PHASE ONE ENVIRONMENTAL SITE ASSESSMENT
236 PLAINS ROAD EAST, BURLINGTON, ON



Project Location:
236 Plains Road East,
Burlington, ON
L7T 2C3

Prepared For:
Coral Gable Homes Ltd.
4097 McIntosh Place
Burlington, ON
L7L 2E8

NIAGARA SOILS SOLUTIONS LTD.

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Date: June 21, 2023
NSSL File No.: NS2357-01

EXECUTIVE SUMMARY

Niagara Soils Solutions Ltd. [NSSL] was retained by Coral Gable Homes Ltd. to conduct a Phase One Environmental Site Assessment [ESA] of the residential property located at 236 Plains Road East, Burlington, ON [herein referred to as the "Phase One Property" or the "Site"]. It is understood that the Phase One ESA is being requested for due diligence purposes relating to planned residential redevelopment.

The Phase One Environmental Site Assessment [ESA] subject property measures approximately 0.15 hectares in size and is occupied by a centrally located residential dwelling. The two-storey brick structure has a shingled gambrel shaped roof covering the main portion of the structure with an attached one storey room on the west and right sides of the building. An asphaltic concrete driveway extends from the roadway along the west property boundary to the rear of the property where a detached two car garage is located. The landcover of the Phase One Property is characterized by manicured grass and mature tree canopy with a fenced rear yard. An historic coal furnace was observed at the time of the Site reconnaissance along with an above ground fuel oil heating tank situated at the rear of the dwelling. The Phase One Property is located within a predominantly residential neighbourhood with a plaza northwest of Plains Road and a school situated northeast. A heritage home, 'The Gables', is adjacent to the east, townhomes to the west and residential properties adjacent to the south. The current owner of the subject property is recorded as Albert Faccenda, who has owned the property from 2021 up to the present day. Historical landownership is recorded as private individuals from circa 1961 to the current day.

The Phase One ESA identified four [4] Potentially Contaminating Activities [PCA] that resulted in two [2] on-site Areas of Potential Environmental Concern [APEC] on the Phase One property.

On-Site

PCA-1/APEC 1: Other; Coal Burning Home Heater Furnace. During the Site reconnaissance an historical coal furnace was observed in the basement of the residential dwelling. The style, size and affixed identifying information tag indicates that the furnace was utilized for coal burning and heating purposes. The residence is currently heated by heating oil supplied by an exterior above ground storage tank. Staining was noted on the floor surrounding the coal furnace. An associated historical coal delivery supply window was observed on the exterior wall. The presence of an historical coal burning home heater furnace is a potentially contaminating activity on the Phase One Property and results in an on-site Area of Potential Environmental Concern to the property's soil.

PCA-2/ APEC 2: #28. Gasoline and Associated Products Storage in Fixed Tanks. Located at the rear of the house is a 905-litre double-wall oval steel heating oil tank. The affixed identification notes "Above ground steel tank for fuel oil and lubricating oil ULC-S602". The tank is currently in use with lines affixed to the side

of the basement wall. A 'splitter' was identified being used to alternate between the fuel oil supply and the exterior self-contained air-conditioning unit for heating and cooling of the dwelling, depending on the temperature required. The presence of an AST is an on-site PCA and on-site APEC to the Phase One Property.

Off-Site

PCA-3: #28. Gasoline and Associated Products Storage in Fixed Tanks. The ERIS Ecolog report revealed that the west adjacent property had, at one time, an underground storage tank. The tank appears to have been installed in 2005. The site has since undergone redevelopment. Although considered a PCA, given the location of the UST and inferred groundwater flow direction, it does not result in an on-site APEC.

PCA-4: #54. Textile Manufacturing and Processing. The historical commercial company Camelot Drapery [Burlington] Ltd. operating at 185 Plains Road East and was noted in the ERIS report as a Curtain and Linen Mill in addition to Linen, Drapery and Other Textile Furnishings Wholesaler – Distributer. This land use is considered an off-site PCA however the distance between the historical business and the subject property [100 m northeast] results in this off-site PCA not becoming an on-site APEC to the Site's soil or groundwater.

CONCLUSIONS

Based on the age of the residence a designated substance and hazardous materials survey should be completed on the property prior to any renovations and/or demolition.

The Phase One ESA investigation identified four [4] Potentially Contaminating Activities on the Phase One Property or within the Study Area that resulted in the creation of two [2] on-site Areas of Potential Environmental Concern. NSSL therefore, recommends a Phase Two Environmental Site Assessment be completed at the Site to confirm the presence/absence of potential contaminants of concern associated with the above ground storage tank and historical use of a coal burning furnace.

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1.0 INTRODUCTION

1.1 Phase One Property Information

Niagara Soils Solutions Ltd. [NSSL] was retained by Coral Gable Homes to conduct a Phase One Environmental Site Assessment [ESA] of the residential property located at 236 Plains Road East, Burlington, ON [herein referred to as the "Phase One Property" or the "Site"]. It is understood that the Phase One ESA is being requested for due diligence purposes relating to planned residential redevelopment. The Site location is shown on Figure 1.

The municipal and legal descriptions of the subject property included in the Phase One ESA are stated as; 236 Plains Road East and PT LT 5, CON BROKEN FRONT, AS IN 777680; BURLINGTON / E FLAM TWP. The Property Identification Number [PIN] is: 0719-0026 [LT]. A copy of the Parcel Register is included in Appendix A. Authorization to proceed with the Phase One ESA was received from Mr. Lloyd Ripani. The contact information for Mr. Ripani is:

Coral Gable Homes Ltd.
4097 McIntosh Place
Burlington, ON L7L 2E8

The Phase One Environmental Site Assessment [ESA] subject property measures approximately 0.15 hectares in size and is occupied by a centrally located residential dwelling. The two-storey brick structure has a shingled gambrel shaped roof covering the main portion of the structure with an attached one storey room on the west and right sides of the building. An asphaltic concrete driveway extends from the roadway along the west property boundary to the rear of the property where a detached two car garage is located. The landcover of the Phase One Property is characterized by manicured grass and mature tree canopy with a fenced rear yard. An historic coal furnace was observed at the time of the Site reconnaissance along with an above ground fuel oil heating tank situated at the rear of the dwelling. The Phase One Property is located within a predominantly residential neighbourhood with a plaza northwest of Plains Road and a school situated northeast. A heritage home, 'The Gables', is adjacent to the east, townhomes to the west and residential properties adjacent to the south. The current owner of the subject property is recorded as Albert Faccenda, who has owned the property from 2021 up to the present day. Historical landownership is recorded as private individuals from circa 1961 to the current day. The Site layout is illustrated on Figure 2.

2.0 SCOPE OF INVESTIGATION

The Phase One ESA was completed in general accordance with Ontario Regulation 153/04 [as amended]. The purpose of the Phase One ESA was to identify evidence of actual or potential contamination on the Site based on an evaluation of information collected through records review, Site visit and interview. The report was prepared under the supervision of a Qualified Person [QP_{ESA}] and may be used in filing of a Record of Site Condition [RSC] with the Ministry of the Environment, Conservation and Parks [MECP] if required. The scope of work for the Phase One ESA included the following:

- Review of available environmental reports that are pertinent to the Site and surrounding lands.
- Review of municipal directory records related to the Site and surrounding lands [where available].
- Review of Chain-of-Title information.
- Review of physical setting information including aerial photographs, fire insurance plans [FIPs], topographic maps and geologic information related to the Site and surrounding lands.
- Review of EcoLog ERIS database report for the Site and surrounding lands.
- Review of environmental source information including published and online records from the Ministry of the Environment, Conservation and Parks [MECP], Ministry of Natural Resources and Forestry [MNRF], Niagara Peninsula Conservation Authority [NPCA] Watershed Explorer, Brock University Niagara Air Photo Index Interactive Map.
- Site reconnaissance to observe the Phase One Property and surrounding lands.
- Interview with key persons knowledgeable about the current and historical operations of the Site.
- Preparation of a photographic log.
- Preparation of a summary report of findings and recommendations.
- Assessment of information and preparation of a Conceptual Site Model [CSM] to illustrate the Site location and limits, the surrounding lands, Potentially Contaminating Activities [PCAs] and Areas of Potential Environmental Concern [APECs] on the Phase One Property.

3.0 RECORDS REVIEW

3.1 General

3.1.1 Phase One Study Area Determination

The Phase One Study Area includes properties located wholly or partially, within 250 m of the nearest point on a boundary of the Phase One ESA property. There were no other properties located beyond 250 m of the Phase One ESA property that were considered relevant to the Phase One ESA assessment at this time. The Study Area is illustrated on Figure 1.

3.1.2 First Developed Use Determination

O. Reg. 153/04 22. [1] defines first developed land use as the earlier of a: 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 b: the first potentially contaminating use or activity on the Phase One Property". Historical records show the Phase One Property having been utilized for residential purposes circa 1934.

3.1.3 Fire Insurance Plans

NSSL contacted OPTA Enviroscan to conduct a search of Fire Insurance Plans (FIPs) for information pertaining to the Phase One ESA property and surrounding area. Two [2] fire maps depicting the Study Area were found, dating from 1971. No fire maps that depict the location of the Phase One Property Site were available for review. A review of pertinent information is noted below.

The earliest Fire Map available for review was from 1971 [Burlington Fire map, Sheet 13] which highlights the west portion of the Study Area. The area contains residential, commercial, and industrial companies. Greenhouses can be seen situated between St. Matthews Avenue and Bedford Avenue north of Plains Road. The Church of St. Matthews and a corresponding cemetery are situated south of Plains Road East and east of Glenwood Avenue.

The second map, 1917 Burlington Fire map, Sheet 14, depicts the northeast portion of the Study Area at the intersection of Gallagher Road and Plains Road East. The Holy Rosary School, Holy Rosary Church and Rectory are shown occupying the lands east of Gallagher Road and north of Plains Road East.

3.1.4 Chain of Title

MacKenzie Title was engaged by NSSL to complete a historical property ownership search for the study Site. According to search results, the earliest available record relating to the Site was from 1796 where the parcel of land was transferred from the Crown to the Honorable Peter Russell.

A current parcel register [land title document] for the Phase One subject property at 236 Plains Road in Burlington was obtained from Teranet Express for the study Site. The document identified the Property Identifier Number [PIN] as 07109-0026 [LT]. This document covered the period of land ownership from 1961 to the present day. Current landownership was confirmed as belonging to Albert Faccenda. A copy of all property ownership records is included in Appendix A.

3.1.5 Vernon's City Directories

NSSL conducted a search of historical Vernon's City Directories pertaining to the Site and properties within the Study Area to determine chronicled property land use. Records were found for 1986 and 2005 Vernon's City Directories with the occupants of the subject property and adjacent properties listed below. A copy of the applicable pages from available directories are provided in Appendix D.

Year	Municipal Address		Property relationship to Site	Recorded Occupant
1986	226	Plains Road East, Burlington	West Adjacent	R. Sharp
	236		Subject Property	T. Stevenson
	242		East Adjacent	J. Bray
2005	226	Plains Road East, Burlington	West Adjacent	A Ledsham
	236		Subject Property	T. Whitehouse
	242		East Adjacent	Jaq Mar Consulting & Design

3.1.6 Environmental Reports

No Environmental Reports regarding the subject Site were provided to NSSL for review.

3.1.7 Environmental Records

The City of Burlington Official Plan Schedule B 'Comprehensive Land Use Plan Urban Planning Area' denotes the Study Area as a Residential – Low Density area. A review of the Region of Halton's Official Plan shows that the Study Area is not located within a Municipal Wellhead Protection Zone [Map 1D] and is not situated within the Greenbelt Plan Boundary as shown in the Agricultural System and Settlement Areas, Map 1E.

3.2 Environmental Source Information

3.2.1 Environmental Risk information Services

EcoLog ERIS was contracted to conduct a search of available government and private records for information pertaining to the Phase One ESA property and surrounding Study Area. A copy of the full report is provided in Appendix C. Key Findings are tabulated below.

Municipal Address	Property relationship to Phase One Site	Database Record, brief description
226 Plains Road	WSW/33.9m	**Anthony Ledsham** ***One [1] CFOT:*** Single Wall UST, 1800 L capacity, fuel oil. ***One [1] DTNK:*** Instance No - 38062787, Active, capacity 1800 L, Single Wall UST, FS fuel oil tank.
976 Shadeland Avenue	ESE/69.2m	***One [1] HINC:*** External File Name - FS INC 0809-05017, Pipeline Strike, 8/22/2008, natural gas, gaseous fuel, construction site.
235 Plains Road	NW/93.1m	**Ideal Gardening Limited** ***One [1] PES:*** License type - Operator.
968 Tanager Avenue	E/151.9m	**Shores Edge Landscaping Inc.** ***One [2] PINC:*** FS – Pipeline Incident, 10/31/2016. ***One [1]: SPL:*** Leak / break, 2016/10/31, natural gas.
276 Plains Road	NE/155.3m	***One [1] HINC:*** Pipeline strike, 10/1/2007, natural gas.
966 Filman Place Crescent	SSW/161.0m	***One [1] WWIS:*** Well ID: 7283488, domestic, abandoned supply, 2016/04/21.
261 Plains Road East C/O 802 Drury Lane	N/164.1m	**Halton Roman Catholic School Board** ***One [1] GEN:*** Generator Number – ON0965411, approval years, 93,94.
284 Plains Road East	NE/188.4m	***One [1] EHS:*** Custom report, 12/05/17.
284 – 292 Plains Rd. E.	NE/206.5m	***Three [3] EHS:*** Custom report, 07/27/20.
292 Plains Road East	NE/217.3m	**The Intrepid** ***One [1] SCT:*** Plant size 2000ft^2, Periodical Publishers, SIC/NAICS Code – 511120. **Enbridge Energy Distribution Inc.** ***One [1] SPL:*** 2020/02/07, vandalism, natural gas, air spills – gasses and vapours. **284 Plains Road Development Inc.** ***One [1] RSC:*** RSC ID – 230213, Phase 1 RSC, Commercial use, 2021/12/16.
287 Plains Road East	NNE/225.6m	**Holy Rosary Church** ***One [1] GEN:*** Generator Number – ON4229475, SIC Code – 813110, approval year 2011.

Municipal Address	Property relationship to Phase One Site	Database Record, brief description
185 Plains Road East	WSW/226.7m	**Camelot Drapery Burlington Ltd.** ***Four [4] SCT:*** Established 1975, Curtains and draperies, House furnishings, Curtain and linden mills, other textile/home furnishings wholesaler-distributions. **Royal Forest Pest Services Inc.** ***Two [2] PES:*** License Number – 02-01-06386-0, Operator. License Number – L-240-4037872685, active, 10/4/2022, PEST operator.
181 Plains Road East	WSW/229.0m	**Arc and Flame Welding** ***One [1] DTNK:*** Instance Number – 9888983, expired, FS facility, FS Propane refill cylr fill, March 2012.
168 Plains Road	SW/247.3m	**168 Plains Road Ltd.** ***One [1] GEN:*** Generator Number – ON9113361, SIC Code – 531120, lessors of non-residential buildings except mini-warehouse, approval year 04.

CFOT = Commercial Fuel Oil Tanks, DTNK = Delisted Fuel Tanks, EHS = ERIS Historical Searches, GEN = Ontario Waste Generator, HINC= TSSA Historic Incidents, PES = Pesticide Register, PINC = Pipeline Incident, RSC = Record of Site Condition, SCT = Scott's Manufacturing Directory, SPL = Ontario Spills, WWIS = Water Well Information System.

3.2.2 Insurance Reports

No insurance reports for the subject property were available for NSSL to review or comment on.

3.2.3 Other Environmental Sources

NSSL reviewed additional environmental resources for information pertaining to the Phase One Property. The table below provides details of the findings with any associated supporting documents located in Appendix B.

Source	Phase One Site Details
Environmental Incidents, Orders, Offences, Spills and Discharges	No records
Environmental Registry of Ontario	No records
Federal Contaminated Sites and Solid Waste Landfills Inventory	No records
Hazardous Waste Information Network	No Records
Inventory of Coal Gasification Plants	No records
Inventory of Industrial Sites Producing or Using Coal Tar in Ontario	No records
Ministry of Natural Resources [MNR]	No records
National Pollutant Release Inventory	No records
PCB Waste Storage Inventory	No records

Source	Phase One Site Details
Record of Site Condition [RSC]/ Brownfields Environmental Registry	No records
Reports submitted to the MECP [Freedom of Information]	At the time of report issuance, no records were returned. Any documents received will be provided to the client.
TSSA Retail Fuel Storage Tank Info	A request was submitted to the Technical Safety and Standards Authority [TSSA] for information concerning fueling systems [USTs, ASTs]. Email correspondence from TSSA dated May 31st, 2023, indicated "we confirm that there are no records in our database of any fuel storage tanks at the subject address".
Waste Disposal Site Inventory	No records
Waste Management Records	No records

3.3 Physical Setting Sources

3.3.1 Aerial Photographs

Aerial photographs were reviewed for information pertaining to the Phase One Site and Study Area. The photographs were obtained through the Niagara Air Photo Index interactive database at Brock University and Google Earth. The earliest available aerial image for review was from 1950. Of the available aerials the following were selected to review based on scale and quality. Images are provided in Appendix E.

Date	Phase One Site	Study Area
1950	One [1] residential dwelling can be seen on the Site in aerial imagery from the 1950's.	The Study Area is mainly comprised of residential and agricultural land uses.
1960	No significant changes to the Site are observed between 1950 and 1960 aerial photographs.	The Study Area continues to depict residential growth. It is noted that some agricultural fields appear to be in the process of being developed. South of the Site multiple subdivisions have been built.
1998	One [1] residential dwelling remains on the Site and another dwelling has been observed south of the property. It appears to be a detached garage.	The southwest adjacent property has one [1] residential structure manicured front and rear yards.
2002	No significant changes to the Site are observed between 2002 and 2017 aerial photographs.	No significant changes to the Study Area are observed in 2002 aerial photographs.
2012		The previous southwest residential dwelling has been demolished with the construction of a row of townhouses.
2017		No significant changes to the Study Area are observed between 2017 to 2022 aerial photographs.
2022	One [1] residential structure remains on the Site along with the detached garage. No other significant changes to the property are observed.	

3.3.2 Topography, Hydrology, Geology

A review of the Ministry of Northern Development and Mines, "Quaternary Geology of Ontario", Map 2556, reveals that the Site is situated within Glaciolacustrine deposits: Sand, Gravelly Sand and Gravel, nearshore and beach deposits. Map 2544, showing the "Bedrock Geology of Southern Ontario", shows the Study Area is underlain by Shale, Limestone, Dolostone, Siltstone of the Upper Ordovician Queenston Formation. Depth to ground water is recorded to be approximately 9-10 metres below ground surface based on a review of local well records.

3.3.3 Fill Materials

Fill material was not identified on-site during the Site reconnaissance.

3.3.4 Water Bodies & Areas of Natural Significance

The Conservation Halton watershed map shows the Phase One Study Area is part of the West Aldershot watershed [1,080.29 acres] and North Shore sub-watershed. The Hamilton Harbour is located 950 m South of the Phase One Property. NSSL did not identify any provincially significant wetlands, natural heritage features, or Areas of Natural Significance on-site or within the Study Area.

The Phase One Property is not considered a sensitive Site, based on the definition of O. Reg. 153/04. "41. [1] This section applies in relation to a property if,

[a]The property is,

(i) Within an area of natural significance,
(ii) Includes or is adjacent to an area of natural significance or part of such an area, or
(iii) Includes land that is within 30 meters of an area of natural significance or part of such an area."

Runoff on the Phase One Property is surmised to permeate the vegetated and soil landcover of the property as it drains into the North Shore Watershed. Overall groundwater flow direction is recorded to be southeast towards the Hamilton Harbour.

3.3.5 Well Records

The Study Area is serviced by municipal drinking water and wastewater systems. A records review of Ontario Well Records shows that there is one domestic water well or record for drinking water wells located within 250 m of the Site. The record for well is provided in Appendix F.

3.4 Site Operating Records

No operating records for the subject property were available for NSSL to review or provide comment.

4.0 SITE RECONNAISSANCE

4.1 General Requirements

A Site reconnaissance for the Phase One Property was completed on Tuesday, June 6th, 2023, by Ms. Nicole Burke, B.A., B.Ed., CERPIT, Project Coordinator and Mr. Jacob Toldi, B.SC., Environmental Technician, overseen by Mr. John Monkman, P. Eng, FEC, QP_{ESA}. The weather was sunny with the temperature approximately 15°C. The Site reconnaissance and photo log are included in Appendix G.

The Phase One Property is a residential parcel of land with a two-storey dwelling set back from Plains Road East in the central portion of the Site. Plains Road East is situated at a higher elevation, with entry to the property sloping down from the roadway to an even elevation throughout the property. The Site is located within a predominantly residential locale with low rise commercial buildings located to the northwest and a school situated to the northeast of Plains Road East. The two-storey residence has attached one storey rooms on both the east and west sides of the main structure. The driveway extends the length of the west property boundary to a two-car garage at the rear of the property where the back portion of the Site is fenced off. The dwelling is approximately 70 – 80 years of age with mature treed foliage throughout the property. No other environmentally significant features were noted at the time of the site visit.

4.2 Specific Observations at Phase One Property

The following table summarizes the general observations made at the Phase One property based upon NSSL's Site reconnaissance.

Item	Specific Observation
General Site Description	Above grade ground entrance from roadway with the Site having a generally even elevation. Mature treed lot with roadway extending along west property boundary to garage and parking at rear of the house.
General Description of Structures	Two storey, asphalt shingled gambrel style roof with brick cladding on the main floor located in the center of the property. Full concrete block basement. The second storey of the dwelling was not accessed. A two-car garage is located at the end of the driveway on the southwest corner of the rear yard.
Above and Below Ground Tanks	One [1] steel above ground storage tank [AST] is located at the rear of the house, next to the driveway. The AST is utilized for heating oil fuel and is attached to a 'splitter' along with the air conditioning unit. One [1] historical non-functioning hot water pressure tank was strapped to the ceiling in the basement.
Utilities and Water Sources	Municipal utilities are available throughout the Study Area and supplied to the Phase One Property. Natural Gas utility hook up was not observed.

Item	Specific Observation
Exit and Entry Points	The property is open to foot and vehicle traffic from the north on Plains Road. The dwelling has a front entrance door and an above ground entrance at the rear of the building in addition to a below ground stairway with access to the basement of the house. Older doors were noted on the attached east one storey room, however thick vegetation indicates they are not frequently utilized for access to the dwelling.
Existing and Former Heating/ Cooling Systems	An historical coal fuelled furnace is located in the basement of the residence. On the wall adjacent to the driveway an historical coal delivery access is visible. The exterior AST is utilized for heating oil fuel and is attached to a 'splitter' in conjunction with the exterior air conditioning unit to provide heating and cooling for the building.
Swales, catch basins, drains, pits, pumps or sumps	No sump pumps were observed in the building.
Staining and corrosion	The concrete flooring on the west side of the basement was noted to have black and rust staining surrounding the coal furnace.
Wells	Not observed.
Sewage Work	Storm water catch basins are located on Plains Road East.
Surface Cover	Asphaltic concrete roadway extending along the west property boundary with manicured grass, gardens and mature trees. A small flagstone patio area is located between the driveway and the rear entrance of the house while a concrete entry walkway curves from the driveway around the front of the house to the entrance way.
Areas of Stained Soil, Vegetation, Pavement, and Stressed Vegetation	Not observed
Current or Former Railway Lines or Spurs	Not observed
Debris & Fill Material	Not observed
Details of Unidentified Substances	Not observed.
Designated Substances & Hazardous Materials	Several layers of potentially lead paint were observed to be in poor, peeling condition on the sides, doors and underside of the garage overhang. The pipes and coal furnace in the basement were noted to have pipe wrapping consistent with ACM containing materials and the rear windows of the main floor had cracked window mastic.
Surrounding Properties within the Phase One Study Area	Residential properties and dwellings are located adjacent to the west and south with a designated heritage home, 'The Gables' adjacent to the east. North of Plains Road East are residential properties and an elementary school on the northeast corner of Plains Road East and Shadeland Avenue. A commercial plaza is situated in the northwest section of the Study Area.

4.3 Designated Substances and Hazardous Materials Survey

4.3.1 Asbestos Containing Material (ACM)

Potential asbestos containing-materials including insulating pipe wrap, floor tile and cement parge within the lower level of the residence were noted during the Site reconnaissance. Asbestos is classified as a designated substance under the Occupational Health and Safety Act and regulated under O. Reg. 490/09.

4.3.2 Lead

Due to the age of the building being constructed pre-1960 there is a potential for lead-based paint to be present on the painted surfaces. Lead is classified as a designated substance under O. Reg. 843 of the Occupational Health and Safety Act.

4.3.3 Mould

Mould was not noted throughout the inspected basement portion of the structure.

5.0 REVIEW AND EVALUATION OF INFORMATION

5.1 Potentially Contaminating Activities

O. Reg. 153/04 Table 2 of Schedule D – List of Potentially Contaminating Activities are provided in Appendix H for reference purposes. The Phase One ESA identified four [4] Potentially Contaminating Activities [PCA] that resulted in two [2] on-site Areas of Potential Environmental Concern [APEC] on the Phase One property. Figures 3 and 4 highlight the PCA and APEC locations.

On-Site

PCA-1/APEC 1: Other; Coal Burning Home Heater Furnace. During the Site reconnaissance an historical coal furnace was observed in the basement of the residential dwelling. The style, size and affixed identifying information tag indicates that the furnace was utilized for coal burning and heating purposes. The residence is currently heated by heating oil supplied by an exterior above ground storage tank. Staining was noted on the floor surrounding the coal furnace. An associated historical coal delivery supply window was observed on the exterior wall. The presence of an historical coal burning home heater furnace is a potentially contaminating activity on the Phase One Property and results in an on-site Area of Potential Environmental Concern to the property's soil.

