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June 19, 2019
File: 2076-002.02

LightPoint Properties GP Inc.
19 Duncan Street Suite 507
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Attn: Deepak Dhawan, Managing Partner

Dear Mr. Dhawan

Re: Summary of Phase I Environmental Site Assessment (ESA) Potential Environmental Concerns and Phase II ESA – 170 Lakeshore Road East, Port Credit, Mississauga, ON

1.0 INTRODUCTION

Hemmera Envirochem Inc. (Hemmera) was retained by LightPoint Properties GP Inc. (LightPoint) to prepare a summary of Phase I Environmental Site Assessment (ESA) potential environmental concerns and conduct a Phase II Environmental Site Assessment (ESA) at the property located at 170 Lakeshore Road East, Port Credit, Mississauga, Ontario (hereinafter referred to as the Site) as located on **Figure 1**.

The Work was performed in accordance with the Professional Services Agreement (PSA) between Hemmera and LightPoint ("Client"), dated May 31, 2016 ("Contract"). This letter report has been prepared by Hemmera, based on fieldwork conducted by Hemmera, for the sole benefit and use of LightPoint. In performing this Work, Hemmera has relied in good faith on information provided by others, and has assumed that the information provided by those individuals is both complete and accurate. This Work was performed to current industry standard practice for similar environmental work, within the relevant jurisdiction and same locale. The findings presented herein should be considered within the context of the scope of work and project terms of reference; further, the findings are time sensitive and are considered valid only at the time the Report was produced. The conclusions and recommendations contained in this Report are based upon the applicable guidelines, regulations, and legislation existing at the time the Report was produced; any changes in the regulatory regime may alter the conclusions and/or recommendations.

2.0 PROJECT OBJECTIVES AND SCOPE OF WORK

The objective of preparing a summary of Phase I ESA potential environmental concerns was to identify potential environmental concerns with the Site arising from present and past activities on the Site and on the neighbouring properties that may have impacted soil and groundwater. At the time of the investigation, Hemmera understood that LightPoint was considering the purchase of the Site, and Hemmera was retained to carry out the environmental Phase II ESA due diligence on the property. Hemmera was retained to conduct an off-Site investigation to assess and delineate petroleum hydrocarbon impacted soil identified at the Site during the initial on-Site subsurface investigation. We understand that a Record of Site Condition is not required at this time.

3.0 SUMMARY OF PHASE I ESA POTENTIAL ENVIRONMENTAL CONCERNS

The summary comprised of a review of historical information for the Site and neighbouring properties, a review of environmental databases for the Site and neighbouring properties, interviews with a Site representative(s) and regulatory personnel where available, a Site reconnaissance visit, and documentation of the findings.

3.1 SCOPE OF WORK

Preparation of this summary of Phase I ESA potential environmental concerns involved the following main activities:

- Conducting a review of historical archival information for the Site and neighbouring properties, further detailed in **Section 3.3**;
- Conducting interviews with available persons having knowledge of the Site, as detailed in **Section 3.4**;
- Conducting a Site visit to make specific observations at the Site and, from publicly accessible areas, the neighbouring properties, as detailed in **Section 3.5**;
- Reviewing and evaluating the information, as detailed in **Section 3.6**; and
- Preparing this report documenting the activities, findings, and conclusions of the Phase I ESA.

3.2 SITE DESCRIPTION

The Site is approximately 0.28 hectares in size and was occupied by a multi-tenant commercial shopping plaza building with an organic grocery store, a butcher shop and a restaurant .

The location of the Site and regional topographic features are shown on **Figure 1** and a Site plan is shown on **Figure 2**.

Land uses of neighbouring properties are shown on **Figure 3**.

3.3 RECORDS REVIEW

The following records, where appropriate and available, were obtained for review:

- Aerial photographs for the Site and neighbouring properties (dated 1954, 1966, 1977, 1992, 2005 were obtained from the City of Mississauga Historical Aerial Photographs Online Archive and the satellite image dated 2016 was obtained from Google Earth);
- Property use records for the Site and neighbouring properties including historical fire insurance plans (copies of fire insurance plans [FIP] dated 1910, 1928, and 1952; Property Underwriters Plans [PUP] dated 1981; and Property Underwriters Reports [PUR] dated 1998) and historical city directory records (dated 1961, 1966, 1972-73, 1977-78, 1984, 1989, 1994, and 2000) were requested and obtained from Ecolog ERIS;
- Previous environmental reports for the Site, including previous Phase I ESA reports and geotechnical reports. Note that no previous environmental reports were available for the Site;
- Company records for the Site (letters, agreements and photos dated between December 6, 1993 and December 15, 1993 related to a waste oil UST that straddled the property beneath the Site and the adjacent property located at 160 Lakeshore Road East that was subsequently removed see **Section 3.6**); and
- Regulatory information from provincial, federal, and private databases for the Site and neighbouring properties consisting of a review of a standard EcoLog Environmental Risk Information Service (ERIS) database report. The search radius for neighbouring properties included the area within 250 m from the centre of the Site.

The fire insurance records, city directory records, company records and the Ecolog ERIS report are included in **Appendix A** and potential environmental concerns related to the records are summarized in **Section 3.6.**

3.4 INTERVIEWS

During the Site visit, an interview was conducted with Mr. Joe Indovina, the Site representative. Mr. Indovina, is the property owner and a person considered knowledgeable about the Site history and operations. Potential environmental concerns related to the interview are summarized in **Section 3.6.**

3.5 SITE VISIT

A visual survey of the Site was completed by Hemmera on February 22, 2017.

Neighbouring properties were inspected from publicly accessible sidewalks and roadways. Preliminary information obtained from the records review was considered prior to conducting the Site visit.

Land uses of neighbouring properties are shown on **Figure 3**.

Potential environmental concerns related to the Site visit are summarized in **Section 3.6.**

3.6 FINDINGS

3.6.1 Site

A summary of the potential environmental concerns related to the Site are summarized as follows:.

The Site was developed as a residential property sometime before 1928 and was understood to be used as both an residential and commercial property from then to about 1952. The Site was used for commercial land uses from about 1952 to the present.

Table A Summary of on-Site Potential Environmental Concerns and Observations

Year	Property Use	Potential Environmental Concerns and Observations/Source (e.g. aerial photographs, fire insurance records, etc.)
1928	Residential/Commercial	Based on the 1928 fire insurance plan, there appears to be a residential dwelling on the northwest portion of the Site. The land use appears to be residential. The 1928 fire insurance plan depicts two underground gasoline storage tanks (USTs) located on-Site near the southwestern property boundary of the Site. These two USTs appear to be related to a garage and auto show room building that was located at 160 Lakeshore Road East. The location of the two former gasoline USTs is shown on **Figure 2**. The gasoline USTs at the southwestern property boundary of the Site were not present on the 1952 fire insurance plan.
1952 to 1977	Commercial	The 1952 fire insurance plan depicts three gasoline USTs in the southeast central portion of the property and the Site is labelled as a “gasoline service station” and “Elmwood Motors”. The location of the three former gasoline USTs is shown on **Figure 2**. The earliest available aerial photograph from 1954 depicts a commercial building that occupies the Site. The residential dwelling on the northwest portion of the Site appears to have been removed. The aerial photographs from 1966 and 1977 depict a larger commercial building with a different configuration than the 1954 aerial photograph. The duration of the service station operations could not be determined but according to Mr. Indovina (the Site representative), we understand the property was operated as a car vehicle dealership (Elmwood Ford prior to 1976).

Year	Property Use	Potential Environmental Concerns and Observations/Source (e.g. aerial photographs, fire insurance records, etc.)
1977 to present	Commercial	The 1992 aerial photograph depicts a building, consistent with the current day building, located on-Site. During our interview with Mr. Indovina, he indicated the building was constructed in the 1950s or 1960s but based on the aerial photographs, the building appears to have been constructed sometime between 1977 and 1992. Based on a review of company records (i.e., letters and agreements from 1993) and the interview with Mr. Indovina, a former underground waste oil tank that straddled the Site and the adjacent property to the west (located at 160 Lakeshore Road East) was excavated and disposed of in 1993; soil around the UST was removed. We understand that the excavation extended beneath the existing building and the building was supported structurally during the excavation with posts and beams and that the excavation beneath the building was filled with poured instead of imported fill) for structural support of the building. No soil samples were collected from the limits of the waste oil tank excavation. The approximate location of the former waste oil UST is shown on **Figure 2**. A pad-mounted transformer was observed off-Site near the southeastern corner of the Site. The transformer is reportedly owned by the City of Mississauga. Due to the suspected year of construction of the on-Site building (sometime between the 1950s and 1992), the presence of asbestos containing materials, and lead-based paint is possible. No suspect ACMs were observed during the site visit. Paint was observed to be in good condition. Minor quanitities of ozone-depleting substances may be present in refrigeration and HVAC equipement. Listings for the Site in the city directories between 1984 and 1994 included Elmwood Fruit Market, Elmwood Meat Market and La Villa Bakery.

3.6.2 Neighbouring Properties

A summary of the potential environmental concerns related to the neighbouring properties are summarized below.

Table B Summary of Off-Site Potential Environmental Concerns and Observations

Location	Year	Property Use	Potential Environmental Concerns and Observations/Source (e.g. aerial photographs, fire insurance records, etc.)
160 Lakeshore Road East	1928 to 1952	Residential	Based on the 1928 fire insurance plan, there appears to be a commercial building, consistent with the current day building, located on-Site. The property is listed as a garage. The land use appears to be commercial. In the 1952 fire insurance plan, the property is labelled as "Elmwood Motors", as part of the Site at 170 Lakeshore Road East.
	1977 to present	Commercial	The adjacent property at 160 Lakeshore Road East was listed in the city directories as an automotive repair facility between 1977 -78 and 1989 and was operating as a Midas automotive repair facility at the time of the Site visit. Based on a review of company records (i.e., letters and agreements from 1993) and the interview with Mr. Indovina, the former underground waste oil tank that straddled the property beneath the Site and the adjacent property located at 160 Lakeshore Road East was removed (see **Section 3.6.1)**. An AST suspected to be a waste oil was observed on the property at 160 Lakeshore Road East at the time of the Site visit. The location of the waste oil AST is shown on **Figure 2**.

Additional records were identified and reviewed and are not considered potential environmental concerns for the Site based on the distance from the Site, contaminant pathways, the assumed direction of local groundwater flow, and mobility and/or the properties of the associated potential contaminants of concern.

4.0 PHASE II ESA

As a result of the potential environmental concerns identified at the Site and 160 Lakeshore Road East, Hemmera was retained to conduct a Phase II ESA. The work was conducted in general accordance with the Canadian Standards Association (CSA) Phase II ESA standards.

The following main tasks were performed:

- Obtained clearances from various utility representatives, and from a private contractor, with respect to underground utility locations within the proposed assessment areas on-Site.

