THE SURVEYS ACT AND THE REGISTRY ACT AND THE REGULATIONS MADE THEREUNDER
2. THE SURVEY WAS COMPLETED ON THE 14TH DAY OF MARCH 1975

APRIL 14, 1976

A. C. BRIGGS
ONTARIO LAND SURVEYOR
DEPARTMENT OF PUBLIC WORKS (CANADA)

204101

16X

PLAN OF SURVEY OF

PART OF LOT 16
CONCESSION 2 S.D.S.

(GEOGRAPHIC TOWNSHIP OF NELSON)

CITY OF BURLINGTON

REGIONAL MUNICIPALITY OF HALTON

SCALE – 1 : 2 0 0

0m 2 4 6 8m

YATES & YATES LIMITED
ONTARIO LAND SURVEYORS
1991

I REQUIRE THIS PLAN TO BE DEPOSITED UNDER THE REGISTRY ACT.

DATE – APRIL 11, 1991.

M. J. TERRY
ONTARIO LAND SURVEYOR

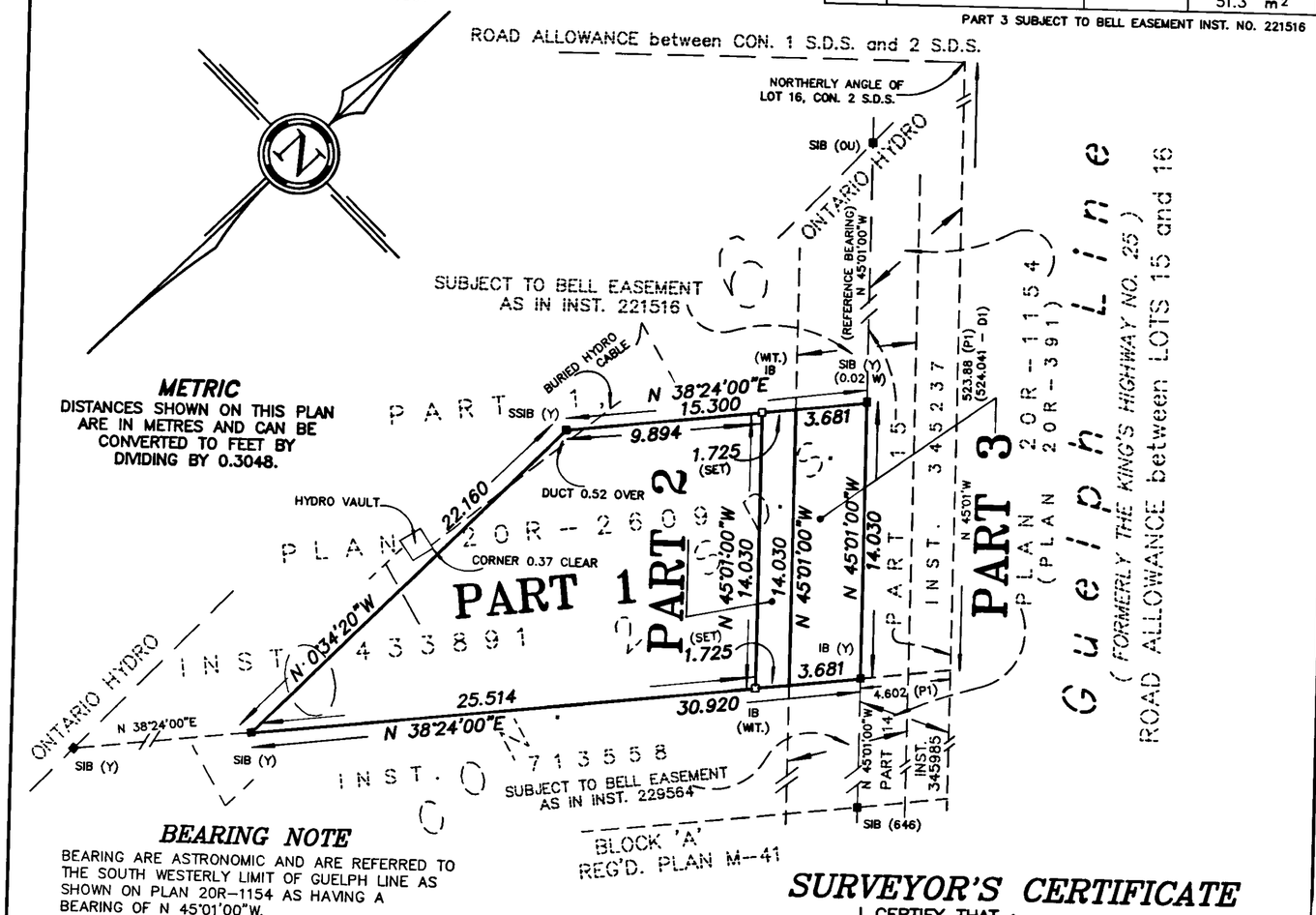
PLAN 20R–10505
RECEIVED AND DEPOSITED
DATE – SEPT. 5, 1991

Sandra E. Shepherd
LAND REGISTRAR FOR
THE REGISTRY DIVISION
OF HALTON 20

SCHEDULE

PART	LOCATION	INST. NO.	AREA
1	PART OF LOT 16 CONCESSION 2 S.D.S.	433891	246.7 m^2
2			24.0 m^2
3			51.3 m^2

PART 3 SUBJECT TO BELL EASEMENT INST. NO. 221516



METRIC

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

BEARING NOTE

BEARING ARE ASTRONOMIC AND ARE REFERRED TO THE SOUTH WESTERLY LIMIT OF GUELPH LINE AS SHOWN ON PLAN 20R–1154 AS HAVING A BEARING OF N 45°01'00"W.

LEGEND

- ■ DENOTES SURVEY MONUMENT FOUND
- □ DENOTES SURVEY MONUMENT SET
- SIB – DENOTES STANDARD IRON BAR
- SSIB – DENOTES SHORT STANDARD IRON BAR
- IB – DENOTES IRON BAR
- WIT – DENOTES WITNESS
- OU – DENOTES ORIGIN UNKNOWN
- Y – DENOTES YATES & YATES LTD., O.L.S.
- 646 – DENOTES R. G. SEWELL, O.L.S.
- P1 – DENOTES PLAN 20R–1154
- D1 – DENOTES INST. NO. 713558

CAUTION – THIS PLAN IS NOT A PLAN OF SUBDIVISION WITHIN THE MEANING OF THE PLANNING ACT.

SURVEYOR'S CERTIFICATE

I CERTIFY THAT :

1. This survey and plan are correct and in accordance with 'The Surveys Act' and 'The Registry Act' and the regulations made thereunder.
2. The survey was completed on the 10TH. day of APRIL, 1991.

DATE – APRIL 11, 1991.

M. J. TERRY
ONTARIO LAND SURVEYOR

YATES & YATES LIMITED
ONTARIO LAND SURVEYORS
Records of Sewell & Sewell
817 BRANT STREET, BURLINGTON, ONT.
L7R 2J4
(416) 639-1375

91Y-28 MR SS

PROJECT #303828

#1396 GUELPH LINE

CURRENT PIN: 07139-0137

PARTS 1 and 2 on 20R-1066 ; PART 1 on 20R-2609
(save and except PARTS 1, 2 and 3 on 20R-10505)

PARTS OF LOT 16 ; CONCESSION 2
SOUTH OF DUNDAS STREET
(TOWNSHIP OF NELSON)
now
CITY OF BURLINGTON

YEAR	**NAME OF OWNER**	**DESCRIPTION OF PROPERTY**	**PROPERTY USE**	**OTHER OBSERVATIONS FROM AERIAL PHOTOGRAPHS FIRE INSURANCE PLANS ETC**
PRE- 1810	**CROWN**	**LOT 16 CONCESSION 2 SOUTH OF DUNDAS STREET GEOGRAPHIC TOWNSHIP OF NELSON**		
1810 TO 1810	JOSEPH BRANT			
1810 TO 1811	ELIZABETH MacDOUGALL			
1811 TO 1854	BENJAMIN COUSIN			
1854 TO 1854 **(CHAIN #1)** **&** 1874 **(CHAIN #2)**	VICKERS PEART	**ROOT OF CHAINS**		

	CHAIN #1			
1854 TO 1904	THOMAS PEART			
1904 TO 1926	ARTHUR WELLESLEY PEART **ESTATE OF** THOMAS PEART			
1926 TO 1926	**ESTATE OF** ARTHUR WELLESLEY PEART HELEN SHERRIFF PEART WILLIAM EDWIN PEART			
1926 TO 1956	GRANT SOMERVILLE PEART AND HIS WIFE			
1956 TO 1976	HERMAN HENDRICK LOVES MARIA HELENA LOVES			
1967	THE BELL TELEPHONE COMPANY OF CANADA	**EASEMENT**		
1976 TO 2021	HER MAJESTY THE QUEEN IN RIGHT OF CANADA			
2021	CANADA POST CORPORATION **APPLICATION FOR AMENDMENT TO OWNERSHIP**			

DECEMBER 7 2021 TO PRESENT **AS OF FEBRUARY 23 2022**	**2867372 ONTARIO INC**			
	CHAIN #2			
1874 TO 1911	JACOB PEART			
1911 TO 1922	WILLIAM EDWIN PEART			
1922 TO 1922	FANNY PEART			
1922 TO 1923	THOMAS JAMES QUAIL	**MORTGAGE DEFAULT**		
1923 TO 1923	FANNY PEART **as mortgagee**			
1923 TO 1928	JAMES E. JARVIS			
1928 TO 1929	WILLIAM BOWERBENK			
1929 TO 1929	WILLIAM C. CAMPBELL			
1929 TO 1941	ROY KERNO			
1941 TO 1976	ONTARIO HYDRO			

1967	THE BELL TELEPHONE COMPANY OF CANADA	**POSSIBLE EASEMENT (NOT REGISTERED)**		
1976 TO 2021	HER MAJESTY THE QUEEN IN RIGHT OF CANADA			
2021	CANADA POST CORPORATION **APPLICATION FOR AMENDMENT TO OWNERSHIP**			
DECEMBER 7 2021 TO PRESENT **AS OF FEBRUARY 23 2022**	**2867372 ONTARIO INC**			

APPENDIX G

ERIS Report

DATABASE REPORT

Project Property:	*303828* *1396 Guelph Line* *Burlington ON L7P 4X3*
Project No:	*303828*
Report Type:	*Standard Report*
Order No:	*22022300192*
Requested by:	*Pinchin Ltd.*
Date Completed:	*February 28, 2022*

Environmental Risk Information Services
A division of Glacier Media Inc.
1.866.517.5204 | info@erisinfo.com | erisinfo.com

Table of Contents

Table of Contents.....2
Executive Summary.....3
Executive Summary: Report Summary.....4
Executive Summary: Site Report Summary - Project Property.....6
Executive Summary: Site Report Summary - Surrounding Properties.....7
Executive Summary: Summary By Data Source.....9
Map.....13
Aerial.....14
Topographic Map.....15
Detail Report.....16
Unplottable Summary.....32
Unplottable Report.....33
Appendix: Database Descriptions.....38
Definitions.....47

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Executive Summary

Property Information:

Project Property:	*303828* *1396 Guelph Line Burlington ON L7P 4X3*
Project No:	*303828*

Coordinates:

Latitude:	*43.3611658*
Longitude:	*-79.8173302*
UTM Northing:	*4,801,602.04*
UTM Easting:	*595,831.34*
UTM Zone:	*UTM Zone 17T*

Elevation:	*433 FT* *131.87 M*

Order Information:

Order No:	*22022300192*
Date Requested:	*February 23, 2022*
Requested by:	*Pinchin Ltd.*
Report Type:	*Standard Report*

Historical/Products:

Aerial Photographs	*Aerials - National Collection*
ERIS Xplorer	*ERIS Xplorer*
Physical Setting Report (PSR)	*PSR*
Topographic Map	*Ontario Base Map (OBM)*

Executive Summary: Report Summary

Database	Name	Searched	Project Property	Within 0.25 km	Total
AAGR	Abandoned Aggregate Inventory	Y	0	0	0
AGR	Aggregate Inventory	Y	0	0	0
AMIS	Abandoned Mine Information System	Y	0	0	0
ANDR	Anderson's Waste Disposal Sites	Y	0	0	0
AST	Aboveground Storage Tanks	Y	0	0	0
AUWR	Automobile Wrecking & Supplies	Y	0	0	0
BORE	Borehole	Y	0	4	4
CA	Certificates of Approval	Y	0	1	1
CDRY	Dry Cleaning Facilities	Y	0	0	0
CFOT	Commercial Fuel Oil Tanks	Y	0	0	0
CHEM	Chemical Manufacturers and Distributors	Y	0	0	0
CHM	Chemical Register	Y	0	0	0
CNG	Compressed Natural Gas Stations	Y	0	0	0
COAL	Inventory of Coal Gasification Plants and Coal Tar Sites	Y	0	0	0
CONV	Compliance and Convictions	Y	0	0	0
CPU	Certificates of Property Use	Y	0	0	0
DRL	Drill Hole Database	Y	0	0	0
DTNK	Delisted Fuel Tanks	Y	0	0	0
EASR	Environmental Activity and Sector Registry	Y	0	0	0
EBR	Environmental Registry	Y	0	0	0
ECA	Environmental Compliance Approval	Y	0	1	1
EEM	Environmental Effects Monitoring	Y	0	0	0
EHS	ERIS Historical Searches	Y	1	1	2
EIIS	Environmental Issues Inventory System	Y	0	0	0
EMHE	Emergency Management Historical Event	Y	0	0	0
EPAR	Environmental Penalty Annual Report	Y	0	0	0
EXP	List of Expired Fuels Safety Facilities	Y	0	0	0
FCON	Federal Convictions	Y	0	0	0
FCS	Contaminated Sites on Federal Land	Y	0	0	0
FOFT	Fisheries & Oceans Fuel Tanks	Y	0	0	0
FRST	Federal Identification Registry for Storage Tank Systems (FIRSTS)	Y	0	0	0
FST	Fuel Storage Tank	Y	0	0	0
FSTH	Fuel Storage Tank - Historic	Y	0	0	0
GEN	Ontario Regulation 347 Waste Generators Summary	Y	0	7	7
GHG	Greenhouse Gas Emissions from Large Facilities	Y	0	0	0
HINC	TSSA Historic Incidents	Y	0	0	0
IAFT	Indian & Northern Affairs Fuel Tanks	Y	0	0	0