PCA-2/ APEC 2: #28. Gasoline and Associated Products Storage in Fixed Tanks. Located at the rear of the house is a 905-litre double-wall oval steel heating oil tank. The affixed identification notes "Above ground steel tank for fuel oil and lubricating oil ULC-S602". The tank is currently in use with lines affixed to the side of the basement wall. A 'splitter' was identified being used to alternate between the fuel oil supply and the exterior self-contained air-conditioning unit for heating and cooling of the dwelling, depending on the temperature required. The presence of an AST is an on-site PCA and on-site APEC to the Phase One Property.

Off-Site

PCA-3: #28. Gasoline and Associated Products Storage in Fixed Tanks. The ERIS Ecolog report revealed that the west adjacent property had, at one time, an underground storage tank. The tank appears to have been installed in 2005. The site has since undergone redevelopment. Although considered a PCA, given the location of the UST and inferred groundwater flow direction, it does not result in an on-site APEC.

PCA-4: #54. Textile Manufacturing and Processing. The historical commercial company Camelot Drapery [Burlington] Ltd. operating at 185 Plains Road East and was noted in the ERIS report as a Curtain and Linen Mill in addition to Linen, Drapery and Other Textile Furnishings Wholesaler – Distributer. This land use is considered an off-site PCA however the distance between the historical business and the subject property

[100 m northeast] results in this off-site PCA not becoming an on-site APEC to the Site's soil or groundwater.

5.2 Areas of Potential Environmental Concern

The PCAs identified above resulted in the creation of two [2] Areas of Potential Environmental Concern to the Phase One ESA property with the potential to have impacted the Site's soil and/or groundwater. A Phase One Conceptual Site Model [CSM] was prepared in accordance with Schedule D, Part V of O. Reg. 153/04 [as amended]. The CSM includes Figures 1 - 4 and is provided in Appendix J.

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 [Groundwater, soil and/or sediment]
APEC-1	Central portion of Site	Other: Coal Furnace	On-Site	Metals & Inorganics, PAHs, Ab, Sb, Se, Hg, PHCs, VOCs	Soil and groundwater
APEC-2	South portion of Site	#28. Gasoline and Associated Products Storage in Fixed Tanks	On-Site	Metals, PHCs, BTEX, PAHs	Soil and groundwater

6.0 CONCLUSIONS

6.1 Phase Two Environmental Site Assessment Recommended

Based on the age of the residence a designated substance and hazardous materials survey should be completed on the property prior to any renovations and/or demolition.

The Phase One ESA investigation identified four [4] Potentially Contaminating Activities on the Phase One Property or within the Study Area that resulted in the creation of two [2] on-site Areas of Potential Environmental Concern. NSSL therefore, recommends a Phase Two Environmental Site Assessment be completed at the Site to confirm the presence/absence of potential contaminants of concern associated with the above ground storage tank and historical use of a coal burning furnace.

6.2 Limitations and Use of the Report

Achieving the objectives that are stated in this report has required Niagara Soils Solutions Ltd. to derive conclusions based upon the best and most recent information currently available to Niagara Soils Solutions Ltd. No investigative method can completely eliminate the possibility of obtaining partially imprecise information. Niagara Soils Solutions Ltd. has expressed professional judgement in gathering and analysing the information obtained and in the formulation of its conclusions.

Information in this report was obtained from sources deemed to be reliable, however, no representation or warranty is made as to the accuracy of this information. To the best of Niagara Soils Solutions Ltd.'s knowledge, the information gathered from outside sources contained in this report on which Niagara Soils Solutions Ltd. has formulated its opinions and conclusions, are both true and correct. Niagara Soils Solutions Ltd. assumes no responsibility for any misrepresentation of facts gathered from outside sources.

This report was prepared to assess and document evidence of potential environmental contamination, and not to judge the acceptability of the risks associated with such environmental contamination. Much of the information gathered for this report is only accurate at the time of collection and a change in the Site conditions may alter the interpretation of Niagara Soils Solutions Ltd.'s findings. Furthermore, the reader should note that the Site reconnaissance described in this report was an environmental assessment of the Site, not regulatory compliance or an environmental audit of the Site.

Niagara Soils Solutions Ltd. prepared this Report for Coral Gable Homes Ltd. The material in it reflects Niagara Soils Solutions Ltd.'s best judgement in light of the information available to it at the time of preparation. Any use which a third party makes of this report, or any reliance on or decisions to be made based on it, are the responsibility of such third parties. Niagara Soils Solutions Ltd. accepts no responsibility for damages, if any suffered by any third party as a result of decisions made or actions based on this report.

Yours very truly,
Niagara Soils Solutions Ltd.

John Monkman, P.Eng., FEC, QP_{ESA}
President

Jodie Glasier, HB.A., M.MM, EP
Vice President

7.0 REFERENCES

The following resources were utilized as references:

- McMaster University Aerial Photograph Collection (Hamilton), https://library.mcmaster.ca/collections/aerial-photos
- Burlington Hydro
- City of Burlington
- Conservation Halton, https://www.conservationhalton.ca/watersheds/
- EcoLog ERIS
- Ecological Land Classification [Southern Ontario]
- Environmental Assessment Act
- Environmental Registry of Ontario
- Federal Contaminated Sites Inventory
- Google Earth Interactive Mapping
- Interactive Map – Navigate Burlington Hub, https://navburl-burlington.opendata.arcgis.com/
- Inventory of Coal Gasification Plant Waste Sites in Ontario, Volume II; MOE, 1987
- Ministry of Environment, Conservation & Parks Inventory of Industrial Sites Producing or Using Coal Tar and Related Tars in Ontario
- Ministry of the Environment Freedom of Information and Protection of Privacy Search
- Ministry of the Environment Hazardous Waste Information Network
- Ministry of Natural Resources [ANSIs]
- Ministry of Northern Development and Mines. Bedrock Geology of Ontario
- National Pollutant Release Inventory [NPRI] database
- National Air Photo Library, https://www.nrcan.gc.ca/maps-tools-and-publications/satellite-imagery-and-air-photos/air-photos/national-air-photo-library/9265
- Nutrient Managing Act
- Ontario Base Mapping
- Ontario Inventory of PCB Storage Site October 1991, Ministry of the Environment, January 1992.
- Ontario Oil, Gas, and Salt Resources Library
- Ontario Water Resources Act
- Safe Drinking Water Act
- Source Protection Information Atlas [MECP]
- Technical Safety and Standards Authority [TSSA] Fuel Storage Information
- Town of Burlington
- Waste Disposal Site Inventory, Ministry of the Environment, 1991.

FIGURES

1. SITE LOCATION

2. SITE LAYOUT

3. POTENTIALLY CONTAMINATING ACTIVITIES

4. AREAS OF POTENTIAL ENVIRONMENTAL CONCERN



LEGEND

- Phase One ESA Property Boundary
- 250 m Study Area

NIAGARA SOILS SOLUTIONS LTD.

CLIENT:
Coral Gable Homes Ltd.

PROJECT:
PHASE ONE ENVIRONMENTAL SITE ASSESSMENT
236 Plains Road East, Burlington, ON

TITLE:
SITE LOCATION PLAN

DRAWN BY:	MD
CHECKED BY:	JM
DATE:	June 2023
PROJECT NO:	NS2357-01
SCALE:	AS SHOWN
NO:	Figure 1

REFERENCE: BASE MAP PROVIDED BY EXPLORE THE CITY OF BURLINGTON, https://burlington.maps.arcgis.com/apps/MapSeries/index.html?appid=1d1783b1e626434f95076cba33a5e540
NOTE: FOR ILLUSTRATION PURPOSES ONLY, ALL LOCATIONS APPROXIMATE.



REFERENCE: BASE MAP PROVIDED BY EXPLORE THE CITY OF BURLINGTON, https://burlington.maps.arcgis.com/apps/MapSeries/index.html?appid=1d1783b1e626434f95076cba33a5e540
NOTE: FOR ILLUSTRATION PURPOSES ONLY, ALL LOCATIONS APPROXIMATE.

LEGEND

Phase One ESA Property Boundary

NIAGARA SOILS SOLUTIONS LTD.

CLIENT:
Coral Gable Homes Ltd.

PROJECT:
PHASE ONE ENVIRONMENTAL SITE ASSESSMENT
236 Plains Road East, Burlington, ON

TITLE:
SITE LAYOUT & FEATURES

DRAWN BY: MD

CHECKED BY: JM

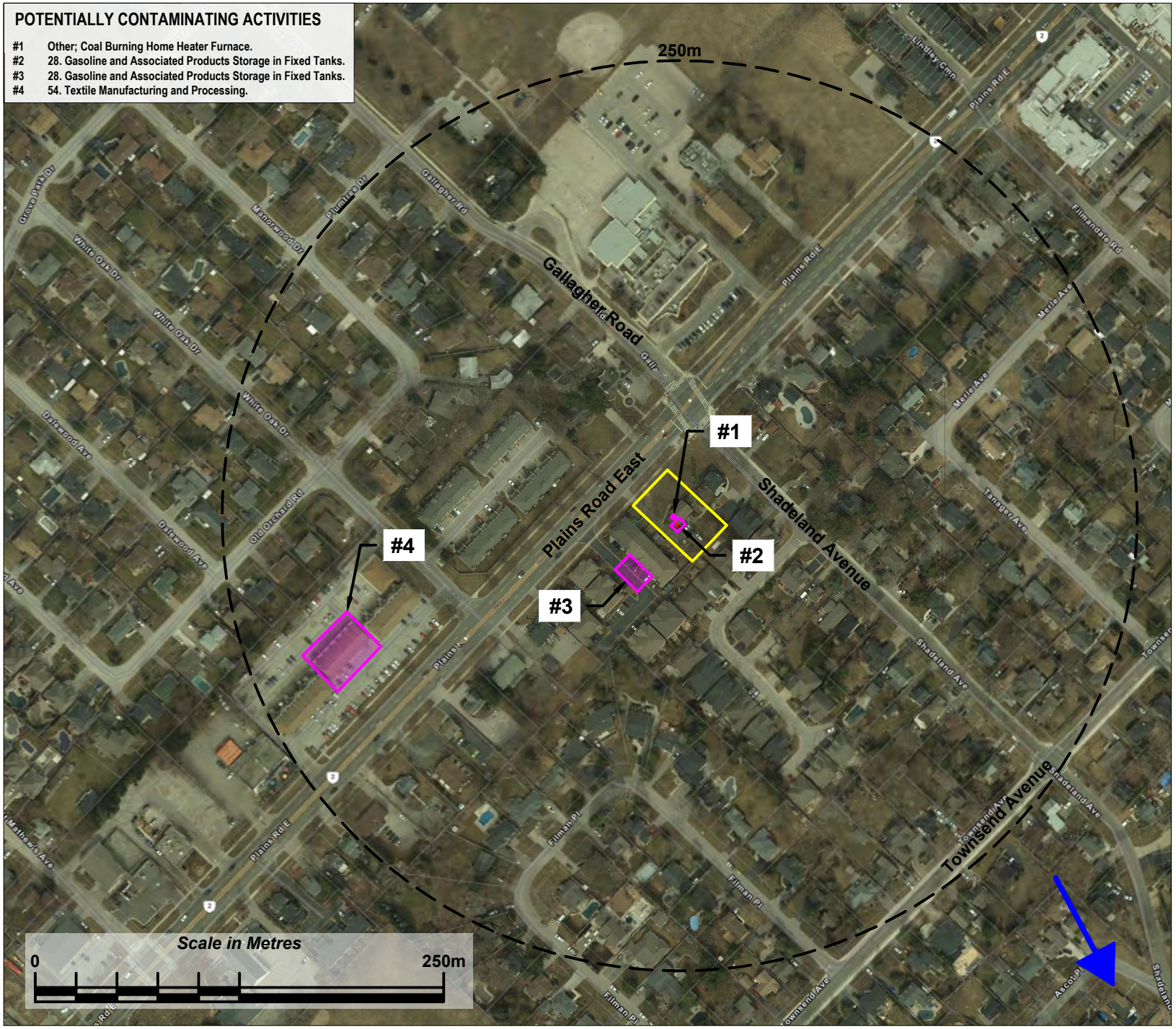
DATE: June 2023

PROJECT NO: NS2357-01

SCALE: AS SHOWN

NO:

Figure 2



LEGEND

- Phase One ESA Property Boundary
- 250 m Study Area
- PCA Areas
- Aboveground Storage Tank [AST]
- Inferred Groundwater Flow Direction

NIAGARA SOILS SOLUTIONS LTD.

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Coral Gable Homes Ltd.

PROJECT:
PHASE ONE ENVIRONMENTAL SITE ASSESSMENT
236 Plains Road East, Burlington, ON

TITLE:
POTENTIALLY CONTAMINATING ACTIVITIES

DRAWN BY: MD

CHECKED BY: JM

DATE: June 2023

PROJECT NO: NS2357-01

SCALE: AS SHOWN

NO: Figure 3

REFERENCE: BASE MAP PROVIDED BY EXPLORE THE CITY OF BURLINGTON, https://burlington.maps.arcgis.com/apps/MapSeries/index.html?appid=1d1783b1e626434f95076cba33a5e540
NOTE: FOR ILLUSTRATION PURPOSES ONLY, ALL LOCATIONS APPROXIMATE.



LEGEND

- Phase One ESA Property Boundary
- APEC Areas
- Aboveground Storage Tank [AST]

NIAGARA SOILS SOLUTIONS LTD.

CLIENT:
Coral Gable Homes Ltd.

PROJECT:
PHASE ONE ENVIRONMENTAL SITE ASSESSMENT
236 Plains Road East, Burlington, ON

TITLE:
AREAS OF POTENTIAL ENVIRONMENTAL CONCERN

DRAWN BY: MD

CHECKED BY: JM

DATE: June 2023

PROJECT NO: NS2357-01

SCALE: AS SHOWN

NO: Figure 4

REFERENCE: BASE MAP PROVIDED BY EXPLORE THE CITY OF BURLINGTON, https://burlington.maps.arcgis.com/apps/MapSeries/index.html?appid=1d1783b1e626434f95076cba33a5e540
NOTE: FOR ILLUSTRATION PURPOSES ONLY, ALL LOCATIONS APPROXIMATE.

APPENDIX A

PARCEL REGISTER / CHAIN OF TITLE/
MUNICIPAL DIRECTORIES

PROPERTY DESCRIPTION: PT LT 5 , CON BROKEN FRONT , AS IN 777680 ; BURLINGTON/E FLAM TWP

PROPERTY REMARKS:

ESTATE/QUALIFIER:
FEE SIMPLE
LT CONVERSION QUALIFIED

RECENTLY:
FIRST CONVERSION FROM BOOK

PIN CREATION DATE:
1997/02/24

OWNERS' NAMES
FACCENDA, ALBERT

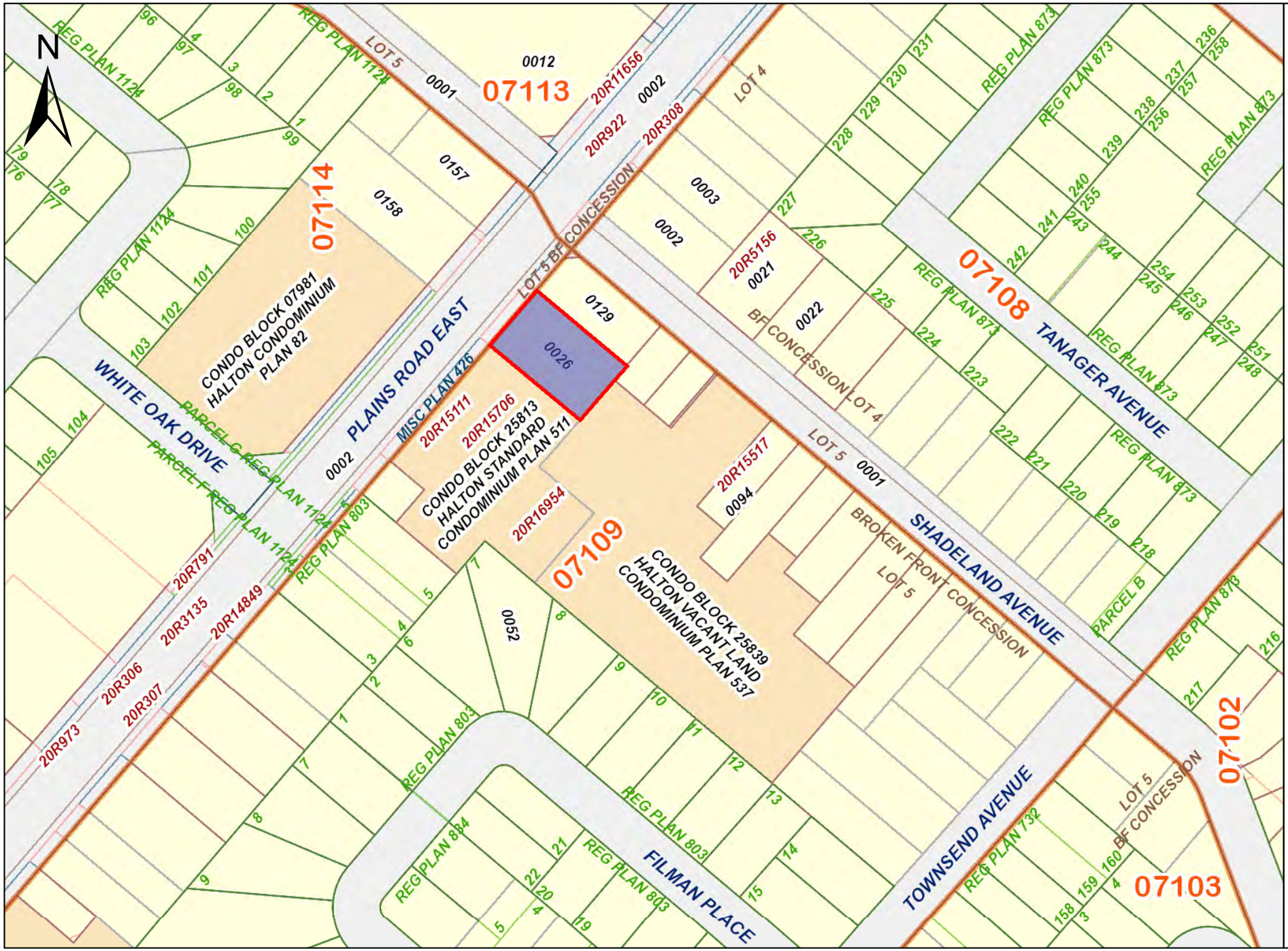
CAPACITY SHARE
ROWN

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
EFFECTIVE 2000/07/29 THE NOTATION OF THE "BLOCK IMPLEMENTATION DATE" OF 1997/02/24 ON THIS PIN						
WAS REPLACED WITH THE "PIN CREATION DATE" OF 1997/02/24						
*** PRINTOUT INCLUDES ALL DOCUMENT TYPES AND DELETED INSTRUMENTS SINCE 1997/02/21 ***						
*** RANGE SPECIFIED FOR SEARCH: FROM 1900/01/01 TO 2023/05/25 ***						
***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: 1997/02/24 ***						
FH152153	1961/01/25	BYLAW				C
777680	1991/12/31	TRANSFER		**** COMPLETELY DELETED ****	WHITEHOUSE, LISA JUNE	
779040	1992/01/29	CHARGE		**** COMPLETELY DELETED ****	LONDON LIFE INSURANCE COMPANY	
779041	1992/01/29	CHARGE		**** COMPLETELY DELETED ****	STEVENSON, THOMAS ALEXANDER	
H725865	1998/03/03	DISCH OF CHARGE		**** COMPLETELY DELETED **** STEVENSON, THOMAS ALEXANDER		
REMARKS: RE: 779041						

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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
HR27351	2000/12/01	TRANSFER		*** COMPLETELY DELETED *** WHITEHOUSE, LISA JUNE	WHITEHOUSE, TIM	
HR27352	2000/12/01	CHARGE		*** COMPLETELY DELETED *** WHITEHOUSE, TIM	MAPLE TRUST COMPANY	
HR36645	2001/02/15	DISCH OF CHARGE		*** COMPLETELY DELETED *** LONDON LIFE INSURANCE COMPANY		
	REMARKS: RE: 779040					
HR461286	2006/03/15	DISCH OF CHARGE		*** COMPLETELY DELETED *** MAPLE TRUST COMPANY		
	REMARKS: RE: HR27352					
HR479756	2006/05/29	CHARGE		*** COMPLETELY DELETED *** WHITEHOUSE, TIM	THE TORONTO-DOMINION BANK	
HR1809438	2021/07/15	TRANSFER	$1,300,000	WHITEHOUSE, TIM	FACCENDA, ALBERT	C
	REMARKS: PLANNING ACT STATEMENTS.					
HR1809439	2021/07/15	CHARGE	$1,320,000	FACCENDA, ALBERT	CANADIAN IMPERIAL BANK OF COMMERCE	C
HR1869374	2022/02/18	DISCH OF CHARGE		*** COMPLETELY DELETED *** THE TORONTO-DOMINION BANK		
	REMARKS: HR479756.					

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PROPERTY INDEX MAP

HALTON(No. 20)

LEGEND

FREEHOLD PROPERTY	
LEASEHOLD PROPERTY	
LIMITED INTEREST PROPERTY	
CONDOMINIUM PROPERTY	
RETIRED PIN (MAP UPDATE PENDING)	
PROPERTY NUMBER	*0449*
BLOCK NUMBER	**08050**
GEOGRAPHIC FABRIC	
EASEMENT	

THIS IS NOT A PLAN OF SURVEY

NOTES

REVIEW THE TITLE RECORDS FOR COMPLETE PROPERTY INFORMATION AS THIS MAP MAY NOT REFLECT RECENT REGISTRATIONS

THIS MAP WAS COMPILED FROM PLANS AND DOCUMENTS RECORDED IN THE LAND REGISTRATION SYSTEM AND HAS BEEN PREPARED FOR PROPERTY INDEXING PURPOSES ONLY

FOR DIMENSIONS OF PROPERTIES BOUNDARIES SEE RECORDED PLANS AND DOCUMENTS

ONLY MAJOR EASEMENTS ARE SHOWN

REFERENCE PLANS UNDERLYING MORE RECENT REFERENCE PLANS ARE NOT ILLUSTRATED

Ontario

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HISTORICAL CHAIN OF TITLE

236 Plains Road, Burlington
Pin: 07109-0026(LT)
Part of Lot 5, Concession Broken Front, Burlington/East Flamborough Township

---

CROWN



Patent
June 22, 1796

Honorable Peter Russell



109
B & S
September 6, 1804

John Fonger



222
B & S
March 2, 1865

Barney Roelofson

Barney Roelofson, deceased
Date of death: February 6, 1913

Elizabeth Alberta Young
William Roelofson Young
Executors of Barney Roelofson



FE9292
Conveyance
June 18, 1913

Elizabeth Alberta Young
William Roelofson Young



11436
Grant
April 23, 1924

William S. Gage
Lilia E. Gage, his wife



12025
Grant
July 23, 1926

Jessie Bruce Stevenson

Jessie Bruce Stevenson, deceased
Date of death: November 28, 1956

Jeanne Christine Broadfoot
Mary Thomson
Executrices of Jessie Bruce Stevenson
& Allan J. D. Stevenson, heir



16608
Conveyance
July 17, 1957

Thomas Alexander Stevenson
Jean Lorraine Stevenson



RO292140
Grant
May 1, 1970

Jean Lorraine Stevenson



RO551596
Deed
December 30, 1981

Thomas Alexander Stevenson
Jean Lorraine Stevenson



RO753358
Transfer
October 30, 1990

Thomas Alexander Stevenson



RO777680
Transfer
December 31, 1991

Lisa June Whitehouse



HR27351
Transfer
December 1, 2000

Tim Whitehouse



HR1809438
Transfer
July 15, 2021

Albert Faccenda
(CURRENT OWNER)

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A

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Street Continued
184*Gaylard J 639-4245
192*Kovacic A 632-9581
192 Dring V 637-7764
198 Scheer E 637-3544
198 Scheer E 637-3544
200 Griffith W 639-5547
200 De Freitas J 634-7463
200 Pedlar B dentist 632-1882
206 Purple Paw Grooming Salons Ltd 634-2154
206*Tyrrell H 639-4049
206 Gauthier B 637-5743
212*Chapman L 634-9889
218*Zsadanyi L
226*Sharp R 632-2473
236*Stevenson T 634-7607
242 Bray J 632-9323

— *SHADELAND AV ENDS L7T 2C6*

254*Kerr B 634-1298
260 Burlington Gardening Service 639-6479
260*Cotterell D 639-6479
260 Cotterell E 634-0534
260 Refused
266*Wilkins A 634-7421
270*Kuster R 632-8616
276 Wellum Chiropractic Clinic 634-9535
284*Johnson L 637-7614
292*Bedrossian H 632-5267
300*De Luca W 632-8526

— *FILMANDALE RD ENDS L7T 2C8*

318-322 Bell Motel 637-5653
318 Krummenacher F 637-5653
324 Swann J 634-6470
326 Williamson A 634-2935
330 Fletcher Brothers Performance Centre 637-8022
332 Forsyth H 637-1148
332 Forsyth J 637-1148
332 No Return
332-336 Continental Banquet Hall
334 Eileen's Wool and Needlepoint Shoppe 639-5324
336 Busy Bee Variety Store 637-3343
338*Kusmirski R 637-8779

402 Chateau Reproductions Pine & Oak Furniture 639-4778
402 Coiffure de Paris 634-6086
402 Ye Olde Sleigh Antiques & Curios 634-6086
402*Greef H 634-6086
410*Baughman I 637-2014
418 Gillies Guy Gas Bar 637-0016