- Completed a geophysical survey (i.e., an EM61 and ground penetrating radar (GPR) survey) to confirm the presence/absence and locations of potential USTs in the parking lot outside the building, on-Site.
- Obtained a permit from the City of Mississauga to drill the off-Site boreholes on Lakeshore Road East.
- Prior to drilling, to confirm the absence of utilities and to provide more flexibility in determining the final location, daylighted (i.e., vacuum excavate) two off-Site locations to approximate depth of utilities (anticipated to be 1.8 m below ground surface to 2.4 mbgs) or until native material is encountered.
- Managed traffic during the work on Lakeshore Road East using a traffic control contractor.
- Conducted a health and safety kick-off meeting where our health and safety plan was presented to all applicable personnel.
- Advanced six boreholes (four boreholes on-Site and two boreholes off-Site), to depths ranging from 1.5 m to 6.1 m below ground surface (mbgs). Four of the boreholes were instrumented as groundwater monitoring wells. **Figure 2** presents the borehole locations.
- Collected shallow soil samples at regular intervals during borehole drilling, visually classified and recorded headspace vapour concentration measurements using a portable gas detector (RKI EAGLE).
- Selected soil samples from each borehole from the above activity for laboratory analysis of one or more of the following parameters: metals, benzene, toluene, ethylbenzene, xylene (BTEX); PHC fractions F1 to F4, and volatile organic compounds (VOCs).
- Developed the new monitoring wells by purging until the groundwater is observed to be reasonably free of turbidity or until the monitoring well purges what is considered to be dry three times.
- Monitored accessible monitoring wells for subsurface vapour concentrations, water levels and the presence or absence of light or dense non-aqueous phase liquid hydrocarbons (LNAPL/DNAPL; free product).
- Collected groundwater samples from the new monitoring wells for laboratory analysis of one or more of the following parameters: BTEX, PHC (fractions F1 to F4), and VOCs. The groundwater samples were collected using a low flow purging and sampling methodology.
- Completed a vertical and horizontal survey of the newly installed monitoring wells and one existing monitoring well relative to an arbitrary on-Site benchmark to contour groundwater flow direction.
- Stored spoils (water and soil) generated during the assessment in drums and arranged for disposal of the drums.
- Prepared a factual report that describes the field activities and presents the results of the Phase II ESA.

4.1 FIELD ACTIVITIES

Field procedures were conducted in general accordance with the 2011 Ontario Ministry of the Environment and Climate Change (MOECC) *Guidance for Completing Phase Two Environmental Site Assessments* under Ontario Regulation (O.Reg.) 153/04 (Hemmera understands that there is no intent to file a record of site condition (RSC) for the Site at this time and the scope of work was not intended to meet the requirements for filing a RSC), *and* the MOECC *Protocol for Analytical Methods Used in the Assessment of Properties under Part XV.1 of the Environmental Protection Act*.

4.1.1 Geophysical Survey

Hemmera retained OnSite Locates Inc. (OSL) to perform a geophysical investigation to identify the presence or absence of underground storage tanks that were reported to have been located on the property using Geonics EM-61 Electromagnetic Induction Survey Instrument and Sensors and Software 250 MHz Ground Penetrating Radar (GPR) instruments. The geophysical investigation was completed on March 13, 2017 and the OSL report is presented in **Appendix B**.

4.1.2 Utility Service Clearances

Prior to proceeding with the Phase II ESA, utility locates were carried out which included using a private utility locate contractor.

4.1.3 Daylighting (Vacuum Excavation / Hydrovacing)

Prior to drilling off-Site locations, hydrovacing was carried out to confirm the absence of utilities. Two locations (BH2 and MW4) were daylighted (hydrovaced) on April 12, 2017. BH2 was advanced to a depth of 1.5 m below ground surface (mbgs) by vacuum excavation/hydrovacing. BH2 could not be advanced further than 1.5 mbgs due to the presence of underground utilities so a monitoring well was not installed at this location; an undocumented sewer was encountered at the bottom of the hole. BH2 was subsequently decommissioned with hydrated bentonite seal and finished at grade with concrete. Monitoring well MW4, was advanced to a depth of 1.8 mbgs by hydrovacing and using a direct push drill rig from a depth of 1.8 mbgs to 6.1 mbgs.

These off-Site borehole locations are shown on **Figure 2**.

4.1.4 Borehole Drilling

Landshark Drilling Inc. was retained by Hemmera to advance five boreholes (four boreholes on-Site [BH1 and MW1 to MW3] on March 14, 2017 and one borehole off-Site [MW4] on April 12, 2017), to depths ranging from 4.5 m to 6.1 m below ground surface (mbgs). Four of the boreholes (BH1 and MW1 to MW3) were advanced using a geoprobe drill rig and as noted in **Section 4.1.3**, MW4 was advanced using a combination of hydrovacing and the geoprobe drill rig.

Note that a borehole was intended to be drilled near the foundation of the southern portion of the building in the vicinity of the former waste oil UST excavation where there were no limit sample results available from the UST removal work completed in 1993 but due to subsurface utilities in the area, the borehole had to be moved to the location of BH1 (i.e., the location intended to investigate the suspected waste oil AST observed on the property at 160 Lakeshore Road East). Hemmera notes that BH1 and MW1 assessed the soil and groundwater quality downgradient of the former waste oil tank excavation.

BH1 was decommissioned with hydrated bentonite seal and finished at grade with concrete.

The borehole locations are shown on **Figure 2**.

4.1.5 Monitoring Well Installation

Monitoring well construction for each of Hemmera's installations included installing a 50 mm diameter polyvinyl chloride (PVC) 10 slot screen, measuring approximately 3.0 m in length, and an un-slotted riser above the screened section. The annular space between the PVC pipe and the borehole wall was backfilled with #2 silica sand to approximately 0.3 m to 0.6 m above the top of the screen pipe and then sealed with hydrated bentonite pellets to approximately 0.6 mbgs. The monitoring wells were then finished with #2 silica sand and a flush-mounted casing secured in concrete to protect the monitoring well.

Following installation, the two new monitoring wells were developed by purging approximately three casing volumes or until the wells were considered dry. The monitoring wells were purged using dedicated tubing and an inertial lift pump; the purge water was placed in a drum on-Site.

Monitoring well installation details are presented on the borehole logs in **Appendix C**.

4.1.6 Soil Sampling

Soil samples were taken at regular depth intervals during drilling using acetate sampling tubes. The samples were collected from the sampling tube using a clean stainless steel trowel and the sampler wore nitrile gloves. The soil removed from the tube was split with one portion of the sample placed in a clean plastic bag for screening. Soil screening included determining textural description, visual physical evidence of impact (e.g.,staining or free product), and measurement of the sample combustible headspace vapour concentration (soil vapour concentration). Soil from the other portion of the tube was promptly placed in a sealed laboratory provided container for possible analysis.

The soil samples submitted for analysis of BTEX, PHC fraction F1 and VOCs, were collected in laboratory provided septum topped 40 mL vials pre-charged with 10 mL of methanol. Approximately 5 g of soil was collected from the sample tube using a clean disposable syringe and nitrile gloves and placed in the methanol preserved sampling vial. Samples for the remaining parameters were collected in glass jars with Teflon lined lids, supplied by the laboratory.

The soil vapour concentrations were measured with a dual sensor RKI Eagle 2 combustible gas detector (operated in methane elimination mode)/photo ionization detector having a minimum detection level of 1 part per million by volume (ppmv).

The calibration of the RKI EAGLE 2 was checked before use.

Soil sampling descriptions along with soil headspace readings are presented on the borehole logs in **Appendix C**.

One soil sample from each borehole considered to be worst case based on visual observations and/or field screening results was selected for laboratory analysis. One additional deeper sample was submitted for laboratory analyses at MW3 to vertically delineate petroleum hydrocarbon impacted soil at that location.

The samples were stored in coolers with ice.

4.1.7 Groundwater Monitoring

On March 15, 2017 and April 13, 2017, the accessible monitoring wells were monitored for subsurface headspace vapour concentrations, water levels, and the presence or absence of free product.

The depth to the water table and presence or absence of free product in the wells were determined with a Heron H.OIL electronic interface probe that was cleaned with a mixture of phosphate-free soap and water, then rinsed with distilled water, between monitoring wells.

4.1.8 Groundwater Sampling

On March 15, 2017, groundwater samples were collected from the new on-Site monitoring wells that had sufficient groundwater to collect samples (MW2 and MW3). A return visit was made to the Site on March 16, 2017 to collect a groundwater sample from MW1 that did not have sufficient groundwater to sample the previous day. On April 13, 2017, a groundwater sample was collected from the new on-Site monitoring well (MW4).

The monitoring wells were sampled using a low-flow purging methodology to reduce sample turbidity. Low-flow purging was completed using a variable-flow peristaltic pump to remove groundwater from the mid-point of the monitoring well screened zone.

Prior to collecting the groundwater samples, the pump was connected to a flow-through cell equipped with a multimeter (Horiba U-22) that measured pH, conductivity, temperature, electrical conductivity, dissolved oxygen, REDOX, and turbidity.

The monitoring wells were low flow purged and the groundwater samples were generally collected when the pH, temperature, electrical conductivity, dissolved oxygen (DO), REDOX and turbidity measurements were generally considered stabilized. The pump and flow-through cell were connected to the monitoring wells with polyethylene and silicone tubing sections that were individually dedicated to each monitoring well. All groundwater samples were collected using the dedicated tubing.

Samples for analysis of BTEX, PHC fraction F1 and VOCs were placed in septum topped 40 mL clear glass vials (with zero headspace), pre-charged with sodium bisulphate preservative. Samples for analysis of PHC fractions F2 to F4 were collected in 500 mL amber glass bottles pre-charged with sodium bisulphate. The sample bottles were supplied by the analytical laboratory. The groundwater samples were placed in coolers with ice after they were collected.

4.1.9 Monitoring Well Repair

Hemmera retained Landshark Drilling Inc. to return to the Site on March 17, 2017 to replace the damaged monitoring well casing at MW2 that was damaged by a snowplough.

4.1.10 Quality Assurance and Quality Control

A quality assurance and quality control (QA/QC) program was implemented to reduce and quantify potential issues introduced during sample collection, handling, shipping and analysis. The program included, but was not limited to using sample specific identification and labelling procedures, and using chain of custody records.

4.1.11 Laboratory Analyses

The soil samples collected from the boreholes were submitted for laboratory analyses of one or more of the following parameters: BTEX, PHC (fractions F1 to F4), and VOCs.

The groundwater samples collected from the monitoring wells were submitted for laboratory analyses of one or more of the following parameters: BTEX, PHC (fractions F1 to F4), and VOCs.

The samples were submitted to the Maxxam Analytics Inc. laboratory in Mississauga, Ontario. Maxxam's Mississauga laboratory is accredited by the Standards Council of Canada. Analytical methods used by the laboratory are referenced in the certificates of analysis (C of As) presented in **Appendix D through G**. Analytical procedures were conducted in accordance with the MOECC *Protocol for Analytical Methods Used in the Assessment of Properties under Part XV.1 of the Environmental Protection Act.*

4.2 FINDINGS

4.2.1 Field Observations

4.2.1.1 Geophysical Survey

A report summarizing the results of the geophysical investigation completed on March 13, 2017 by OSL to identify the presence or absence of underground storage tanks (USTs) at the above referenced property (the Site) is presented in **Appendix B**. Note that no vent or fill pipes, or other features that would indicate the presence of a UST were identified. The report indicates that no USTs were identified during the geophysical investigation and Hemmera believes the USTs have been removed. The report identified areas that may be the location of disturbed soils due to the former USTs. The estimated areas of disturbed soils are presented on **Figure 2**.

4.2.1.2 Stratigraphy

The stratigraphic profile encountered with increasing depth at the borehole drilling locations generally consisted of asphalt or concrete; sand, silt, and clay fill; sand, silt and clay to the maximum depth of 6.1 mbgs.

The general stratigraphy of the soils beneath the areas of disturbed soils, possibly former UST tank nest soils (MW1 and MW3), consisted of asphalt; sand, silt and clay fill; sand and silt.

Sheen and petroleum odour was noted in the soil at MW2 at a depth of 0.2 to 3 mbgs and petroleum odour was noted in the soil at MW3 at depths of 0.3 to 1.5 mbgs and 3 to 4.2 mbgs.