Database	Name	Searched	Project Property	Within 0.25 km	Total
INC	Fuel Oil Spills and Leaks	Y	0	0	0
LIMO	Landfill Inventory Management Ontario	Y	0	0	0
MINE	Canadian Mine Locations	Y	0	0	0
MNR	Mineral Occurrences	Y	0	0	0
NATE	National Analysis of Trends in Emergencies System (NATES)	Y	0	0	0
NCPL	Non-Compliance Reports	Y	0	0	0
NDFT	National Defense & Canadian Forces Fuel Tanks	Y	0	0	0
NDSP	National Defense & Canadian Forces Spills	Y	0	0	0
NDWD	National Defence & Canadian Forces Waste Disposal Sites	Y	0	0	0
NEBI	National Energy Board Pipeline Incidents	Y	0	0	0
NEBP	National Energy Board Wells	Y	0	0	0
NEES	National Environmental Emergencies System (NEES)	Y	0	0	0
NPCB	National PCB Inventory	Y	4	0	4
NPRI	National Pollutant Release Inventory	Y	0	0	0
OGWE	Oil and Gas Wells	Y	0	0	0
OOGW	Ontario Oil and Gas Wells	Y	0	0	0
OPCB	Inventory of PCB Storage Sites	Y	0	0	0
ORD	Orders	Y	0	0	0
PAP	Canadian Pulp and Paper	Y	0	0	0
PCFT	Parks Canada Fuel Storage Tanks	Y	0	0	0
PES	Pesticide Register	Y	0	4	4
PINC	Pipeline Incidents	Y	0	0	0
PRT	Private and Retail Fuel Storage Tanks	Y	0	0	0
PTTW	Permit to Take Water	Y	0	0	0
REC	Ontario Regulation 347 Waste Receivers Summary	Y	0	0	0
RSC	Record of Site Condition	Y	0	0	0
RST	Retail Fuel Storage Tanks	Y	0	0	0
SCT	Scott's Manufacturing Directory	Y	0	0	0
SPL	Ontario Spills	Y	0	3	3
SRDS	Wastewater Discharger Registration Database	Y	0	0	0
TANK	Anderson's Storage Tanks	Y	0	0	0
TCFT	Transport Canada Fuel Storage Tanks	Y	0	0	0
VAR	Variances for Abandonment of Underground Storage Tanks	Y	0	0	0
WDS	Waste Disposal Sites - MOE CA Inventory	Y	0	0	0
WDSH	Waste Disposal Sites - MOE 1991 Historical Approval Inventory	Y	0	0	0
WWIS	Water Well Information System	Y	0	1	1
	Total:		5	22	27

Executive Summary: Site Report Summary - Project Property

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev diff (m)	Page Number
1	NPCB	CANADA POST	C/O ROYAL LEPAGE MANAGEMENT; 1396 GUELPH LINE BURLINGTON ON L7P 2J0	-/0.0	0.06	16
1	NPCB	CANADA POST	1396 GUELPH LINE BURLINGTON ON L7P 2J0	-/0.0	0.06	16
1	NPCB	CANADA POST	1396 GUELPH LINE C/ O ROYAL LEPAGE MANAGEMENT Burlington ON	-/0.0	0.06	16
1	NPCB	CANADA POST	1396 GUELPH LINE C/O ROYAL LEPAGE MANAGEMENT BURLINGTON ON L7P 2J0	-/0.0	0.06	16
2	EHS		1396 Guelph Line Burlington ON L7P 4X3	W/9.0	0.02	17

Executive Summary: Site Report Summary - Surrounding Properties

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
3	SPL		INTERSECTION OF GUELPH LINE AND PALMER DRIVE<UNOFFICIAL> Burlington ON	ENE/46.7	-0.14	17
4	SPL	PUC	1030 PALMER DRIVE, TOWNHOUSE COMPLEX TRANSFORMER BURLINGTON CITY ON	ENE/76.3	-1.03	17
5	BORE		ON	E/83.7	-0.98	18
6	BORE		ON	WNW/105.9	2.00	19
7	BORE		ON	NNW/113.8	0.88	20
8	PES	QUALITY CRITTER COPS INC.	1483 BRENNER CRES BURLINGTON ON L7P 2V9	W/148.2	2.28	22
8	PES	QUALITY CRITTER COPS INC	1483 BRENNER CRES BURLINGTON ON L7P 2V9	W/148.2	2.28	22
8	PES	QUALITY CRITTER COPS INC.	1483 BRENNER CRES BURLINGTON ON L7P 2V9	W/148.2	2.28	22
8	PES	QUALITY CRITTER COPS INC.	1483 BRENNER CRES BURLINGTON ON L7P2V9	W/148.2	2.28	23
9	BORE		ON	ESE/172.5	-2.02	23
10	EHS		1401 Guelph Line Burlington ON L7P 4P5	N/187.6	0.94	24
11	GEN	Guelph Line Seniors Non-Profit Residential Corp	3097 Palmer Drive Burlington ON L7M4G8	N/194.6	1.29	25

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
11	GEN	Guelph Line Seniors Non-Profit Residential Corp.	3097 Palmer Drive Burlington ON L7P4P5	N/194.6	1.29	25
12	GEN	Dr. Phalguni Sougaijam & Tehchin Hsieh Dentistry P	2463 Mount Forest Dr Burlington ON L7P 1J7	SE/201.2	-2.67	25
12	GEN	Dr. Grant Yiu Dentistry Prof. Corp.	2463 Mount Forest Dr Burlington ON L7P 1J7	SE/201.2	-2.67	26
12	GEN	Dr. Phalguni Sougaijam & Tehchin Hsieh Dentistry P	2463 Mount Forest Dr Burlington ON L7P 1J7	SE/201.2	-2.67	26
12	GEN	Dr. Phalguni Sougaijam & Tehchin Hsieh Dentistry P	2463 Mount Forest Dr Burlington ON L7P 1J7	SE/201.2	-2.67	26
12	GEN	Dr. Phalguni Sougaijam & Tehchin Hsieh Dentistry P	2463 Mount Forest Dr Burlington ON L7P 1J7	SE/201.2	-2.67	27
13	WWIS		1233 NORTHSIDE RD ON ***Well ID:*** 7229370	NW/209.8	2.98	27
14	SPL	BURLINGTON HYDRO-ELECTRIC COMM	1335 GUELPH LINE TRANSFORMER BURLINGTON CITY ON L7P 2T2	ESE/239.8	-2.24	30
15	CA	Joanis Karakivoridis	St. Frances Drive (at Guelph Line) Burlington ON	NW/248.7	2.98	30
15	ECA	Joanis Karakivoridis	St. Frances Drive (at Guelph Line) Burlington ON L7P 2T4	NW/248.7	2.98	30

Executive Summary: Summary By Data Source

BORE - Borehole

A search of the BORE database, dated 1875-Jul 2018 has found that there are 4 BORE site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
	ON	WNW	105.92	6
	ON	NNW	113.82	7

Lower Elevation	Address	Direction	Distance (m)	Map Key
	ON	E	83.66	5
	ON	ESE	172.51	9

CA - Certificates of Approval

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

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
Joanis Karakivoridis	St. Frances Drive (at Guelph Line) Burlington ON	NW	248.74	15

ECA - Environmental Compliance Approval

A search of the ECA database, dated Oct 2011- Jan 31, 2021 has found that there are 1 ECA site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
Joanis Karakivoridis	St. Frances Drive (at Guelph Line) Burlington ON L7P 2T4	NW	248.74	15

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key

EHS - ERIS Historical Searches

A search of the EHS database, dated 1999-Nov 30, 2021 has found that there are 2 EHS site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
	1396 Guelph Line Burlington ON L7P 4X3	W	8.96	2
	1401 Guelph Line Burlington ON L7P 4P5	N	187.63	10

GEN - Ontario Regulation 347 Waste Generators Summary

A search of the GEN database, dated 1986-Nov 30, 2021 has found that there are 7 GEN site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
Guelph Line Seniors Non-Profit Residential Corp.	3097 Palmer Drive Burlington ON L7P4P5	N	194.58	11
Guelph Line Seniors Non-Profit Residential Corp	3097 Palmer Drive Burlington ON L7M4G8	N	194.58	11

Lower Elevation	Address	Direction	Distance (m)	Map Key
Dr. Phalguni Sougaijam & Tehchin Hsieh Dentistry P	2463 Mount Forest Dr Burlington ON L7P 1J7	SE	201.20	12
Dr. Phalguni Sougaijam & Tehchin Hsieh Dentistry P	2463 Mount Forest Dr Burlington ON L7P 1J7	SE	201.20	12
Dr. Phalguni Sougaijam & Tehchin Hsieh Dentistry P	2463 Mount Forest Dr Burlington ON L7P 1J7	SE	201.20	12

Dr. Phalguni Sougaijam & Tehchin Hsieh Dentistry P	2463 Mount Forest Dr Burlington ON L7P 1J7	SE	201.20	12
Dr. Grant Yiu Dentistry Prof. Corp.	2463 Mount Forest Dr Burlington ON L7P 1J7	SE	201.20	12

NPCB - National PCB Inventory

A search of the NPCB database, dated 1988-2008* has found that there are 4 NPCB site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
CANADA POST	1396 GUELPH LINE BURLINGTON ON L7P 2J0	-	0.00	1
CANADA POST	C/O ROYAL LEPAGE MANAGEMENT; 1396 GUELPH LINE BURLINGTON ON L7P 2J0	-	0.00	1
CANADA POST	1396 GUELPH LINE C/O ROYAL LEPAGE MANAGEMENT BURLINGTON ON L7P 2J0	-	0.00	1
CANADA POST	1396 GUELPH LINE C/ O ROYAL LEPAGE MANAGEMENT Burlington ON	-	0.00	1

PES - Pesticide Register

A search of the PES database, dated Oct 2011- Jan 31, 2021 has found that there are 4 PES site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
QUALITY CRITTER COPS INC.	1483 BRENNER CRES BURLINGTON ON L7P2V9	W	148.17	8
QUALITY CRITTER COPS INC	1483 BRENNER CRES BURLINGTON ON L7P 2V9	W	148.17	8
QUALITY CRITTER COPS INC.	1483 BRENNER CRES BURLINGTON ON L7P 2V9	W	148.17	8

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
QUALITY CRITTER COPS INC.	1483 BRENNER CRES BURLINGTON ON L7P 2V9	W	148.17	8

SPL - Ontario Spills

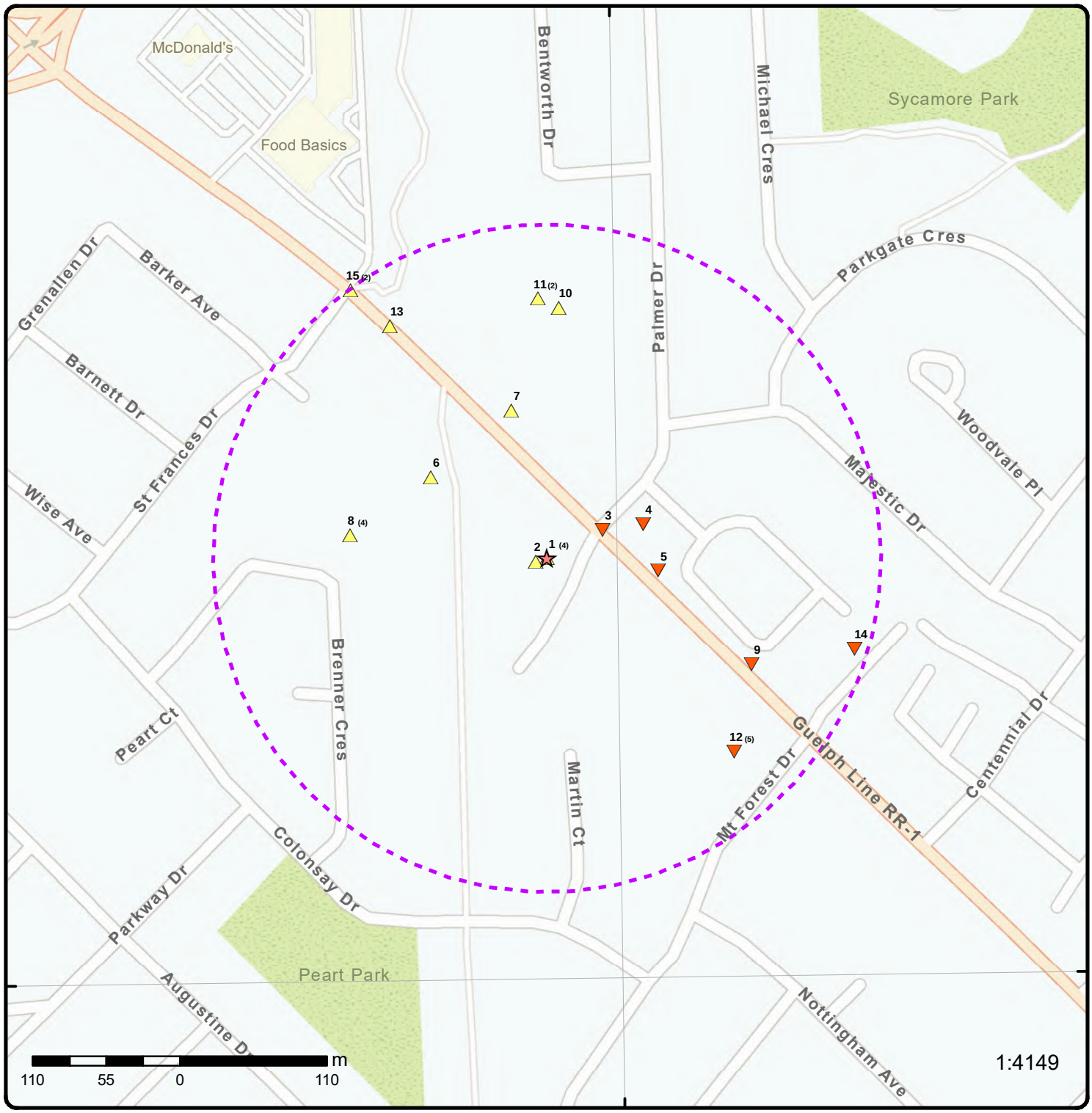
A search of the SPL database, dated 1988-Sep 2020; Feb 2021-Mar 2021 has found that there are 3 SPL site(s) within approximately 0.25 kilometers of the project property.