— *FALCON BLVD BEGINS L7T 2E1*

434 Horton Tim Donuts 632-3131
434 Fawcett Foods 639-3677
444*Doddato E 632-0047
444 A & A Deluxe Taxi 632-8444
446 No Return
452 Kuo C dntl surg 639-7110
Fulford R 632-6701
460 Energy House The 634-4825
484 Wilson Big V Drug Store 632-3365
r484 D J Shoe Repair 632-4280
r484 Vacant
r484 Lou's Place 632-1718
484 Lofood 637-5623
484 Weeks of Aldershot hdwe 639-5270
484 Vacant
484 Right House Hairstyle Centre The 637-2281
484 Whigmeleerie 632-6517
484 Daddy's Pizza & Spagetti 632-2860
484 Evelyn's ladies' wear 632-6366
484 Waldon Pool & Spa Services 632-5945
484 Burlington Public Library (Aldershot Branch) 634-0455
484 House of Limerick Carpet Warehouse 639-7723
516 Office Building
516 Units
1 & 2 Angles Professional Hair Care Centres 637-6921
2 Aldershot Insurance Brokers 632-8038
3 Vacant
4 Caddy Shack 634-3320

570 Allan Electronics Ltd 681-1150
570 A & E Radio 681-1150
570 Salisbury J 637-0786
574 Mr Submarine 634-3933
574 Super Convenience groceteria 632-4401

— *LONG DR ENDS L7T 2E7*

596 24 Hours Movie Rental Inc 639-6321
596 Going Places Travel Services 639-2932
596 Emporio Jewellers Ltd 639-2940
596 Planetree The Gallery 681-2440
596 Vacant
596 Canada Trust 632-7050
596 Sportsworld Memorabilia Inc 637-2289

— *KING RD CROSSES L7T 2E9*

632 Howie Hugh Shell Service Station 637-5335
650 Units
1 Joe's Foodmart 632-4334
2 Becker Milk Co Ltd 634-5144
3 Star Cleaners 634-5052
4 Lord Nelson's Seafood & Steak House 639-7950
5 Master Pizzeria Restaurant 634-5223
6 Lady Hamilton (Banquet Hall)
7 Lotus Gardens 632-5191
8 Hair at Harbard Square 681-0211
8 Drive-In Beauty Salon 634-4203
9 No Return
10 Vacant

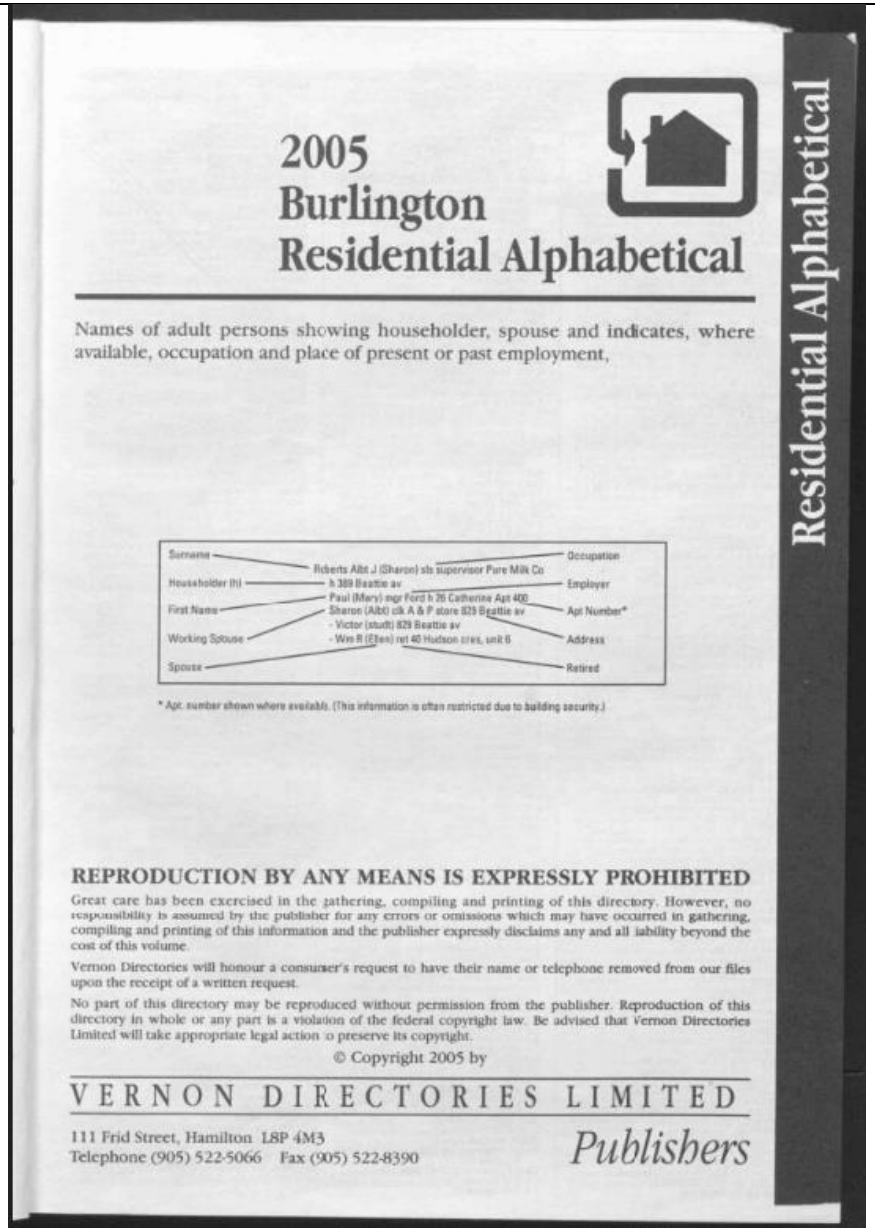
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1006 Pine Grove Apartments
1 Case R 632-5310
2 Case J 639-3925
3*White L 639-3708

— *Q E OVERPASS*

— *MAPLE AV ENDS*

VERNON'S CITY DIRECTORY



2005
Burlington
Residential Alphabetical

Residential Alphabetical

Names of adult persons showing householder, spouse and indicates, where available, occupation and place of present or past employment,

* Apt. number shown where available. (This information is often restricted due to building security.)

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X 200-lwr Caswell P 634-7779
(8) 200-1 Neale J 631-7885
■ 198 Santos M 637-5798
■ 200 Silliker K 632-4302
■ 206 Lepinskie M 681-3178
■ 206 Cuthbertson S 637-8244
■ 206 Bradshaw N 632-2897
■ 206 Sarvis A 333-3137
(9) 218 Adsett Nancy L Dr ▲333-3558
(4) 226*Ledsham A 634-2964
X 236*Whitehouse T 681-2021
(8) 242 Jag Mar Consulting & Design ▲681-0780
X 242 Marshall B 681-0780

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X 254*Kerr B 634-1298
X 260 Refused
X 266 Paslawski M 634-0662
(9) 270 Mobile Groomer The ▲333-3969
(6) 270 VanderHelm P 333-1914
X 276 Wellum Chiropractic Clinic ▲634-9535
X 276*Wellum C 634-9535
X 284*Johnson L 637-7614
(3) 292 Ontario Professional Fire Fighters Association ▲681-7111
(2) 292 Saver Direct Mail Advertising ▲632-0366
(2) 300 Vacant
L7T 4J2
X 310 Stevenson & Lehocki ▲632-0640
X 310 Pedlar B Larry Dr ▲632-1882
X 310 Hobbs A M Dr ▲632-2484
■ 310 Aesthetic Solutions Dental Studio ▲333-9470

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(1) 444 Image Design ▲634-2394
(1) 444 Just Cars ▲632-8800
(6) 446 Vacant
(3) 452 Kitchen Richard C Dr ▲689-7175
(2) 452 Kitchen R 333-1150
(2) 460 Anderson Associates Financial Services ▲681-2242
(1) 460 Watson J 333-8722
■ 460 Johnson G 634-4075

-- Strip Mall
X 484 Shoppers Drug Mart ▲632-3365
X 484 Bingo Connection The ▲333-9115
X 484 Wood Room The ▲681-6075
X 484 Aldershot Home Hardware ▲639-5270
X 484 Maplehurst Postal Outlet ▲632-4225
X 484 Hanging Tree The ▲632-8361
X 484 House of Limerick Carpet Warehouse ▲639-7723
(6) 484 Storey Glen Hardware Limited ▲634-7318
(4) 484 Tribute Insurance Brokers Inc ▲681-6977
■ 484 AC Trains ▲331-2569
■ 484 CAM Solutions Inc ▲632-6059
516 Office Building
(5) 1 & 2 Hagglers Hock Outlet Inc ▲637-8799
(9) 4 Foam Centre ▲634-5331
(5) 5 Big Bonus Convenience ▲634-7496
X 7 Burlington Dry Cleaners ▲637-1702
X 8-9-10 Bulk Food Warehouse ▲634-9480
(2) -- Optical Clearance Outlet ▲631-2261
(2) -- Dr Brian Damman Optometrist ▲633-8532
(1) -- Danny's Nails ▲631-0190
X 11 D J Shoe Repair ▲632-4280
X 13 M & M Meat Shops Ltd ▲637-9803

-- SANFORD DR ENDS
L7T 2E3

-- FRANCIS RD ENDS
L7T 4K2
1006 Pine Grove Apartments
(3) -- Crysdale C 681-6498
(1) -- Attwood N 333-0567
■ -- Latimer S 639-1154
L7S 1W6
(6) 1134 Throat Threads Apparel Incorporated ▲681-8437
X 1144 Plainsview Car & Truck ▲634-4432
(6) 1150 Vacant
X 1184 Duke G C Equipment Ltd ▲637-5216
X 1200 Taylor Moving & Storage Ltd ▲632-8010
(1) 1200 Mayflower Agent ▲632-7010
■ 1200 Allied Agent ▲632-8010

-- MAPLE AVE ENDS
X 1230 Esso Gas Bar & Car Wash ▲333-5414
X 1240 Ziebart Tidy Car Burlington ▲639-3254
(4) 1240 Hi Tech Collision ▲631-6600

-- Strip Mall
X 1254 Bernie's Auto Body Ltd ▲637-9209
(7) 1254 Pullin Woodworking ▲333-9448
X 1254 Burlington Tune Up Services Ltd (undermount Auto Service) ▲681-0330
X 1254 Precision Hone Inc ▲333-5662
X 1254 Euro-Drive Clutches Inc ▲639-7873
X 1254 Imacro Inc ▲634-3133
X 1254 Global Tech Collision ▲637-1921
(9) 1254 Burlington Metal Supplies Ltd 6 ▲632-1583
X 1254 Howe Motor Works ▲681-8343
X 1254 Shutters Unlimited Inc ▲634-4869
X 1254 Halton Auto Parts Plus ▲637-2727
(7) 1254 Van Liner ▲634-9989

APPENDIX B

FIRE INSURANCE PLANS, INSURANCE REPORTS & OTHER ENVIRONMENTAL SOURCE INFORMATION



opta
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An SCM Company

175 Commerce Valley Drive W
Markham, Ontario L3T 7Z3

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

Report Completed By:

Stephanie

Site Address:

236 Plains Road East Burlington ON

Project No:

23052400306

Opta Order ID:

128291

Requested by:

Eleanor Goolab
Ecolog Eris

Date Completed:

5/30/2023 2:07:35 PM

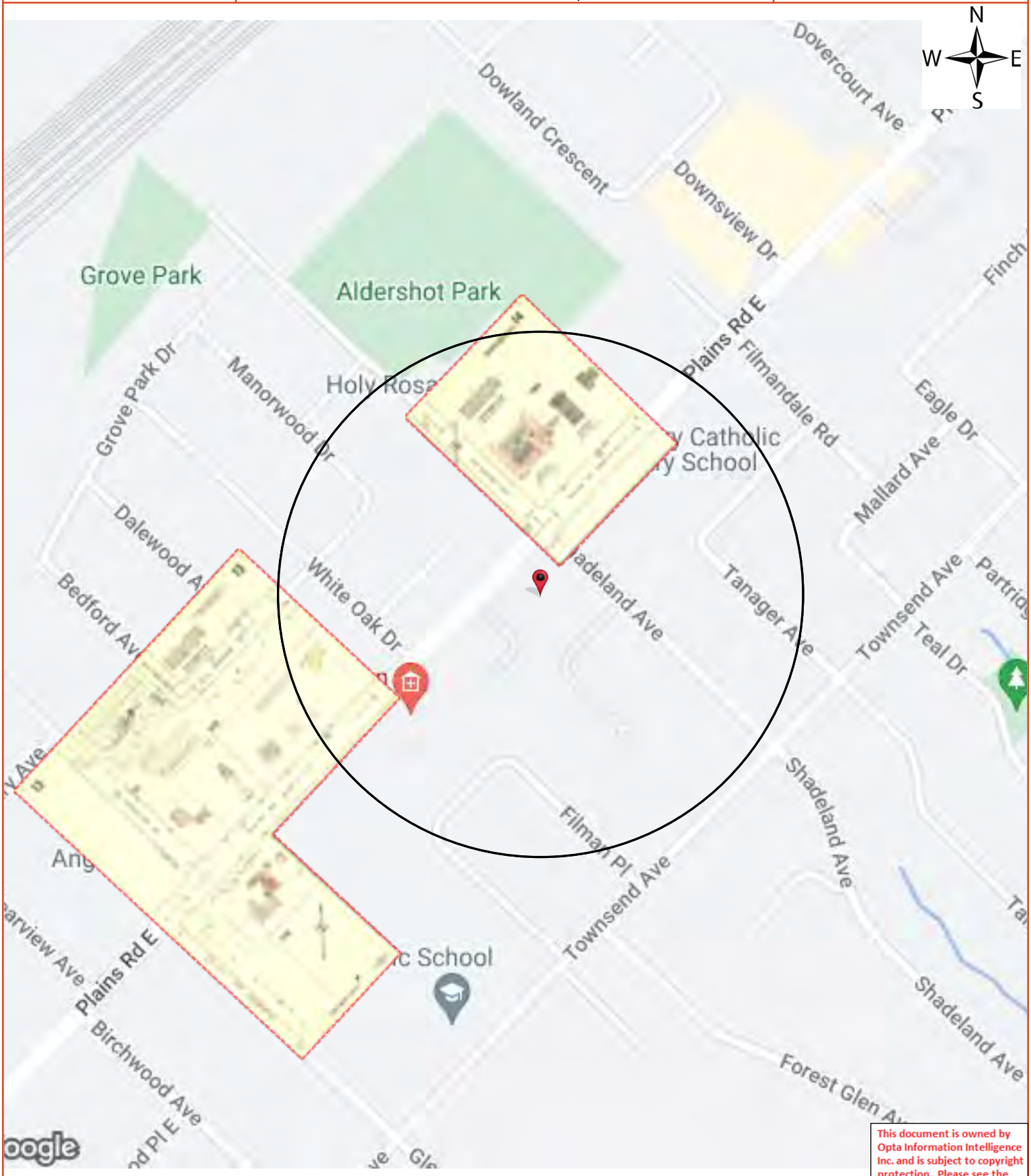
Project Name: Phase One ESA
236 Plains Road East Burlington ON
Project #: 23052400306
P.O. #: NS235601

ENVIROSCAN Report

Search Area: 236 Plains Road East Burlington ON

Requested by:
Eleanor Goolab
Date Completed: 05/30/2023 14:07:35

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ENVIROSCAN Report

Report Index

Requested by:
Eleanor Goolab
Date Completed: 05/30/2023 14:07:35

OPTA INFORMATION INTELLIGENCE

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6	(1971) Volume: Burlington Firemap: 13
8	(1971) Volume: Burlington Firemap: 14

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Project Name: Phase One ESA
236 Plains Road East Burlington ON

Project #: 23052400306
P.O. #: NS235601

ENVIROSCAN Report

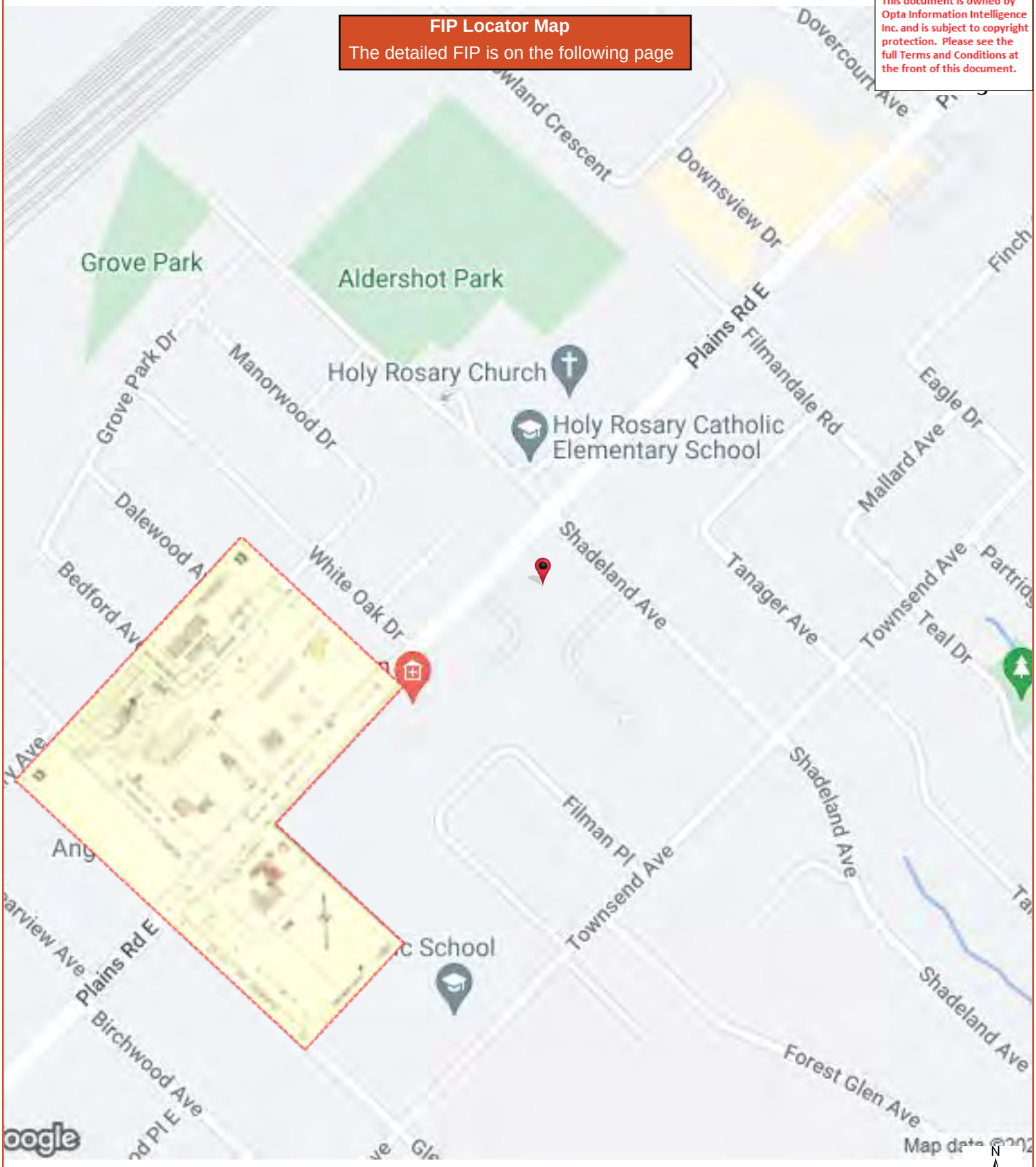
1971 Volume: Burlington Firemap: 13
Burlington Plan: 296 (1971)
Sheet: 13 (1971)

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FIP Locator Map
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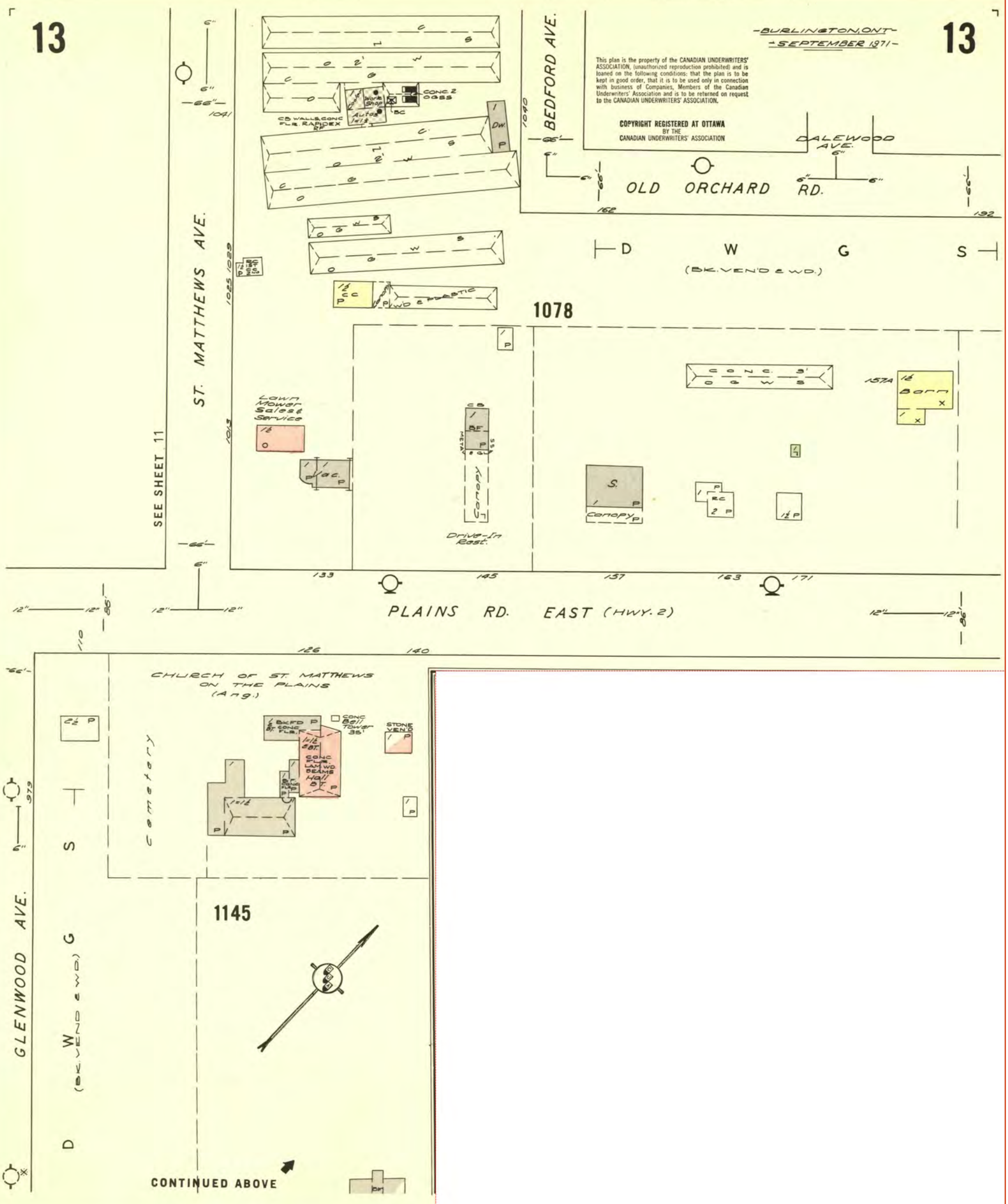
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ENVIROSCAN Report