Detailed stratigraphic descriptions are presented on the borehole logs in **Appendix C**.

4.2.1.3 Vapour Concentrations

Soil vapour concentrations measured in the samples recovered from the boreholes are presented on the logs in **Appendix C**. The soil vapour concentrations measured using the RKI Eagle 2 ranged from not detected (<1 ppmv) to 350 ppmv (hexane calibration) and not detected (<1 ppmv) to 50 ppmv (isobutylene calibration).

The vapour concentrations measured in the monitoring well headspaces on March 15, 2017 and April 13, 2017 are presented in **Table 1**. Subsurface vapour concentrations measured in the head space of the monitoring wells using the RKI Eagle 2 ranged from not detected (<1 ppmv) to 45% of the lower explosive limit (LEL) (hexane calibration) and not detected (<1 ppmv) to 47 ppmv (isobutylene calibration).

4.2.1.4 Groundwater

Measurable free product or a petroleum sheen (i.e. <1 mm) was not detected in either of the monitoring wells during groundwater monitoroing events conducted on March 15, 2017 and April 13, 2017. Depth to groundwater measurements for both of the monitoring events are presented in **Table 1**.

During the April 13, 2017 groundwater monitoring event, the measured depth to groundwater ranged from 1.95 mbgs at MW3 in the area of disturbed soil in suspected former UST nest to 4.84 mbgs at MW4 on Lakeshore Road East.

The groundwater flow direction was inferred to be to the east / southeast on April 13, 2017. This is generally consistent with regional topography which would indicate an inferred groundwater flow direction to the east / southeast towards Lake Ontario. The inferred groundwater flow direction is depicted on **Figure 4**.

4.2.2 Selected Site Condition Standards

The O.Reg. 153/04 (2011) generic site condition standards were used for comparison to the soil analytical results. The MOECC (2011) **Table 3** (non-potable) site condition standards for medium and fine textured soils and industrial/commercial/community property use were selected for comparison with the soil results for both on-Site and off-Site beneath Lakeshore Road East. In Ontario, roadways are classified as community land use. The applicable standards for soil beneath all roadways in Ontario are the industrial/commercial/community (ICC) standards. Hemmera classified the soil texture as medium to fine textured soils as determined by the borehole logs and grain-size analyses.

Note that LightPoint has indicated that the future land use may be changed to residential, as such the on-Site results were also compared to the residential/parkland/institutional (RPI) land use standards.

4.2.3 Soil Analytical Results

4.2.3.1 On-Site

The soil analytical results are presented on **Figure 5**. The on-Site soil analytical results compared to the currently applicable MOECC Table 3 standards for industrial/commercial/community land use are presented in the laboratory certificates of analysis in **Appendix D**. The on-Site soil analytical results compared to the MOECC Table 3 standards for potential future residential/parkland/institutional land use are presented in the laboratory certificates of analysis in **Appendix E.**

Concentrations of PHC fraction F1 exceeded the MOECC Table 3 standards for both the commercial and residential land use standards at one location (MW3); the area of disturbed soil identified by the geophysical survey at the southeast central portion of the Site in a sample collected at a depth of 0.6 to 1.5 mbgs. The results indicate that PHC impacted soil is present within the backfill area of the former

gasoline UST nest. Petroleum hydrocarbon impacted soil at this location is vertically delineated by a soil sample collected from MW3 at a depth of 0.6 to 1.5 mbgs that was below the MOECC Table 3 standards for both the commercial and residential land use.

The soil analytical results from remaining on-Site borehole locations (BH1, MW1, and MW2) submitted for BTEX, PHC fractions F1 to F4 and VOCs were below the MOECC Table 3 standards for both the commercial and residential land use.

4.2.3.2 Off-Site Lakeshore Road East

The off-Site soil analytical results are presented in the laboratory certificates of analysis in **Appendix F** and **Figure 5**. The results of soil samples submitted for BTEX and PHC fractions F1 to F4 from the off-Site boreholes (BH2 and HMW4) were well below the Table 3 standards for industrial/commercial/community land use.

4.2.4 Groundwater Analytical Results

The groundwater analytical results are presented in the laboratory certificates of analysis in **Appendix G**. The results of groundwater samples from both on-Site and off-Site monitoring well locations submitted for BTEX, PHC fractions F1 to F4 and VOCs were well below the MOECC Table 3 standards.

4.2.5 Quality Assurance and Quality Control Results

The results of the laboratory QA/QC analyses are presented in the laboratory certificates of analysis in **Appendix D through G**. The analyses included surrogate recoveries, method blanks, matrix duplicates, matrix spikes, and spiked blank samples. No laboratory QA/QC issues were identified that call into question the reliability of the laboratory data reported.

5.0 SUMMARY

A summary of the Phase I ESA potential environmental concerns and key findings Phase II ESA completed at the Site are as follows:

- A number of issues of potential environmental concern were identified related to the Site (presence of USTs containing gasoline and waste oil, and operation as a service station and automotive repair and sales facility possibly from 1952 to 1976) and the adjacent property at 160 Lakeshore Road East (presence of UST and AST containing waste oil and operated as an automotive repair facility as early as 1928). As a result of this information, Hemmera was retained to complete a Phase II ESA.
- The groundwater flow direction was inferred to be to the east / southeast on April 13, 2017.
- The results of soil and groundwater samples from on-Site and off-Site boreholes / monitoring wells submitted for VOCs were below the MOECC Table 3 standards for both commercial and residential land use.

- Concentrations of PHC fraction F1 exceeded the MOECC Table 3 standards for both the commercial and residential land use standards at one location (MW3); the area of disturbed soil identified by the geophysical survey at the southeast central portion of the Site in a sample collected at a depth of 0.6 to 1.5 mbgs. The results indicate that PHC impacted soil is present within the backfill area of the former gasoline UST nest. The PHC impacted soil is vertically delineated.
- The soil analytical results from remaining on-Site borehole locations (BH1, MW1, and MW2) submitted for BTEX, PHC fractions F1 to F4 were below the MOECC Table 3 standards for both the commercial and residential land use.
- The soil analytical results from off-Site borehole locations (BH2 and MW4) submitted for BTEX, PHC fractions F1 to F4 were below the MOECC Table 3 standards for industrial/commercial/community land use downgradient of the Site. Note that in Ontario, roadways are classified as community land use.
- The results of groundwater samples from both on-Site and off-Site monitoring well locations submitted for BTEX, PHC fractions F1 to F4 and VOCs were well below the MOECC Table 3 standards.

Based on the available information, the objective of delineation of off-Site impacts in soil and groundwater has been achieved and no further work is required at this time.

6.0 CLOSURE

We trust the foregoing information is satisfactory for your requirements.

Hemmera Envirochem Inc.

Trevor Janzen, P.Geo. (Limited), C.Chem., QP_{ESA}
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FIGURES

Phase II ESA
170 Lakeshore Road East, Port Credit

Site Location and Aerial Imagery

Legend

Site Boundary

Notes

1. All mapped features are approximate and should be used for discussion purposes only.
2. This map is not intended to be a "stand-alone" document, but a visual aid of the information contained within the referenced Report. It is intended to be used in conjunction with the scope of services and limitations described therein.

Sources

- Aerial Image: Bing Maps Aerial
- Inset Basemap: ESRI World Topographic Map

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Metres

NAD 1983 UTM Zone 17N

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2076-002.01	Production Date: Aug 30, 2017	Figure 1

HEMMERA

LightPoint Properties Inc.

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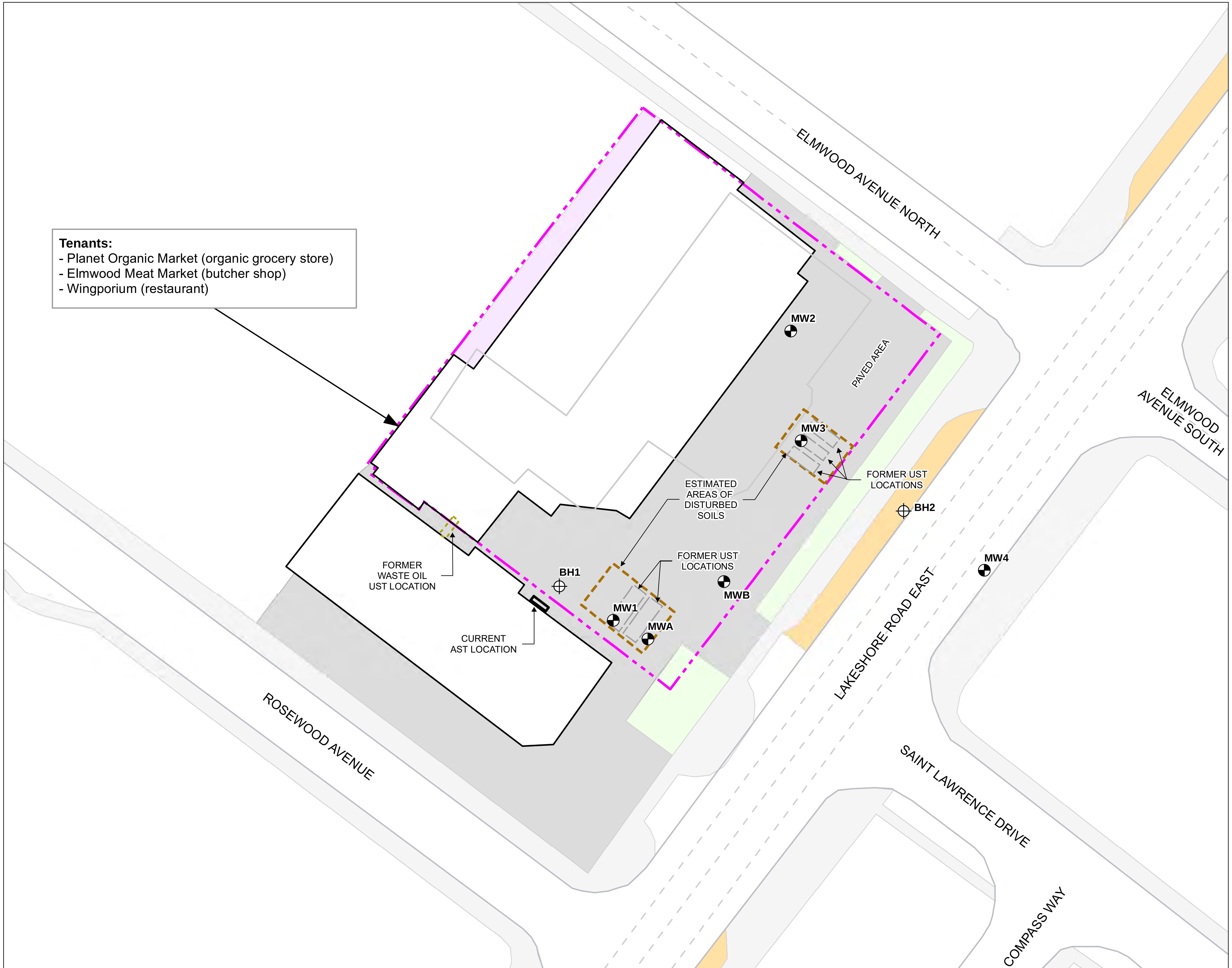

Phase II ESA
170 Lakeshore Road East, Port Credit

Site Plan

Legend

- Site Boundary
- Building Footprint
- Former Building Footprint
- Area of Disturbed Soil
- Borehole Location
- Monitoring Well Location
- Current AST Location
- Former UST Location
- Former Waste Oil UST Location
- Gravel Area
- Landscaped Area
- Parking Lane
- Paved Area
- Sidewalk
- Road Outline

Notes

1. All mapped features are approximate and should be used for discussion purposes only.
2. This map is not intended to be a "stand-alone" document, but a visual aid of the information contained within the referenced Report. It is intended to be used in conjunction with the scope of services and limitations described therein.