Lower Elevation	Address	Direction	Distance (m)	Map Key
	INTERSECTION OF GUELPH LINE AND PALMER DRIVE<UNOFFICIAL> Burlington ON	ENE	46.71	3
PUC	1030 PALMER DRIVE, TOWNHOUSE COMPLEX TRANSFORMER BURLINGTON CITY ON	ENE	76.29	4
BURLINGTON HYDRO-ELECTRIC COMM	1335 GUELPH LINE TRANSFORMER BURLINGTON CITY ON L7P 2T2	ESE	239.77	14

WWIS - Water Well Information System

A search of the WWIS database, dated Sep 30, 2021 has found that there are 1 WWIS site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
	1233 NORTHSIDE RD ON ***Well ID:*** 7229370	NW	209.83	13



Map: 0.25 Kilometer Radius

Order Number: 22022300192

Address: 1396 Guelph Line, Burlington, ON

- Project Property
- Buffer Outline
- Eris Sites with Higher Elevation
- Eris Sites with Same Elevation
- Eris Sites with Lower Elevation
- Eris Sites with Unknown Elevation

- Freeways; Highways
- Traffic Circle; Ramp
- Major Arterial; Minor Arterial
- Local Road
- Service Road; Traffic Circle; Ramp
- Rail

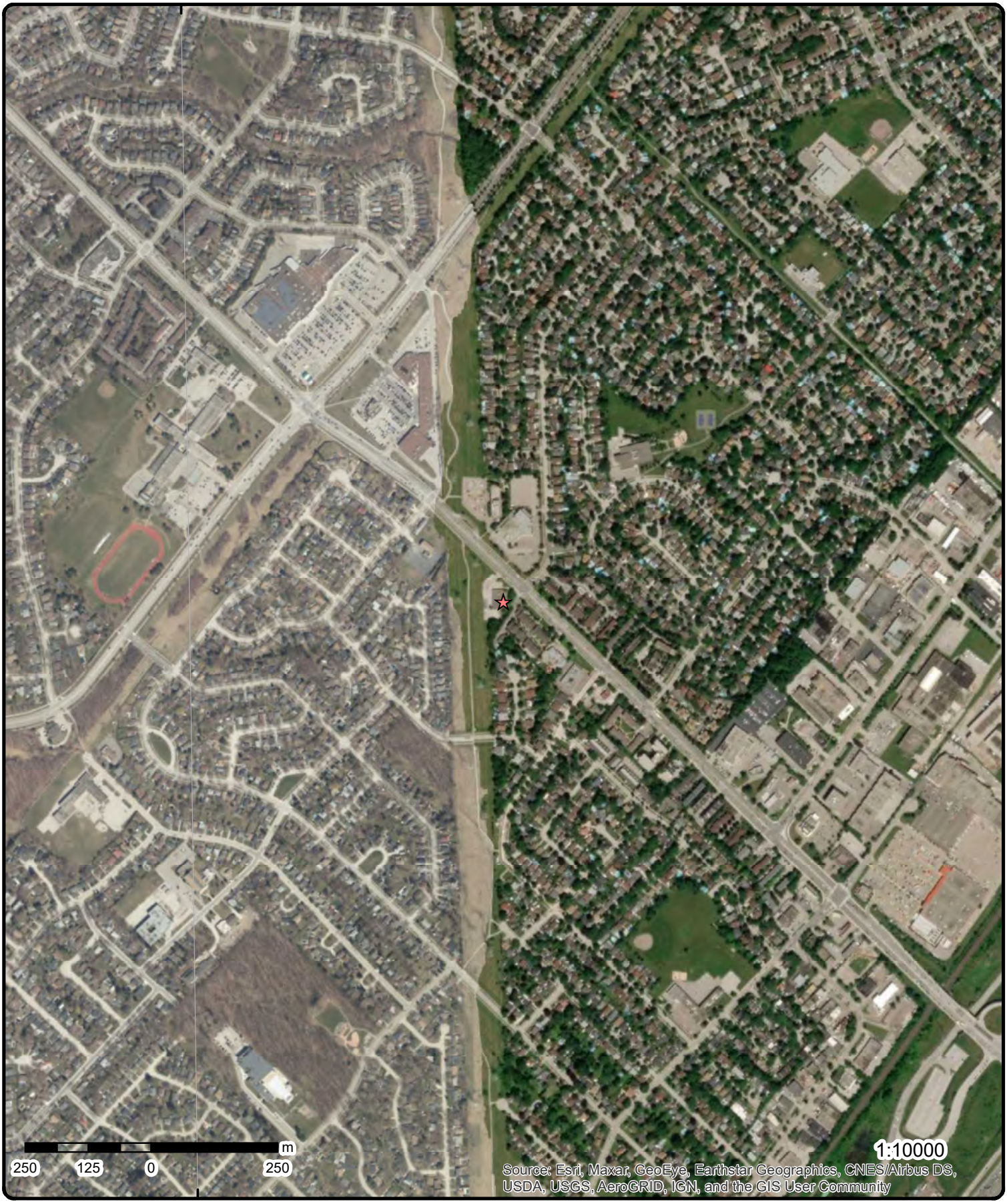
- Beach
- Airport
- Industrial Area
- Military Base
- Aircraft Roads
- Native Reservation
- Hospital

- Shopping & Sports Area
- University/College
- Cemetery; Golf Course
- Parkt (National)
- Park (City/County)

Source: © 2021 ESRI StreetMap Premium.

© ERIS Information Limited Partnership

79°49'30"W



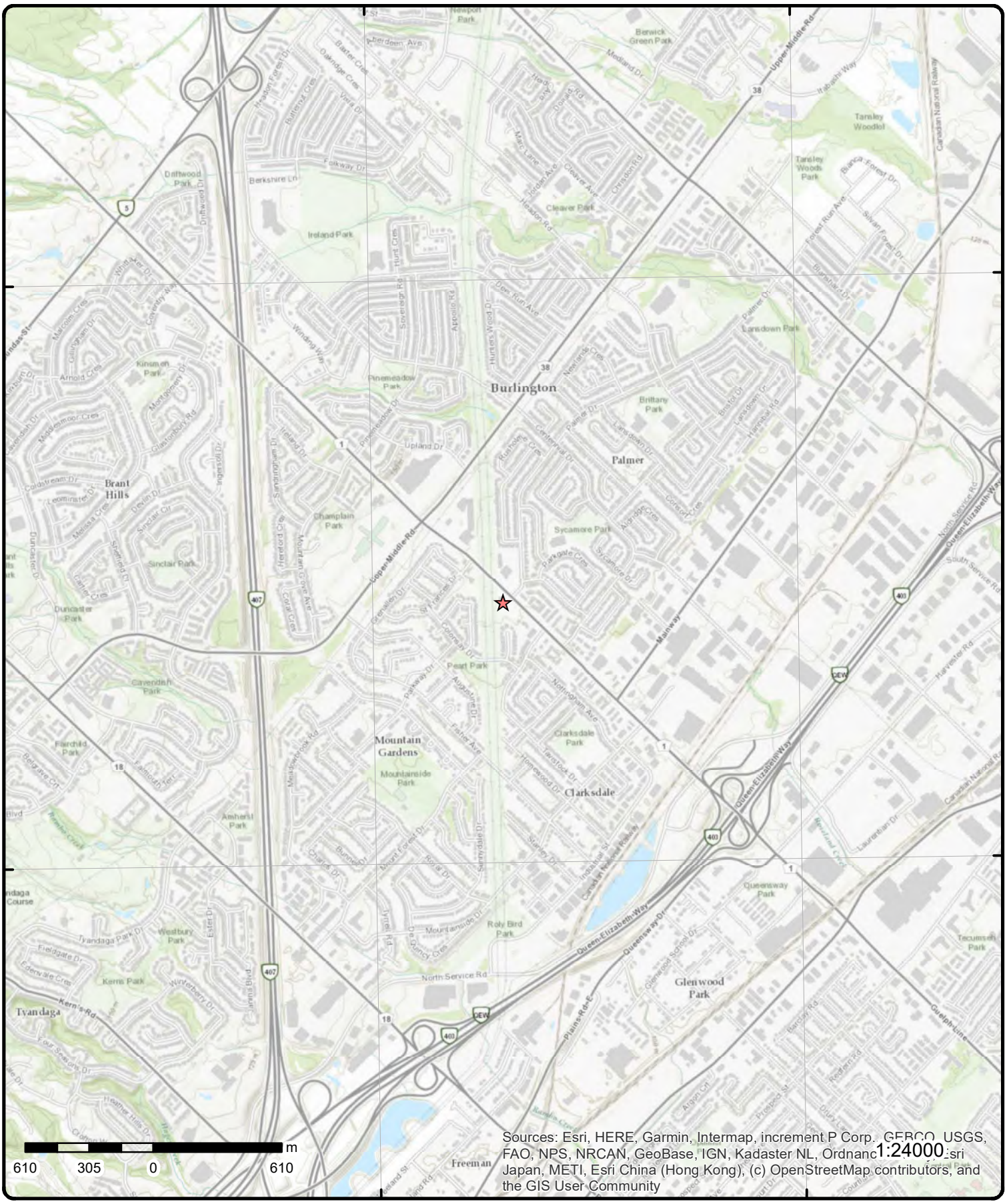
Aerial **Year: 2021**

Order Number: 22022300192

Address: 1396 Guelph Line, Burlington, ON

Source: ESRI World Imagery

© ERIS Information Limited Partnership



Topographic Map

Order Number: 22022300192

Address: 1396 Guelph Line, ON

Source: ESRI World Topographic Map

© ERIS Information Limited Partnership

Detail Report

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
1	1 of 4	-/0.0	131.9 / 0.06	CANADA POST C/O ROYAL LEPAGE MANAGEMENT; 1396 GUELPH LINE BURLINGTON ON L7P 2J0	NPCB

Company Code: O4905
Industry: Canada Post Corp
Site Status:
Transaction Date: 9/18/1995
Inspection Date:

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
1	2 of 4	-/0.0	131.9 / 0.06	CANADA POST 1396 GUELPH LINE BURLINGTON ON L7P 2J0	NPCB

Company Code: O4905
Industry: Canada Post Corp
Site Status:
Transaction Date: 12/9/1994
Inspection Date:

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
1	3 of 4	-/0.0	131.9 / 0.06	CANADA POST 1396 GUELPH LINE C/ O ROYAL LEPAGE MANAGEMENT Burlington ON	NPCB

Company Code: O4905
Industry: Canada Post Corp
Site Status: In- Use
Transaction Date: 9/12/1994
Inspection Date:

--Details--
Label:
Serial No.:
PCB Type/Code: Askarel/Askarel
Location: BALLASTS IN USE
Item/State:
No. of Items:
Manufacturer:
Status: In-Use
Contents:

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
1	4 of 4	-/0.0	131.9 / 0.06	CANADA POST 1396 GUELPH LINE C/O ROYAL LEPAGE MANAGEMENT BURLINGTON ON L7P 2J0	NPCB

Company Code: O4905
Industry: CANADA POST CORP

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB

Site Status: FEDERAL FACILITIES (IN USE)
Transaction Date: 9/18/1995
Inspection Date:

--Details--
Label: DO03740
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: LIGHT BALLAST/FULL
No. of Items: 110
Manufacturer:
Status: IN-USE
Contents: 220 KG

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2 | **1 of 1** | **W/9.0** | **131.9 / 0.02** | **1396 Guelph Line**
Burlington ON L7P 4X3 | **EHS**

Order No: 20190722045
Status: C
Report Type: Standard Report
Report Date: 25-JUL-19
Date Received: 22-JUL-19
Previous Site Name:
Lot/Building Size:
Additional Info Ordered: Fire Insur. Maps and/or Site Plans

Nearest Intersection:
Municipality:
Client Prov/State: ON
Search Radius (km): .25
X: -79.817437
Y: 43.361145

---

3 | **1 of 1** | **ENE/46.7** | **131.7 / -0.14** | **INTERSECTION OF GUELPH LINE AND PALMER DRIVE<UNOFFICIAL>**
Burlington ON | **SPL**

Ref No: 5127-6UVW5M
Site No:
Incident Dt: 10/24/2006
Year:
Incident Cause: Other Transport Accident
Incident Event:
Contaminant Code: 14
Contaminant Name: ROOFING COMPOUND
Contaminant Limit 1:
Contam Limit Freq 1:
Contaminant UN No 1:
Environment Impact: Possible
Nature of Impact: Soil Contamination
Receiving Medium: Land
Receiving Env:
MOE Response:
Dt MOE Arvl on Scn:
MOE Reported Dt: 10/24/2006
Dt Document Closed:
Incident Reason:
Site Name:
Site County/District:
Site Geo Ref Meth:
Incident Summary: Guelph Line & Palmer Dr: 300 L of COALS to roadway
Contaminant Qty: 300 L