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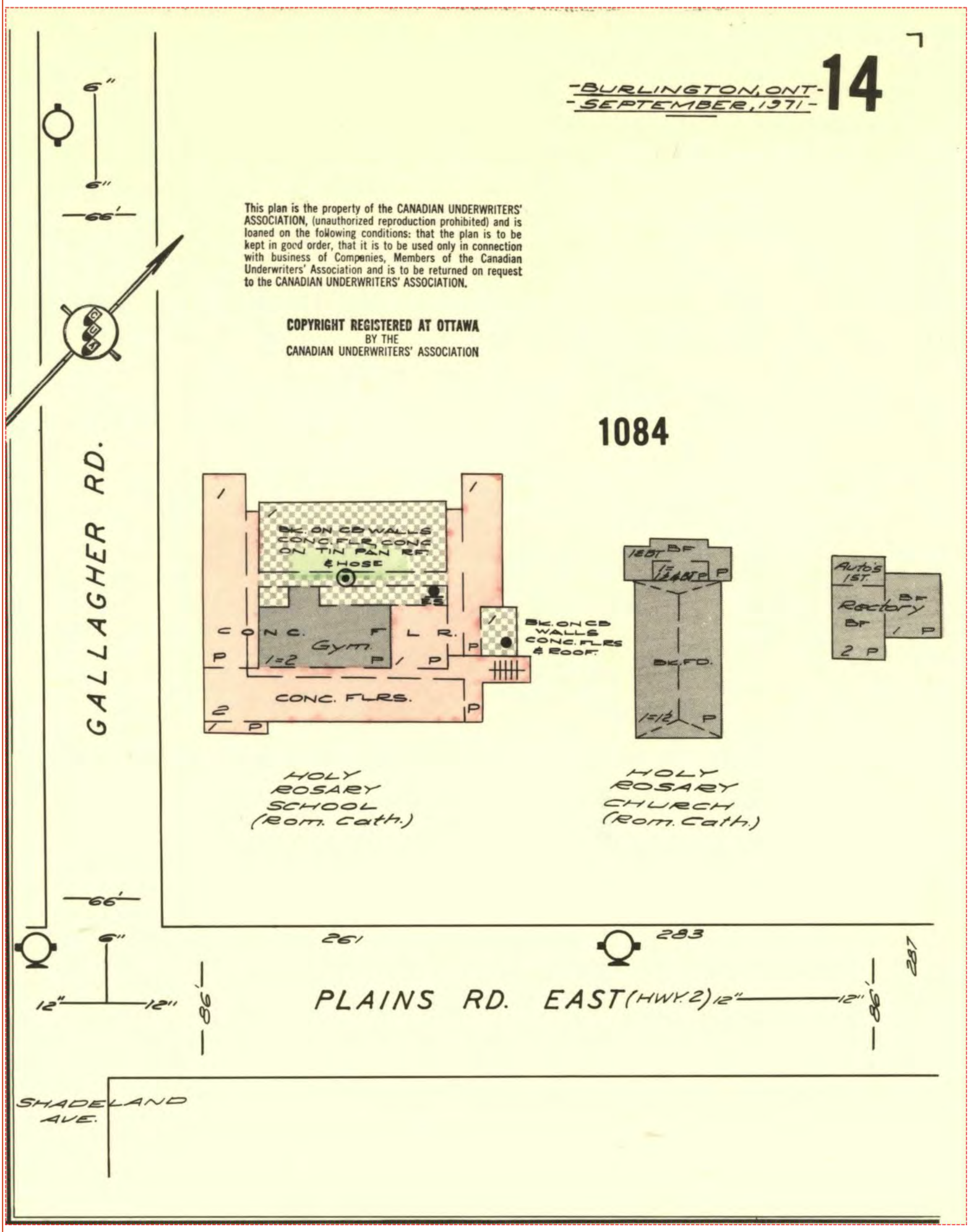
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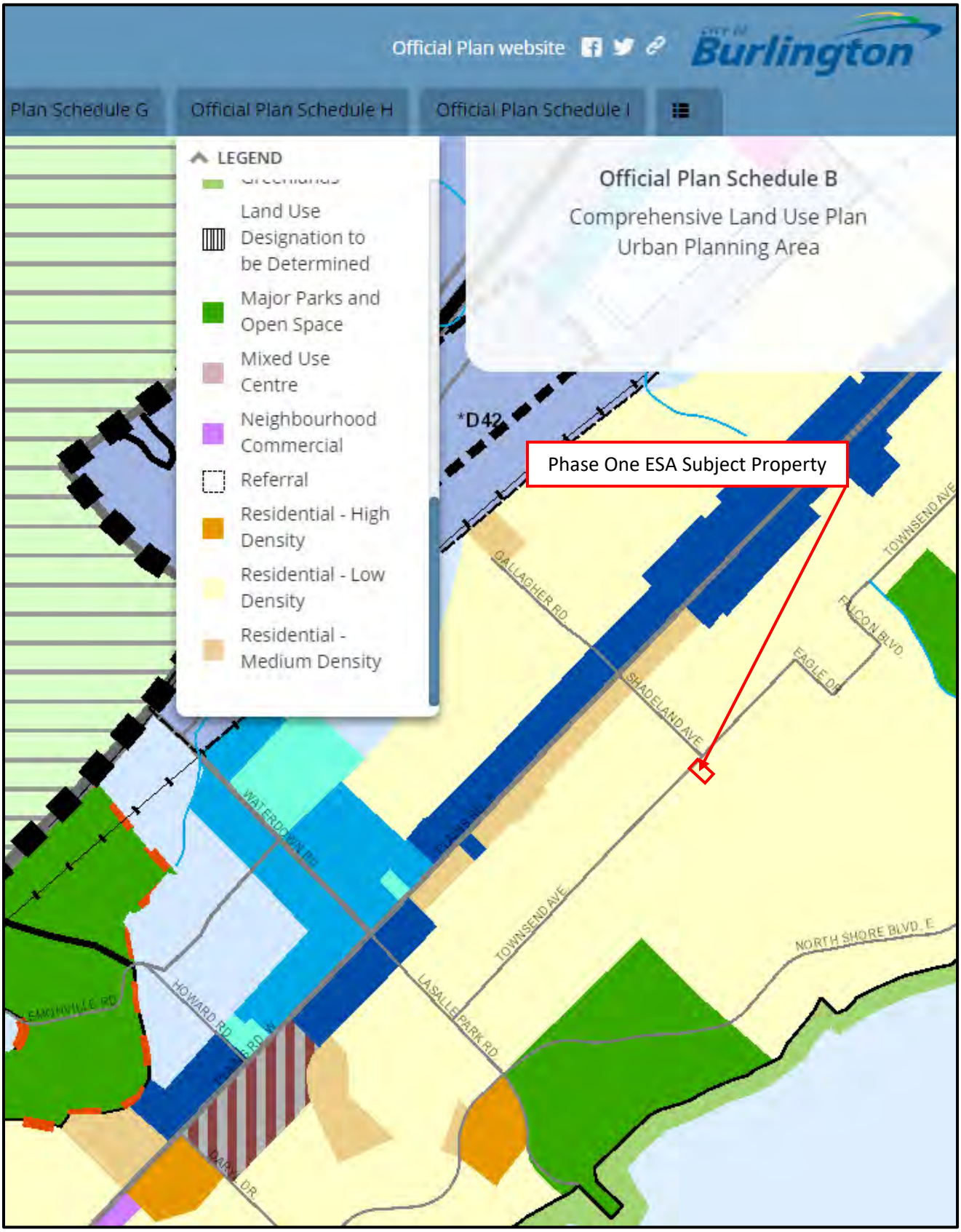
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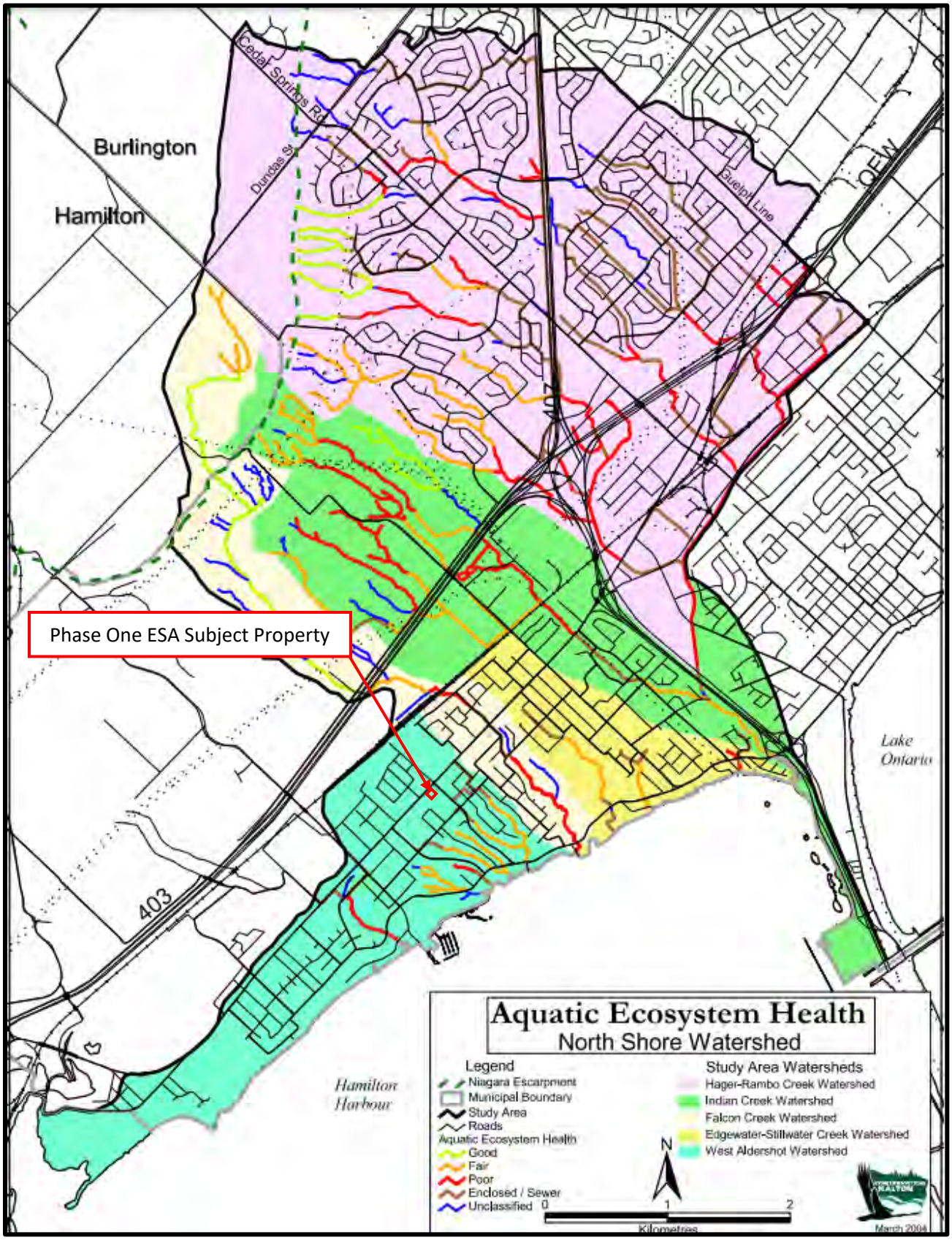

-BURLINGTON, ONT-
-SEPTEMBER, 1971-
14
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1084
BK. ON CB WALLS CONC. FLR. CONC ON TIN PAN RF.
& HOSE
CONC. FLR.
Gym.
1=2
BK. ON CB WALLS CONC. FLRS & ROOF
CONC. FLRS.
HOLY ROSARY SCHOOL (Rom. Cath.)
BK. FD.
HOLY ROSARY CHURCH (Rom. Cath.)
Auto's 1ST.
Rectory
GALLAGHER RD.
66'
6"
6"
66'
261
283
287
12"
12"
86'
PLAINS RD. EAST (HWY. 2)
12"
12"
86'
SHADELAND AVE.

City of Burlington Official Plan – Schedule B; 236 Plains Road E., Burlington, ON



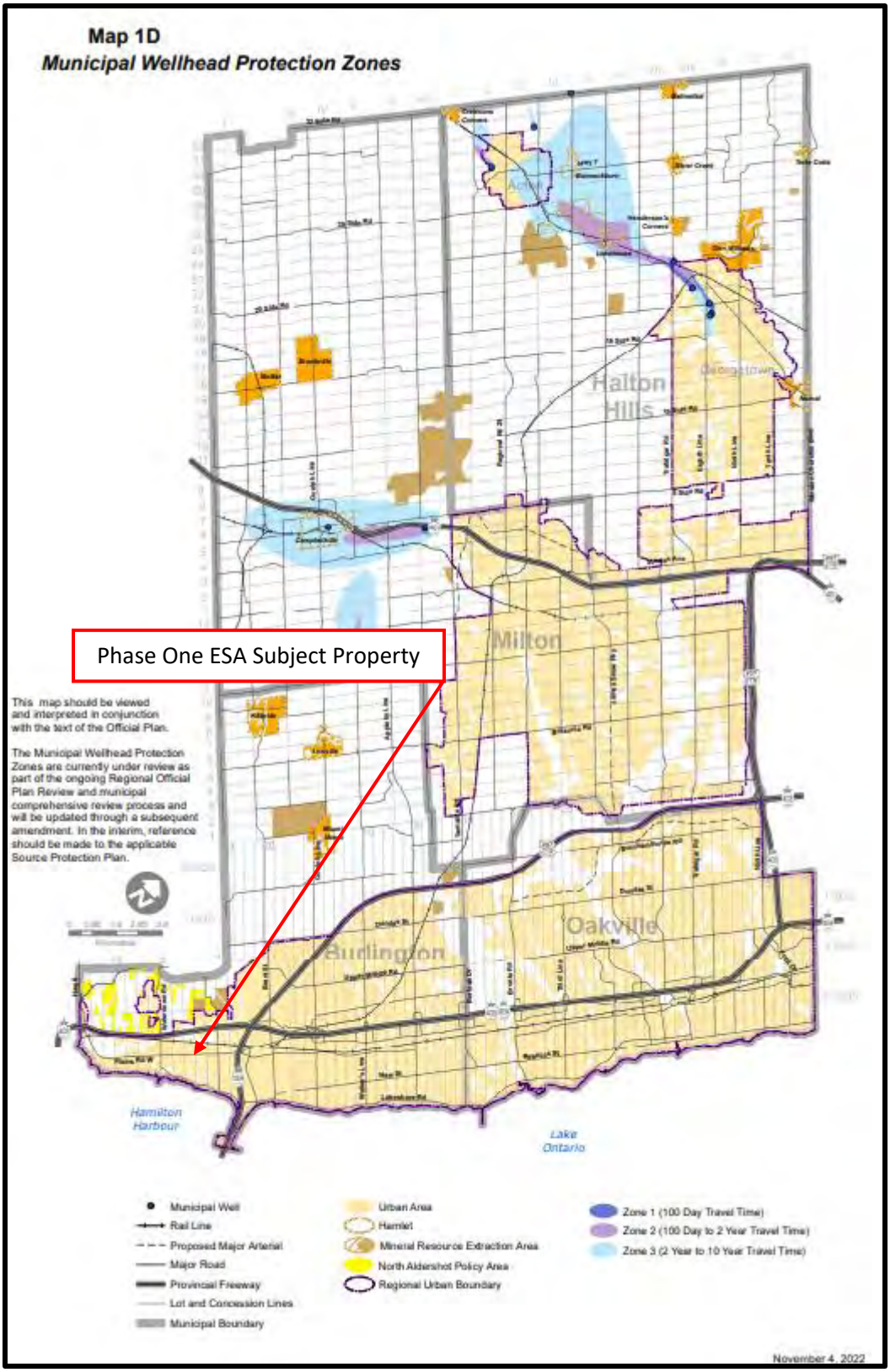
Map retrieved from City of Burlington Interactive Mapping System.

North Shore Watershed, Conservation Halton; 236 Plains Road E., Burlington, ON



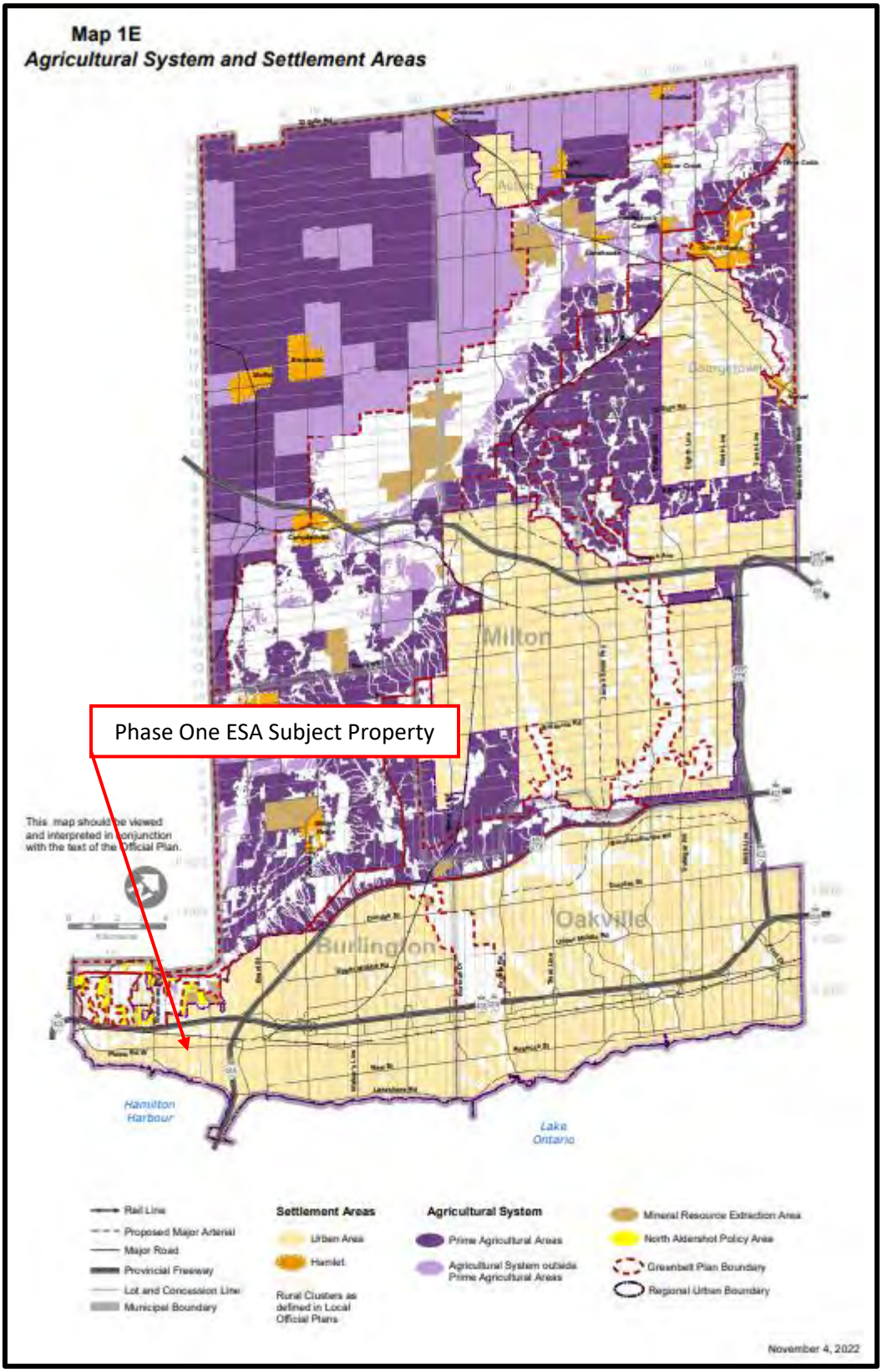
Map retrieved from Conservation Halton website.

City of Burlington Official Plan – Map 1D Municipal Wellhead Protection Zones



Map retrieved from City of Burlington Interactive Mapping System.

City of Burlington Official Plan –Map 1E, Agricultural System and Settlement Areas



Map retrieved from City of Burlington Interactive Mapping System.

Ontario

MINISTRY OF NATURAL RESOURCES AND FORESTRY

Make a Topographic Map

Phase One ESA 236 Plains Rd. E. Burlington, ON

Notes:
NS2357-01



Legend

- Building as Symbol
- Building to Scale
- Airport
- Heliport \ Hospital Heliport
- Seaplane Base
- Ferry Route
- Trail Head \ Trail
- Railway \ Train Station
- Railway with Bridge
- Railway with Tunnel
- Road (Major — Minor)
- Winter Road
- Road with Bridge
- Road with Tunnel
- Primary, Kings or 400 Series Highway
- Secondary Highway
- Tertiary Highway
- District, County, Regional or Municipal Road
- Toll Highway
- One Way Road
- Road with Permanent Blocked Passage
- Road with Address Ranges
- Hydro Line, Communication Line or Unknown Transmission Line
- Natural Gas Pipeline, Water Pipeline or Unknown Pipeline
- Spot Height
- Index Contour
- Contour
- Wooded Area
- Wetland
- Waterbody
- Waterbody Elevation
- Watercourse
- Falls
- Rapids
- Rapids \ Falls
- Rapids
- Rocks
- Lock Gate
- Dam \ Hydro Wall
- Dam \ Hydro Wall
- Provincial \ State Boundary
- International Boundary
- Upper Tier \ District Municipal Boundary
- Lower Tier \ Single Tier Municipal Boundary
- Lot Line
- Indian Reserve
- Provincial Park
- National Park
- Conservation Reserve
- Military Lands

0 0.3 km

Projection: Web Mercator



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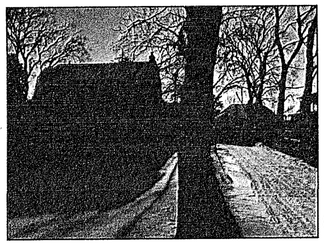
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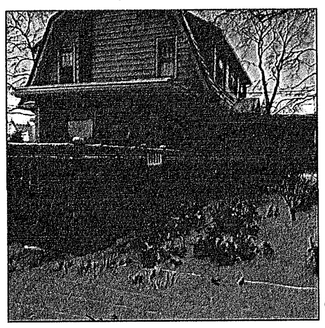
PLAN BEING PART 1
MUST BE READ IN CONJUNCTION WITH
SURVEY REPORT BEING PART 2

PLAINS ROAD EAST

PART 3, INST. 1431 DEPARTMENT OF HIGHWAYS PLAN P-1957-44
ORDER IN COUNCIL 4000/69 FORMERLY KING'S HIGHWAY No. 2
ORIGINAL ROAD ALLOWANCE BETWEEN BROKEN FRONT CONCESSION AND CONCESSION 1
PIN 07114-0002


1


2


3

PART 16 PLAN 20R-791
PART 15 PLAN 20R-791
PART 4 PLAN 426 MISC.
PART 3 PLAN 426 MISC.
N43°51'30"E
DEPOSITED PLAN 153 MISC.
PART 12 PLAN 20R-791
PART 11 PLAN 20R-791
PART 1 PLAN 20R-17843
REFERENCE BEARING
NORTHERLY CORNER OF LOT 5 BROKEN FRONT CONCESSION
N43°51'30"E 37.95 (D1)
18.26 (P1 & MEAS)
64.92 (P1,P3 & MEAS)
131.51 (MEAS)
30.48 (D1,P1 & SET)
17.86 (P2 & SET)
N88°39'35"E 7.09 (P2 & MEAS)
FENCE 0.13 W 0.08 S
IB (NI)
SIB (BURL)
SSIB (M&P)
SIB (M&P)
8.75 (P4 & MEAS)
ASPHALT DRIVEWAY
BROCK STREET
PIN 07109-0026
PIN 07109-0129
OVERHEAD WIRE
49.68
20.65
18.15
16.16
20.87
9.37 (P3 & MEAS)
9.31 (P3 & MEAS)
2 STOREY BRICK DWELLING # 236
2 STOREY BRICK DWELLING # 242
FENCE 0.12 W
FENCE 1.00 E
BOARD FENCE
4.87
9.04
4.89
9.34
N46°30'50"W
N46°24'30"W
FENCE 0.11 W
FENCE 0.16 W
FENCE 1.20 E
WEST FACE OF RETAINING WALL 0.05 E
WEST FACE OF RETAINING WALL 0.07 W
STONE RETAINING WALL
CONCRETE PAD
GARAGE
20.89
19.22
20.90
5.02
5.01
9.08 (P4 & MEAS)
0.87
0.82
FENCE 0.14 W 0.06 S ON LINE N-S
N43°51'30"E (P3 & SET)
30.48
FENCE 0.67 S
FENCE 0.60 S
FENCE ON LINE N-S 0.19 W
PB 1.00 N (WIT)
PIN 07109-0117
PART 2
PLAN 20R-17118
2 STOREY STONE DWELLING
HALTON STANDARD CONDOMINIUM PLAN No. 511
BLOCK 25813
HALTON VACANT LAND CONDOMINIUM PLAN No. 537
BLOCK 25839
TOWNSHIP OF EAST FLAMBOROUGH
CONCESSION 1
SHADELAND AVENUE

NOTE
BUILDING TIES SHOWN HEREON ARE TO OUTSIDE FACE OF STRUCTURES, UNLESS OTHERWISE NOTED.

SURVEYOR'S REAL PROPERTY REPORT

PLAN OF SURVEY OF
PART OF LOT 5
BROKEN FRONT CONCESSION
GEOGRAPHIC TOWNSHIP OF EAST FLAMBOROUGH
BEING IN THE
CITY OF BURLINGTON
REGIONAL MUNICIPALITY OF HALTON
SCALE 1 : 200
0 5 10 20 metres
MacKAY, MacKAY & PETERS LIMITED – ONTARIO LAND SURVEYORS
© 2016

KNOWN AS MUNICIPAL No. 236 PLAINS ROAD EAST

REPORT SUMMARY BEING PART 2) (to be read in conjunction with Plan being Part 1)

LAND REGISTRY OFFICE TITLE INFORMATION ON SUBJECT PROPERTY INCLUDING BOUNDARIES, EASEMENTS AND RIGHT OF WAYS – DATE JANUARY 18, 2016.

REGISTERED EASEMENTS AND/OR RIGHTS-OF-WAY:
NONE

ADDITIONAL REMARKS:
FOR DETAILED LOCATION OF FENCES AND RETAINING WALL SEE PLAN

Note :
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"METRIC" DISTANCES SHOWN ON THIS PLAN ARE IN METRES AND CAN BE CONVERTED TO FEET BY DIVIDING BY 0.3048

Legend :

- ■ DENOTES A SURVEY MONUMENT FOUND
- □ DENOTES A SURVEY MONUMENT PLANTED
- SIB DENOTES STANDARD IRON BAR
- SSIB DENOTES SHORT STANDARD IRON BAR
- IB DENOTES IRON BAR
- PB DENOTES PLASTIC BAR
- ℄ DENOTES CENTRE LINE
- P1 DENOTES PLAN 20R-791
- P2 DENOTES PLAN 20R-17843
- P3 DENOTES PLAN BY MACKAY, MACKAY & PETERS DATED JULY 18, 2000
- P4 DENOTES HALTON STANDARD CONDOMINIUM PLAN No. 511
- P5 DENOTES HALTON VACANT LAND CONDOMINIUM PLAN No. 537
- D1 DENOTES INSTRUMENT No. 777680
- ø DENOTES ROUND
- WIT DENOTES WITNESS MONUMENT
- CC DENOTES CUT CROSS
- CP DENOTES CONCRETE PIN
- PIN DENOTES PROPERTY IDENTIFICATION NUMBER
- (NI) DENOTES NO IDENTIFICATION
- HP DENOTES HYDRO POLE

Bearing Comparisons

FOR THE PURPOSE OF BEARING COMPARISONS, PREVIOUS SURVEYS HAVE BEEN ROTATED BY THE THE ANGLES SHOWN BELOW:

PLAN	ROTATION	
P2,P5	0°48'50"	(CLOCKWISE)
P4	0°48'45"	(CLOCKWISE)
D1	0°01'30"	(CLOCKWISE)

Bearing Reference :
BEARINGS ARE ASTRONOMIC AND ARE REFERRED TO THE SOUTHERLY LIMIT OF PLAINS ROAD EAST, AS SHOWN ON PLAN 20R-291, HAVING A BEARING OF N43°51'30"E.

Surveyor's Certificate :
I CERTIFY THAT :
1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE WITH *THE SURVEYS ACT, THE SURVEYORS ACT AND THE LAND TITLES ACT* AND THE REGULATIONS MADE UNDER THEM.
2. THE SURVEY WAS COMPLETED ON THE 18th DAY OF JANUARY 2016.