Sources

N

1:500

0 5 10 15

Metres

NAD 1983 UTM Zone 17N

Page Size: 11" x 17"

2076-002.02	Production Date: Aug 30, 2017	Figure 2

HEMMERA

LightPoint Properties Inc.

Phase II ESA
170 Lakeshore Road East, Port Credit

Site and Surrounding Land Use

Legend

Site Boundary

Notes

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2. This map is not intended to be a "stand-alone" document, but a visual aid of the information contained within the referenced Report. It is intended to be used in conjunction with the scope of services and limitations described therein.

Sources

N

1:2,000

0 30 60 90

Metres

NAD 1983 UTM Zone 17N

Page Size: 11" x 17"

2076-002.01	Production Date: Aug 30, 2017	Figure 3

HEMMERA

LightPoint Properties Inc.

Phase II ESA
170 Lakeshore Road East, Port Credit

Elevation of the Potentiometric Surface
April 13, 2017

Tenants:
- Planet Organic Market (organic grocery store)
- Elmwood Meat Market (butcher shop)
- Wingporium (restaurant)

ELMWOOD AVENUE NORTH

ELMWOOD AVENUE SOUTH

ROSEWOOD AVENUE

LAKESHORE ROAD EAST

SAINT LAWRENCE DRIVE

COMPASS WAY

PAVED AREA

MW2
97.15

MW3
98.15

FORMER UST LOCATIONS

ESTIMATED AREAS OF DISTURBED SOILS

BH2

FORMER WASTE OIL UST LOCATION

BH1

MW1
97.00

FORMER UST LOCATIONS

MWB
NA

MW4
95.35

CURRENT AST LOCATION

MWA
NA

Legend

- Site Boundary
- Building Footprint
- Former Building Footprint
- Area of Disturbed Soil
- Borehole Location
- Monitoring Well Location
- Current AST Location
- Former UST Location
- Former Waste Oil UST Location
- Gravel Area
- Landscaped Area
- Parking Lane
- Paved Area
- Sidewalk
- Road Outline
- Road Lane
- Inferred Groundwater Flow Direction
- 98.2 Groundwater Elevation (m)
- NA Not Accessible

Notes

1. All mapped features are approximate and should be used for discussion purposes only.
2. This map is not intended to be a "stand-alone" document, but a visual aid of the information contained within the referenced Report. It is intended to be used in conjunction with the scope of services and limitations described therein.

Sources

N

1:500

0 5 10 15
Metres

NAD 1983 UTM Zone 17N

Page Size: 11" x 17"

2076-002.02	Production Date: Sep 8, 2017	Figure 4

HEMMERA

LightPoint Properties Inc.

Path: O:\2005\2076\002\02\mxd\Fig4_2076_002_02_Elevation_of_the_Potentiometric_Surface_170413_170908.mxd

Phase II ESA
170 Lakeshore Road East, Port Credit

Soil Analytical Results Exceeding Standards

Sample Location	MW3	
Sample I.D.	MW3-1.2	MW3-3.3
Sample Depth (m)	0.6 - 1.5	3.0 - 3.6
Sample Date	14/03/2017	14/03/2017
F1 (C6-C10)	320	65

Tenants:
- Planet Organic Market (organic grocery store)
- Elmwood Meat Market (butcher shop)
- Wingporium (restaurant)

ELMWOOD AVENUE NORTH

ELMWOOD AVENUE SOUTH

LAKESHORE ROAD EAST

ROSEWOOD AVENUE

SAINT LAWRENCE DRIVE

COMPASS WAY

MW2

MW3

MW1

BH1

BH2

MW4

PAVED AREA

ESTIMATED AREAS OF DISTURBED SOILS

FORMER UST LOCATIONS

FORMER UST LOCATIONS

FORMER WASTE OIL UST LOCATION

CURRENT AST LOCATION

Legend

- Site Boundary
- Building Footprint
- Former Building Footprint
- Area of Disturbed Soil
- Current AST Location
- Former UST Location
- Former Waste Oil UST Location
- Gravel Area
- Landscaped Area
- Parking Lane
- Paved Area
- Sidewalk
- Road Outline
- Soil Analytical Results From All Parameters Are Less Than The Applicable Standards At This Location
- Soil Analytical Results From Petroleum Hydrocarbons Compounds (P HC) F1 Fraction Is Greater Than The Applicable Standards For Both Commercial And Residential Land Use At This Location

Notes

1. Results from on-Site borehole locations were compared to standards for both Industrial/Commercial/Community and Residential/Parkland/Institutional land use
2. Results from off-Site borehole locations beneath Lakeshore Road East were compared to applicable standards for roadways for Industrial/Commercial/Community land use
3. All mapped features are approximate and should be used for discussion purposes only.
4. This map is not intended to be a "stand-alone" document, but a visual aid of the information contained within the referenced Report. It is intended to be used in conjunction with the scope of services and limitations described therein.

Sources

Standards:

Parameter	Standard[1,2] µg/g	Standard[1,3] µg/g
F1 (C6-C10)	65	65
Notes:		
1 MOECC Table 3 (2011), medium and fine textured soils		
2 Industrial/Commercial/Community land use		
3 Residential/Parkland/Institutional land use		

Table Notes:	
1000	Exceeds MOECC Table 3 full depth generic site condition standards in a non-potable groundwater condition for both Industrial/Commercial/Community and Residential/Parkland/Institutional property use and medium and fine textured soils

N

1:500

0 5 10 15

Metres

NAD 1983 UTM Zone 17N

Page Size: 11" x 17"

2076-002.02	Production Date: Aug 30, 2017	Figure 5

HEMMERA

LightPoint Properties Inc.

Path: O:\2000\2076\002\02\mxd\Fig5_2076_002_02_Soil_Results_170830.mxd

TABLES

Table 1: Groundwater Monitoring Well Details and Results

ASSESSMENT LOCATION	TOP OF PIPE ELEVATION[1] (m)	GROUND SURFACE ELEVATION[1] (m)	SCREEN INTERVAL (mbgs)	DATE (yyyy/mm/dd)	SUBSURFACE VAPOUR CONCENTRATIONS[2]		FREE PRODUCT THICKNESSES (mm)	POTENTIOMETRIC DEPTH[3] (mbgs)	POTENTIOMETRIC ELEVATION[1, 3] (m)
					Hexane	Isobutylene			
MW1	99.66	99.87	2.44 -5.49	2017/03/15 2017/04/13	8%LEL 25	1.1 NM	ND ND	2.86 2.86	97.00 97.00
MW2	100.14	100.20	1.22 -4.27	2017/03/15 2017/04/13	210 225	4.0 NM	ND ND	3.06 3.06	97.15 97.15
MW3	100.03	100.11	1.22 -4.27	2017/03/15 2017/04/13	30%LEL 5%LEL	47.0 NM	ND ND	1.95 1.95	98.15 98.15
MW4	99.99	100.19	3.05 -6.10	2017/03/15 2017/04/13	NM 45%LEL	NM NM	ND ND	4.84 4.84	95.35 95.35
MWA	99.72	99.85	Unknown	2017/03/15 2017/04/13	ND NA	ND NA	NA NA	NA NA	NA NA
MWB	NR	100.05	Unknown	2017/03/15 2017/04/13	NA NA	NA NA	NA NA	NA NA	NA NA

1 - Relative to local benchmark having an assigned elevation of 100 m
2 - ppmv unless otherwise indicated
3 - Calculated using product thicknesses corrected by a specific gravity of 0.75 (if applicable)
m - metres
mbgs - metres below ground surface
mm - millimetres
NA - Well not accessible
ND - Not detected
NM - Well not monitored
NR - No reading

APPENDIX A
Historical Records

opta
INFORMATION INTELLIGENCE

enviroscan

An SCM Company

175 Commerce Valley Drive W
Markham, Ontario L3T 7Z3

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

Report Completed By:

Anthony

Site Address:

170 Lakeshore Rd E,Mississauga,Mississauga

Project No:

20170210025

Opta Order ID:

33075

Requested by:

Eleanor Goolab
Ecolog ERIS

Date Completed:

2/22/2017 3:43:28 PM

Project Name: 170 Lakeshore Road East

Project #: 20170210025
P.O. #: 2076002.01

ENVIROSCAN Report

Search Area: 170 Lakeshore Rd E,Mississauga,Mississauga

Requested by:
Eleanor Goolab
Date Completed: 02/22/2017 15:43:28

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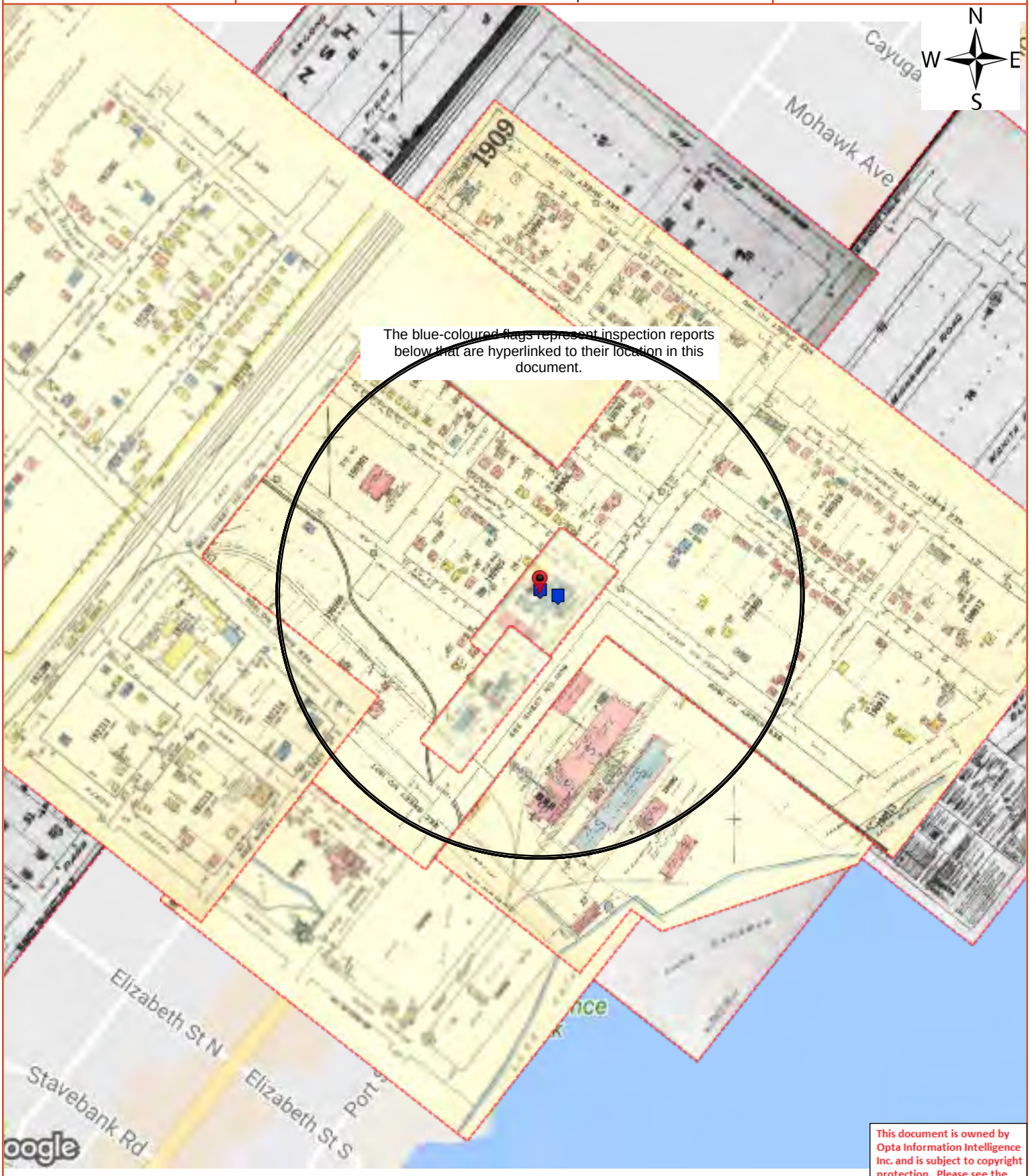

The blue-coloured flags represent inspection reports below that are hyperlinked to their location in this document.