Discharger Report:
Material Group: Oils
Health/Env Conseq:
Client Type:
Sector Type: Other Motor Vehicle
Agency Involved:
Nearest Watercourse:
Site Address:
Site District Office: Halton-Peel
Site Postal Code:
Site Region:
Site Municipality: Burlington
Site Lot:
Site Conc:
Northing:
Easting:
Site Geo Ref Accu:
Site Map Datum:
SAC Action Class:
Source Type:

---

4 | **1 of 1** | **ENE/76.3** | **130.8 / -1.03** | **PUC**
1030 PALMER DRIVE, TOWNHOUSE COMPLEX | **SPL**

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB

TRANSFORMER
BURLINGTON CITY ON

Ref No:	230480	***Discharger Report:***	
Site No:		***Material Group:***	
Incident Dt:	7/3/2002	***Health/Env Conseq:***	
Year:		***Client Type:***	
Incident Cause:	COOLING SYSTEM LEAK	***Sector Type:***	
Incident Event:		***Agency Involved:***	PUC
Contaminant Code:		***Nearest Watercourse:***	
Contaminant Name:		***Site Address:***	
Contaminant Limit 1:		***Site District Office:***	
Contam Limit Freq 1:		***Site Postal Code:***	
Contaminant UN No 1:		***Site Region:***	
Environment Impact:	NOT ANTICIPATED	***Site Municipality:***	14101
Nature of Impact:	Soil contamination	***Site Lot:***	
Receiving Medium:	LAND	***Site Conc:***	
Receiving Env:		***Northing:***	
MOE Response:		***Easting:***	
Dt MOE Arvl on Scn:		***Site Geo Ref Accu:***	
MOE Reported Dt:	7/3/2002	***Site Map Datum:***	
Dt Document Closed:		***SAC Action Class:***	
Incident Reason:	EQUIPMENT FAILURE	***Source Type:***	
Site Name:			
Site County/District:			
Site Geo Ref Meth:			
Incident Summary:	BURLINGTON HYDRO- 36L OF OIL TO GROUND FROM TRANSFORMER. CL2<50 PPM		
Contaminant Qty:			

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5 ***1 of 1*** ***E/83.7*** ***130.9 / -0.98*** ***BORE***

ON

Borehole ID:	624000	***Inclin FLG:***	No
OGF ID:	215524452	***SP Status:***	Initial Entry
Status:		***Surv Elev:***	No
Type:	Borehole	***Piezometer:***	No
Use:	Geotechnical/Geological Investigation	***Primary Name:***	
Completion Date:	MAR-1971	***Municipality:***	
Static Water Level:		***Lot:***	
Primary Water Use:	Not Used	***Township:***	
Sec. Water Use:		***Latitude DD:***	43.361071
Total Depth m:	1.7	***Longitude DD:***	-79.816306
Depth Ref:	Ground Surface	***UTM Zone:***	17
Depth Elev:		***Easting:***	595914
Drill Method:	Jetting	***Northing:***	4801593
Orig Ground Elev m:	131	***Location Accuracy:***	
Elev Reliabil Note:		***Accuracy:***	Not Applicable
DEM Ground Elev m:	131		
Concession:			
Location D:			
Survey D:			
Comments:			

Borehole Geology Stratum

Geology Stratum ID:	218431780	***Mat Consistency:***	
Top Depth:	.8	***Material Moisture:***	
Bottom Depth:	1.7	***Material Texture:***	
Material Color:	Brown	***Non Geo Mat Type:***	
Material 1:	Till	***Geologic Formation:***	
Material 2:	Silt	***Geologic Group:***	
Material 3:	Clay	***Geologic Period:***	
Material 4:	Sand	***Depositional Gen:***	glacial

Gsc Material Description:
Stratum Description: TILL,SILT(36), CLAY(34),SAND. BROWN,GLACIAL,AGE GLACIAL. 023 **Note: Many records provided by the department have a truncated [Stratum Description] field.

Geology Stratum ID:	218431779	**Mat Consistency:**	
Top Depth:	.1	**Material Moisture:**	
Bottom Depth:	.8	**Material Texture:**	
Material Color:	Brown	**Non Geo Mat Type:**	
Material 1:	Sand	**Geologic Formation:**	
Material 2:	Silt	**Geologic Group:**	
Material 3:	Gravel	**Geologic Period:**	Quaternary
Material 4:		**Depositional Gen:**	

Gsc Material Description:
Stratum Description: SAND,SILT,GRAVEL. BROWN,AGE QUATERNARY.

Geology Stratum ID:	218431778	**Mat Consistency:**	
Top Depth:	0	**Material Moisture:**	
Bottom Depth:	.1	**Material Texture:**	
Material Color:		**Non Geo Mat Type:**	
Material 1:	Fill	**Geologic Formation:**	
Material 2:	Stones	**Geologic Group:**	
Material 3:		**Geologic Period:**	
Material 4:		**Depositional Gen:**	fill

Gsc Material Description:
Stratum Description: FILL,STONES. MAN-MADE,BROKEN, AGE POST-GLACIAL.

Source

Source Type:	Data Survey	**Source Appl:**	Spatial/Tabular
Source Orig:	Geological Survey of Canada	**Source Iden:**	1
Source Date:	1956-1972	**Scale or Res:**	Varies
Confidence:	M	**Horizontal:**	NAD27
Observatio:		**Verticalda:**	Mean Average Sea Level

Source Name: Urban Geology Automated Information System (UGAIS)
Source Details: File: HAM.txt RecordID: 030000 NTS_Sheet: 30M05C
Confiden 1: Reliable information but incomplete.

Source List

Source Identifier:	1	**Horizontal Datum:**	NAD27
Source Type:	Data Survey	**Vertical Datum:**	Mean Average Sea Level
Source Date:	1956-1972	**Projection Name:**	Universal Transverse Mercator
Scale or Resolution:	Varies		

Source Name: Urban Geology Automated Information System (UGAIS)
Source Originators: Geological Survey of Canada

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6 ***1 of 1*** ***WNW/105.9*** ***133.9 / 2.00*** ***ON*** ***BORE***

Borehole ID:	622726	**Inclin FLG:**	No
OGF ID:	215523180	**SP Status:**	Initial Entry
Status:		**Surv Elev:**	No
Type:	Borehole	**Piezometer:**	No
Use:	Geotechnical/Geological Investigation	**Primary Name:**	
Completion Date:	FEB-1962	**Municipality:**	
Static Water Level:		**Lot:**	
Primary Water Use:	Not Used	**Township:**	
Sec. Water Use:		**Latitude DD:**	43.361723
Total Depth m:	8.6	**Longitude DD:**	-79.818391
Depth Ref:	Ground Surface	**UTM Zone:**	17
Depth Elev:		**Easting:**	595744
Drill Method:	Power auger	**Northing:**	4801663
Orig Ground Elev m:	132	**Location Accuracy:**	

Elev Reliabil Note:		**Accuracy:**	Not Applicable
DEM Ground Elev m:	133		
Concession:			
Location D:			
Survey D:			
Comments:			

Borehole Geology Stratum

Geology Stratum ID:	218426814	**Mat Consistency:**	Dense
Top Depth:	5.5	**Material Moisture:**	
Bottom Depth:	8.6	**Material Texture:**	
Material Color:	Brown	**Non Geo Mat Type:**	
Material 1:	Silt	**Geologic Formation:**	
Material 2:	Sand	**Geologic Group:**	
Material 3:	Clay	**Geologic Period:**	
Material 4:		**Depositional Gen:**	glacial
Gsc Material Description:			
Stratum Description:	SILT,SAND,CLAY. BROWN,VERY DENSE,GRANULAR, AGE GLACIAL. 014 009 0000008100180 **Note: Many records provided by the department have a truncated [Stratum Description] field.		

Geology Stratum ID:	218426813	**Mat Consistency:**	Hard
Top Depth:	0	**Material Moisture:**	
Bottom Depth:	5.5	**Material Texture:**	Medium
Material Color:	Brown	**Non Geo Mat Type:**	
Material 1:	Clay	**Geologic Formation:**	
Material 2:	Silt	**Geologic Group:**	
Material 3:	Sand	**Geologic Period:**	
Material 4:		**Depositional Gen:**	glacial
Gsc Material Description:			
Stratum Description:	CLAY,SILT,SAND MEDIUM. BROWN,VERY HARD,UNIFORM, AGE GLACIAL.		

Source

Source Type:	Data Survey	**Source Appl:**	Spatial/Tabular
Source Orig:	Geological Survey of Canada	**Source Iden:**	1
Source Date:	1956-1972	**Scale or Res:**	Varies
Confidence:	M	**Horizontal:**	NAD27
Observatio:		**Verticalda:**	Mean Average Sea Level
Source Name:	Urban Geology Automated Information System (UGAIS)		
Source Details:	File: HAM.txt RecordID: 017260 NTS_Sheet: 30M05C		
Confiden 1:	Reliable information but incomplete.		

Source List

Source Identifier:	1	**Horizontal Datum:**	NAD27
Source Type:	Data Survey	**Vertical Datum:**	Mean Average Sea Level
Source Date:	1956-1972	**Projection Name:**	Universal Transverse Mercator
Scale or Resolution:	Varies		
Source Name:	Urban Geology Automated Information System (UGAIS)		
Source Originators:	Geological Survey of Canada		

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7 ***1 of 1*** ***NNW/113.8*** ***132.7 / 0.88*** ***ON*** ***BORE***

Borehole ID:	624001	**Inclin FLG:**	No
OGF ID:	215524453	**SP Status:**	Initial Entry
Status:		**Surv Elev:**	No
Type:	Borehole	**Piezometer:**	No
Use:	Geotechnical/Geological Investigation	**Primary Name:**	
Completion Date:	MAR-1971	**Municipality:**	
Static Water Level:		**Lot:**	

Primary Water Use:	Not Used	***Township:***	
Sec. Water Use:		***Latitude DD:***	43.362165
Total Depth m:	2.1	***Longitude DD:***	-79.817642
Depth Ref:	Ground Surface	***UTM Zone:***	17
Depth Elev:		***Easting:***	595804
Drill Method:	Power auger	***Northing:***	4801713
Orig Ground Elev m:	134	***Location Accuracy:***	
Elev Reliabil Note:		***Accuracy:***	Not Applicable
DEM Ground Elev m:	133		
Concession:			
Location D:			
Survey D:			
Comments:			

Borehole Geology Stratum

Geology Stratum ID:	218431783	***Mat Consistency:***	
Top Depth:	1.2	***Material Moisture:***	
Bottom Depth:	2.1	***Material Texture:***	
Material Color:	Brown	***Non Geo Mat Type:***	
Material 1:	Till	***Geologic Formation:***	
Material 2:	Silt	***Geologic Group:***	
Material 3:	Clay	***Geologic Period:***	
Material 4:		***Depositional Gen:***	glacial
Gsc Material Description:			
Stratum Description:	TILL,SILT,CLAY. BROWN,GLACIAL,AGE GLACIAL. G **Note: Many records provided by the department have a truncated [Stratum Description] field.		

Geology Stratum ID:	218431781	***Mat Consistency:***	
Top Depth:	0	***Material Moisture:***	
Bottom Depth:	.1	***Material Texture:***	
Material Color:		***Non Geo Mat Type:***	
Material 1:	Asphalt	***Geologic Formation:***	
Material 2:		***Geologic Group:***	
Material 3:		***Geologic Period:***	
Material 4:		***Depositional Gen:***	
Gsc Material Description:			
Stratum Description:	ASPHALT. MAN-MADE,AGE POST-GLACIAL.		

Geology Stratum ID:	218431782	***Mat Consistency:***	
Top Depth:	.1	***Material Moisture:***	
Bottom Depth:	1.2	***Material Texture:***	
Material Color:	Brown	***Non Geo Mat Type:***	
Material 1:	Gravel	***Geologic Formation:***	
Material 2:	Sand	***Geologic Group:***	
Material 3:	Silt	***Geologic Period:***	Quaternary
Material 4:		***Depositional Gen:***	
Gsc Material Description:			
Stratum Description:	GRAVEL(47),SAND(32),SILT(16). BROWN,AGE QUATERNARY.		

Source

Source Type:	Data Survey	***Source Appl:***	Spatial/Tabular
Source Orig:	Geological Survey of Canada	***Source Iden:***	1
Source Date:	1956-1972	***Scale or Res:***	Varies
Confidence:	M	***Horizontal:***	NAD27
Observatio:		***Verticalda:***	Mean Average Sea Level
Source Name:	Urban Geology Automated Information System (UGAIS)		
Source Details:	File: HAM.txt RecordID: 030010 NTS_Sheet: 30M05C		
Confiden 1:	Reliable information but incomplete.		