FEBRUARY 26, 2016
DATE

ROSS A. CLARKE
ONTARIO LAND SURVEYOR
FOR MACKAY, MACKAY & PETERS LIMITED

ASSOCIATION OF ONTARIO LAND SURVEYORS
PLAN SUBMISSION FORM
1961410

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

CAD FILE:E:\(20) Halton\(TWP) FLAMBOROUGH EAST\BF CON\LOT 5\16-008\16-008-SRPR.DWG

MACKAY MACKAY & PETERS LIMITED
Established 1906

ONTARIO LAND SURVEYORS
3380 SOUTH SERVICE ROAD
BURLINGTON, ONTARIO L7N 3J5
PHONE: (905) 639-1375
FAX: (905) 333-9544
e-mail: halton@mmplimited.com
Records of Sewell & Sewell and Yates & Yates LTD.

DRAWN BY:	A.S.
PARTY CHIEF:	J.M.
CHECKED BY:	K.J.D.
PROJECT NO.:	16-008

APPENDIX C

ECOLOG ERIS REPORT

DATABASE REPORT

Project Property:	*Phase One ESA 236 Plains Road East, Burlington, ON* *236 Plains Road East* *Burlington ON L7T 2C3*
Project No:	*NS2356-01*
Report Type:	*Standard Report*
Order No:	*23052400306*
Requested by:	*Niagara Soils Solutions Ltd.*
Date Completed:	*May 24, 2023*

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

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Executive Summary

Property Information:

Project Property:	*Phase One ESA 236 Plains Road East, Burlington, ON* *236 Plains Road East Burlington ON L7T 2C3*
Project No:	*NS2356-01*

Coordinates:

Latitude:	*43.3122941*
Longitude:	*-79.8446613*
UTM Northing:	*4,796,143.51*
UTM Easting:	*593,691.81*
UTM Zone:	*17T*

Elevation:	*328 FT* *99.85 M*

Order Information:

Order No:	*23052400306*
Date Requested:	*May 24, 2023*
Requested by:	*Niagara Soils Solutions Ltd.*
Report Type:	*Standard Report*

Historical/Products:

ERIS Xplorer	*ERIS Xplorer*
Insurance Products	*Fire Insurance Maps/Inspection Reports/Site Plans*

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	1	1
CA	Certificates of Approval	Y	0	0	0
CDRY	Dry Cleaning Facilities	Y	0	0	0
CFOT	Commercial Fuel Oil Tanks	Y	0	1	1
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	2	2
EASR	Environmental Activity and Sector Registry	Y	0	0	0
EBR	Environmental Registry	Y	0	0	0
ECA	Environmental Compliance Approval	Y	0	0	0
EEM	Environmental Effects Monitoring	Y	0	0	0
EHS	ERIS Historical Searches	Y	0	4	4
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	3	3
GHG	Greenhouse Gas Emissions from Large Facilities	Y	0	0	0
HINC	TSSA Historic Incidents	Y	0	2	2
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	0	0	0
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	3	3
PINC	Pipeline Incidents	Y	0	2	2
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	1	1
RST	Retail Fuel Storage Tanks	Y	0	0	0
SCT	Scott's Manufacturing Directory	Y	0	5	5
SPL	Ontario Spills	Y	0	2	2
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:		0	27	27

Executive Summary: Site Report Summary - Project Property

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev diff (m)	Page Number

No records found in the selected databases for the project property.

Executive Summary: Site Report Summary - Surrounding Properties

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
1	CFOT	ANTHONY LEDSHAM	226 PLAINS RD E BURLINGTON L7T 2C3 ON CA ON	WSW/33.9	0.00	18
1	DTNK	ANTHONY LEDSHAM	226 PLAINS RD E BURLINGTON L7T 2C3 ON CA ON	WSW/33.9	0.00	18
2	HINC		976 SHADELAND AVENUE BURLINGTON ON L7T 2M5	ESE/69.2	-1.12	19
3	PES	IDEAL GARDENING LIMITED	235 PLAINS ROAD BURLINGTON ON L7T 2C5	NW/93.1	1.00	19
4	BORE		ON	NNW/100.7	0.32	20
5	PINC	SHORES EDGE LANDSCAPING INC.	968 TANAGER AVE,,BURLINGTON,ON, L7T 2Y4,CA ON	E/151.9	-3.07	21
5	SPL		968 Tanager Ave Burlington ON	E/151.9	-3.07	21
5	PINC	PIPELINE HIT - 1/2"	968 TANAGER AVE,,BURLINGTON,ON, L7T 2Y4,CA ON	E/151.9	-3.07	22
6	HINC		276 PLAINS ROAD EAST BURLINGTON ON L7T 2C6	NE/155.3	-1.79	22
7	WWIS		966 FILMAN PLACE CRES Burlington ON ***Well ID:*** 7283488	SSW/161.0	-1.83	23
8	GEN	HALTON ROMAN CATHOLIC SCHOOL BOARD	261 PLAINS ROAD EAST C/O 802 DRURY LANE BURLINGTON ON L7T 2C7	N/164.1	1.00	26
9	EHS		284 Plains Rd E Burlington ON L7T2C6	NE/188.4	-2.17	26

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
10	EHS		284 - 292 Plains Road East Burlington ON L7T 2C6	NE/206.5	-2.00	26
10	EHS		284 - 292 Plains Road East Burlington ON L7T 2C6	NE/206.5	-2.00	27
10	EHS		284 - 292 Plains Road East Burlington ON L7T 2C6	NE/206.5	-2.00	27
11	SCT	The Intrepid	292 Plains Rd E Burlington ON L7T 2C6	NE/217.3	-1.99	27
11	SPL	Enbridge Energy Distribution Inc.	292 Plains Road East Burlington ON	NE/217.3	-1.99	27
11	RSC	284 PLAINS ROAD DEVELOPMENT INC.	292 PLAINS ROAD EAST, BURLINGTON, ON L7T 2C6 Burlington ON	NE/217.3	-1.99	28
12	GEN	HOLY ROSARY CHURCH	287 PLAINS RD EAST BURLINGTON ON L7T 2C7	NNE/225.6	0.00	29
13	SCT	CAMELOT DRAPERY BURLINGTON LTD	185 PLAINS RD E BURLINGTON ON L7T 2C4	WSW/226.7	1.00	29
13	SCT	CAMELOT DRAPERY (BURLINGTON)	185 Plains Rd E Burlington ON L7T 2C4	WSW/226.7	1.00	30
13	SCT	Camelot Drapery (Burlington) Ltd.	185 Plains Rd E Burlington ON L7T 2C4	WSW/226.7	1.00	30
13	SCT	Camelot Drapery 2000 Ltd.	185 Plains Rd E Burlington ON L7T 2C4	WSW/226.7	1.00	30
13	PES	ROYAL FOREST PEST SERVICES INC	15-185 PLAINS RD E BURLINGTON ON L7T 2C4	WSW/226.7	1.00	30
13	PES	ROYAL FOREST PEST SERVICES INC.	185 Plains RD E Burlington ON L7T 2C4	WSW/226.7	1.00	31

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
14	DTNK	ARC & FLAME WELDING	181 PLAINS RD E BURLINGTON ON	WSW/229.0	1.00	31
15	GEN	168 Plains Road Ltd.	168 Plains Road Burlington ON L7T 1E9	SW/247.3	0.00	32

Executive Summary: Summary By Data Source

BORE - Borehole

A search of the BORE database, dated 1875-Jul 2018 has found that there are 1 BORE site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
	ON	NNW	100.67	4

CFOT - Commercial Fuel Oil Tanks

A search of the CFOT database, dated Feb 28, 2022 has found that there are 1 CFOT site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
ANTHONY LEDSHAM	226 PLAINS RD E BURLINGTON L7T 2C3 ON CA ON	WSW	33.86	1

DTNK - Delisted Fuel Tanks

A search of the DTNK database, dated Feb 28, 2022 has found that there are 2 DTNK site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
ANTHONY LEDSHAM	226 PLAINS RD E BURLINGTON L7T 2C3 ON CA ON	WSW	33.86	1
ARC & FLAME WELDING	181 PLAINS RD E BURLINGTON ON	WSW	229.03	14

EHS - ERIS Historical Searches

A search of the EHS database, dated 1999-Dec 31, 2022 has found that there are 4 EHS site(s) within approximately 0.25 kilometers of the project property.

Lower Elevation	Address	Direction	Distance (m)	Map Key
	284 Plains Rd E Burlington ON L7T2C6	NE	188.35	9

	284 - 292 Plains Road East Burlington ON L7T 2C6	NE	206.46	10
	284 - 292 Plains Road East Burlington ON L7T 2C6	NE	206.46	10
	284 - 292 Plains Road East Burlington ON L7T 2C6	NE	206.46	10

GEN - Ontario Regulation 347 Waste Generators Summary

A search of the GEN database, dated 1986-Oct 31, 2022 has found that there are 3 GEN site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
HALTON ROMAN CATHOLIC SCHOOL BOARD	261 PLAINS ROAD EAST C/O 802 DRURY LANE BURLINGTON ON L7T 2C7	N	164.15	8
HOLY ROSARY CHURCH	287 PLAINS RD EAST BURLINGTON ON L7T 2C7	NNE	225.55	12
168 Plains Road Ltd.	168 Plains Road Burlington ON L7T 1E9	SW	247.28	15

HINC - TSSA Historic Incidents

A search of the HINC database, dated 2006-June 2009* has found that there are 2 HINC site(s) within approximately 0.25 kilometers of the project property.

Lower Elevation	Address	Direction	Distance (m)	Map Key
	976 SHADELAND AVENUE BURLINGTON ON L7T 2M5	ESE	69.17	2
	276 PLAINS ROAD EAST BURLINGTON ON L7T 2C6	NE	155.27	6

PES - Pesticide Register

A search of the PES database, dated Oct 2011- Mar 31, 2023 has found that there are 3 PES site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
IDEAL GARDENING LIMITED	235 PLAINS ROAD BURLINGTON ON L7T 2C5	NW	93.09	3
ROYAL FOREST PEST SERVICES INC	15-185 PLAINS RD E BURLINGTON ON L7T 2C4	WSW	226.75	13
ROYAL FOREST PEST SERVICES INC.	185 Plains RD E Burlington ON L7T 2C4	WSW	226.75	13

PINC - Pipeline Incidents

A search of the PINC database, dated Feb 28, 2021 has found that there are 2 PINC site(s) within approximately 0.25 kilometers of the project property.

Lower Elevation	Address	Direction	Distance (m)	Map Key
PIPELINE HIT - 1/2"	968 TANAGER AVE,,BURLINGTON, ON,L7T 2Y4,CA ON	E	151.89	5
SHORES EDGE LANDSCAPING INC.	968 TANAGER AVE,,BURLINGTON, ON,L7T 2Y4,CA ON	E	151.89	5

RSC - Record of Site Condition

A search of the RSC database, dated 1997-Sept 2001, Oct 2004-Mar 2023 has found that there are 1 RSC site(s) within approximately 0.25 kilometers of the project property.

Lower Elevation	Address	Direction	Distance (m)	Map Key
284 PLAINS ROAD DEVELOPMENT INC.	292 PLAINS ROAD EAST, BURLINGTON, ON L7T 2C6 Burlington ON	NE	217.33	11

SCT - Scott's Manufacturing Directory

A search of the SCT database, dated 1992-Mar 2011* has found that there are 5 SCT site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
CAMELOT DRAPERY (BURLINGTON)	185 Plains Rd E Burlington ON L7T 2C4	WSW	226.75	13
Camelot Drapery (Burlington) Ltd.	185 Plains Rd E Burlington ON L7T 2C4	WSW	226.75	13
CAMELOT DRAPERY BURLINGTON LTD	185 PLAINS RD E BURLINGTON ON L7T 2C4	WSW	226.75	13
Camelot Drapery 2000 Ltd.	185 Plains Rd E Burlington ON L7T 2C4	WSW	226.75	13

Lower Elevation	Address	Direction	Distance (m)	Map Key
The Intrepid	292 Plains Rd E Burlington ON L7T 2C6	NE	217.33	11

SPL - Ontario Spills

A search of the SPL database, dated 1988-Oct 2021 has found that there are 2 SPL site(s) within approximately 0.25 kilometers of the project property.

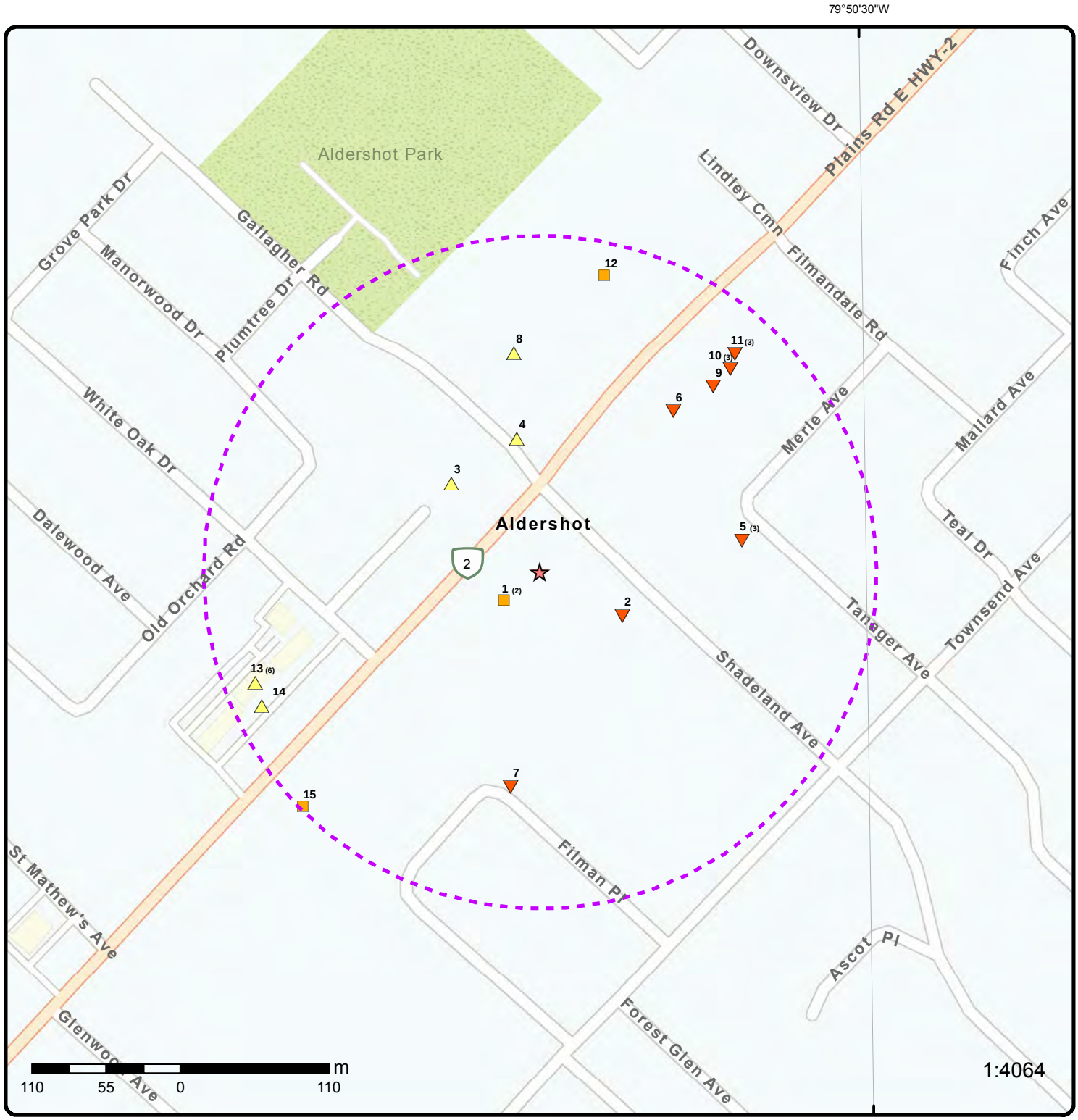
Lower Elevation	Address	Direction	Distance (m)	Map Key
	968 Tanager Ave Burlington ON	E	151.89	5
Enbridge Energy Distribution Inc.	292 Plains Road East Burlington ON	NE	217.33	11

WWIS - Water Well Information System

A search of the WWIS database, dated Jun 30 2022 has found that there are 1 WWIS site(s) within approximately 0.25 kilometers of the project property.

Lower Elevation	Address	Direction	Distance (m)	Map Key
	966 FILMAN PLACE CRES Burlington ON	SSW	160.99	7

Well ID: 7283488



Map: 0.25 Kilometer Radius

Order Number: 23052400306

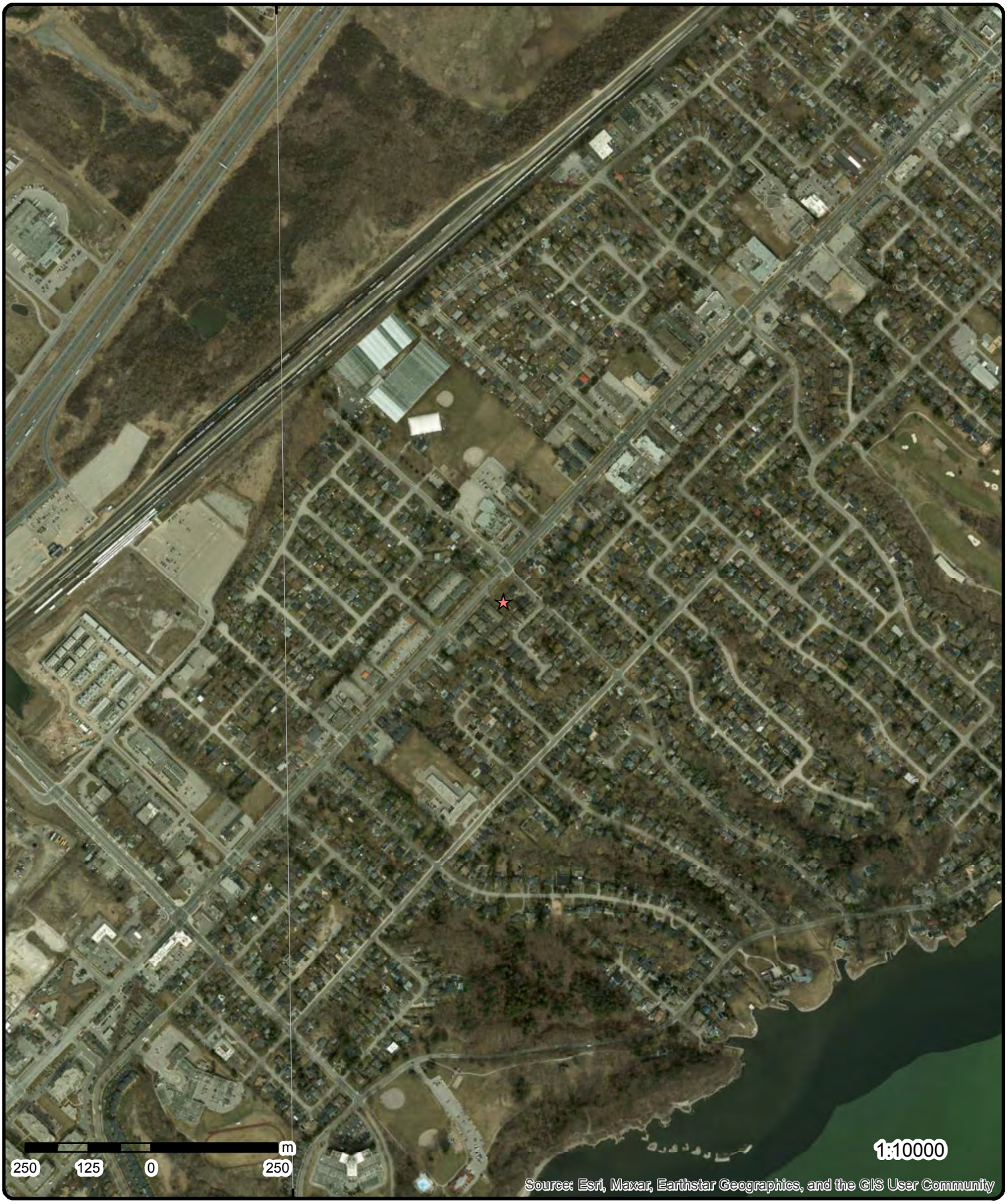
Address: 236 Plains Road East, Burlington, ON

- 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°51'W



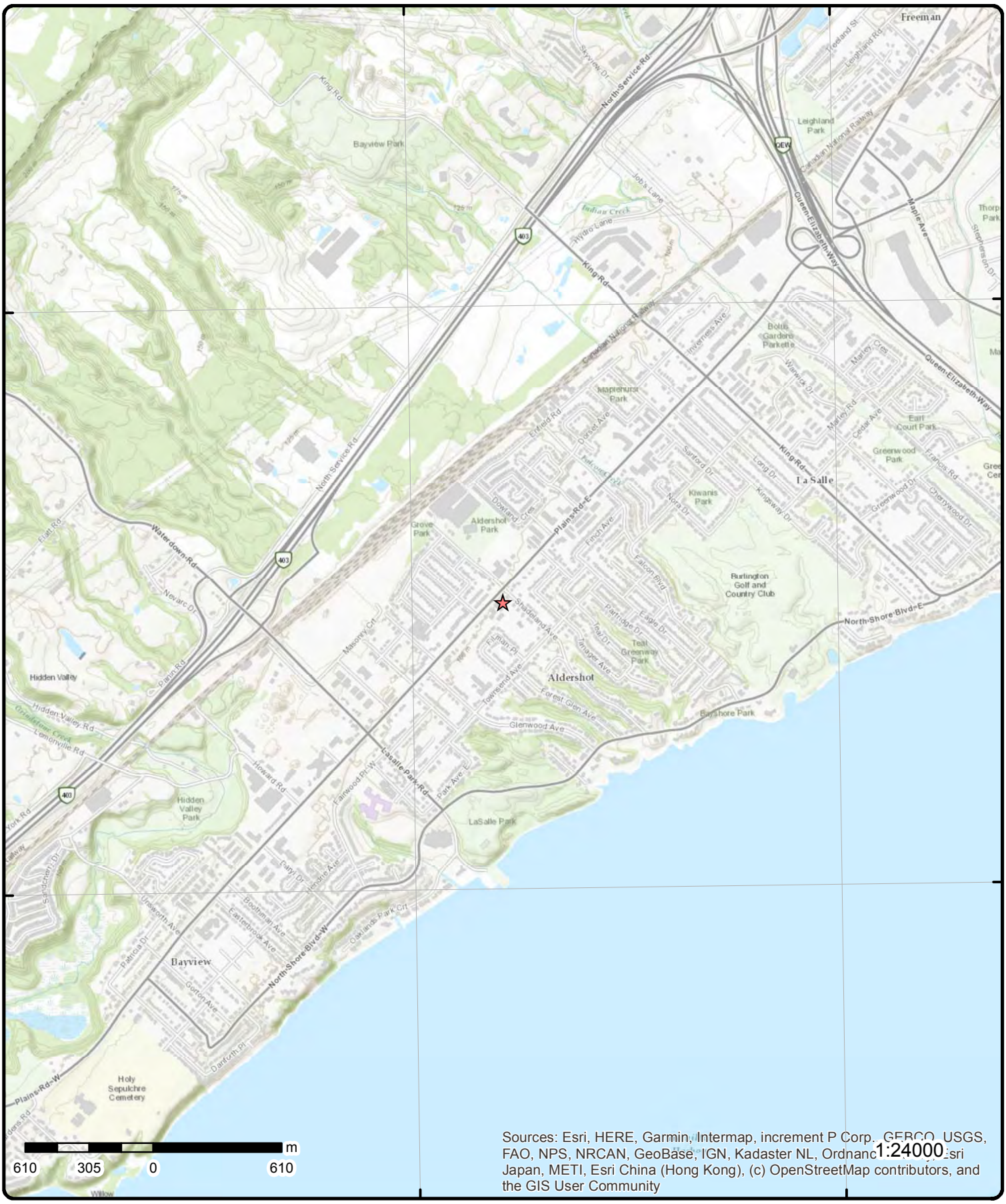
Aerial **Year: 2021**

Order Number: 23052400306

Address: 236 Plains Road East, Burlington, ON

Source: ESRI World Imagery

© ERIS Information Limited Partnership



Topographic Map

Address: 236 Plains Road East, ON

Source: ESRI World Topographic Map

Order Number: 23052400306

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Detail Report

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
1	1 of 2	WSW/33.9	99.8 / 0.00	ANTHONY LEDSHAM 226 PLAINS RD E BURLINGTON L7T 2C3 ON CA ON	CFOT

Licence No:
Registration No:
Posse File No:
Posse Reg No:
Status Name:
Tank Type: Single Wall UST
Tank Size: 1800
Tank Material: NULL
Instance No: 38062787
Inst Creation Date: 8/30/2005
Inst Install Date: 8/30/2005
Item: FS FUEL OIL TANK
Tank Age (as of 05/1992):
Device Installed Location: 226 PLAINS RD E BURLINGTON L7T 2C3 ON CA
Description: NULL
Contact Name:
Contact Address:
Contact Address2:
Contact Suite:
Contact City:
Contact Prov:
Contact Postal:

Item Description: Fuel Oil Tank
Instance Type:
Facility Type:
Fuel Type:
Distributor:
Letter Sent:
Comments:
Corrosion Protect:
Province:
Nbr:
Context: FS Fuel Oil Tank

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
1	2 of 2	WSW/33.9	99.8 / 0.00	ANTHONY LEDSHAM 226 PLAINS RD E BURLINGTON L7T 2C3 ON CA ON	DTNK