Opta Historical Environmental Services Enviroscan™ Terms and Conditions

Report

The documents (hereinafter referred to as the "Documents") to be released as part of the report (hereinafter referred to as the "Report") to be delivered to the purchaser as set out above are documents in Opta's records relating to the described property (hereinafter referred to as the "Property"). Opta makes no representations or warranties respecting the Documents whatsoever, including, without limitation, with respect to the completeness, accuracy or usefulness of the Documents, and does not represent or warrant that these are the only plans and reports prepared in association with the Property or in Opta's possession at the time of Report delivery to the purchaser. The Documents are current as of the date(s) indicated on them. Interpretation of the Documents, if any, is by inference based upon the information which is apparent and obvious on the face of the Documents only. Opta does not represent, warrant or guarantee that interpretations other than those referred to do not exist from other sources. The Report will be prepared for use by the purchaser of the services as shown above hereof only.

Disclaimer

Opta disclaims responsibility for any losses or damages of any kind whatsoever, whether consequential or other, however caused, incurred or suffered, arising directly or indirectly as a result of the services (which services include, but are not limited to, the preparation of the Report provided hereunder), including but not limited to, any losses or damages arising directly or indirectly from any breach of contract, fundamental or otherwise, from reliance on Opta Reports or from any tortious acts or omissions of Opta's agents, employees or representatives.

Entire Agreement

The parties hereto acknowledge and agree to be bound by the terms and conditions hereof. The request form constitutes the entire agreement between the parties pertaining to the subject matter hereof and supersedes all prior and contemporaneous agreements, negotiations and discussions, whether oral or written, and there are no representations or warranties, or other agreements between the parties in connection with the subject matter hereof except as specifically set forth herein. No supplement, modification, waiver, or termination of the request shall be binding, unless confirmed in writing by the parties hereto.

Governing Document

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

Law

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

ENVIROSCAN Report

Report Index

Requested by:
Eleanor Goolab
Date Completed: 02/22/2017 15:43:28

OPTA INFORMATION INTELLIGENCE

Page	Report Title
6	(1910) Volume: Port Credit Firemap: 3
8	(1928) Volume: Ontario Miscellaneous Firemap: 1
10	(1928) Volume: Port Credit Firemap: 3
12	(1928) Volume: Port Credit Firemap: 4
14	(1928) Volume: Port Credit Firemap: 4
16	(1928) Volume: Port Credit Firemap: 8
18	(1952) Volume: Toronto Volume 19 Firemap: 1907
20	(1952) Volume: Toronto Volume 19 Firemap: 1908
22	(1952) Volume: Toronto Volume 19 Firemap: 1909
24	(1952) Volume: Toronto Volume 19 Firemap: 1909
26	(1952) Volume: Toronto Volume 19 Firemap: 1909
27	(1998) Multirisk Report - 1998 ELMWOOD FRUIT MARKET 170 LAKESHORE RD E MISSISSAUGA ON L5G 1G1 Reference No: 10393917 (distance = 36 metres*)
35	(1981) Siteplan Report - 1981 Multi Tenant 170 Lakeshore Rd E Mississauga ON a (distance = 0 metres*)

N
W E
S

Project Name: 170 Lakeshore Road East

Project #: 20170210025
P.O. #: 2076002.01

ENVIROSCAN Report

1910 Volume: Port Credit Firemap: 3
Port Credit Plan: 1564 (1910)
Sheet: 3 (1910)

Requested by:
Eleanor Goolab
Date Completed: 02/22/2017 15:43:28

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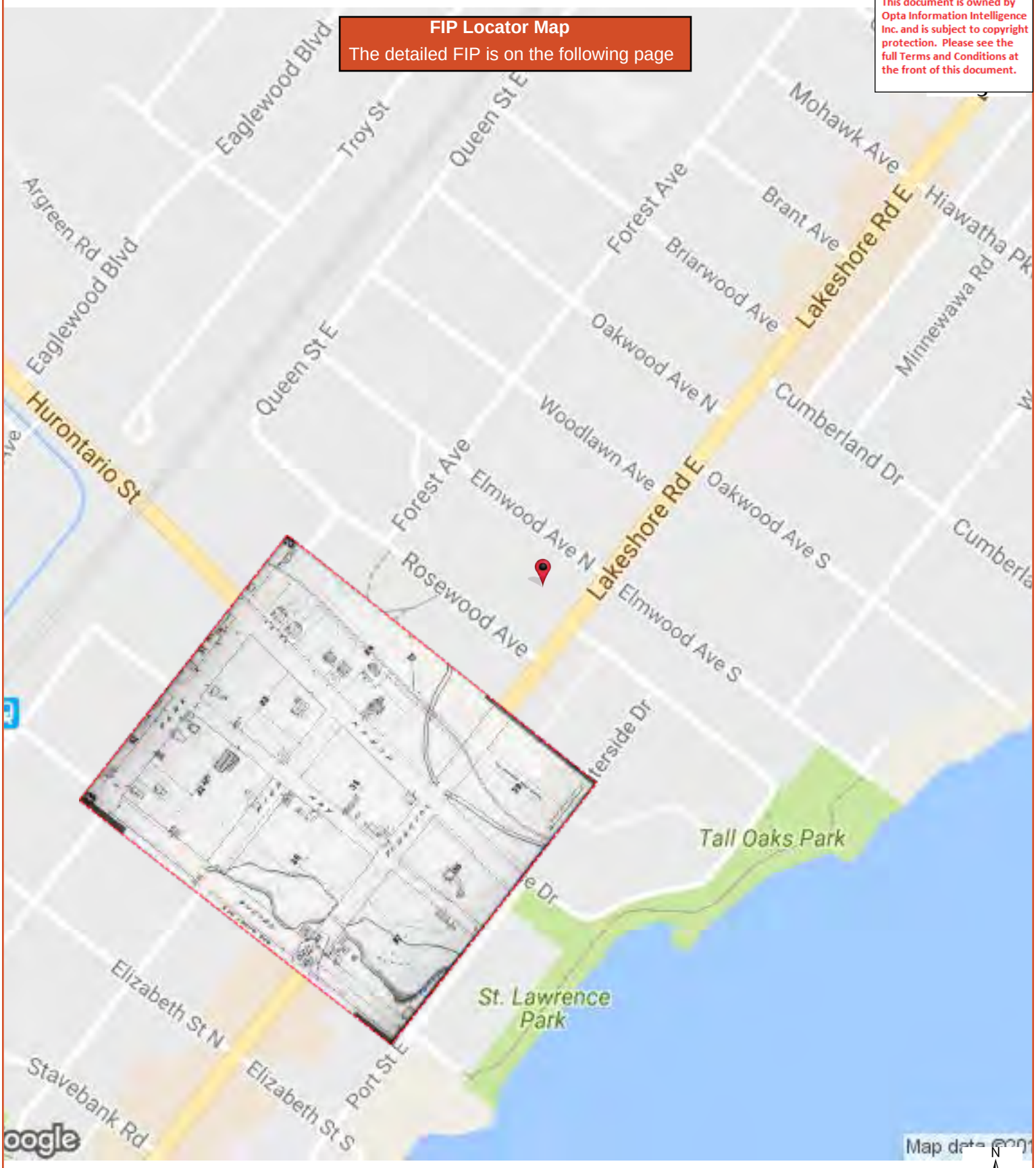

HEIRS Report

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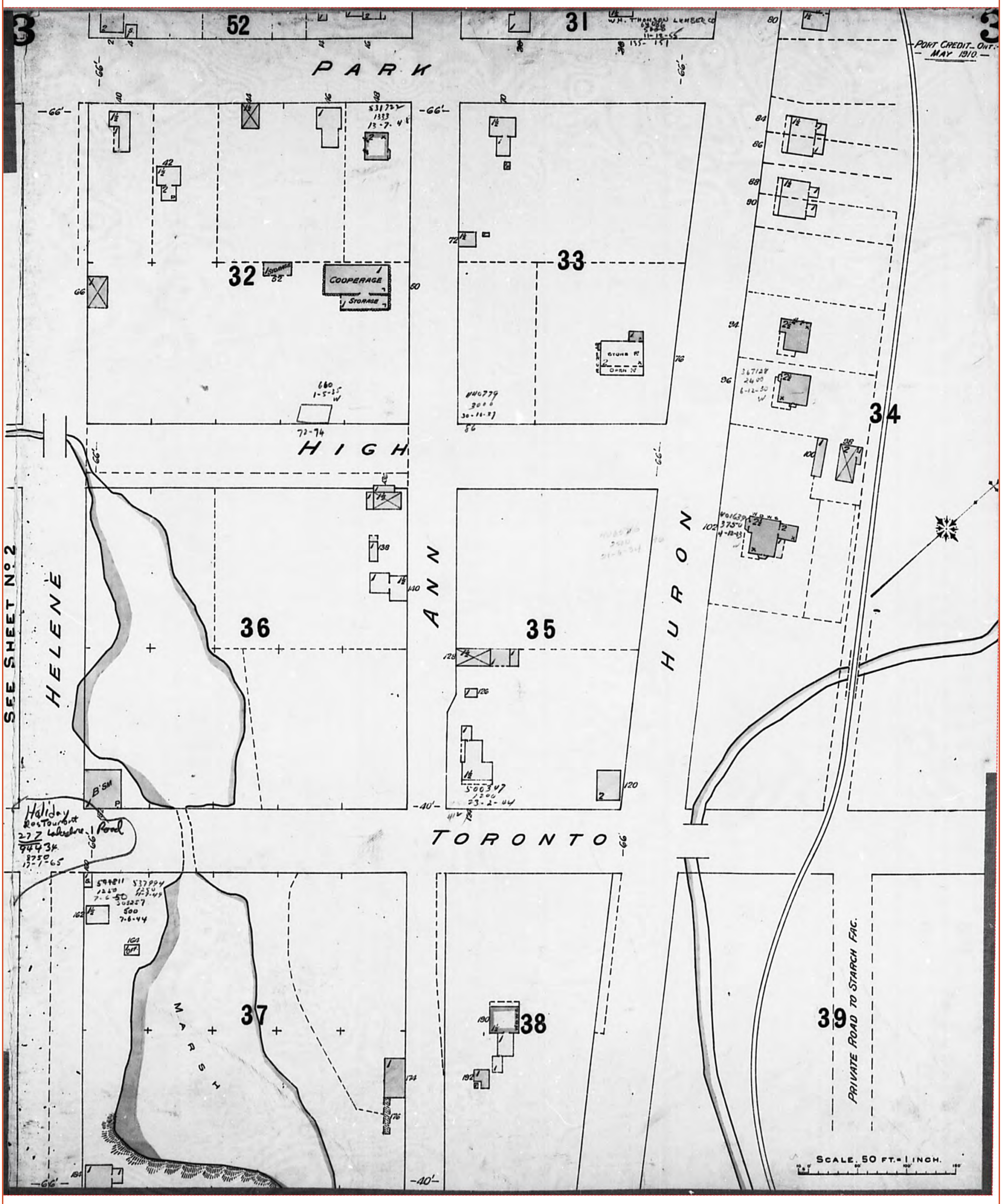
Date Completed: 02/22/2017 15:43:28