Source List

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB

Source Identifier:	1	**Horizontal Datum:**	NAD27
Source Type:	Data Survey	**Vertical Datum:**	Mean Average Sea Level
Source Date:	1956-1972	**Projection Name:**	Universal Transverse Mercator
Scale or Resolution:	Varies		
Source Name:	Urban Geology Automated Information System (UGAIS)		
Source Originators:	Geological Survey of Canada		

8 **1 of 4** **W/148.2** **134.1 / 2.28** **QUALITY CRITTER COPS INC.**
1483 BRENNER CRES
BURLINGTON ON L7P 2V9 **PES**

Detail Licence No:		**Operator Box:**	
Licence No:		**Operator Class:**	
Status:		**Operator No:**	
Approval Date:		**Operator Type:**	
Report Source:		**Oper Area Code:**	
Licence Type:	Limited Vendor	**Oper Phone No:**	
Licence Type Code:	23	**Operator Ext:**	
Licence Class:		**Operator Lot:**	
Licence Control:		**Oper Concession:**	
Latitude:		**Operator Region:**	
Longitude:		**Operator District:**	
Lot:		**Operator County:**	
Concession:		**Op Municipality:**	
Region:		**Post Office Box:**	
District:		**MOE District:**	
County:		**SWP Area Name:**	
Trade Name:			
PDF Link:			
PDF Site Location:			

8 **2 of 4** **W/148.2** **134.1 / 2.28** **QUALITY CRITTER COPS INC**
1483 BRENNER CRES
BURLINGTON ON L7P 2V9 **PES**

Detail Licence No:		**Operator Box:**	
Licence No:		**Operator Class:**	
Status:		**Operator No:**	
Approval Date:		**Operator Type:**	Operator
Report Source:		**Oper Area Code:**	
Licence Type:		**Oper Phone No:**	
Licence Type Code:		**Operator Ext:**	
Licence Class:		**Operator Lot:**	
Licence Control:		**Oper Concession:**	
Latitude:		**Operator Region:**	
Longitude:		**Operator District:**	
Lot:		**Operator County:**	
Concession:		**Op Municipality:**	
Region:		**Post Office Box:**	
District:		**MOE District:**	
County:		**SWP Area Name:**	
Trade Name:			
PDF Link:			
PDF Site Location:			

8 **3 of 4** **W/148.2** **134.1 / 2.28** **QUALITY CRITTER COPS INC.**
1483 BRENNER CRES
BURLINGTON ON L7P 2V9 **PES**

Detail Licence No:		**Operator Box:**	
Licence No:		**Operator Class:**	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB

Status:		**Operator No:**		
Approval Date:		**Operator Type:**		
Report Source:		**Oper Area Code:**		
Licence Type:	Vendor	**Oper Phone No:**		
Licence Type Code:		**Operator Ext:**		
Licence Class:		**Operator Lot:**		
Licence Control:		**Oper Concession:**		
Latitude:		**Operator Region:**		
Longitude:		**Operator District:**		
Lot:		**Operator County:**		
Concession:		**Op Municipality:**		
Region:		**Post Office Box:**		
District:		**MOE District:**		
County:		**SWP Area Name:**		
Trade Name:				
PDF Link:				
PDF Site Location:				

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8 | ***4 of 4*** | ***W/148.2*** | ***134.1 / 2.28*** | ***QUALITY CRITTER COPS INC.***
1483 BRENNER CRES
BURLINGTON ON L7P2V9 | ***PES***

Detail Licence No:		**Operator Box:**	
Licence No:	13820	**Operator Class:**	
Status:		**Operator No:**	
Approval Date:		**Operator Type:**	
Report Source:	Legacy Licenses (Excluding TS)	**Oper Area Code:**	905
Licence Type:	Limited Vendor	**Oper Phone No:**	3321224
Licence Type Code:	23	**Operator Ext:**	
Licence Class:	01	**Operator Lot:**	
Licence Control:		**Oper Concession:**	
Latitude:		**Operator Region:**	
Longitude:		**Operator District:**	
Lot:		**Operator County:**	
Concession:		**Op Municipality:**	
Region:		**Post Office Box:**	
District:		**MOE District:**	
County:		**SWP Area Name:**	
Trade Name:			
PDF Link:			
PDF Site Location:			

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9 | ***1 of 1*** | ***ESE/172.5*** | ***129.8 / -2.02*** | ***ON*** | ***BORE***

Borehole ID:	623999	**Inclin FLG:**	No
OGF ID:	215524451	**SP Status:**	Initial Entry
Status:		**Surv Elev:**	No
Type:	Borehole	**Piezometer:**	No
Use:	Geotechnical/Geological Investigation	**Primary Name:**	
Completion Date:	MAR-1971	**Municipality:**	
Static Water Level:		**Lot:**	
Primary Water Use:	Not Used	**Township:**	
Sec. Water Use:		**Latitude DD:**	43.360432
Total Depth m:	1.7	**Longitude DD:**	-79.815454
Depth Ref:	Ground Surface	**UTM Zone:**	17
Depth Elev:		**Easting:**	595984
Drill Method:	Power auger	**Northing:**	4801523
Orig Ground Elev m:	130	**Location Accuracy:**	
Elev Reliabil Note:		**Accuracy:**	Not Applicable
DEM Ground Elev m:	129		
Concession:			

Location D:
Survey D:
Comments:

Borehole Geology Stratum

Geology Stratum ID:	218431776	***Mat Consistency:***	
Top Depth:	.1	***Material Moisture:***	
Bottom Depth:	.2	***Material Texture:***	
Material Color:		***Non Geo Mat Type:***	
Material 1:	Concrete	***Geologic Formation:***	
Material 2:		***Geologic Group:***	
Material 3:		***Geologic Period:***	
Material 4:		***Depositional Gen:***	

Gsc Material Description:
Stratum Description: CONCRETE. MAN-MADE,AGE POST-GLACIAL.

Geology Stratum ID:	218431775	***Mat Consistency:***	
Top Depth:	0	***Material Moisture:***	
Bottom Depth:	.1	***Material Texture:***	
Material Color:		***Non Geo Mat Type:***	
Material 1:	Asphalt	***Geologic Formation:***	
Material 2:		***Geologic Group:***	
Material 3:		***Geologic Period:***	
Material 4:		***Depositional Gen:***	

Gsc Material Description:
Stratum Description: ASPHALT. MAN-MADE,AGE POST-GLACIAL.

Geology Stratum ID:	218431777	***Mat Consistency:***	Hard
Top Depth:	.2	***Material Moisture:***	
Bottom Depth:	1.7	***Material Texture:***	
Material Color:	Brown	***Non Geo Mat Type:***	
Material 1:	Till	***Geologic Formation:***	
Material 2:	Silt	***Geologic Group:***	
Material 3:	Clay	***Geologic Period:***	
Material 4:		***Depositional Gen:***	glacial

Gsc Material Description:
Stratum Description: TILL,SILT,CLAY. BROWN,GLACIAL,HARD, AGE GLACIAL. L **Note: Many records provided by the department have a truncated [Stratum Description] field.

Source

Source Type:	Data Survey	***Source Appl:***	Spatial/Tabular
Source Orig:	Geological Survey of Canada	***Source Iden:***	1
Source Date:	1956-1972	***Scale or Res:***	Varies
Confidence:	M	***Horizontal:***	NAD27
Observatio:		***Verticalda:***	Mean Average Sea Level

Source Name: Urban Geology Automated Information System (UGAIS)
Source Details: File: HAM.txt RecordID: 029990 NTS_Sheet: 30M05C
Confiden 1: Reliable information but incomplete.

Source List

Source Identifier:	1	***Horizontal Datum:***	NAD27
Source Type:	Data Survey	***Vertical Datum:***	Mean Average Sea Level
Source Date:	1956-1972	***Projection Name:***	Universal Transverse Mercator
Scale or Resolution:	Varies		

Source Name: Urban Geology Automated Information System (UGAIS)
Source Originators: Geological Survey of Canada

10	***1 of 1***	***N/187.6***	***132.8 / 0.94***	***1401 Guelph Line Burlington ON L7P 4P5***	***EHS***

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB

Order No: 20060705002
Status: C
Report Type: Complete Report
Report Date: 7/13/2006
Date Received: 7/5/2006
Previous Site Name:
Lot/Building Size:
Additional Info Ordered:

Nearest Intersection: Guelph Line & Palmer Drive
Municipality: Burlington
Client Prov/State: ON
Search Radius (km): 0.35
X: -79.817189
Y: 43.362852

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11 | **1 of 2** | **N/194.6** | **133.2 / 1.29** | **GEN**

Guelph Line Seniors Non-Profit Residential Corp
3097 Palmer Drive
Burlington ON L7M4G8

Generator No: ON9109238
SIC Code: 531111
SIC Description: LESSORS OF RESIDENTIAL BUILDINGS AND DWELLINGS (EXCEPT SOCIAL HOUSING PROJECTS)
Approval Years: 2015
PO Box No:
Country: Canada

Status:
Co Admin: Don Cowan
Choice of Contact: CO_ADMIN
Phone No Admin: 905-682-2427 Ext.
Contam. Facility: No
MHSW Facility: No

Detail(s)

Waste Class: 252
Waste Class Desc: WASTE OILS & LUBRICANTS

---

11 | **2 of 2** | **N/194.6** | **133.2 / 1.29** | **GEN**

Guelph Line Seniors Non-Profit Residential Corp.
3097 Palmer Drive
Burlington ON L7P4P5

Generator No: ON4941877
SIC Code:
SIC Description:
Approval Years: As of Nov 2021
PO Box No:
Country: Canada

Status: Registered
Co Admin:
Choice of Contact:
Phone No Admin:
Contam. Facility:
MHSW Facility:

Detail(s)

Waste Class: 251 L
Waste Class Desc: Waste oils/sludges (petroleum based)

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12 | **1 of 5** | **SE/201.2** | **129.2 / -2.67** | **GEN**

Dr. Phalguni Sougaijam & Tehchin Hsieh
Dentistry P
2463 Mount Forest Dr
Burlington ON L7P 1J7

Generator No: ON3595871
SIC Code: 621210
SIC Description: OFFICES OF DENTISTS
Approval Years: 2016
PO Box No:
Country: Canada

Status:
Co Admin:
Choice of Contact: CO_OFFICIAL
Phone No Admin:
Contam. Facility: No
MHSW Facility: No

Detail(s)

Waste Class: 312

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB

Waste Class Desc: PATHOLOGICAL WASTES

Waste Class: 261
Waste Class Desc: PHARMACEUTICALS

---

12 | ***2 of 5*** | ***SE/201.2*** | ***129.2 / -2.67*** | ***Dr. Grant Yiu Dentistry Prof. Corp.*** ***2463 Mount Forest Dr*** ***Burlington ON L7P 1J7*** | ***GEN***

Generator No: ON3595871
SIC Code: 621210
SIC Description: OFFICES OF DENTISTS
Approval Years: 2015
PO Box No:
Country: Canada

Status:
Co Admin: Kathy Carnegie
Choice of Contact: CO_OFFICIAL
Phone No Admin: 905-335-2775 Ext.
Contam. Facility: No
MHSW Facility: No

Detail(s)

Waste Class: 312
Waste Class Desc: PATHOLOGICAL WASTES

Waste Class: 261
Waste Class Desc: PHARMACEUTICALS

---

12 | ***3 of 5*** | ***SE/201.2*** | ***129.2 / -2.67*** | ***Dr. Phalguni Sougaijam & Tehchin Hsieh*** ***Dentistry P*** ***2463 Mount Forest Dr*** ***Burlington ON L7P 1J7*** | ***GEN***

Generator No: ON3595871
SIC Code:
SIC Description:
Approval Years: As of Dec 2018
PO Box No:
Country: Canada

Status: Registered
Co Admin:
Choice of Contact:
Phone No Admin:
Contam. Facility:
MHSW Facility:

Detail(s)

Waste Class: 261 A
Waste Class Desc: Pharmaceuticals

Waste Class: 312 P
Waste Class Desc: Pathological wastes

---

12 | ***4 of 5*** | ***SE/201.2*** | ***129.2 / -2.67*** | ***Dr. Phalguni Sougaijam & Tehchin Hsieh*** ***Dentistry P*** ***2463 Mount Forest Dr*** ***Burlington ON L7P 1J7*** | ***GEN***

Generator No: ON3595871
SIC Code:
SIC Description:
Approval Years: As of Jul 2020
PO Box No:
Country: Canada

Status: Registered
Co Admin:
Choice of Contact:
Phone No Admin:
Contam. Facility:
MHSW Facility:

Detail(s)

Waste Class: 312 P
Waste Class Desc: Pathological wastes

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB

Waste Class: 261 A
Waste Class Desc: Pharmaceuticals

---

12 | **5 of 5** | **SE/201.2** | **129.2 / -2.67** | **Dr. Phalguni Sougaijam & Tehchin Hsieh Dentistry P**
2463 Mount Forest Dr
Burlington ON L7P 1J7 | **GEN**

Generator No: ON3595871
SIC Code:
SIC Description:
Approval Years: As of Nov 2021
PO Box No:
Country: Canada

Status: Registered
Co Admin:
Choice of Contact:
Phone No Admin:
Contam. Facility:
MHSW Facility:

Detail(s)

Waste Class: 261 A
Waste Class Desc: Pharmaceuticals

Waste Class: 312 P
Waste Class Desc: Pathological wastes

---

13 | **1 of 1** | **NW/209.8** | **134.8 / 2.98** | **1233 NORTHSIDE RD ON** | **WWIS**

Well ID: 7229370
Construction Date:
Primary Water Use: Monitoring and Test Hole
Sec. Water Use: 0
Final Well Status: Observation Wells
Water Type:
Casing Material:
Audit No: Z195897
Tag: A164714
Construction Method:
Elevation (m):
Elevation Reliability:
Depth to Bedrock:
Well Depth:
Overburden/Bedrock:
Pump Rate:
Static Water Level:
Flowing (Y/N):
Flow Rate:
Clear/Cloudy:

Data Entry Status:
Data Src:
Date Received: 10/10/2014
Selected Flag: TRUE
Abandonment Rec:
Contractor: 7241
Form Version: 7
Owner:
Street Name: 1233 NORTHSIDE RD
County: HALTON
Municipality: BURLINGTON CITY
Site Info:
Lot:
Concession:
Concession Name:
Easting NAD83:
Northing NAD83:
Zone:
UTM Reliability:

PDF URL (Map):

Additional Detail(s) (Map)

Well Completed Date: 2014/09/19
Year Completed: 2014
Depth (m): 5.7912
Latitude: 43.3627468446701
Longitude: -79.818747648059
Path:

Bore Hole Information

Bore Hole ID: 1005163510
DP2BR:

Elevation:
Elevrc:

Spatial Status:		***Zone:***	17
Code OB:		***East83:***	595714.00
Code OB Desc:		***North83:***	4801776.00
Open Hole:		***Org CS:***	UTM83
Cluster Kind:		***UTMRC:***	4
Date Completed:	19-Sep-2014 00:00:00	***UTMRC Desc:***	margin of error : 30 m - 100 m
Remarks:		***Location Method:***	wwr
Elevrc Desc:			
Location Source Date:			
Improvement Location Source:			
Improvement Location Method:			
Source Revision Comment:			
Supplier Comment:			

Overburden and Bedrock Materials Interval

Formation ID:	1005393384
Layer:	1
Color:	2
General Color:	GREY
Mat1:	11
Most Common Material:	GRAVEL
Mat2:	28
Mat2 Desc:	SAND
Mat3:	
Mat3 Desc:	
Formation Top Depth:	0.0
Formation End Depth:	5.0
Formation End Depth UOM:	ft

Overburden and Bedrock Materials Interval

Formation ID:	1005393385
Layer:	2
Color:	7
General Color:	RED
Mat1:	17
Most Common Material:	SHALE
Mat2:	
Mat2 Desc:	
Mat3:	
Mat3 Desc:	
Formation Top Depth:	5.0
Formation End Depth:	19.0
Formation End Depth UOM:	ft

Annular Space/Abandonment Sealing Record

Plug ID:	1005393394
Layer:	2
Plug From:	8.0
Plug To:	0.0
Plug Depth UOM:	ft

Annular Space/Abandonment Sealing Record

Plug ID:	1005393393
Layer:	1

Plug From: 19.0
Plug To: 8.0
Plug Depth UOM: ft

Annular Space/Abandonment Sealing Record

Plug ID: 1005393395
Layer: 3
Plug From:
Plug To:
Plug Depth UOM: ft

Method of Construction & Well Use

Method Construction ID: 1005393392
Method Construction Code: B
Method Construction: Other Method
Other Method Construction: DIRECT PUSH

Pipe Information

Pipe ID: 1005393383
Casing No: 0
Comment:
Alt Name:

Construction Record - Casing

Casing ID: 1005393388
Layer: 1
Material: 5
Open Hole or Material: PLASTIC
Depth From: 0.0
Depth To: 9.0
Casing Diameter: 2.0
Casing Diameter UOM: inch
Casing Depth UOM: ft

Construction Record - Screen

Screen ID: 1005393389
Layer: 1
Slot: .10
Screen Top Depth: 9.0
Screen End Depth: 19.0
Screen Material: 5
Screen Depth UOM: ft
Screen Diameter UOM: inch
Screen Diameter: 2.25

Water Details

Water ID: 1005393387
Layer:
Kind Code:
Kind:
Water Found Depth:
Water Found Depth UOM: ft

Hole Diameter

Hole ID:	1005393386
Diameter:	6.0
Depth From:	0.0
Depth To:	19.0
Hole Depth UOM:	ft
Hole Diameter UOM:	inch

---

14 | ***1 of 1*** | ***ESE/239.8*** | ***129.6 / -2.24*** | ***BURLINGTON HYDRO-ELECTRIC COMM***
1335 GUELPH LINE TRANSFORMER
BURLINGTON CITY ON L7P 2T2 | ***SPL***

Ref No:	70979	***Discharger Report:***	
Site No:		***Material Group:***	
Incident Dt:	5/21/1992	***Health/Env Conseq:***	
Year:		***Client Type:***	
Incident Cause:	COOLING SYSTEM LEAK	***Sector Type:***	
Incident Event:		***Agency Involved:***	
Contaminant Code:		***Nearest Watercourse:***	
Contaminant Name:		***Site Address:***	
Contaminant Limit 1:		***Site District Office:***	
Contam Limit Freq 1:		***Site Postal Code:***	
Contaminant UN No 1:		***Site Region:***	
Environment Impact:	NOT ANTICIPATED	***Site Municipality:***	14101
Nature of Impact:		***Site Lot:***	
Receiving Medium:	LAND	***Site Conc:***	
Receiving Env:		***Northing:***	
MOE Response:		***Easting:***	MOE.
Dt MOE Arvl on Scn:		***Site Geo Ref Accu:***	
MOE Reported Dt:	5/21/1992	***Site Map Datum:***	
Dt Document Closed:		***SAC Action Class:***	
Incident Reason:	EQUIPMENT FAILURE	***Source Type:***	
Site Name:			
Site County/District:			
Site Geo Ref Meth:			
Incident Summary:	BURLINGTON HYDRO-10 L. TRANSFORMER OIL(389 PPM PCB'S)TO GRND,GRASS.		
Contaminant Qty:			

---

15 | ***1 of 2*** | ***NW/248.7*** | ***134.8 / 2.98*** | ***Joanis Karakivoridis***
St. Frances Drive (at Guelph Line)
Burlington ON | ***CA***

Certificate #:	0409-5JBMYG
Application Year:	2003
Issue Date:	2/7/2003
Approval Type:	Municipal and Private Sewage Works
Status:	Approved
Application Type:	
Client Name:	
Client Address:	
Client City:	
Client Postal Code:	
Project Description:	
Contaminants:	
Emission Control:	

---

15 | ***2 of 2*** | ***NW/248.7*** | ***134.8 / 2.98*** | ***Joanis Karakivoridis***
St. Frances Drive (at Guelph Line)
Burlington ON L7P 2T4 | ***ECA***

Approval No:	0409-5JBMYG	***MOE District:***	Halton-Peel
Approval Date:	2003-02-07	***City:***	
Status:	Approved	***Longitude:***	-79.8143
Record Type:	ECA	***Latitude:***	43.3568
Link Source:	IDS	***Geometry X:***	
SWP Area Name:	Halton	***Geometry Y:***	
Approval Type:	ECA-MUNICIPAL AND PRIVATE SEWAGE WORKS		
Project Type:	MUNICIPAL AND PRIVATE SEWAGE WORKS		
Business Name:	Joanis Karakivoridis		
Address:	St. Frances Drive (at Guelph Line)		
Full Address:			
Full PDF Link:	https://www.accessenvironment.ene.gov.on.ca/instruments/2844-5HMTZR-14.pdf		
PDF Site Location:			

Unplottable Summary

Total: 6 Unplottable sites

DB	Company Name/Site Name	Address	City	Postal
CA	ASL INC. GARRY DIXON	GUELPH LINE	BURLINGTON CITY ON	
CA	GEORGE WIMPEY CANADA LTD. BOUNDARY EASEM	GUELPH LINE BUSINESS PARK	BURLINGTON CITY ON	
CA	R.M. OF HALTON	GUELPH LINE RECONSTRUCTION	BURLINGTON CITY ON	
CA	GEORGE WIMPEY CANADA LTD./W. PROP. LINE	GUELPH LINE BUSINESS PARK	BURLINGTON CITY ON	
SPL		Eastbound lanes @ Guelph Line	Burlington ON	
WWIS		lot 16	ON	

Unplottable Report

Site: ***ASL INC. GARRY DIXON***
GUELPH LINE BURLINGTON CITY ON

Database: ***CA***

Certificate #:	8-3132-87-
Application Year:	87
Issue Date:	1/29/1988
Approval Type:	Industrial air
Status:	Nullity, letter of concurrence issued
Application Type:	
Client Name:	
Client Address:	
Client City:	
Client Postal Code:	
Project Description:	WASTE OIL BURNER
Contaminants:	
Emission Control:	

Site: ***GEORGE WIMPEY CANADA LTD. BOUNDARY EASEM***
GUELPH LINE BUSINESS PARK BURLINGTON CITY ON

Database: ***CA***

Certificate #:	3-2181-89-
Application Year:	89
Issue Date:	10/31/1989
Approval Type:	Municipal sewage
Status:	Cancelled
Application Type:	
Client Name:	
Client Address:	
Client City:	
Client Postal Code:	
Project Description:	
Contaminants:	
Emission Control:	

Site: ***R.M. OF HALTON***
GUELPH LINE RECONSTRUCTION BURLINGTON CITY ON

Database: ***CA***

Certificate #:	3-0102-97-
Application Year:	97
Issue Date:	3/7/1997
Approval Type:	Municipal sewage
Status:	Approved
Application Type:	
Client Name:	
Client Address:	
Client City:	
Client Postal Code:	
Project Description:	
Contaminants:	
Emission Control:	

Site: ***GEORGE WIMPEY CANADA LTD./W. PROP. LINE***
GUELPH LINE BUSINESS PARK BURLINGTON CITY ON

Database: ***CA***

Certificate #:	7-1804-89-
Application Year:	89

Issue Date: 10/31/1989
Approval Type: Municipal water
Status: Cancelled
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site:
Eastbound lanes @ Guelph Line Burlington ON

Database: ***SPL***

Ref No: 1046-785QHR
Site No:
Incident Dt:
Year:
Incident Cause: Other Transport Accident
Incident Event:
Contaminant Code: 13
Contaminant Name: Light Petroeum Oils
Contaminant Limit 1:
Contam Limit Freq 1:
Contaminant UN No 1:
Environment Impact: Not Anticipated
Nature of Impact: Other Impact(s)
Receiving Medium: Land
Receiving Env:
MOE Response: No Field Response
Dt MOE Arvl on Scn:
MOE Reported Dt: 10/19/2007
Dt Document Closed: 11/9/2007
Incident Reason: Unknown - Reason not determined
Site Name: Hwy. QEW<UNOFFICIAL>
Site County/District:
Site Geo Ref Meth:
Incident Summary: QEW: Motor vehicle oil spill to Rd. @ Guelph Line
Contaminant Qty: Uknown other - see incident description

Discharger Report:
Material Group: Oil
Health/Env Conseq:
Client Type:
Sector Type: Other Motor Vehicle
Agency Involved:
Nearest Watercourse:
Site Address:
Site District Office:
Site Postal Code:
Site Region:
Site Municipality: Burlington
Site Lot:
Site Conc:
Northing:
Easting:
Site Geo Ref Accu:
Site Map Datum:
SAC Action Class:
Source Type:

Site:
lot 16 ON

Database: ***WWIS***

Well ID: 2809263
Construction Date:
Primary Water Use: Domestic
Sec. Water Use:
Final Well Status: Water Supply
Water Type:
Casing Material:
Audit No: 214017
Tag:
Construction Method:
Elevation (m):
Elevation Reliability:
Depth to Bedrock:
Well Depth:
Overburden/Bedrock:
Pump Rate:
Static Water Level:
Flowing (Y/N):
Flow Rate:
Clear/Cloudy:

Data Entry Status:
Data Src: 1
Date Received: 10/16/2000
Selected Flag: TRUE
Abandonment Rec:
Contractor: 3030
Form Version: 1
Owner:
Street Name:
County: HALTON
Municipality: BURLINGTON CITY
Site Info:
Lot: 016
Concession:
Concession Name:
Easting NAD83:
Northing NAD83:
Zone:
UTM Reliability:

Bore Hole Information

Bore Hole ID: 10155519
DP2BR:
Spatial Status:
Code OB:
Code OB Desc:
Open Hole:
Cluster Kind:
Date Completed: 21-Sep-2000 00:00:00
Remarks:
Elevrc Desc:
Location Source Date:
Improvement Location Source:
Improvement Location Method:
Source Revision Comment:
Supplier Comment:

Elevation:
Elevrc:
Zone: 17
East83:
North83:
Org CS:
UTMRC: 9
UTMRC Desc: unknown UTM
Location Method: na

Overburden and Bedrock Materials Interval

Formation ID: 931454810
Layer: 3
Color: 3
General Color: BLUE
Mat1: 05
Most Common Material: CLAY
Mat2:
Mat2 Desc:
Mat3:
Mat3 Desc:
Formation Top Depth: 10.0
Formation End Depth: 22.0
Formation End Depth UOM: ft

Overburden and Bedrock Materials Interval

Formation ID: 931454811
Layer: 4
Color: 7
General Color: RED
Mat1: 17
Most Common Material: SHALE
Mat2:
Mat2 Desc:
Mat3:
Mat3 Desc:
Formation Top Depth: 22.0
Formation End Depth: 42.0
Formation End Depth UOM: ft

Overburden and Bedrock Materials Interval

Formation ID: 931454808
Layer: 1
Color: 6
General Color: BROWN
Mat1: 02
Most Common Material: TOPSOIL
Mat2:
Mat2 Desc:
Mat3:
Mat3 Desc:
Formation Top Depth: 0.0
Formation End Depth: 1.0
Formation End Depth UOM: ft

Overburden and Bedrock Materials Interval

Formation ID:	931454809
Layer:	2
Color:	6
General Color:	BROWN
Mat1:	05
Most Common Material:	CLAY
Mat2:	81
Mat2 Desc:	SANDY
Mat3:	
Mat3 Desc:	
Formation Top Depth:	1.0
Formation End Depth:	10.0
Formation End Depth UOM:	ft

Annular Space/Abandonment Sealing Record

Plug ID:	933140583
Layer:	1
Plug From:	0.0
Plug To:	8.0
Plug Depth UOM:	ft

Method of Construction & Well Use

Method Construction ID:	962809263
Method Construction Code:	6
Method Construction:	Boring
Other Method Construction:	

Pipe Information

Pipe ID:	10704089
Casing No:	1
Comment:	
Alt Name:	

Construction Record - Casing

Casing ID:	930264622
Layer:	1
Material:	3
Open Hole or Material:	CONCRETE
Depth From:	
Depth To:	
Casing Diameter:	36.0
Casing Diameter UOM:	inch
Casing Depth UOM:	ft

Results of Well Yield Testing

Pump Test ID:	992809263
Pump Set At:	
Static Level:	6.0
Final Level After Pumping:	
Recommended Pump Depth:	40.0
Pumping Rate:	
Flowing Rate:	
Recommended Pump Rate:	5.0
Levels UOM:	ft

Rate UOM: GPM
Water State After Test Code:
Water State After Test:
Pumping Test Method:
Pumping Duration HR:
Pumping Duration MIN:
Flowing: No

Water Details

Water ID: 933613435
Layer: 4
Kind Code: 1
Kind: FRESH
Water Found Depth: 35.0
Water Found Depth UOM: ft

Water Details

Water ID: 933613434
Layer: 3
Kind Code: 1
Kind: FRESH
Water Found Depth: 22.0
Water Found Depth UOM: ft

Water Details

Water ID: 933613432
Layer: 1
Kind Code: 1
Kind: FRESH
Water Found Depth: 6.0
Water Found Depth UOM: ft

Water Details

Water ID: 933613433
Layer: 2
Kind Code: 1
Kind: FRESH
Water Found Depth: 10.0
Water Found Depth UOM: ft

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 Nov 2021

Abandoned Mine Information System: Provincial AMIS

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

Government Publication Date: 1800-Oct 2018

Anderson's Waste Disposal Sites: Private ANDR

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

Government Publication Date: 1860s-Present

Aboveground Storage Tanks: Provincial AST

Historical listing of aboveground storage tanks made available by the Department of Natural Resources and Forestry. Includes tanks used to hold water or petroleum. This dataset has been retired as of September 25, 2014 and will no longer be updated.