Delisted Fuel Storage Tank

Instance No: 38062787
Status: Active
Instance Type:
Fuel Type:
Cont Name:
Capacity: 1800
Tank Material: NULL
Corrosion Prot: NULL
Tank Type: Single Wall UST
Install Year: NULL
Facility Type: FS FUEL OIL TANK
Device Installed Loc:
Fuel Type 2:
Fuel Type 3:
Item:
Item Description: Fuel Oil Tank
Model: NULL
Description: NULL
Instance Creation Dt: 8/30/2005

Creation Date: 7/5/2009 2:56:33 AM
Overfill Prot Type:
Facility Location: 226 PLAINS RD E BURLINGTON L7T 2C3 ON CA
Piping SW Steel:
Piping SW Galvan:
Tanks SW Steel:
Piping Underground:
No Underground:
Max Hazard Rank: NULL
Max Hazard Rank 1: NULL
Nxt Period Start Dt: NULL
Program Area 1: NULL
Program Area 2: NULL
Nxt Period Strt Dt 2: NULL
Risk Based Periodic: NULL
Vol of Directives: NULL
Years in Service: 5.6
Created Date: 30-AUG-05
Federal Device: NULL

Instance Install Dt:	8/30/2005	**Periodic Exempt:**	NULL
Manufacturer:	NULL	**Statutory Interval:**	NULL
Serial No:	NULL	**Rcomnd Insp Interval:**	NULL
ULC Standard:	NULL	**Recommended Toler:**	NULL
Quantity:	1	**Panam Venue Name:**	NULL
Unit of Measure:	EA	**External Identifier:**	NULL
Parent Fac Type:			
TSSA Base Sched Cycle 1:	NULL		
TSSA Base Sched Cycle 2:	NULL		
Original Source:	FST		
Record Date:	31-MAY-2021		

---

2 | **1 of 1** | **ESE/69.2** | **98.7 / -1.12** | **976 SHADELAND AVENUE BURLINGTON ON L7T 2M5** | **HINC**

External File Num:	FS INC 0809-05017
Fuel Occurrence Type:	Pipeline Strike
Date of Occurrence:	8/22/2008
Fuel Type Involved:	Natural Gas
Status Desc:	Completed - Causal Analysis(End)
Job Type Desc:	Incident/Near-Miss Occurrence (FS)
Oper. Type Involved:	Construction Site (pipeline strike)
Service Interruptions:	Yes
Property Damage:	No
Fuel Life Cycle Stage:	Transmission, Distribution and Transportation
Root Cause:	Root Cause: Equipment/Material/Component:No Procedures:Yes Maintenance:No Design:No Training: Yes Management:Yes Human Factors:Yes
Reported Details:	
Fuel Category:	Gaseous Fuel
Occurrence Type:	Incident
Affiliation:	Industry Stakeholder (Licensee/Registration/Certificate Holder, Facility Owner, etc.)
County Name:	Halton
Approx. Quant. Rel:	
Nearby body of water:	
Enter Drainage Syst.:	
Approx. Quant. Unit:	
Environmental Impact:	

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3 | **1 of 1** | **NW/93.1** | **100.8 / 1.00** | **IDEAL GARDENING LIMITED 235 PLAINS ROAD BURLINGTON ON L7T 2C5** | **PES**

Detail Licence No:		**Operator Box:**	
Licence No:		**Operator Class:**	
Status:		**Operator No:**	
Approval Date:		**Operator Type:**	
Report Source:		**Oper Area Code:**	
Licence Type:	Operator	**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 URL:			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
4	1 of 1	NNW/100.7	100.2 / 0.32	ON	BORE

Borehole ID:	622171	**Inclin FLG:**	No
OGF ID:	215522625	**SP Status:**	Initial Entry
Status:		**Surv Elev:**	No
Type:	Borehole	**Piezometer:**	No
Use:	Geotechnical/Geological Investigation	**Primary Name:**	
Completion Date:	JAN-1961	**Municipality:**	
Static Water Level:		**Lot:**	
Primary Water Use:	Not Used	**Township:**	
Sec. Water Use:		**Latitude DD:**	43.313189
Total Depth m:	6.2	**Longitude DD:**	-79.844858
Depth Ref:	Ground Surface	**UTM Zone:**	17
Depth Elev:		**Easting:**	593675
Drill Method:	Power auger	**Northing:**	4796243
Orig Ground Elev m:	100	**Location Accuracy:**	
Elev Reliabil Note:		**Accuracy:**	Not Applicable
DEM Ground Elev m:	100		
Concession:			
Location D:			
Survey D:			
Comments:			

Borehole Geology Stratum

Geology Stratum ID:	218424690	**Mat Consistency:**	Hard
Top Depth:	5.7	**Material Moisture:**	
Bottom Depth:	6.2	**Material Texture:**	
Material Color:		**Non Geo Mat Type:**	
Material 1:	Sand	**Geologic Formation:**	
Material 2:	Gravel	**Geologic Group:**	
Material 3:		**Geologic Period:**	
Material 4:		**Depositional Gen:**	glacial
Gsc Material Description:			
Stratum Description:	SAND,GRAVEL. HARD,AGE GLACIAL. 000020220018605300185 **Note: Many records provided by the department have a truncated [Stratum Description] field.		

Geology Stratum ID:	218424689	**Mat Consistency:**	Soft
Top Depth:	.1	**Material Moisture:**	
Bottom Depth:	5.7	**Material Texture:**	
Material Color:	Brown	**Non Geo Mat Type:**	
Material 1:	Sand	**Geologic Formation:**	
Material 2:	Clay	**Geologic Group:**	
Material 3:	Shale	**Geologic Period:**	
Material 4:		**Depositional Gen:**	glacial
Gsc Material Description:			
Stratum Description:	SAND,CLAY,SHALE. BROWN,VERY SOFT,AGE GLACIAL.		

Geology Stratum ID:	218424688	**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:	Gravel	**Geologic Group:**	
Material 3:		**Geologic Period:**	
Material 4:		**Depositional Gen:**	fill
Gsc Material Description:			
Stratum Description:	FILL,GRAVEL. MAN-MADE,AGE POST-GLACIAL.		

Source

Source Type:	Data Survey	**Source Appl:**	Spatial/Tabular
Source Orig:	Geological Survey of Canada	**Source Iden:**	1

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

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: 011710 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		

5	1 of 3	E/151.9	96.8 / -3.07	**SHORES EDGE LANDSCAPING INC.** **968 TANAGER AVE,,BURLINGTON,ON,L7T 2Y4, CA** **ON**	PINC

Incident Id:		**Pipe Material:**	
Incident No:	1968058	**Fuel Category:**	
Incident Reported Dt:	10/31/2016	**Health Impact:**	
Type:	FS-Pipeline Incident	**Environment Impact:**	
Status Code:		**Property Damage:**	
Tank Status:	Pipeline Damage Reason Est	**Service Interrupt:**	
Task No:		**Enforce Policy:**	
Spills Action Centre:		**Public Relation:**	
Fuel Type:		**Pipeline System:**	
Fuel Occurrence Tp:		**PSIG:**	
Date of Occurrence:		**Attribute Category:**	
Occurrence Start Dt:		**Regulator Location:**	
Depth:		**Method Details:**	
Customer Acct Name:	SHORES EDGE LANDSCAPING INC.		
Incident Address:	968 TANAGER AVE,,BURLINGTON,ON,L7T 2Y4,CA		
Operation Type:			
Pipeline Type:			
Regulator Type:			
Summary:			
Reported By:			
Affiliation:			
Occurrence Desc:			
Damage Reason:			
Notes:			

5	2 of 3	E/151.9	96.8 / -3.07	**968 Tanager Ave** **Burlington ON**	SPL

Ref No:	8851-AF9MLM	**Contaminant Qty:**	0 L
Site No:	NA	**Nature of Damage:**	
Incident Dt:	2016/10/31	**Discharger Report:**	
Year:		**Material Group:**	
Incident Cause:		**Health/Env Conseq:**	
Incident Event:	Leak/Break	**Agency Involved:**	
Environment Impact:		**Site Lot:**	
Nature of Impact:		**Site Conc:**	
MOE Response:	No	**Site Geo Ref Accu:**	
Dt MOE Arvl on Scn:		**Site Map Datum:**	
MOE Reported Dt:	2016/10/31	**Northing:**	
Dt Document Closed:	2016/11/16	**Easting:**	
Municipality No:			

System Facility Address:	
Client Type:	
Call Report Location Geodata:	
Contaminant Code:	35
Contaminant Name:	NATURAL GAS (METHANE)
Contaminant Limit 1:	
Contam Limit Freq 1:	
Contaminant UN No 1:	
Receiving Medium:	
Receiving Environment:	Air
Incident Reason:	Operator/Human Error
Incident Summary:	TSSA FSB: 1/2" pl service line strike, not safe
Site Region:	
Site Municipality:	Burlington
Activity Preceding Spill:	
Property 2nd Watershed:	
Property Tertiary Watershed:	
Sector Type:	Unknown / N/A
SAC Action Class:	TSSA - Fuel Safety Branch - Hydrocarbon Fuel Release/Spill
Source Type:	
Site County/District:	
Site Geo Ref Meth:	
Site District Office:	
Nearest Watercourse:	
Site Name:	Residential<UNOFFICIAL>
Site Address:	968 Tanager Ave
Client Name:	

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5 | ***3 of 3*** | ***E/151.9*** | ***96.8 / -3.07*** | ***PIPELINE HIT - 1/2"***
968 TANAGER AVE,,BURLINGTON,ON,L7T 2Y4, CA
ON | ***PINC***

Incident Id:		**Pipe Material:**	
Incident No:	1968476	**Fuel Category:**	
Incident Reported Dt:	11/1/2016	**Health Impact:**	
Type:	FS-Pipeline Incident	**Environment Impact:**	
Status Code:		**Property Damage:**	
Tank Status:	Cancelled	**Service Interrupt:**	
Task No:		**Enforce Policy:**	
Spills Action Centre:		**Public Relation:**	
Fuel Type:		**Pipeline System:**	
Fuel Occurrence Tp:		**PSIG:**	
Date of Occurrence:		**Attribute Category:**	
Occurrence Start Dt:		**Regulator Location:**	
Depth:		**Method Details:**	
Customer Acct Name:	PIPELINE HIT - 1/2"		
Incident Address:	968 TANAGER AVE,,BURLINGTON,ON,L7T 2Y4,CA		
Operation Type:			
Pipeline Type:			
Regulator Type:			
Summary:			
Reported By:			
Affiliation:			
Occurrence Desc:			
Damage Reason:			
Notes:			

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6 | ***1 of 1*** | ***NE/155.3*** | ***98.1 / -1.79*** | ***276 PLAINS ROAD EAST***
BURLINGTON ON L7T 2C6 | ***HINC***

External File Num:	FS INC 0710-05944

Fuel Occurrence Type:	Pipeline Strike
Date of Occurrence:	10/1/2007
Fuel Type Involved:	Natural Gas
Status Desc:	Completed - Causal Analysis(End)
Job Type Desc:	Incident/Near-Miss Occurrence (FS)
Oper. Type Involved:	Other-Specify
Service Interruptions:	Yes
Property Damage:	No
Fuel Life Cycle Stage:	Other-specify
Root Cause:	Root Cause: Equipment/Material/Component:No Procedures:Yes Maintenance:No Design:No Training: Yes Management:Yes Human Factors:Yes
Reported Details:	
Fuel Category:	Gaseous Fuel
Occurrence Type:	Incident
Affiliation:	Industry Stakeholder (Licensee/Registration/Certificate Holder, Facility Owner, etc.)
County Name:	Halton
Approx. Quant. Rel:	
Nearby body of water:	
Enter Drainage Syst.:	
Approx. Quant. Unit:	
Environmental Impact:	

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7 | **1 of 1** | **SSW/161.0** | **98.0 / -1.83** | **966 FILMAN PLACE CRES Burlington ON** | **WWIS**

Well ID:	7283488	**Flowing (Y/N):**	
Construction Date:		**Flow Rate:**	
Use 1st:	Domestic	**Data Entry Status:**	
Use 2nd:		**Data Src:**	
Final Well Status:	Abandoned-Supply	**Date Received:**	16-Mar-2017 00:00:00
Water Type:		**Selected Flag:**	TRUE
Casing Material:		**Abandonment Rec:**	Yes
Audit No:	Z189369	**Contractor:**	7268
Tag:		**Form Version:**	7
Constructn Method:		**Owner:**	
Elevation (m):		**County:**	HALTON
Elevatn Reliabilty:		**Lot:**	
Depth to Bedrock:		**Concession:**	
Well Depth:		**Concession Name:**	
Overburden/Bedrock:		**Easting NAD83:**	
Pump Rate:		**Northing NAD83:**	
Static Water Level:		**Zone:**	
Clear/Cloudy:		**UTM Reliability:**	
Municipality:	BURLINGTON CITY		
Site Info:			

PDF URL (Map): https://d2khazk8e83rdv.cloudfront.net/moe_mapping/downloads/2Water/Wells_pdfs/728\7283488.pdf

Additional Detail(s) (Map)

Well Completed Date:	2016/04/21
Year Completed:	2016
Depth (m):	
Latitude:	43.3108608108119
Longitude:	-79.8449574314875
Path:	728\7283488.pdf

Bore Hole Information

Bore Hole ID:	1006369856	**Elevation:**	
DP2BR:		**Elevrc:**	
Spatial Status:		**Zone:**	17

Code OB:		**East83:**	593670.00
Code OB Desc:		**North83:**	4795984.00
Open Hole:		**Org CS:**	UTM83
Cluster Kind:		**UTMRC:**	4
Date Completed:	21-Apr-2016 00:00:00	**UTMRC Desc:**	margin of error : 30 m - 100 m
Remarks:		**Location Method:**	wwr
Loc Method Desc:	on Water Well Record		
Elevrc Desc:			
Location Source Date:			
Improvement Location Source:			
Improvement Location Method:			
Source Revision Comment:			
Supplier Comment:			

Overburden and Bedrock Materials Interval

Formation ID:	1006603021
Layer:	
Color:	
General Color:	
Mat1:	
Most Common Material:	
Mat2:	
Mat2 Desc:	
Mat3:	
Mat3 Desc:	
Formation Top Depth:	
Formation End Depth:	
Formation End Depth UOM:	ft

Annular Space/Abandonment Sealing Record

Plug ID:	1006603032
Layer:	5
Plug From:	17.0
Plug To:	19.0
Plug Depth UOM:	ft

Annular Space/Abandonment Sealing Record

Plug ID:	1006603028
Layer:	1
Plug From:	0.0
Plug To:	4.0
Plug Depth UOM:	ft

Annular Space/Abandonment Sealing Record

Plug ID:	1006603029
Layer:	2
Plug From:	4.0
Plug To:	8.0
Plug Depth UOM:	ft

Annular Space/Abandonment Sealing Record

Plug ID:	1006603030

Layer: 3
Plug From: 8.0
Plug To: 10.0
Plug Depth UOM: ft

Annular Space/Abandonment Sealing Record

Plug ID: 1006603031
Layer: 4
Plug From: 10.0
Plug To: 17.0
Plug Depth UOM: ft

Annular Space/Abandonment Sealing Record

Plug ID: 1006603033
Layer: 6
Plug From: 19.0
Plug To: 21.0
Plug Depth UOM: ft

Method of Construction & Well Use

Method Construction ID: 1006603027
Method Construction Code: 6
Method Construction: Boring
Other Method Construction:

Pipe Information

Pipe ID: 1006603020
Casing No: 0
Comment:
Alt Name:

Construction Record - Casing

Casing ID: 1006603024
Layer:
Material:
Open Hole or Material:
Depth From:
Depth To:
Casing Diameter:
Casing Diameter UOM: inch
Casing Depth UOM: ft

Construction Record - Screen

Screen ID: 1006603025
Layer:
Slot:
Screen Top Depth:
Screen End Depth:
Screen Material:
Screen Depth UOM: ft
Screen Diameter UOM: inch
Screen Diameter:

Water Details

Water ID:	1006603023
Layer:	
Kind Code:	
Kind:	
Water Found Depth:	
Water Found Depth UOM:	ft

Hole Diameter

Hole ID:	1006603022
Diameter:	
Depth From:	
Depth To:	
Hole Depth UOM:	ft
Hole Diameter UOM:	inch

Links

Bore Hole ID:	1006369856	***Tag No:***	
Depth M:		***Contractor:***	7268
Year Completed:	2016	***Path:***	728\7283488.pdf
Well Completed Dt:	2016/04/21	***Latitude:***	43.3108608108119
Audit No:	Z189369	***Longitude:***	-79.8449574314875

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8 | ***1 of 1*** | ***N/164.1*** | ***100.8 / 1.00*** | ***HALTON ROMAN CATHOLIC SCHOOL BOARD 261 PLAINS ROAD EAST C/O 802 DRURY LANE BURLINGTON ON L7T 2C7*** | ***GEN***

Generator No:	ON0965411
SIC Code:	0000
SIC Description:	*** NOT DEFINED ***
Approval Years:	93,94
PO Box No:	
Country:	
Status:	
Co Admin:	
Choice of Contact:	
Phone No Admin:	
Contaminated Facility:	
MHSW Facility:	

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9 | ***1 of 1*** | ***NE/188.4*** | ***97.7 / -2.17*** | ***284 Plains Rd E Burlington ON L7T2C6*** | ***EHS***

Order No:	20171129061	***Nearest Intersection:***	
Status:	C	***Municipality:***	
Report Type:	Custom Report	***Client Prov/State:***	ON
Report Date:	05-DEC-17	***Search Radius (km):***	.25
Date Received:	29-NOV-17	***X:***	-79.842947
Previous Site Name:		***Y:***	43.313636
Lot/Building Size:			
Additional Info Ordered:	Topographic Maps		

---

10 | ***1 of 3*** | ***NE/206.5*** | ***97.8 / -2.00*** | ***284 - 292 Plains Road East Burlington ON L7T 2C6*** | ***EHS***

Order No:	20200722210	***Nearest Intersection:***	

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

Status: C
Report Type: Custom Report
Report Date: 27-JUL-20
Date Received: 22-JUL-20
Previous Site Name:
Lot/Building Size:
Additional Info Ordered:
Municipality:
Client Prov/State: ON
Search Radius (km): .25
X: -79.84289321
Y: 43.31363147

---

10 | **2 of 3** | **NE/206.5** | **97.8 / -2.00** | **284 - 292 Plains Road East, Burlington ON L7T 2C6** | **EHS**

Order No: 20200722210
Status: C
Report Type: Custom Report
Report Date: 27-JUL-20
Date Received: 22-JUL-20
Previous Site Name:
Lot/Building Size:
Additional Info Ordered:
Nearest Intersection:
Municipality:
Client Prov/State: ON
Search Radius (km): .25
X: -79.84289321
Y: 43.31363147

---

10 | **3 of 3** | **NE/206.5** | **97.8 / -2.00** | **284 - 292 Plains Road East, Burlington ON L7T 2C6** | **EHS**

Order No: 20200722210
Status: C
Report Type: Custom Report
Report Date: 27-JUL-20
Date Received: 22-JUL-20
Previous Site Name:
Lot/Building Size:
Additional Info Ordered:
Nearest Intersection:
Municipality:
Client Prov/State: ON
Search Radius (km): .25
X: -79.84289321
Y: 43.31363147

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11 | **1 of 3** | **NE/217.3** | **97.9 / -1.99** | **The Intrepid, 292 Plains Rd E, Burlington ON L7T 2C6** | **SCT**

Established:
Plant Size (ft²): 2000
Employment:

--Details--
Description: Periodical Publishers
SIC/NAICS Code: 511120

---

11 | **2 of 3** | **NE/217.3** | **97.9 / -1.99** | **Enbridge Energy Distribution Inc., 292 Plains Road East, Burlington ON** | **SPL**

Ref No: 6366-BLL46G
Site No: NA
Incident Dt: 2020/02/07
Year:
Incident Cause:
Incident Event: Vandalism
Environment Impact:
Nature of Impact:
MOE Response: No
Dt MOE Arvl on Scn:
Contaminant Qty: 1 n/a
Nature of Damage:
Discharger Report:
Material Group:
Health/Env Conseq: 4 - Medium Environment
Agency Involved:
Site Lot:
Site Conc:
Site Geo Ref Accu:
Site Map Datum:

MOE Reported Dt:	2020/02/07	***Northing:***	
Dt Document Closed:		***Easting:***	
Municipality No:			
System Facility Address:			
Client Type:	Corporation		
Call Report Location Geodata:			
Contaminant Code:	35		
Contaminant Name:	NATURAL GAS (METHANE)		
Contaminant Limit 1:			
Contam Limit Freq 1:			
Contaminant UN No 1:	1075		
Receiving Medium:			
Receiving Environment:	Air		
Incident Reason:	Deliberate Act		
Incident Summary:	TSSAfsb: Residential internal gas line theft. Plains Rd. E.		
Site Region:	Central		
Site Municipality:	Burlington		
Activity Preceding Spill:			
Property 2nd Watershed:			
Property Tertiary Watershed:			
Sector Type:	Miscellaneous Industrial		
SAC Action Class:	Air Spills - Gases and Vapours		
Source Type:	Pipeline/Components		
Site County/District:	Regional Municipality of Halton		
Site Geo Ref Meth:			
Site District Office:	Halton-Peel		
Nearest Watercourse:			
Site Name:	Residential internal gas line theft<UNOFFICIAL>		
Site Address:	292 Plains Road East		
Client Name:	Enbridge Energy Distribution Inc.		

11	***3 of 3***	***NE/217.3***	***97.9 / -1.99***	***284 PLAINS ROAD DEVELOPMENT INC.*** ***292 PLAINS ROAD EAST, BURLINGTON, ON L7T 2C6*** ***Burlington ON***	***RSC***

RSC ID:	230213	***Cert Date:***	
RA No:		***Cert Prop Use No:***	
RSC Type:	Phase 1 RSC	***Intended Prop Use:***	Residential
Curr Property Use:	Commercial	***Qual Person Name:***	JASON SLIDDERS
Ministry District:	Halton-Peel District Office	***Stratified (Y/N):***	
Filing Date:	2021/12/16	***Audit (Y/N):***	
Date Ack:		***Entire Leg Prop. (Y/N):***	
Date Returned:		***Accuracy Estimate:***	
Restoration Type:		***Telephone:***	
Soil Type:		***Fax:***	
Criteria:		***Email:***	
CPU Issued Sect 1686:			
Asmt Roll No:	24-02-010-118-05900, 24-02-010-118-05800		
Prop ID No (PIN):	07108-0007 (LT), 07108-0008 (LT)		
Property Municipal Address:	292 PLAINS ROAD EAST, BURLINGTON, ON L7T 2C6, 284 PLAINS ROAD EAST, BURLINGTON, ON L7T 2C6		
Mailing Address:			
Latitude & Latitude:			
UTM Coordinates:			
Consultant:			
Legal Desc:			
Measurement Method:			
Applicable Standards:			
RSC PDF:	https://www.lrcsde.lrc.gov.on.ca/BFISWebPublic/pub/viewDocument.action?attachmentId=155254&fileName=BROWNFIELDS-E.pdf		

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

Document(s) Detail

Document Heading: Supporting Documents
Document Name: Phase One CSM 2.pdf
Document Type: Phase 1 Conceptual Site Model
Document Link: https://www.lrcsde.lrc.gov.on.ca/BFISWebPublic/pub/viewDocument.action?attachmentId=155259&fileName=Phase+One+CSM+2.pdf

Document Heading: Supporting Documents
Document Name: RSC Letter Executed.pdf
Document Type: Lawyer's letter consisting of a legal description of the property
Document Link: https://www.lrcsde.lrc.gov.on.ca/BFISWebPublic/pub/viewDocument.action?attachmentId=155251&fileName=RSC+Letter+Executed.pdf

Document Heading: Supporting Documents
Document Name: Transfer Documents.pdf
Document Type: Copy of any deed(s), transfer(s) or other document(s)
Document Link: https://www.lrcsde.lrc.gov.on.ca/BFISWebPublic/pub/viewDocument.action?attachmentId=155253&fileName=Transfer+Documents.pdf

Document Heading: Supporting Documents
Document Name: Certificate of Status - Combined.pdf
Document Type: Certificate of Status
Document Link: https://www.lrcsde.lrc.gov.on.ca/BFISWebPublic/pub/viewDocument.action?attachmentId=155255&fileName=Certificate+of+Status+-+Combined.pdf

Document Heading: Supporting Documents
Document Name: Table of Current and Past Uses 2.pdf
Document Type: Table of Current and Past Property Use
Document Link: https://www.lrcsde.lrc.gov.on.ca/BFISWebPublic/pub/viewDocument.action?attachmentId=155256&fileName=Table+of+Current+and+Past+Uses+2.pdf

Document Heading: Supporting Documents
Document Name: Survey.pdf
Document Type: A Current plan of Survey
Document Link: https://www.lrcsde.lrc.gov.on.ca/BFISWebPublic/pub/viewDocument.action?attachmentId=155258&fileName=Survey.pdf

12	*1 of 1*	*NNE/225.6*	*99.8 / 0.00*	***HOLY ROSARY CHURCH*** ***287 PLAINS RD EAST*** ***BURLINGTON ON L7T 2C7***	*GEN*

Generator No: ON4229475
SIC Code: 813110
SIC Description:
Approval Years: 2011
PO Box No:
Country:
Status:
Co Admin:
Choice of Contact:
Phone No Admin:
Contaminated Facility:
MHSW Facility:

13	*1 of 6*	*WSW/226.7*	*100.8 / 1.00*	***CAMELOT DRAPERY BURLINGTON LTD*** ***185 PLAINS RD E*** ***BURLINGTON ON L7T 2C4***	*SCT*

Established: 1975
Plant Size (ft²): 0
Employment: 11

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

--Details--
Description: CURTAINS AND DRAPERIES
SIC/NAICS Code: 2391

Description: HOUSEFURNISHINGS, EXCEPT CURTAINS AND DRAPERIES
SIC/NAICS Code: 2392