Project Name: 170 Lakeshore Road East

Project #: 20170210025
P.O. #: 2076002.01

ENVIROSCAN Report

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Port Credit Plan: 1565 (1928)
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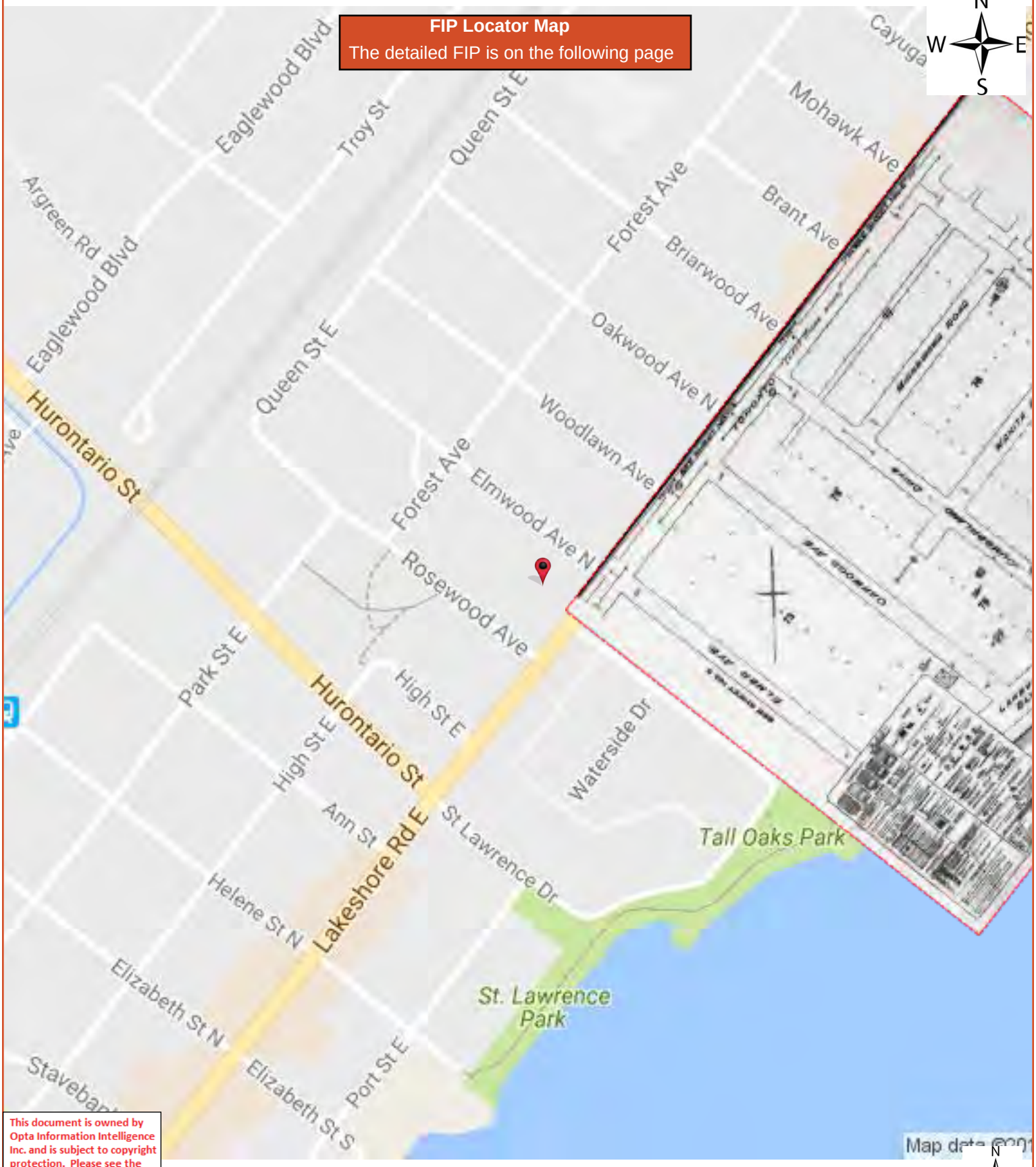

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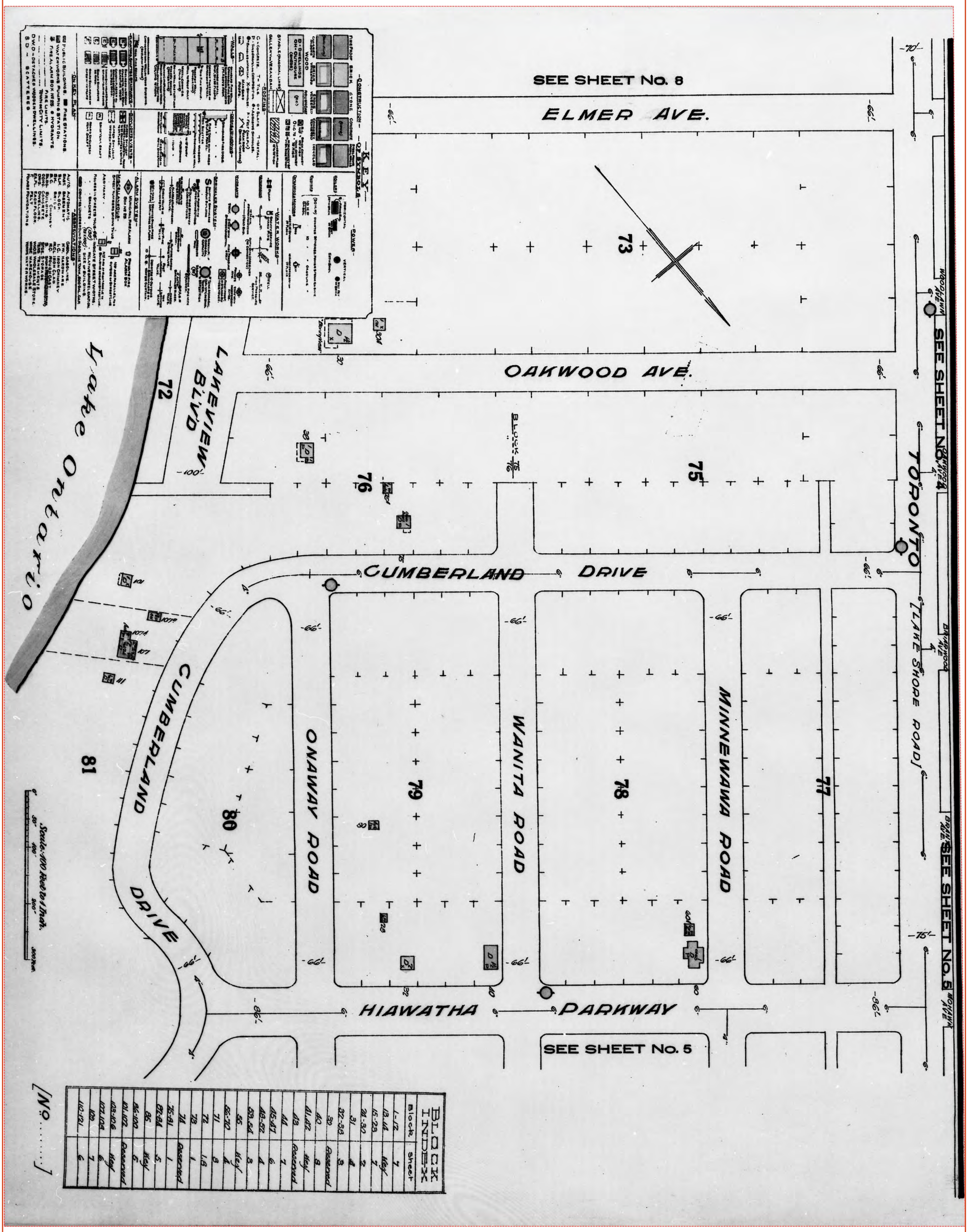

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Project #: 20170210025
P.O. #: 2076002.01

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1928 Volume: Port Credit Firemap: 3
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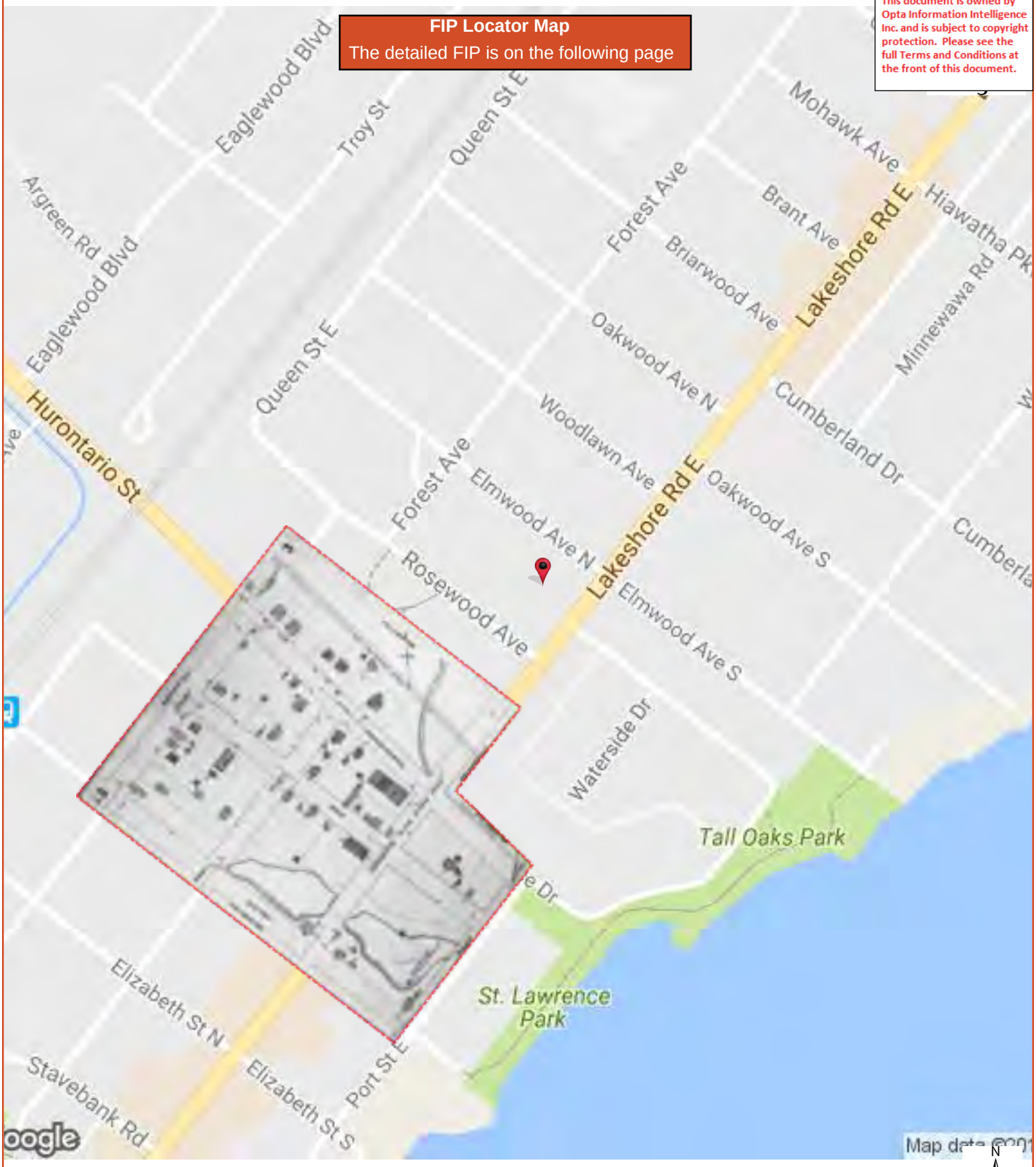