Government Publication Date: May 31, 2014

Automobile Wrecking & Supplies: Private AUWR

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

Government Publication Date: 1999-Sep 30, 2021

Borehole: Provincial BORE

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

Government Publication Date: 1875-Jul 2018

Certificates of Approval: Provincial CA

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

Government Publication Date: 1985-Oct 30, 2011*

Dry Cleaning Facilities: Federal CDRY

List of dry cleaning facilities made available by Environment and Climate Change Canada. Environment and Climate Change Canada's Tetrachloroethylene (Use in Dry Cleaning and Reporting Requirements) Regulations (SOR/2003-79) are intended to reduce releases of tetrachloroethylene to the environment from dry cleaning facilities.

Government Publication Date: Jan 2004-Dec 2019

Commercial Fuel Oil Tanks: Provincial CFOT

Locations of commercial underground fuel oil tanks. This is not a comprehensive or complete inventory of commercial fuel tanks in the province; this listing is a copy of records of registered commercial underground fuel oil tanks obtained under Access to Public Information.
Note that the following types of tanks do not require registration: waste oil tanks in apartments, office buildings, residences, etc.; aboveground gas or diesel tanks. Records are not verified for accuracy or completeness.

Government Publication Date: May 31, 2021

Chemical Manufacturers and Distributors: Private CHEM

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

Government Publication Date: 1999-Jan 31, 2020

Chemical Register: Private CHM

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

Government Publication Date: 1999-Sep 30, 2021

Compressed Natural Gas Stations: Private CNG

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

Government Publication Date: Dec 2012 -Nov 2021

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-Jul 2021

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 - Jan 31, 2022

Drill Hole Database: Provincial DRL

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

Government Publication Date: 1886 - Sep 2020

Delisted Fuel Tanks: Provincial DTNK

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

Government Publication Date: May 31, 2021

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- Jan 31, 2021

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 - Jan 31, 2022

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- Jan 31, 2021

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-Nov 30, 2021

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

Environmental Penalty Annual Report: Provincial EPAR

This database contains data from Ontario's annual environmental penalty report published by the Ministry of the Environment and Climate Change. These reports provide information on environmental penalties for land or water violations issued to companies in one of the nine industrial sectors covered by the Municipal Industrial Strategy for Abatement (MISA) regulations.

Government Publication Date: Jan 1, 2011 - Dec 31, 2020

List of Expired Fuels Safety Facilities: Provincial EXP

List of facilities and tanks for which there was once a fuel registration. This is not a comprehensive or complete inventory of expired tanks/tank facilities in the province; this listing is a copy of previously registered tanks and facilities obtained under Access to Public Information. Includes private fuel outlets, bulk plants, fuel oil tanks, gasoline stations, marinas, propane filling stations, liquid fuel tanks, piping systems, etc; includes tanks which have been removed from the ground.
Notes: registration was not required for private fuel underground/aboveground storage tanks prior to January 1990, nor for furnace oil tanks prior to May 1, 2002; registration is not required for waste oil tanks in apartments, office buildings, residences, etc., or aboveground gas or diesel tanks. Records are not verified for accuracy or completeness.

Government Publication Date: May 31, 2020

Federal Convictions: Federal FCON

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

Government Publication Date: 1988-Jun 2007*

Contaminated Sites on Federal Land: Federal FCS

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

Government Publication Date: Jun 2000-Nov 2021

Fisheries & Oceans Fuel Tanks: Federal FOFT

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

Government Publication Date: 1964-Sep 2019

Federal Identification Registry for Storage Tank Systems (FIRSTS): Federal FRST

A list of federally regulated Storage tanks from the Federal Identification Registry for Storage Tank Systems (FIRSTS). FIRSTS is Environment and Climate Change Canada's database of storage tank systems subject to the Storage Tank for Petroleum Products and Allied Petroleum Products Regulations. The main objective of the Regulations is to prevent soil and groundwater contamination from storage tank systems located on federal and aboriginal lands. Storage tank systems that do not have a valid identification number displayed in a readily visible location on or near the storage tank system may be refused product delivery.

Government Publication Date: May 31, 2018

Fuel Storage Tank: Provincial FST

List of registered private and retail fuel storage tanks. This is not a comprehensive or complete inventory of private and retail fuel storage tanks in the province; this listing is a copy of registered private and retail fuel storage tanks, obtained under Access to Public Information.
Notes: registration was not required for private fuel underground/aboveground storage tanks prior to January 1990, nor for furnace oil tanks prior to May 1, 2002; registration is not required for waste oil tanks in apartments, office buildings, residences, etc., or aboveground gas or diesel tanks. Records are not verified for accuracy or completeness.

Government Publication Date: May 31, 2021

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-Nov 30, 2021

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 2019

TSSA Historic Incidents: Provincial HINC

List of historic incidences of spills and leaks of diesel, fuel oil, gasoline, natural gas, propane, and hydrogen recorded by the TSSA in their previous incident tracking system. The TSSA's Fuels Safety Program administers the Technical Standards & Safety Act 2000, providing fuel-related safety services associated with the safe transportation, storage, handling and use of fuels such as gasoline, diesel, propane, natural gas and hydrogen. Under this Act, the TSSA regulates fuel suppliers, storage facilities, transport trucks, pipelines, contractors and equipment or appliances that use fuels. Records are not verified for accuracy or completeness. This is not a comprehensive or complete inventory of historical fuel spills and leaks in the province. This listing is a copy of the data captured at one moment in time and is hence limited by the record date provided here.

Government Publication Date: 2006-June 2009*

Indian & Northern Affairs Fuel Tanks: Federal IAFT

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

Government Publication Date: 1950-Aug 2003*

Fuel Oil Spills and Leaks: Provincial INC

Listing of spills and leaks of diesel, fuel oil, gasoline, natural gas, propane, and hydrogen reported to the Spills Action Centre (SAC). This is not a comprehensive or complete inventory of fuel-related leaks, spills, and incidents in the province; this listing in a copy of incidents reported to the SAC, obtained under Access to Public Information. Includes incidents from fuel-related hazards such as spills, fires, and explosions. Records are not verified for accuracy or completeness.

Government Publication Date: May 31, 2021

Landfill Inventory Management Ontario: Provincial LIMO

The Landfill Inventory Management Ontario (LIMO) database is updated every year, as the Ministry of the Environment, Conservation and Parks compiles new and updated information. Includes small and large landfills currently operating as well as those which are closed and historic. Operators of larger landfills provide landfill information for the previous operating year to the ministry for LIMO including: estimated amount of total waste received, landfill capacity, estimated total remaining landfill capacity, fill rates, engineering designs, reporting and monitoring details, size of location, service area, approved waste types, leachate of site treatment, contaminant attenuation zone and more. The small landfills include information such as site owner, site location and certificate of approval # and status.

Government Publication Date: Feb 28, 2019

Canadian Mine Locations: Private MINE

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

Government Publication Date: 1998-2009*

Mineral Occurrences: Provincial MNR

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

Government Publication Date: 1846-Dec 2020

National Analysis of Trends in Emergencies System (NATES): Federal NATE

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

Government Publication Date: 1974-1994*

Non-Compliance Reports: Provincial NCPL

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

Government Publication Date: Dec 31, 2020

National Defense & Canadian Forces Fuel Tanks: Federal NDFT

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

Government Publication Date: Up to May 2001*

National Defense & Canadian Forces Spills: Federal NDSP

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

Government Publication Date: Mar 1999-Apr 2018

National Defence & Canadian Forces Waste Disposal Sites: Federal NDWD

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

Government Publication Date: 2001-Apr 2007*

National Energy Board Pipeline Incidents: Federal NEBI

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

Government Publication Date: 2008-Jun 30, 2021

National Energy Board Wells: Federal NEBP

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

Government Publication Date: 1920-Feb 2003*

National Environmental Emergencies System (NEES): Federal NEES

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

Government Publication Date: 1974-2003*

National PCB Inventory: Federal NPCB

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

Government Publication Date: 1988-2008*

National Pollutant Release Inventory: Federal NPRI

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

Government Publication Date: 1993-May 2017

Oil and Gas Wells: Private OGWE

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

Government Publication Date: 1988-Nov 30, 2021

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-Jan 2021

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 - Jan 31, 2022

Canadian Pulp and Paper: Private PAP

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

Government Publication Date: 1999, 2002, 2004, 2005, 2009-2014

Parks Canada Fuel Storage Tanks: Federal PCFT

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

Government Publication Date: 1920-Jan 2005*

Pesticide Register: Provincial PES

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

Government Publication Date: Oct 2011- Jan 31, 2021

Pipeline Incidents: Provincial PINC

List of pipeline incidents (strikes, leaks, spills). This is not a comprehensive or complete inventory of pipeline incidents in the province; this listing in an historical copy of records previously obtained under Access to Public Information. Records are not verified for accuracy or completeness.

Government Publication Date: May 31, 2021

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 - Jan 31, 2022

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: 1986-1990, 1992-2019

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-Jan 2022

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-Sep 30, 2021

Scott's Manufacturing Directory: Private SCT

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

Government Publication Date: 1992-Mar 2011*

Ontario Spills: Provincial SPL

List of spills and incidents made available the Ministry of the Environment, Conservation and Parks. This database identifies information such as location (approximate), type and quantity of contaminant, date of spill, environmental impact, cause, nature of impact, etc. Information from 1988-2002 was part of the ORIS (Occurrence Reporting Information System). The SAC (Spills Action Centre) handles all spills reported in Ontario. Regulations for spills in Ontario are part of the MOE's Environmental Protection Act, Part X. The Ministry of the Environment, Conservation and Parks cites the coronavirus pandemic as an explanation for delays in releasing data pursuant to requests.

Government Publication Date: 1988-Sep 2020; Feb 2021-Mar 2021

Wastewater Discharger Registration Database: Provincial SRDS

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

Government Publication Date: 1990-Dec 31, 2019

Anderson's Storage Tanks: Private TANK

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

Government Publication Date: 1915-1953*

Transport Canada Fuel Storage Tanks: Federal TCFT

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

Government Publication Date: 1970 - Dec 2020

Variances for Abandonment of Underground Storage Tanks: Provincial VAR

Listing of variances granted for storage tank abandonment. This is not a comprehensive or complete inventory of tank abandonment variances in the province; this listing is a copy of tank abandonment variance records previously obtained under Access to Public Information. In Ontario, registered underground storage tanks must be removed within two years of disuse; if removal of a tank is not feasible, an application may be sought for a variance from this code requirement.
Records are not verified for accuracy or completeness.

Government Publication Date: May 31, 2021

Waste Disposal Sites - MOE CA Inventory: Provincial WDS

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

Government Publication Date: Oct 2011- Jan 31, 2021

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: Sep 30, 2021

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 H

MECP FOI Search Results

Ministry of the Environment, Conservation and Parks

Access and Privacy Office

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

Ministère de l'Environnement, de la Protection de la nature et des Parcs

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

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

Ontario

July 26, 2019

Julie Crooks
Pinchin Ltd.
1 Hines Road, Suite 200
Kanata, ON K2K 3C7

Dear Julie Crooks:

RE: ***Freedom of Information and Protection of Privacy Act* Request**
Our File # A-2019-05067, Your Reference 242912.001

This letter is in response to your request made pursuant to the *Freedom of Information and Protection of Privacy Act* relating to 1396 Guelph Line, Burlington.

After a thorough search through the files of the Ministry's Halton Peel District Office, Investigations and Enforcement Branch, Environmental Monitoring and Reporting Branch, Sector Compliance Branch and Safe Drinking Water Branch, no records were located responsive to your request. To provide you with this response and in accordance with Section 57 of the *Freedom of Information and Protection of Privacy Act*, the fee owed is $30.00 for 1 hour of search time @ $30.00 per hour. **We have applied the $30.00 for this request from your initial payment. This file is now closed.**

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

If you have any questions regarding this matter, please contact Dany Briollais at 416-314-4075 or dany.briollais@ontario.ca.

Yours truly,

Janet Dadufalza
Manager, Access and Privacy

APPENDIX I

TSSA Search Results

345 Carlingview Drive
Toronto, Ontario M9W 6N9
Tel.: 416.734.3300
Fax: 416.231.1626
Toll Free: 1.877.682.8772

www.tssa.org

21 August 2019

Julie Crooks
Pinchin Ltd.
200-1 Hines Road
Kanata ON K2K 2X3

Subject: 1396 Guelph Line, Burlington
Your File No.: 242912.001
SR No.: 2647378

Dear Madam/Sir:

We are in receipt of your correspondence wherein you requested information regarding the above noted subject.