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13 | ***2 of 6*** | ***WSW/226.7*** | ***100.8 / 1.00*** | ***CAMELOT DRAPERY (BURLINGTON)***
185 Plains Rd E
Burlington ON L7T 2C4 | ***SCT***

Established: 1975
Plant Size (ft²): 0
Employment: 6

--Details--
Description: Curtain and Linen Mills
SIC/NAICS Code: 314120

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13 | ***3 of 6*** | ***WSW/226.7*** | ***100.8 / 1.00*** | ***Camelot Drapery (Burlington) Ltd.***
185 Plains Rd E
Burlington ON L7T 2C4 | ***SCT***

Established: 1975
Plant Size (ft²):
Employment: 6

---

13 | ***4 of 6*** | ***WSW/226.7*** | ***100.8 / 1.00*** | ***Camelot Drapery 2000 Ltd.***
185 Plains Rd E
Burlington ON L7T 2C4 | ***SCT***

Established: 9/1/1975
Plant Size (ft²):
Employment:

--Details--
Description: Curtain and Linen Mills
SIC/NAICS Code: 314120

Description: Linen, Drapery and Other Textile Furnishings Wholesaler-Distributors
SIC/NAICS Code: 414330

Description: Curtain and Linen Mills
SIC/NAICS Code: 314120

Description: Other Home Furnishings Wholesaler-Distributors
SIC/NAICS Code: 414390

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13 | ***5 of 6*** | ***WSW/226.7*** | ***100.8 / 1.00*** | ***ROYAL FOREST PEST SERVICES INC***
15-185 PLAINS RD E
BURLINGTON ON L7T 2C4 | ***PES***

Detail Licence No: 02-01-06386-0
Licence No:
Status:
Approval Date:
Report Source:
Operator Box:
Operator Class:
Operator No:
Operator Type:
Oper Area Code:

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

Licence Type:	OPERATOR	**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 URL:			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
13	6 of 6	WSW/226.7	100.8 / 1.00	ROYAL FOREST PEST SERVICES INC. 185 Plains RD E Burlington ON L7T 2C4	PES

Detail Licence No:		**Operator Box:**	
Licence No:	L-240-4037872685	**Operator Class:**	
Status:	Active	**Operator No:**	
Approval Date:	October 4, 2022	**Operator Type:**	
Report Source:	PEST-Operator	**Oper Area Code:**	
Licence Type:	Operator	**Oper Phone No:**	
Licence Type Code:		**Operator Ext:**	
Licence Class:		**Operator Lot:**	
Licence Control:		**Oper Concession:**	
Latitude:	43.31138889	**Operator Region:**	
Longitude:	-79.84666667	**Operator District:**	
Lot:		**Operator County:**	
Concession:		**Op Municipality:**	
Region:		**Post Office Box:**	
District:		**MOE District:**	Halton-Peel
County:		**SWP Area Name:**	Halton
Trade Name:			
PDF URL:	http://www.accessenvironment.ene.gov.on.ca/AEWeb/ae/ViewDocument.action?documentRefID=2746506		

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
14	1 of 1	WSW/229.0	100.8 / 1.00	ARC & FLAME WELDING 181 PLAINS RD E BURLINGTON ON	DTNK

Delisted Expired Fuel Safety Facilities

Instance No:	9888983	**Expired Date:**	
Status:	EXPIRED	**Max Hazard Rank:**	
Instance ID:	391826	**Facility Location:**	
Instance Type:	FS Facility	**Facility Type:**	
Instance Creation Dt:		**Fuel Type 2:**	
Instance Install Dt:		**Fuel Type 3:**	
Item Description:		**Panam Related:**	
Manufacturer:		**Panam Venue Nm:**	
Model:		**External Identifier:**	
Serial No:		**Item:**	
ULC Standard:		**Piping Steel:**	
Quantity:		**Piping Galvanized:**	
Unit of Measure:		**Tank Single Wall St:**	
Overfill Prot Type:		**Piping Underground:**	
Creation Date:		**Tank Underground:**	
Next Periodic Str DT:		**Source:**	

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

TSSA Base Sched Cycle 2:
TSSAMax Hazard Rank 1:
TSSA Risk Based Periodic Yn:
TSSA Volume of Directives:
TSSA Periodic Exempt:
TSSA Statutory Interval:
TSSA Recd Insp Interva:
TSSA Recd Tolerance:
TSSA Program Area:
TSSA Program Area 2:
Description: FS Propane Refill Cntr - Cylr Fill
Original Source: EXP
Record Date: Up to Mar 2012

15	*1 of 1*	*SW/247.3*	*99.8 / 0.00*	***168 Plains Road Ltd.*** ***168 Plains Road*** ***Burlington ON L7T 1E9***	***GEN***

Generator No: ON9113361
SIC Code: 531120
SIC Description: Lessors of Non-Residential Buildings (except Mini-Warehouses)
Approval Years: 04
PO Box No:
Country:
Status:
Co Admin:
Choice of Contact:
Phone No Admin:
Contaminated Facility:
MHSW Facility:

Unplottable Summary

Total: 16 Unplottable sites

DB	Company Name/Site Name	Address	City	Postal
CA	Bronte Woods Community Subdivision	Part of Lots 2, 3 and 4, Concession 1	Burlington ON	
CA	Bronte Woods Community Subdivision	Part of Lots 2, 3 and 4, Concession 1	Burlington ON	
CA		Lots 3, 4, and 5, Concession 1	Burlington ON	
CA		Lots 3, 4, and 5, Concession 1	Burlington ON	
CA	FORTINO'S SUPERMARKET LTD.	PLAINS ROAD EAST	BURLINGTON CITY ON	
CA	Bronte Woods Community Subdivision	Part of Lots 2, 3 and 4, Concession 1	Burlington ON	
CA	Bronte Woods Community Subdivision	Part of Lots 2, 3 and 4, Concession 1	Burlington ON	
CA	Losani Homes (1998) Ltd.	Part of Lot 4, Concession 1	Burlington ON	
CA	1622035 Ontario Inc.	Shadeland Ave	Burlington ON	
CA	IMPERIAL CITY CORP.	PLAINS RD. E.	BURLINGTON CITY ON	
CA	BURLINGTON CITY	PLAINS RD. EAST	BURLINGTON CITY ON	
ECA	The Regional Municipality of Halton	Shadeland Ave	Burlington ON	L6M 3L1
ECA	The Corporation of the City of Burlington	Townsend Ave	Burlington ON	L7R 3Z6
ECA	1622035 Ontario Inc.	Shadeland Ave	Burlington ON	L8N 2B9
LIMO	Ralph Van der Meuler Town of Oakville	Lot 4, Concession 1 Halton	ON	
WWIS		lot 4	ON	

Unplottable Report

Site: ***Bronte Woods Community Subdivision***
Part of Lots 2, 3 and 4, Concession 1 Burlington ON

Database: ***CA***

Certificate #:	4650-5E4QSW
Application Year:	02
Issue Date:	9/23/02
Approval Type:	Municipal & Private sewage
Status:	Approved
Application Type:	New Certificate of Approval
Client Name:	671516 Ontario Inc.
Client Address:	1 Yorkdale Road, Suite 510
Client City:	North York
Client Postal Code:	M6A 3A1
Project Description:	Storm and Sanitary sewers for Bronte Woods Community Phase 2
Contaminants:	
Emission Control:	

Site: ***Bronte Woods Community Subdivision***
Part of Lots 2, 3 and 4, Concession 1 Burlington ON

Database: ***CA***

Certificate #:	9587-52ZQ9L
Application Year:	01
Issue Date:	10/9/01
Approval Type:	Municipal & Private sewage
Status:	Approved
Application Type:	New Certificate of Approval
Client Name:	671516 Ontario Inc.
Client Address:	1 Yorkdale Road, Suite 510
Client City:	North York
Client Postal Code:	M6A 3A1
Project Description:	storm and sanitry sewer construction on Street P, Blue Spruce Avenue and Sutton Drive, strom sewers to be constructed on Street M, Street N, Street D, Street Q, Easement (Blue Spruce Avenue southerly to Street M), Easement (Street M southerly to Block 275), Easement (Between Lots 76/77 southerly to Block 274), Easement (Street N southwesterly to Block 274), Easement (STreet D easterly to Block 280), Easement (Blue Spruce Avenue southerly to easement between Lots 191/192) and Easement (Block 277 southwesterly to Street D), sanitary sewers to be constructed on Street J, Street K, Street L, Orchard Road, Street I, Street H, Street E, Street S, Street T, Street U, Street V, Easement (Approximitely 110 meters east of Orchard Road westerly to Orchard Road), Easement (Suton Drive easterly to Limit of Subdivision), Easement (approximitely 41 meters north of Blue Spruce Avenue southerly to Blue Spruce Avenue), School Block (approximitely 62 meters east of Sutton Drive westerly to Suton Drive) and School Block (approximitely 493 meters north of Blue Spruce Avenue southerly to intersection with Easement between Lots 272B/273B).
Contaminants:	
Emission Control:	

Site:
Lots 3, 4, and 5, Concession 1 Burlington ON

Database: ***CA***

Certificate #:	4039-4YXPYG
Application Year:	01
Issue Date:	7/27/01
Approval Type:	Municipal & Private water
Status:	Approved
Application Type:	New Certificate of Approval
Client Name:	Corporation of the Regional Municipality of Halton
Client Address:	1151 Bronte Road
Client City:	Oakville
Client Postal Code:	L6M 3L1
Project Description:	Construction of watermains on Dundas Street, Sutton Drive, and Orchard Road.

Contaminants:
Emission Control:

Site: ***Database:*** ***CA***
Lots 3, 4, and 5, Concession 1 Burlington ON

Certificate #:	6040-4YXPT6
Application Year:	01
Issue Date:	7/27/01
Approval Type:	Municipal & Private sewage
Status:	Approved
Application Type:	New Certificate of Approval
Client Name:	Corporation of the Regional Municipality of Halton
Client Address:	1151 Bronte Road
Client City:	Oakville
Client Postal Code:	L6M 3L1
Project Description:	Construction of storm sewers on Dundas Street and Sutton Drive.
Contaminants:	
Emission Control:	

Site: ***FORTINO'S SUPERMARKET LTD.*** ***Database:*** ***CA***
PLAINS ROAD EAST BURLINGTON CITY ON

Certificate #:	8-3222-96-
Application Year:	96
Issue Date:	5/7/1996
Approval Type:	Industrial air
Status:	Approved
Application Type:	
Client Name:	
Client Address:	
Client City:	
Client Postal Code:	
Project Description:	COMMERCIAL KITCHEN EXHAUST HOOD
Contaminants:	Odour/Fumes
Emission Control:	No Controls

Site: ***Bronte Woods Community Subdivision*** ***Database:*** ***CA***
Part of Lots 2, 3 and 4, Concession 1 Burlington ON

Certificate #:	3539-52ZQ23
Application Year:	01
Issue Date:	10/9/01
Approval Type:	Municipal & Private water
Status:	Approved
Application Type:	New Certificate of Approval
Client Name:	671516 Ontario Inc.
Client Address:	1 Yorkdale Road, Suite 510
Client City:	North York
Client Postal Code:	M6A 3A1
Project Description:	Watermain construction on Street M, Street N, Street D, Street O, Street P, Street Q, Street R, Blue Spruce Avenue, Street J, Street K, Street L, Street I, Street H, STreet E, Street S, Street T Street U and Street V.
Contaminants:	
Emission Control:	

Site: ***Bronte Woods Community Subdivision*** ***Database:*** ***CA***
Part of Lots 2, 3 and 4, Concession 1 Burlington ON

Certificate #:	8104-5E4RB8
Application Year:	02
Issue Date:	9/20/02
Approval Type:	Municipal & Private water
Status:	Approved
Application Type:	New Certificate of Approval

Client Name: 671516 Ontario Inc.
Client Address: 1 Yorkdale Road, Suite 510
Client City: North York
Client Postal Code: M6A 3A1
Project Description: Watermains for Bronte Woods Community Phase 2
Contaminants:
Emission Control:

Site: ***Losani Homes (1998) Ltd.***
Part of Lot 4, Concession 1 Burlington ON

Database: ***CA***

Certificate #: 2120-5QDL8J
Application Year: 2003
Issue Date: 8/25/2003
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:

Site: ***1622035 Ontario Inc.***
Shadeland Ave Burlington ON

Database: ***CA***

Certificate #: 4658-75QPCG
Application Year: 2007
Issue Date: 8/8/2007
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:

Site: ***IMPERIAL CITY CORP.***
PLAINS RD. E. BURLINGTON CITY ON

Database: ***CA***

Certificate #: 7-1379-89-
Application Year: 89
Issue Date: 8/14/1989
Approval Type: Municipal water
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: ***BURLINGTON CITY***
PLAINS RD. EAST BURLINGTON CITY ON

Database: ***CA***

Certificate #: 3-1430-92-

Application Year: 92
Issue Date: 11/2/1992
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: ***The Regional Municipality of Halton*** ***Database:*** ***ECA***
Shadeland Ave Burlington ON L6M 3L1

Approval No: 4059-6ZHHJM
Approval Date: 2007-04-03
Status: Approved
Record Type: ECA
Link Source: IDS
SWP Area Name:
MOE District:
City:
Longitude:
Latitude:
Geometry X:
Geometry Y:
Approval Type: ECA-Municipal Drinking Water Systems
Project Type: Municipal Drinking Water Systems
Business Name: The Regional Municipality of Halton
Address: Shadeland Ave
Full Address:
Full PDF Link:
PDF Site Location:

Site: ***The Corporation of the City of Burlington*** ***Database:*** ***ECA***
Townsend Ave Burlington ON L7R 3Z6

Approval No: 3131-9XCSD6
Approval Date: 2015-06-12
Status: Approved
Record Type: ECA
Link Source: IDS
SWP Area Name:
MOE District:
City:
Longitude:
Latitude:
Geometry X:
Geometry Y:
Approval Type: ECA-MUNICIPAL AND PRIVATE SEWAGE WORKS
Project Type: MUNICIPAL AND PRIVATE SEWAGE WORKS
Business Name: The Corporation of the City of Burlington
Address: Townsend Ave
Full Address:
Full PDF Link: https://www.accessenvironment.ene.gov.on.ca/instruments/3498-9X4LNQ-14.pdf
PDF Site Location:

Site: ***1622035 Ontario Inc.*** ***Database:*** ***ECA***
Shadeland Ave Burlington ON L8N 2B9

Approval No: 4658-75QPCG
Approval Date: 2007-08-08
Status: Approved
Record Type: ECA
Link Source: IDS
SWP Area Name:
MOE District:
City:
Longitude:
Latitude:
Geometry X:
Geometry Y:
Approval Type: ECA-MUNICIPAL AND PRIVATE SEWAGE WORKS
Project Type: MUNICIPAL AND PRIVATE SEWAGE WORKS
Business Name: 1622035 Ontario Inc.
Address: Shadeland Ave
Full Address:
Full PDF Link: https://www.accessenvironment.ene.gov.on.ca/instruments/5679-75PRWV-14.pdf
PDF Site Location:

Site: ***Ralph Van der Meuler Town of Oakville***
Lot 4, Concession 1 Halton ON

Database: ***LIMO***

ECA/Instrument No:	A210404	***Natural Attenuation:***	
Operation Status:	Closed	***Liners:***	
C of A Issue Date:		***Cover Material:***	
C of A Issued to:		***Leachate Off-Site:***	
Lndfl Gas Mgmt (P):		***Leachate On Site:***	
Lndfl Gas Mgmt (F):		***Req Coll Lndfll Gas:***	
Lndfl Gas Mgmt (E):		***Lndfll Gas Coll:***	
Lndfl Gas Mgmt Sys:		***Total Waste Rec:***	
Landfill Gas Mntr:		***TWR Methodology:***	
Leachate Coll Sys:		***TWR Unit:***	
ERC Est Vol (m3):		***Tot Aprv Cap Unit:***	
ERC Volume Unit:		***Financial Assurance:***	
ERC Dt Last Det:		***Last Report Year:***	
Landfill Type:		***Region:***	
Source File Type:		***District Office:***	
Fill Rate:		***Site County:***	
Fill Rate Unit:		***Lot:***	
Tot Fill Area (ha):		***Concession:***	
Tot Site Area (ha):		***Latitude:***	
Footprint:		***Longitude:***	
Tot Apprv Cap (m3):		***Easting:***	
Contam Atten Zone:		***Northing:***	
Grndwtr Mntr:		***UTM Zone:***	
Surf Wtr Mntr:		***Data Source:***	
Air Emis Monitor:			
Approved Waste Type:			
Client Site Name:			
ERC Methodology:			
Site Name:	Ralph Van der Meuler Town of Oakville		
Site Location Details:			
Service Area:			
Page URL:			

Site:
lot 4 ON

Database: ***WWIS***

Well ID:	2808929	***Flowing (Y/N):***	
Construction Date:		***Flow Rate:***	
Use 1st:	Domestic	***Data Entry Status:***	
Use 2nd:		***Data Src:***	1
Final Well Status:	Water Supply	***Date Received:***	23-Feb-1999 00:00:00
Water Type:		***Selected Flag:***	TRUE
Casing Material:		***Abandonment Rec:***	
Audit No:	200482	***Contractor:***	1737
Tag:		***Form Version:***	1
Constructn Method:		***Owner:***	
Elevation (m):		***County:***	HALTON
Elevatn Reliabilty:		***Lot:***	004
Depth to Bedrock:		***Concession:***	
Well Depth:		***Concession Name:***	
Overburden/Bedrock:		***Easting NAD83:***	
Pump Rate:		***Northing NAD83:***	
Static Water Level:		***Zone:***	
Clear/Cloudy:		***UTM Reliability:***	
Municipality:	BURLINGTON CITY		
Site Info:			

Bore Hole Information

Bore Hole ID:	10155186	***Elevation:***	
DP2BR:		***Elevrc:***	
Spatial Status:		***Zone:***	17
Code OB:		***East83:***	

Code OB Desc:
Open Hole:
Cluster Kind:
Date Completed: 02-Nov-1998 00:00:00
Remarks:
Loc Method Desc: Not Applicable i.e. no UTM
Elevrc Desc:
Location Source Date:
Improvement Location Source:
Improvement Location Method:
Source Revision Comment:
Supplier Comment:
North83:
Org CS:
UTMRC: 9
UTMRC Desc: unknown UTM
Location Method: na

Overburden and Bedrock Materials Interval

Formation ID: 931453563
Layer: 2
Color: 2
General Color: GREY
Mat1: 05
Most Common Material: CLAY
Mat2: 06
Mat2 Desc: SILT
Mat3: 12
Mat3 Desc: STONES
Formation Top Depth: 47.0
Formation End Depth: 87.0
Formation End Depth UOM: ft

Overburden and Bedrock Materials Interval

Formation ID: 931453562
Layer: 1
Color: 6
General Color: BROWN
Mat1: 05
Most Common Material: CLAY
Mat2: 12
Mat2 Desc: STONES
Mat3: 06
Mat3 Desc: SILT
Formation Top Depth: 0.0
Formation End Depth: 47.0
Formation End Depth UOM: ft

Overburden and Bedrock Materials Interval

Formation ID: 931453564
Layer: 3
Color: 7
General Color: RED
Mat1: 17
Most Common Material: SHALE
Mat2: 73
Mat2 Desc: HARD
Mat3: 85
Mat3 Desc: SOFT
Formation Top Depth: 87.0
Formation End Depth: 120.0
Formation End Depth UOM: ft

Method of Construction & Well Use

Method Construction ID: 962808929
Method Construction Code: 2
Method Construction: Rotary (Convent.)
Other Method Construction:

Pipe Information

Pipe ID: 10703756
Casing No: 1
Comment:
Alt Name:

Construction Record - Casing

Casing ID: 930264074
Layer: 1
Material: 5
Open Hole or Material: PLASTIC
Depth From:
Depth To: 60.0
Casing Diameter: 5.0
Casing Diameter UOM: inch
Casing Depth UOM: ft

Construction Record - Casing

Casing ID: 930264075
Layer: 2
Material: 5
Open Hole or Material: PLASTIC
Depth From:
Depth To: 120.0
Casing Diameter: 5.0
Casing Diameter UOM: inch
Casing Depth UOM: ft

Construction Record - Screen

Screen ID: 933339064
Layer: 1
Slot: 020
Screen Top Depth: 20.0
Screen End Depth: 60.0
Screen Material:
Screen Depth UOM: ft
Screen Diameter UOM: inch
Screen Diameter: 5.0

Results of Well Yield Testing

Pumping Test Method Desc: BAILER
Pump Test ID: 992808929
Pump Set At:
Static Level: 37.0
Final Level After Pumping: 115.0
Recommended Pump Depth: 118.0
Pumping Rate: 1.0
Flowing Rate:
Recommended Pump Rate: 1.0
Levels UOM: ft
Rate UOM: GPM
Water State After Test Code: 1
Water State After Test: CLEAR
Pumping Test Method: 2
Pumping Duration HR: 48

Pumping Duration MIN: 0
Flowing: No

Draw Down & Recovery

Pump Test Detail ID: 934457038
Test Type: Recovery
Test Duration: 30
Test Level: 85.0
Test Level UOM: ft

Draw Down & Recovery

Pump Test Detail ID: 934977453
Test Type: Recovery
Test Duration: 60
Test Level: 55.0
Test Level UOM: ft

Draw Down & Recovery

Pump Test Detail ID: 934174640
Test Type: Recovery
Test Duration: 15
Test Level: 100.0
Test Level UOM: ft

Draw Down & Recovery

Pump Test Detail ID: 934715563
Test Type: Recovery
Test Duration: 45
Test Level: 70.0
Test Level UOM: ft

Water Details

Water ID: 933612965
Layer: 1
Kind Code: 1
Kind: FRESH
Water Found Depth: 90.0
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 Northern Development, Mines, Natural Resources and Forestry (ONDMNRF) maintains this database of 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 Oct 2022

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-Mar 2022

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-Feb 28, 2022

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 2021

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: Feb 28, 2022

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-Feb 28, 2023

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 -Feb 2023

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-Feb 2023

Certificates of Property Use: Provincial CPU

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

Government Publication Date: 1994 - Apr 30, 2023

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 - Oct 2022

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: Feb 28, 2022

Environmental Activity and Sector Registry: Provincial EASR

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

Government Publication Date: Oct 2011- Mar 31, 2023

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 - Apr 30, 2023

Environmental Compliance Approval: Provincial ECA

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

Government Publication Date: Oct 2011- Mar 31, 2023

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-Dec 31, 2022

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: Apr 30, 2022

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, 2022

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: Feb 28, 2022

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-Mar 2023

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: Feb 28, 2022

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-Oct 31, 2022

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: Feb 28, 2022

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: Mar 21, 2022

Canadian Mine Locations: Private MINE

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

Government Publication Date: 1998-2009*

Mineral Occurrences: Provincial MNR

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

Government Publication Date: 1846-Feb 2023

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, 2021

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, 2022

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-Aug 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 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 - Apr 30, 2023

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- Mar 31, 2023

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: Feb 28, 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 PTTW's on the registry such as OWRA s. 34 - Permit to take water.

Government Publication Date: 1994 - Apr 30, 2023

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, 1992-2020

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-Mar 2023

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-Feb 28, 2023

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-Oct 2021

Wastewater Discharger Registration Database: Provincial SRDS

Facilities that report either municipal treated wastewater effluent or industrial wastewater discharges under the Effluent Monitoring and Effluent Limits (EMEL) and Municipal/Industrial Strategy for Abatement Regulations. The Municipal/Industrial Strategy for Abatement (MISA) division of the Ontario Ministry of Environment keeps record of 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.