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Port Credit Plan: 1565 (1928)
Sheet: 3 (1928)

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Project Name: 170 Lakeshore Road East

Project #: 20170210025
P.O. #: 2076002.01

ENVIROSCAN Report

1928 Volume: Port Credit Firemap: 4
Port Credit Plan: 1565 (1928)
Sheet: 4 (1928)

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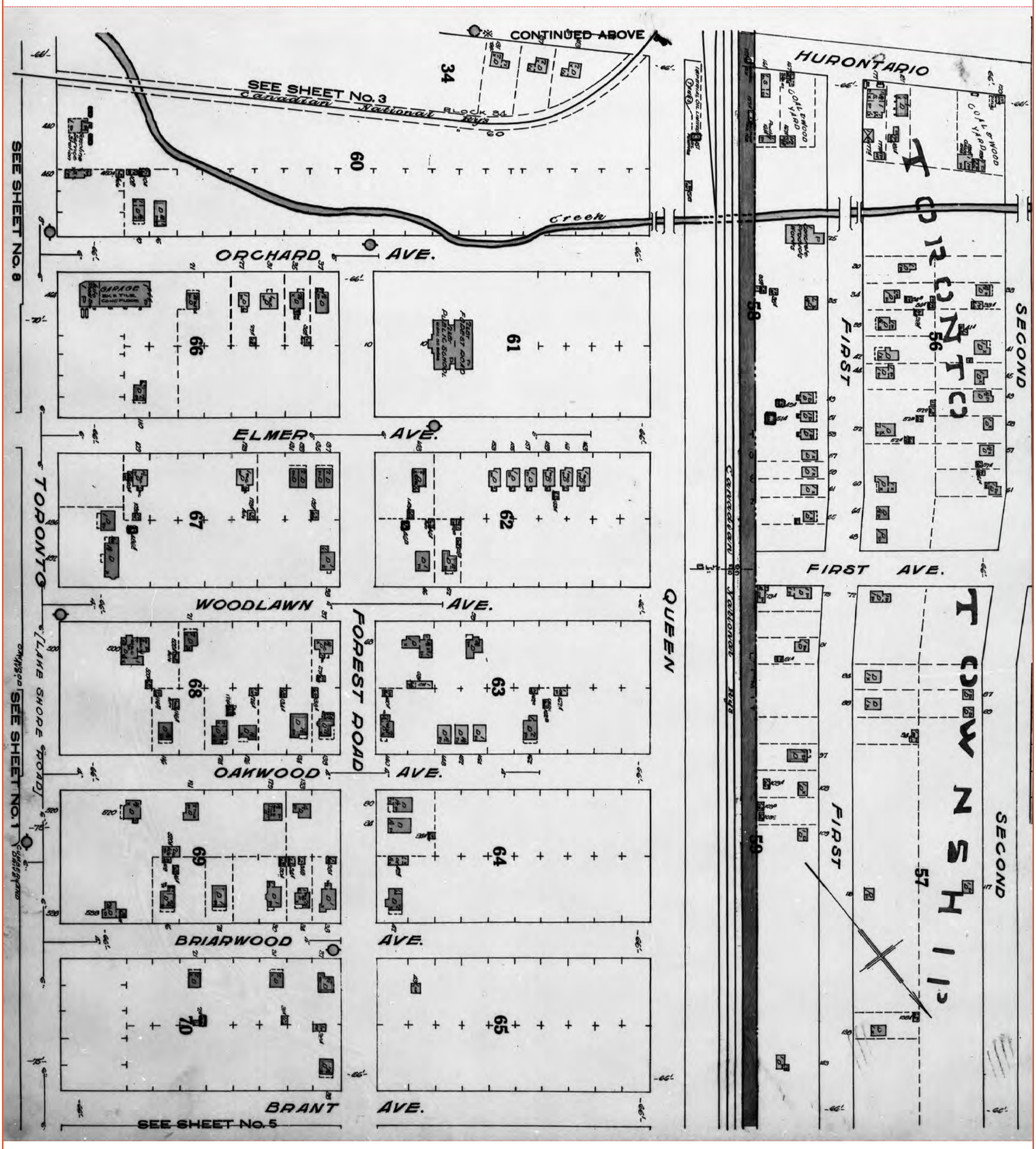

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Project #: 20170210025
P.O. #: 2076002.01

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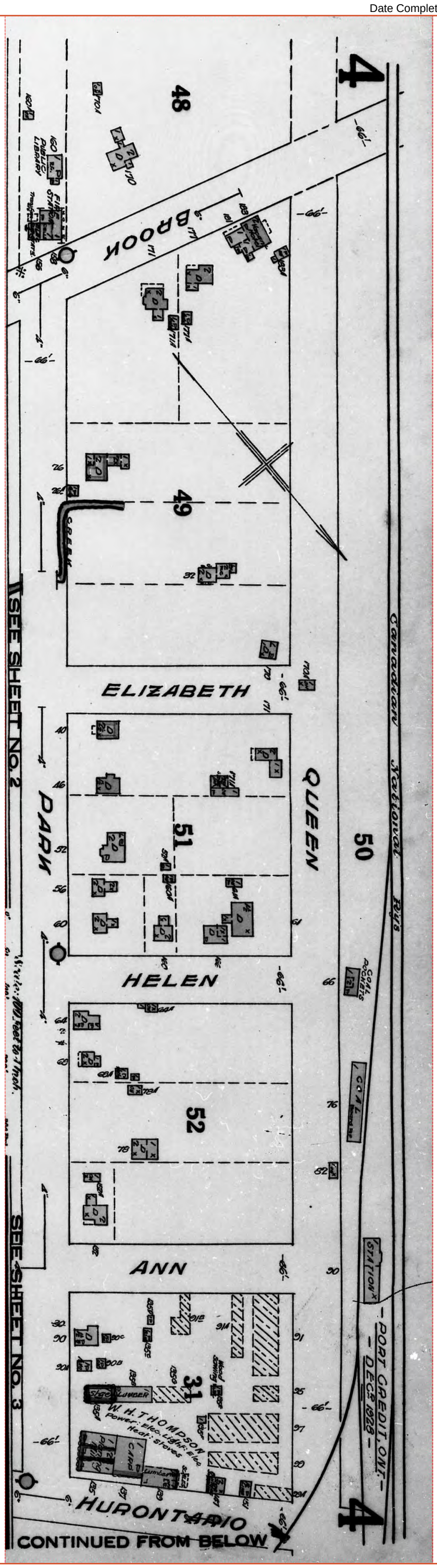

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P.O. #: 2076002.01

ENVIROSCAN Report

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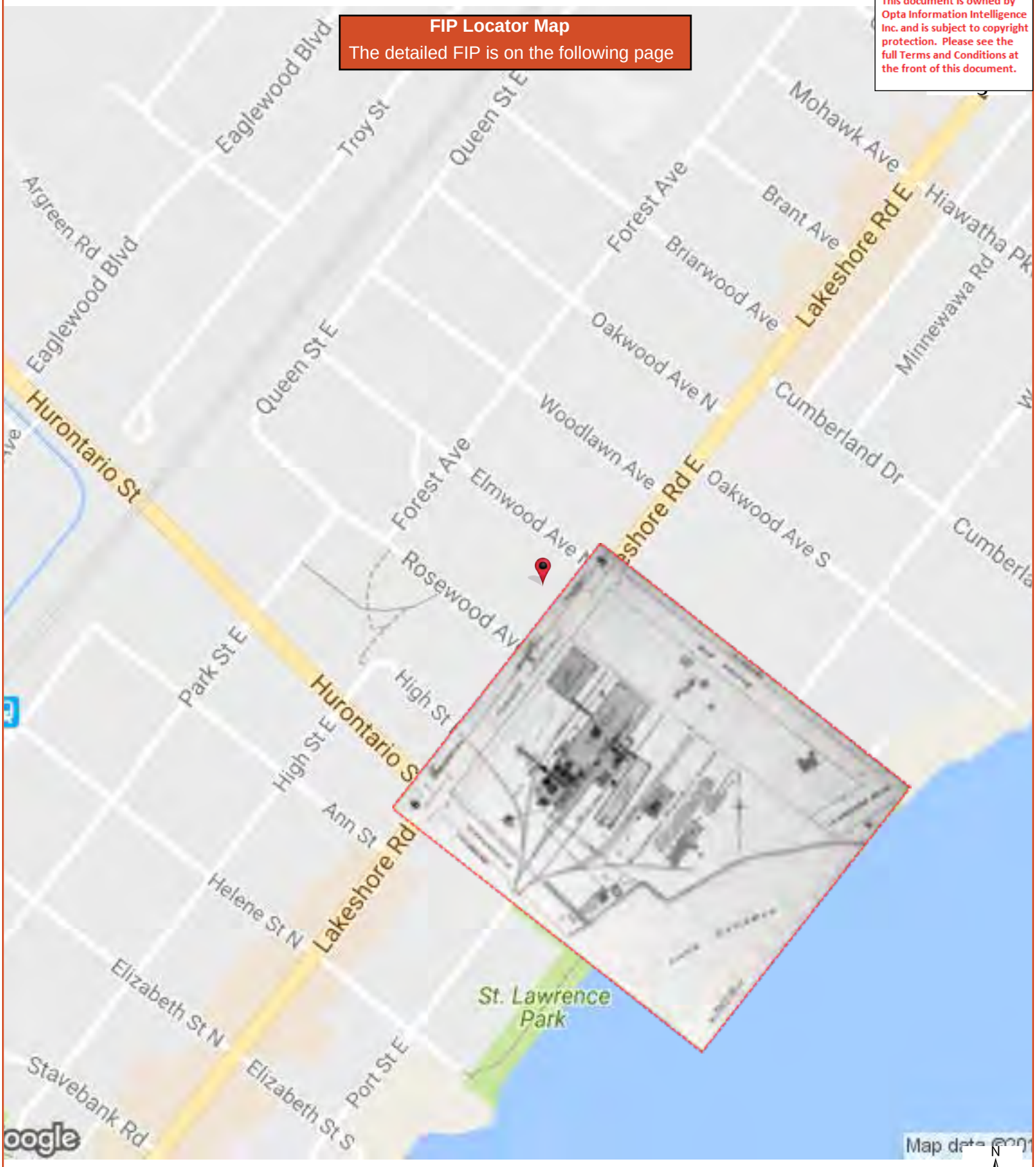