A search of our records did not produce the requested Fuel Safety documents.

TSSA does not make any representations or warranties with respect to the accuracy or completeness of any records released. The requestor assumes all risk in using or relying on the information provided.

Should you have any questions, please contact Public Information at publicinformationservices@tssa.org.

Yours truly,

Gaya Nair

Gaya Nair
Public Information Services

APPENDIX J

Aerial Photographs

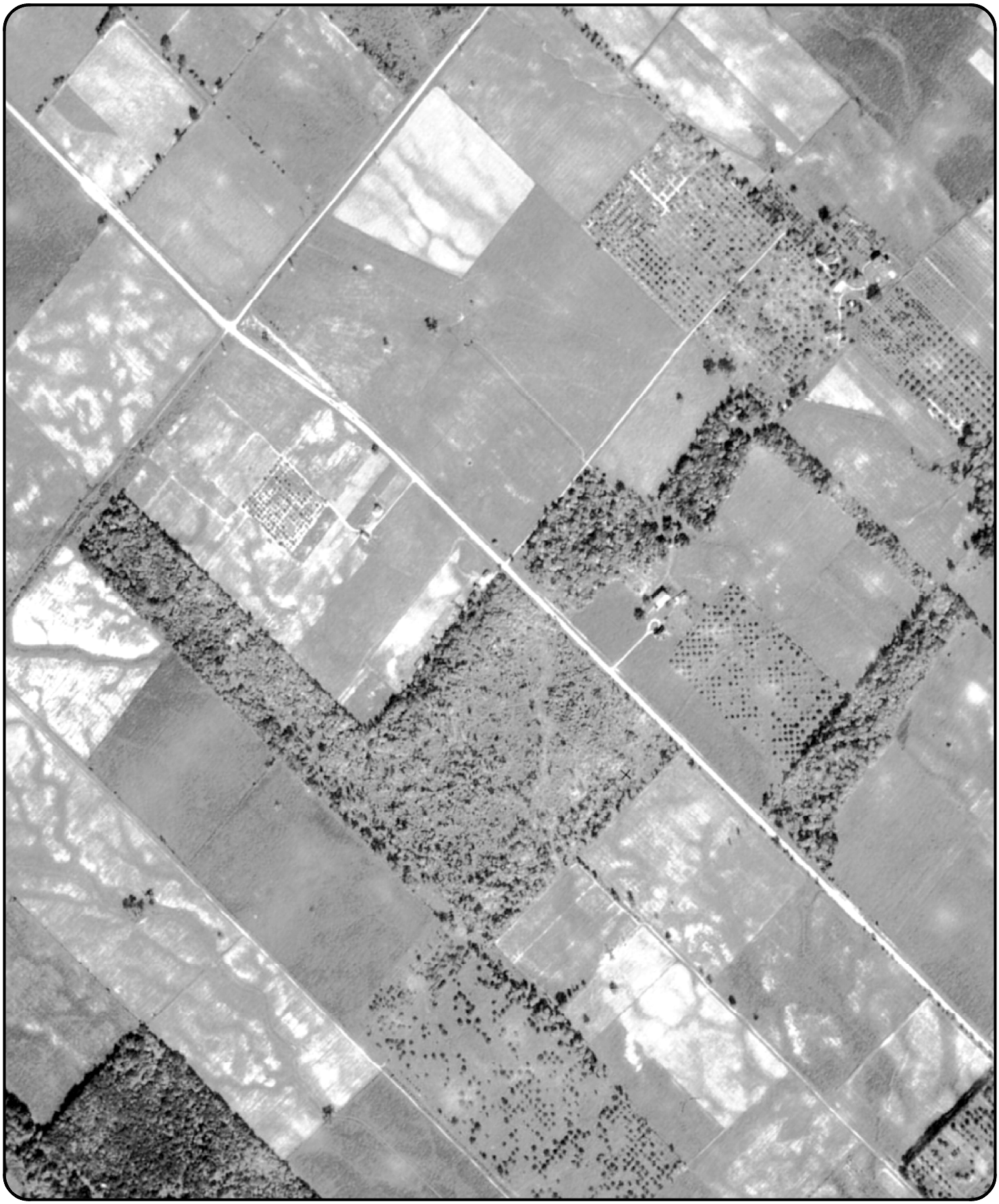
HISTORICAL AERIALS

Project Property:	303828 1396 Guelph Line Burlington ON L7P 4X3
Project No:	303828
Requested By:	Pinchin Ltd.
Order No:	22022300192
Date Completed:	February 25, 2022

Environmental Risk Information Services
A division of Glacier Media Inc.
1.866.517.5204 | info@erisinfo.com | erisinfo.com

Decade	Year	Image Scale	Source
1920	Not Available		
1930	1934	20000	NAPL
1940	Not Available		
1950	1954	10000	Hunting Survey Corporation Limited
1960	1961	25000	NAPL
1970	1974	25000	NAPL
1980	1986	25000	NAPL
1990	1992	25000	NAPL
2000	Not Available		
2010	2019	13000	Maxar

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0 0.125 0.25 0.5
Kilometers

Order Number: 22022300192

Year: 1934
Source: NAPL
Map Scale: 1: 10000
Comments:

ERIS



0 0.125 0.25 0.5
Kilometers

Order Number: 22022300192

Year: 1954
Source: Hunting Survey Corporation Limited
Map Scale: 1: 10000
Comments: Best Copy Available

ERIS



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Kilometers

Order Number: 22022300192

Year: 1961
Source: NAPL
Map Scale: 1: 10000
Comments:

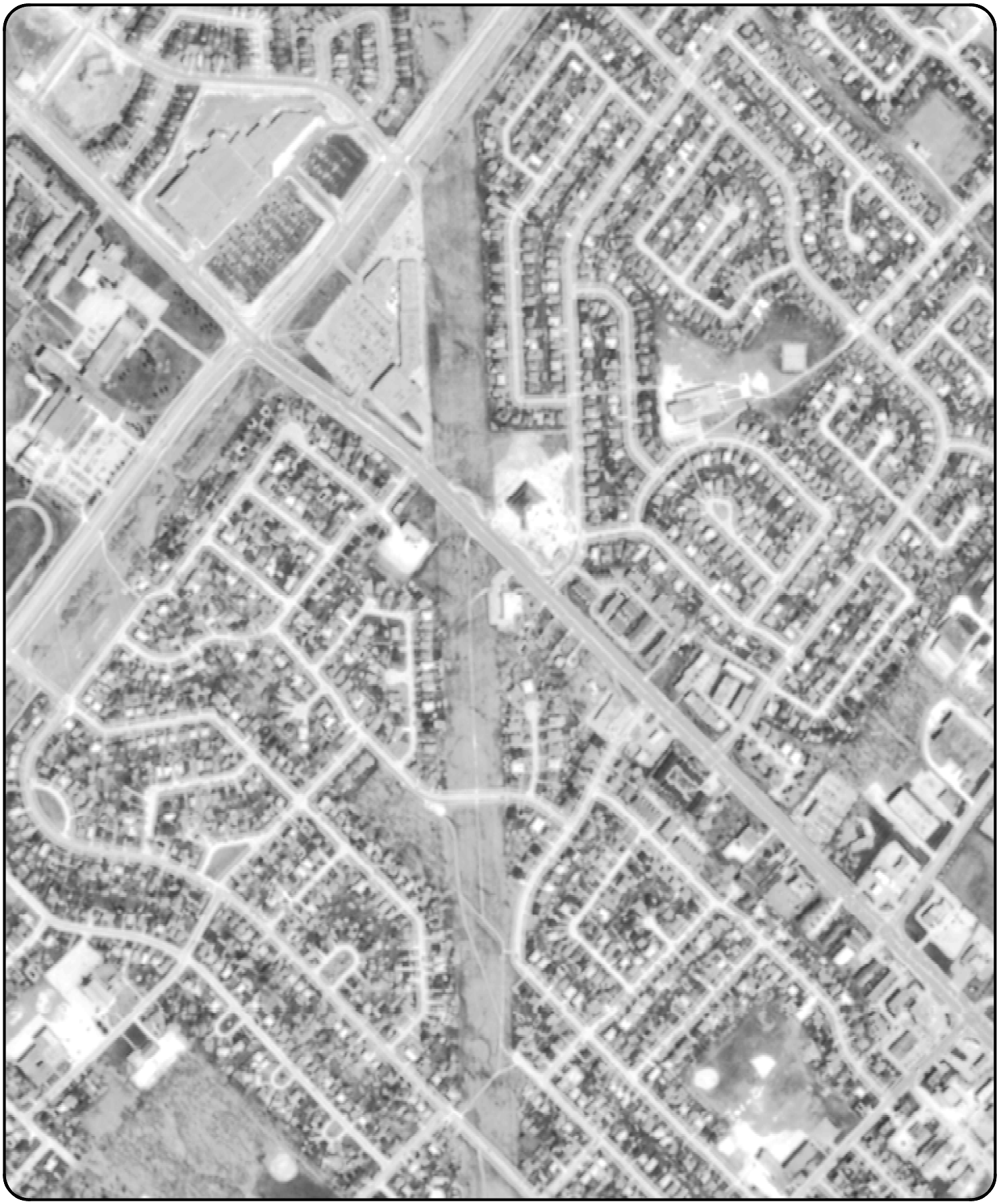
ERIS



0 0.125 0.25 0.5 Kilometers

Order Number: 22022300192

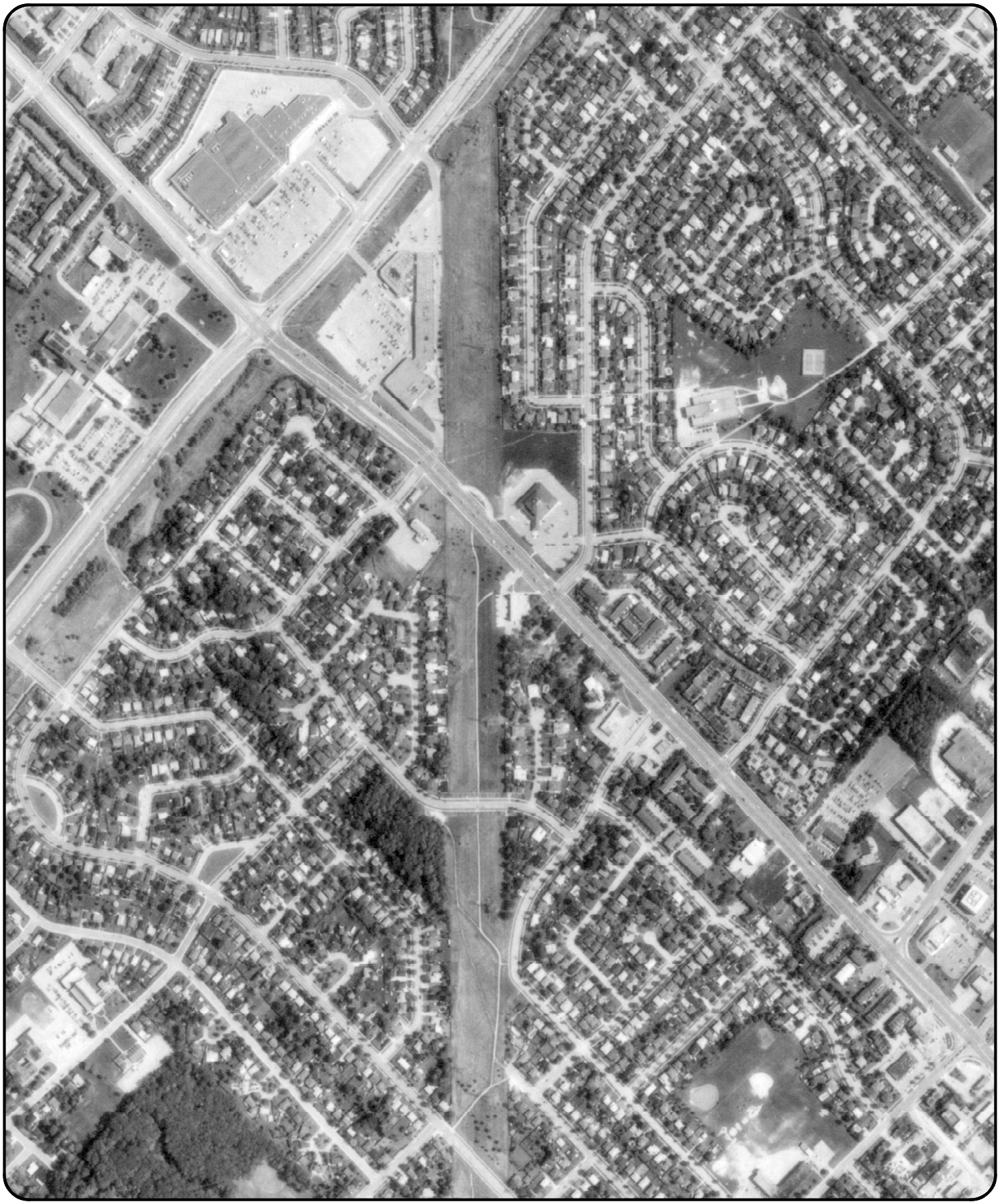
Year: 1974
Source: NAPL
Map Scale: 1: 10000
Comments:



0 0.125 0.25 0.5 Kilometers

Order Number: 22022300192

Year: 1986
Source: NAPL
Map Scale: 1: 10000
Comments:



0 0.125 0.25 0.5 Kilometers

Order Number: 22022300192

Year: 1992
Source: NAPL
Map Scale: 1: 10000
Comments:



0 0.125 0.25 0.5
Kilometers

Order Number: 22022300192

Year: 2019
Source: Maxar
Map Scale: 1: 10000
Comments:

ERIS