Government Publication Date: 1990-Dec 31, 2020

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 - Apr 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: Feb 28, 2022

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- Mar 31, 2023

Waste Disposal Sites - MOE 1991 Historical Approval Inventory: Provincial WDSH

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

Government Publication Date: Up to Oct 1990*

Water Well Information System: Provincial WWIS

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

Government Publication Date: Jun 30 2022

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 D

AERIAL PHOTOGRAPHS

AERIAL PHOTOGRAPHS



Photograph No. 1 – 1950

Photo source: McMaster University Aerial Photograph Collection (Hamilton)

AERIAL PHOTOGRAPHS



Photograph No. 2 – 1960

Photo source: McMaster University Aerial Photograph Collection (Hamilton)

AERIAL PHOTOGRAPHS



Photograph No. 3 - 1998

Photo source: McMaster University Aerial Photograph Collection (Hamilton)

AERIAL PHOTOGRAPHS



Photograph No. 4 – 2002

Photo source: Explore the City of Burlington Air Photo

AERIAL PHOTOGRAPHS



Photograph No. 5 – 2012

Photo Source: Explore the City of Burlington Air Photo

AERIAL PHOTOGRAPHS



Photograph No. 6 – 2017

Photo Source: Explore the City of Burlington Air Photo

AERIAL PHOTOGRAPHS



Photograph No. 7 – 2022

Photo Source: Google Earth ©2023 CNES/Airbus / Maxar Technologies

APPENDIX E

WELL RECORDS

WATER WELL RECORDS



Latitude:43.31569, Longitude:-79.84529 (UTM Zone:17, Easting:593635, Northing:4796520)

Map Source: Ministry of Environment and Energy ©2022

Well ID	Well Depth (m)	Date of Completion (MM/DD/YYYY)
7283488	N/A	04/21/2016

Ontario

Ministry of the Environment

Measurements recorded in: ☐ Metric ☑ Imperial

Well Tag No. *(Place Sticker and/or Print Below)*

Well Record

Regulation 903 Ontario Water Resources Act

Page _____ of _____

[redacted]

Address of Well Location (Street Number/Name)	Township	Lot	Concession
966 FILMAN PLACE CRES	HALTON		

County/District/Municipality	City/Town/Village	Province	Postal Code
HALTON.	BURLINGTON	Ontario	L7T2K6

UTM Coordinates	Zone	Easting	Northing	Municipal Plan and Sublot Number	Other
NAD 83	17	593670	4795984		

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

General Colour	Most Common Material	Other Materials	General Description	Depth (m/ft) From	Depth (m/ft) To
	WELL DECOMMISSION ON 21' x 30 BORED WELL				
	3/4" CLEAN WASHED	GRAVEL		21	19
	GROUTE HOLE PLUG			19	17
	3/4" CLEAN WASHED	GRAVEL		17	10
	GROUTE HOLE PLUG			10	8
	3/4" CLEAN WASHED	GRAVEL		8	4
	BROWN SAND			4	0

Annular Space

Depth Set at (m/ft) From	To	Type of Sealant Used (Material and Type)	Volume Placed (m^3/ft^3)

Method of Construction

☐ Cable Tool ☐ Diamond
☐ Rotary (Conventional) ☐ Jetting
☐ Rotary (Reverse) ☐ Driving
☑ Boring ☐ Digging
☐ Air percussion
☐ Other, *specify* _____

Well Use

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

Construction Record - Casing

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

Construction Record - Screen

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

Status of Well

☐ Water Supply
☐ Replacement Well
☐ Test Hole
☐ Recharge Well
☐ Dewatering Well
☐ Observation and/or Monitoring Hole
☐ Alteration (Construction)
☑ Abandoned, Insufficient Supply
☑ Abandoned, Poor Water Quality
☑ Abandoned, other, *specify*
ON TOWN WATER
☐ Other, *specify*

Water Details

Water found at Depth (m/ft)	Kind of Water: ☐ Fresh ☐ Untested ☐ Gas ☐ Other, *specify*

Hole Diameter

Depth (m/ft) From	To	Diameter (cm/in)

Results of Well Yield Testing

After test of well yield, water was:
☐ Clear and sand free
☐ Other, *specify* _____

If pumping discontinued, give reason:

Pump intake set at *(m/ft)*

Pumping rate *(l/min / GPM)*

Duration of pumping _____ hrs + _____ min

Final water level end of pumping *(m/ft)*

If flowing give rate *(l/min / GPM)*

Recommended pump depth *(m/ft)*

Recommended pump rate *(l/min / GPM)*

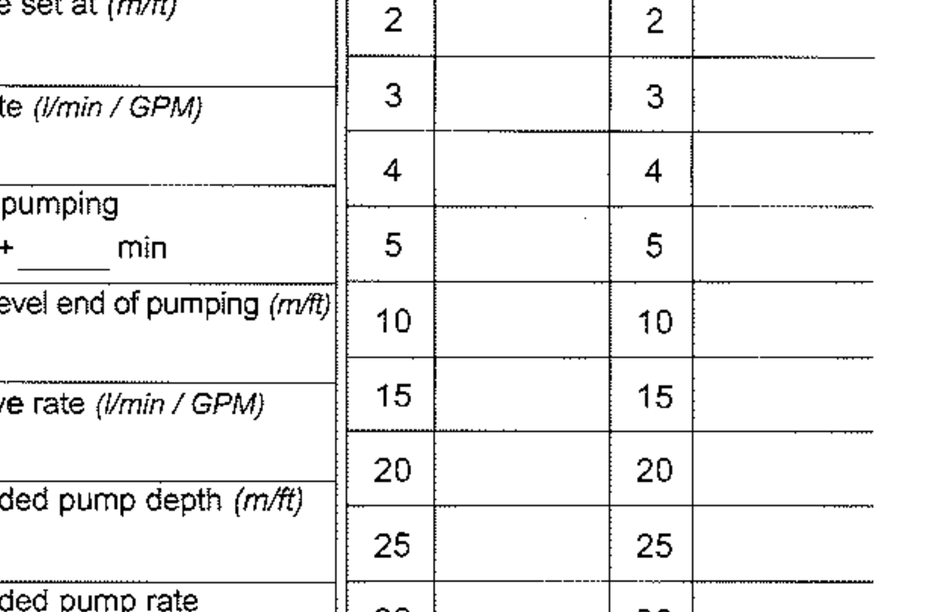
Well production *(l/min / GPM)*

Disinfected?
☐ Yes ☐ No

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

Map of Well Location

Please provide a map below following instructions on the back.



Comments:

Well Contractor and Well Technician Information

Business Name of Well Contractor	Well Contractor's Licence No.
ALL HALTON WATER SVC	7268

Business Address (Street Number/Name)	Municipality
12377 3RD LINE CAMPBELLVILLE	HALTON

Province	Postal Code	Business E-mail Address
ONT		WELLDRILLER@HOTMAIL.COM

Bus. Telephone No. (inc. area code)	Name of Well Technician (Last Name, First Name)
9056994515	CORE ROD

Well Technician's Licence No.	Signature of Technician and/or Contractor	Date Submitted
1179		

Well owner's information package delivered	Date Package Delivered	Date Work Completed
☐ Yes ☑ No	2016/04/22	2016/04/21

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Audit No. Z189369

MAR 16 2017

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APPENDIX F

SITE RECONNAISSANCE & PHOTOGRAPHIC LOG

ENVIRONMENTAL SITE ASSESSMENT SITE RECONNAISSANCE

Project Information			
Site Address	236 Plains Road East, Burlington, ON	**NSSL Project No.**	NS2357-01
		Date	June 6, 2023
Client Information			
Site Meet	Lloyd		
Position			
Surrounding Land Use Features			
North	Residential Houses Shrubbery School		
South	Residential Houses		
East	Heritage Home "The Gables"		
West	Townhouses - rear		

Study Site Features	
Potable Water Source	municipal " "
Wastewater Source	
Groundwater Monitoring Wells	not observed.
Fill Material	not observed.
Surface Water Runoff (swales, catch basins)	catch basins on Plains Rd.
Watercourses, ditches, standing water	not observed.
Electrical Transformers on site? Company name, transformer #	not observed.
Ground Cover	grass / driveway asphaltic concrete
Other Mature trees.	Drive down right hand side all the way to back - 2 car garage Fenced area at back. ACUMIL.

ENVIRONMENTAL SITE ASSESSMENT SITE RECONNAISSANCE

Exterior Building Observations	
Exterior wall material	Brick - 1st floor, chimney
Roofing material	Mansard shingle
Foundation type	cement block
Number of storeys	two
Number of exits/entrances	two - front & rear. 'Sun room' - door in bushes & old door.
Basement (full/partial/none)	Full.
Lighting	flourescent/modern.
Other	Smaller above grade rooms on either side of main building partially fenced rear yard.
Above Ground or Underground Storage Tanks	
Location of AST/UST	Rear of house b/s driveway.
Contents of AST/UST	Heating oil, lubricating oil
Material (fiberglass, steel)	steel - 2-5m thickness.
Year installed/removed	unsure / no info.
Secondary containment?	not visible.
Fill frequency	as needed.
Visible Staining, stressed vegetation	on concrete pavers nothing visible
Associated Pumps/Lines	line into house "splitter"
Other	AC unit beside tank. 905L Tag



ENVIRONMENTAL SITE ASSESSMENT SITE RECONNAISSANCE

Interior Building Observations	
Interior wall materials	Drywall
Floor materials	Wood, tile
Ceiling materials	plaster.
Lighting	modern.
Oil water separators, floor drains, sumps	not observed.
Hydraulic equipment (inground hoists/elevators)	not observed.
Pits and Lagoons	—
Stained materials	floor in basement near coal furnace
Chemicals or other generated and/or stored	not observed.
Heating System	splitter - ~~hot~~ oil tank/ac seven Boiler coal furnace - asbestos on exterior.
UFFI (urea formaldehyde foam insulation)	not observed
PCB's	not observed
Lead	Paint - exterior of garage (4) (peeling)
Asbestos Containing Materials (ACM)	Mastic on windows garage. pipe wrap in basement
Mercury	not observed.
Water damage	floor in basement.
Mould	not observed.
Noise	—
Indoor Air Quality	musty in basement - tenant just removed stained flooring in basement.
Other	coal chute. pipe wrap in basement tank in ceiling pelly paint splitter.

coal chute / door - side wall of basement (driveway side)

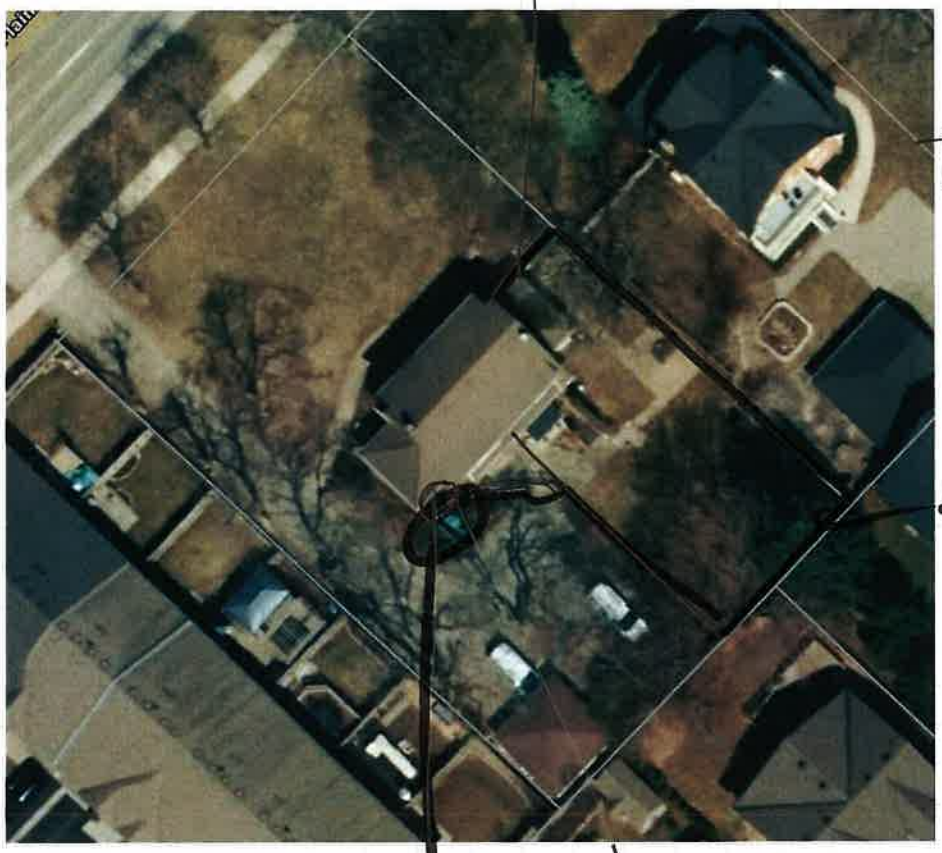
tile on floor, in hall.

ENVIRONMENTAL SITE ASSESSMENT SITE RECONNAISSANCE

SITE SKETCH

Report for Coral Gable Homes.

entrances on sunroom -2.



heritage home. "The Gables"

fence

AST

AC unit.

ACM - pipewrap
- window mastic
- floor vinyl tiles in basement.

2 propane tanks on side of garage.

paint peeling on wall in basement & exterior of garage.

Did not access main floor/upstairs or interior of garage.

PHOTOGRAPHIC LOG

236 PLAINS ROAD EAST



Photograph No.1 - North side of residential dwelling.



Photograph No.2 – South side of residential dwelling.

PHOTOGRAPHIC LOG

236 PLAINS ROAD EAST



Photograph No.3 – West side of residential dwelling.



Photograph No.4 – East side of residential dwelling.

PHOTOGRAPHIC LOG

EXTERIOR DETACHED GARAGE



Photograph No.5 & 6 – Garage located on the southwest portion of the Site. Layers of peeling paint were noted on the underside of the overhang, garage door and sides of the structure.



PHOTOGRAPHIC LOG

EXTERIOR PROPERTY FINDINGS



Photograph No.7 & 8 – An above ground steel tank [AST] utilized to store heating fuel oil and lubricating oil was noted at the southwest exterior of the dwelling with piping connecting the tank to inside of the building. Close up of the affixed metal identification tag on the AST.



PHOTOGRAPHIC LOG

EXTERIOR PROPERTY FINDINGS



Photograph No. 9 – Southwest of the residential dwelling is an LG Inverter V air conditioning unit.



Photograph No. 10 – Exterior window mastic was observed.

PHOTOGRAPHIC LOG

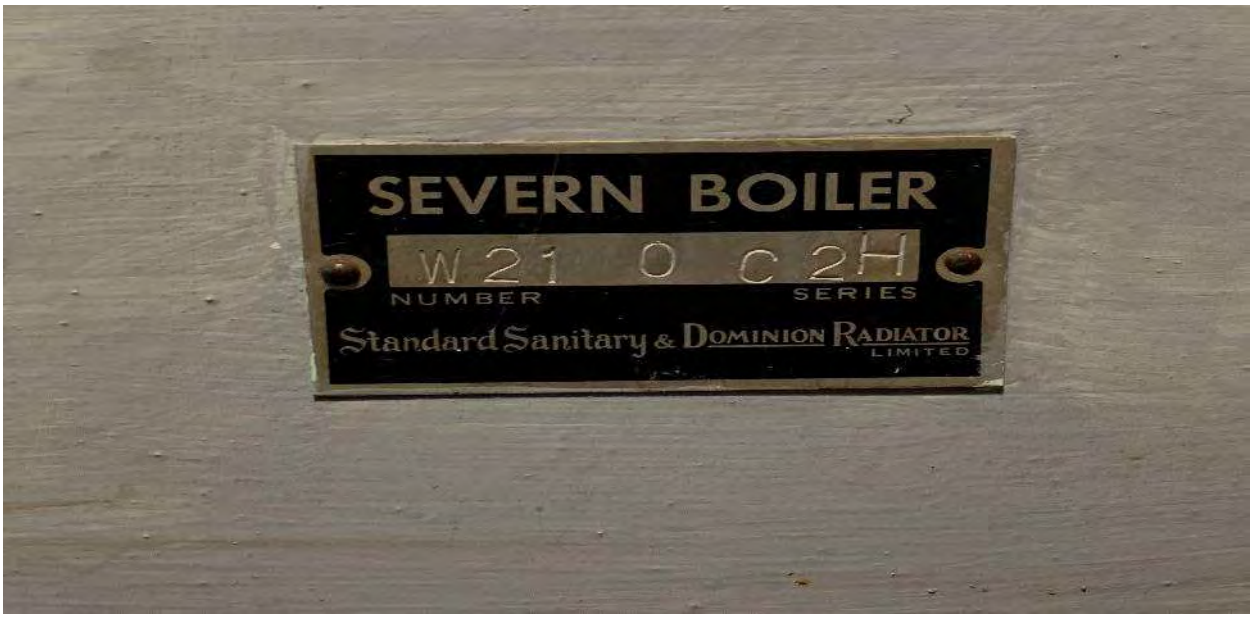
INTERIOR BASEMENT

Photograph No. 11 – Basement view facing north.

Photograph No. 12 – Basement view facing south. Peeling paint was noted on the walls and floors. The pipe wrap insulation was observed to have potential asbestos containing material [ACM].

PHOTOGRAPHIC LOG

INTERIOR BASEMENT FINDINGS



Photograph No. 13 & 14 – Close up of tag affixed to the coal furnace identifying the structure as a Severn boiler by Standard Sanitary & Dominion Radiator Limited. View of the coal furnace with potential ACM insulation covering the unit.



PHOTOGRAPHIC LOG

INTERIOR BASEMENT FINDINGS



Photograph No. 15 – The wrapping on pipes throughout the basement may contain ACM.



Photograph No. 16 – Basement wall with electrical panel. The heating and cooling system was noted to utilize a 'splitter' to allow for different temperature needs.

PHOTOGRAPHIC LOG

ADJACENT PROPERTIES



Photograph No. 17 – Plains Road East looking north with residential properties.



Photograph No. 18 – South adjacent residential property.

PHOTOGRAPHIC LOG

ADJACENT PROPERTIES



Photograph No. 19 – West adjacent property consisting of row townhouses.



Photograph No. 20 – The east adjacent property is designated a Burlington Heritage Home ‘The Gables’.

APPENDIX G

POTENTIALLY CONTAMINATING ACTIVITIES

POTENTIALLY CONTAMINATING ACTIVITIES

#	Activity	#	Activity
1.	Acid and Alkali Manufacturing, Processing and Bulk Storage	31.	Ink Manufacturing, Processing and Bulk Storage
2.	Adhesives and Resins Manufacturing, Processing and Bulk Storage	32.	Iron and Steel Manufacturing and Processing
3.	Airstrips and Hangars Operation	33.	Metal Treatment, Coating, Plating and Finishing
4.	Antifreeze and De-icing Manufacturing and Bulk Storage	34.	Metal Fabrication
5.	Asphalt and Bitumen Manufacturing	35.	Mining, Smelting and Refining; Ore Processing; Tailings Storage
6.	Battery Manufacturing, Recycling and Bulk Storage	36.	Oil Production
7.	Boat Manufacturing	37.	Operation of Dry Cleaning Equipment (where chemicals are used)
8.	Chemical Manufacturing, Processing and Bulk Storage	38.	Ordnance Use
9.	Coal Gasification	39.	Paints Manufacturing, Processing and Bulk Storage
10.	Commercial Autobody Shops	40.	Pesticides (including Herbicides, Fungicides and Anti-Fouling Agents) Manufacturing, Processing, Bulk Storage and Large-Scale Applications
11.	Commercial Trucking and Container Terminals	41.	Petroleum-derived Gas Refining, Manufacturing, Processing and Bulk Storage
12.	Concrete, Cement and Lime Manufacturing	42.	Pharmaceutical Manufacturing and Processing
13.	Cosmetics Manufacturing, Processing and Bulk Storage	43.	Plastics (including Fibreglass) Manufacturing and Processing
14.	Crude Oil Refining, Processing and Bulk Storage	44.	Port Activities, including Operation and Maintenance of Wharves and Docks
15.	Discharge of Brine related to oil and gas production	45.	Pulp, Paper and Paperboard Manufacturing and Processing
16.	Drum and Barrel and Tank Reconditioning and Recycling	46.	Rail Yards, Tracks and Spurs
17.	Dye Manufacturing, Processing and Bulk Storage	47.	Rubber Manufacturing and Processing
18.	Electricity Generation, Transformation and Power Stations	48.	Salt Manufacturing, Processing and Bulk Storage
19.	Electronic and Computer Equipment Manufacturing	49.	Salvage Yard, including automobile wrecking
20.	Explosives and Ammunition Manufacturing, Production and Bulk Storage	50.	Soap and Detergent Manufacturing, Processing and Bulk Storage
21.	Explosives and Firing Range	51.	Solvent Manufacturing, Processing and Bulk Storage
22.	Fertilizer Manufacturing, Processing and Bulk Storage	52.	Storage, maintenance, fuelling and repair of equipment, vehicles, and material used to maintain transportation systems
23.	Fire Retardant Manufacturing, Processing and Bulk Storage	53.	Tannery
24.	Fire Training	54.	Textile Manufacturing and Processing
25.	Flocculants Manufacturing, Processing and Bulk Storage	55.	Transformer Manufacturing, Processing and Use
26.	Foam and Expanded Foam Manufacturing and Processing	56.	Treatment of Sewage equal to or greater than 10,000 litres per day
27.	Garages and Maintenance and Repair of Railcars, Marine Vehicles and Aviation Vehicles	57.	Vehicles and Associated Parts Manufacturing
28.	Gasoline and Associated Products Storage in Fixed Tanks	58.	Waste Disposal and Waste Management, including thermal treatment, landfilling and transfer of waste, other than use of biosoils as soil conditioners
29.	Glass Manufacturing	59.	Wood Treating and Preservative Facility and Bulk Storage of Treated and Preserved Wood Products
30.	Importation of Fill Material of Unknown Quality		

APPENDIX H

PHASE ONE CSM

PHASE ONE CONCEPTUAL SITE MODEL

A Phase One Conceptual Site Model (CSM) was prepared in accordance with Schedule D, Part V of O. Reg. 153/04 (as amended). The Phase One Conceptual Site Model is detailed below and should be read along with Figures 1-4. The Phase One CSM addresses the residential dwelling property located at 236 Plains Road East, Burlington, Ontario herein referred to as the "Phase One Property" or the "Site". Refer to Figure 1 for the Site Location Map.

Site Description

The Phase One Environmental Site Assessment [ESA] subject property measures approximately 0.15 hectares in size and is occupied by a centrally located residential dwelling. The two storey brick structure has a shingled gambrel shaped roof covering the main portion of the structure with an attached one storey room on the west and right sides of the building. An asphaltic concrete driveway extends from the roadway along the west property boundary to the rear of the property where a detached two car garage is located. The landcover of the Phase One Property is characterized by manicured grass and mature tree canopy with a fenced rear yard. An historic coal furnace was observed at the time of the Site reconnaissance along with an above ground fuel oil heating tank situated at the rear of the dwelling. The Phase One Property is located within a predominantly residential neighbourhood with a plaza northwest of Plains Road and a school situated northeast. A heritage home, 'The Gables', is adjacent to the east, townhomes to the west and residential properties adjacent to the south. The current owner of the subject property is recorded as Albert Faccenda, who has owned the property from 2021 up to the present day. Historical landownership is recorded as private individuals from circa 1961 to the current day. The Site layout is illustrated on Figure 2.

Water Bodies & Areas of Natural Significance

The Conservation Halton watershed map shows the Phase One Study Area is part of the West Aldershot watershed [1,080.29 acres] and North Shore sub-watershed. The Hamilton Harbour is located 950 m South of the Phase One Property. NSSL did not identify any provincially significant wetlands, natural heritage features, or Areas of Natural Significance on-site or within the Study Area.

The Phase One Property is not considered a sensitive Site, based on the definition of O. Reg. 153/04. "41. [1] This section applies in relation to a property if,

[a]The property is,

(i) Within an area of natural significance,

(ii) Includes or is adjacent to an area of natural significance or part of such an area, or

(iii) Includes land that is within 30 meters of an area of natural significance or part of such an area."

Runoff on the Phase One Property is surmised to permeate the vegetated and soil landcover of the property as it drains into the North Shore Watershed. Overall groundwater flow direction is recorded to be southeast towards the Hamilton Harbour.

Drinking Water Wells

The Study Area is serviced by municipal drinking water and wastewater systems. A records review of Ontario Well Records shows that there are no domestic water wells or records for drinking wells located within 250 m of the subject Site. Well records can contain descriptive information pertaining to an area's hydrogeological and geological characteristics. The information for the monitoring / observation well located within the Study Area is summarized in Appendix F.

Roads Within the Phase One Study Area

Refer to Figure 3 for the names of the roads within the Phase One Study Area.

Uses of Properties Adjacent to the Site

Residential properties are adjacent to the Phase One Property on the east, south and west side. The east adjacent dwelling located at 242 Plains Road East is a designated heritage home. Situated north of Plains Road East are residential properties and an elementary school and church to the northeast. All adjacent properties are highlighted in Figure 3.

Underground Utilities

The Study Area is serviced by hydro, natural gas lines and personal utilities.

Regional and Site Specific Geologic and Hydrogeological Information

A review of the Ministry of Northern Development and Mines, "Quaternary Geology of Ontario", Map 2556, reveals that the Site is situated within Glaciolacustrine deposits: Sand, Gravelly Sand and Gravel, nearshore and beach deposits. Map 2544, showing the "Bedrock Geology of Southern Ontario", shows the Study Area is underlain by Shale, Limestone, Dolostone, Siltstone of the Upper Ordovician Queenston Formation. Depth to ground water is recorded to be approximately 9-10 metres below ground surface based on a review of local well records.

Uncertainty or Absence of Information

There is no other uncertainty or absence of information obtained in each of the components of the Phase One ESA that could affect the results of the Phase One ESA.

Potentially Contaminating Activities

O. Reg. 153/04 Table 2 of Schedule D – List of Potentially Contaminating Activities are provided in Appendix H for reference purposes. The Phase One ESA identified four [4] Potentially Contaminating

Activities [PCA] that resulted in two [2] on-site Areas of Potential Environmental Concern [APEC] on the Phase One property. Figures 3 and 4 highlight the PCA and APEC locations.

On-Site

PCA-1/APEC 1: Other; Coal Burning Home Heater Furnace. During the Site reconnaissance an historical coal furnace was observed in the basement of the residential dwelling. The style, size and affixed identifying information tag indicates that the furnace was utilized for coal burning and heating purposes. The residence is currently heated by heating oil supplied by an exterior above ground storage tank. Staining was noted on the floor surrounding the coal furnace. An associated historical coal delivery supply window was observed on the exterior wall. The presence of an historical coal burning home heater furnace is a potentially contaminating activity on the Phase One Property and results in an on-site Area of Potential Environmental Concern to the property's soil.

PCA-2/ APEC 2: #28. Gasoline and Associated Products Storage in Fixed Tanks. Located at the rear of the house is a 905-litre double-wall oval steel heating oil tank. The affixed identification notes "Above ground steel tank for fuel oil and lubricating oil ULC-S602". The tank is currently in use with lines affixed to the side of the basement wall. A 'splitter' was identified being used to alternate between the fuel oil supply and the exterior self-contained air-conditioning unit for heating and cooling of the dwelling, depending on the temperature required. The presence of an AST is an on-site PCA and on-site APEC to the Phase One Property.

Off-Site

PCA-3: #28. Gasoline and Associated Products Storage in Fixed Tanks. The ERIS Ecolog report revealed that the west adjacent property had, at one time, an underground storage tank. The tank appears to have been installed in 2005. The site has since undergone redevelopment. Although considered a PCA, given the location of the UST and inferred groundwater flow direction, it does not result in an on-site APEC.

PCA-4: #54. Textile Manufacturing and Processing. The historical commercial company Camelot Drapery [Burlington] Ltd. operating at 185 Plains Road East and was noted in the ERIS report as a Curtain and Linen Mill in addition to Linen, Drapery and Other Textile Furnishings Wholesaler – Distributer. This land use is considered an off-site PCA however the distance between the historical business and the subject property [100 m northeast] results in this off-site PCA not becoming an on-site APEC to the Site's soil or groundwater.