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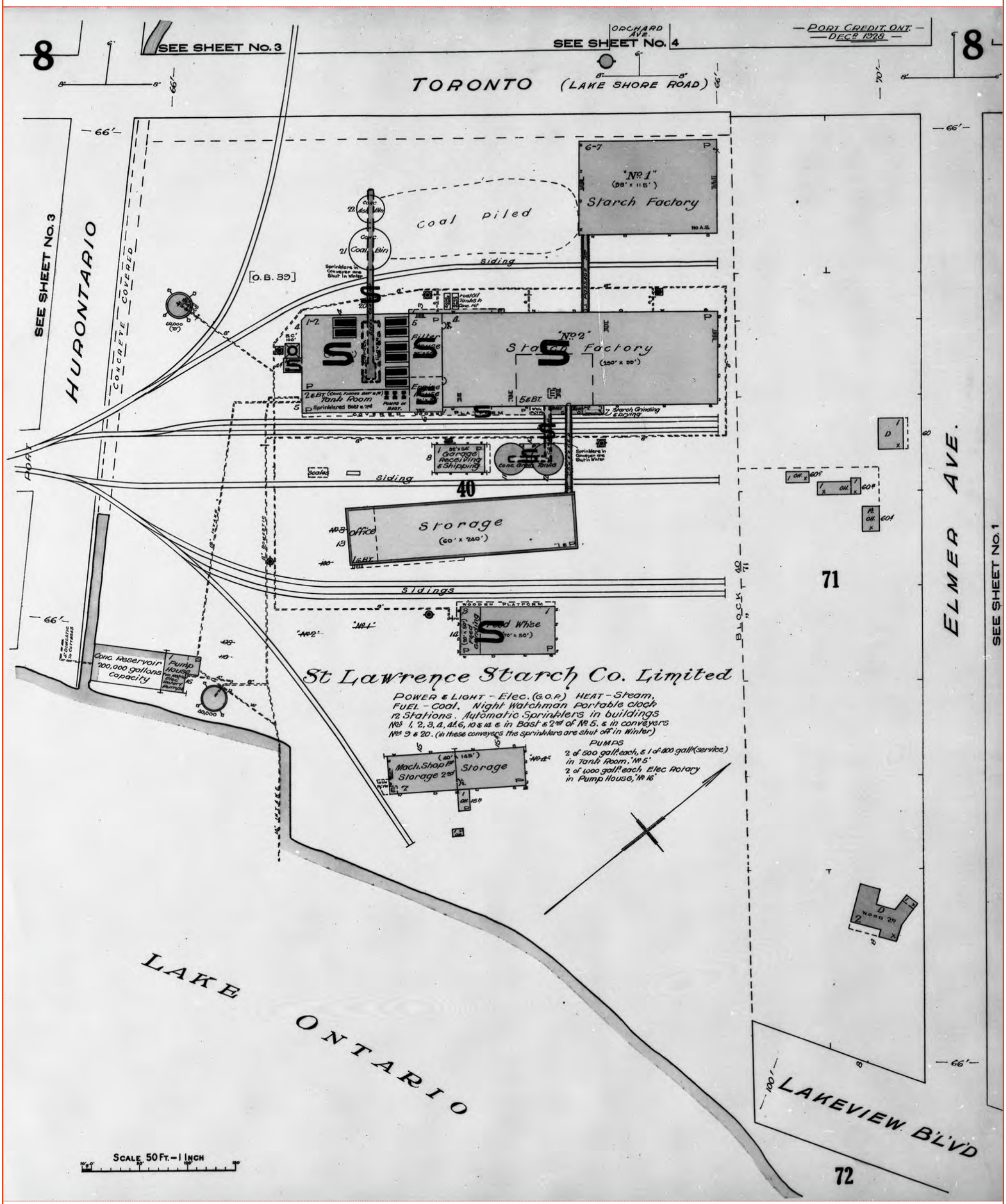

Project Name: 170 Lakeshore Road East

Project #: 20170210025
P.O. #: 2076002.01

ENVIROSCAN Report

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Toronto Vol. 19 Plan: 2180 (1952)
Sheet: 1907 (1952)

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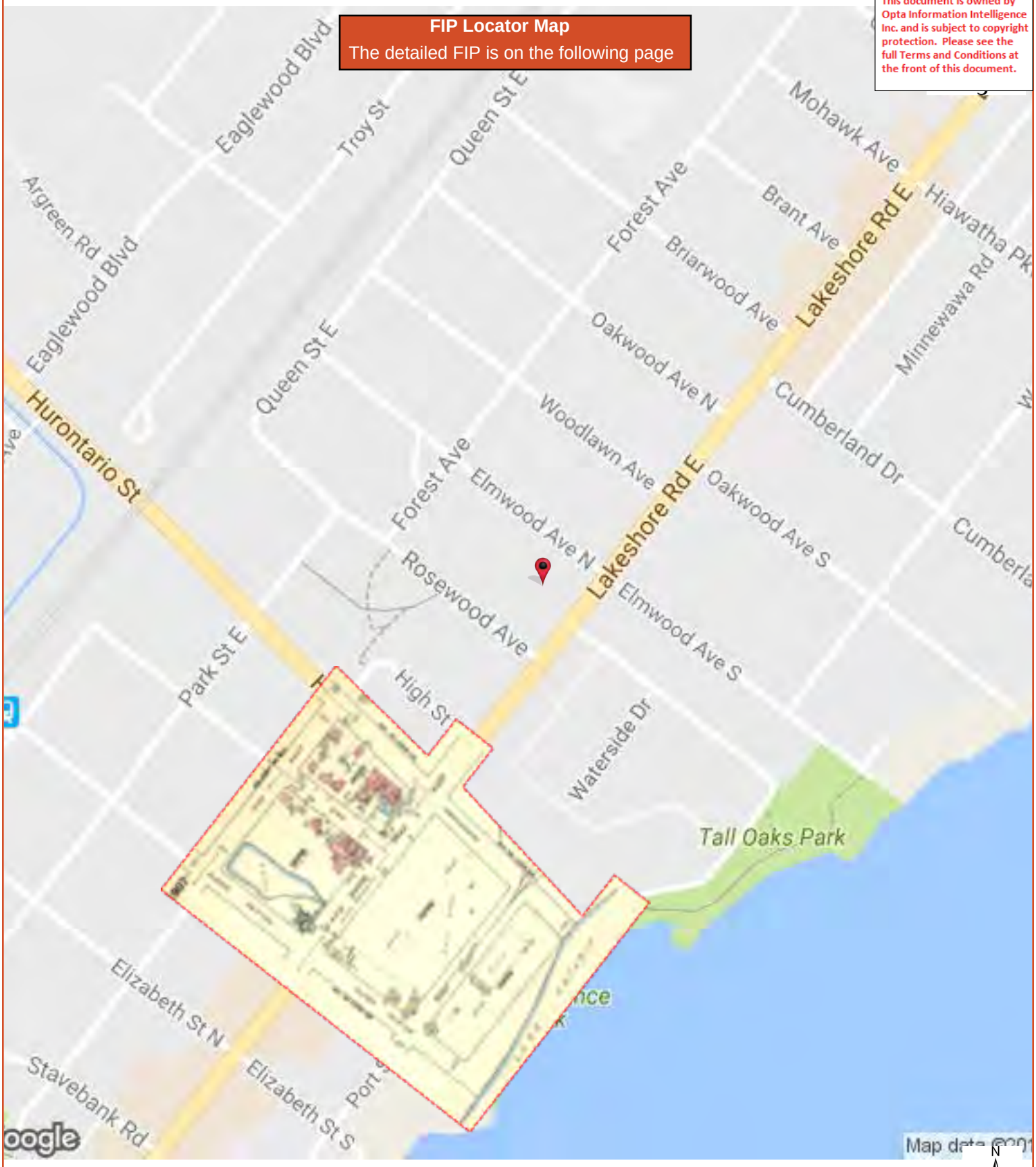

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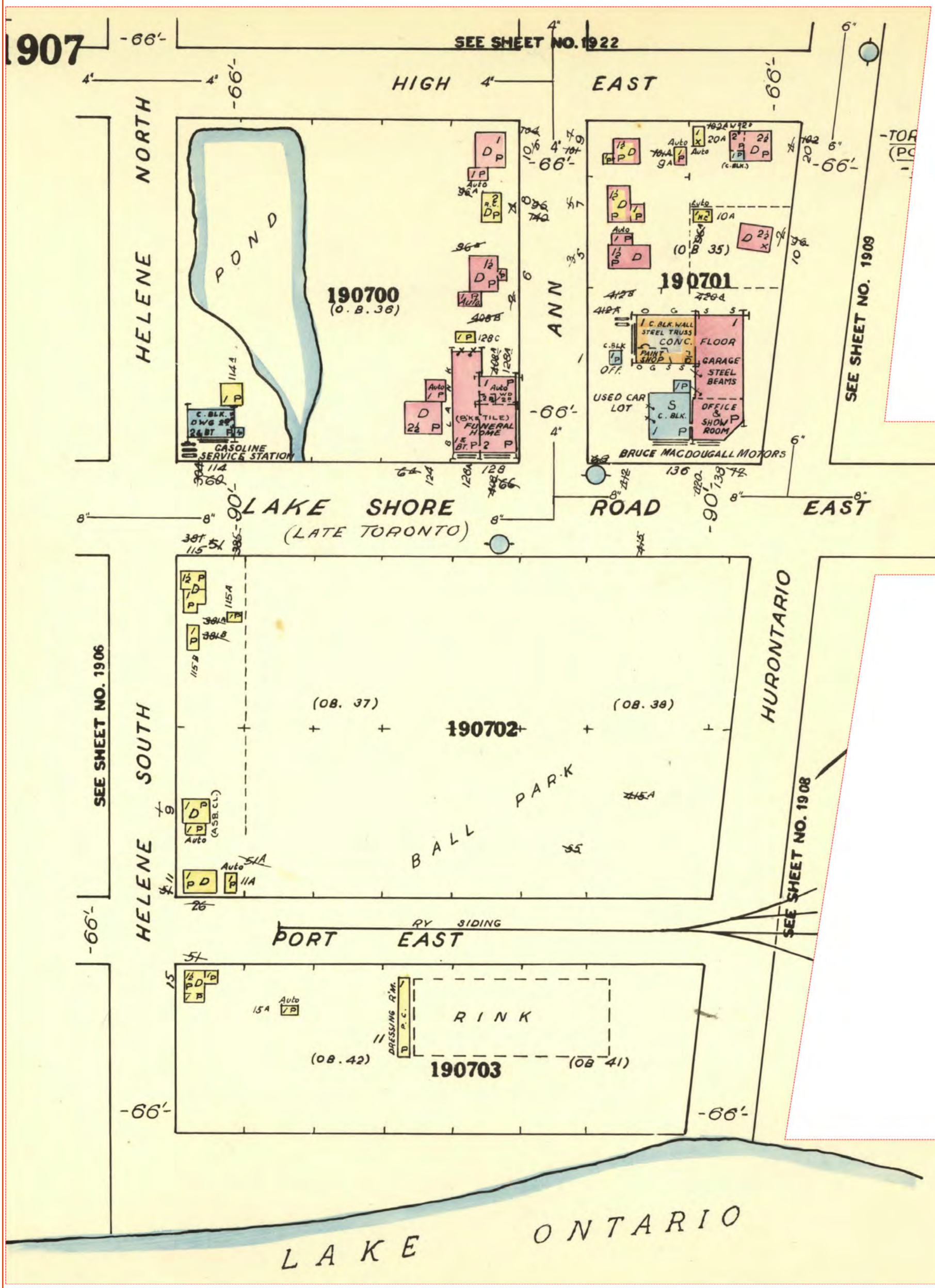

Project Name: 170 Lakeshore Road East

Project #: 20170210025
P.O. #: 2076002.01

ENVIROSCAN Report

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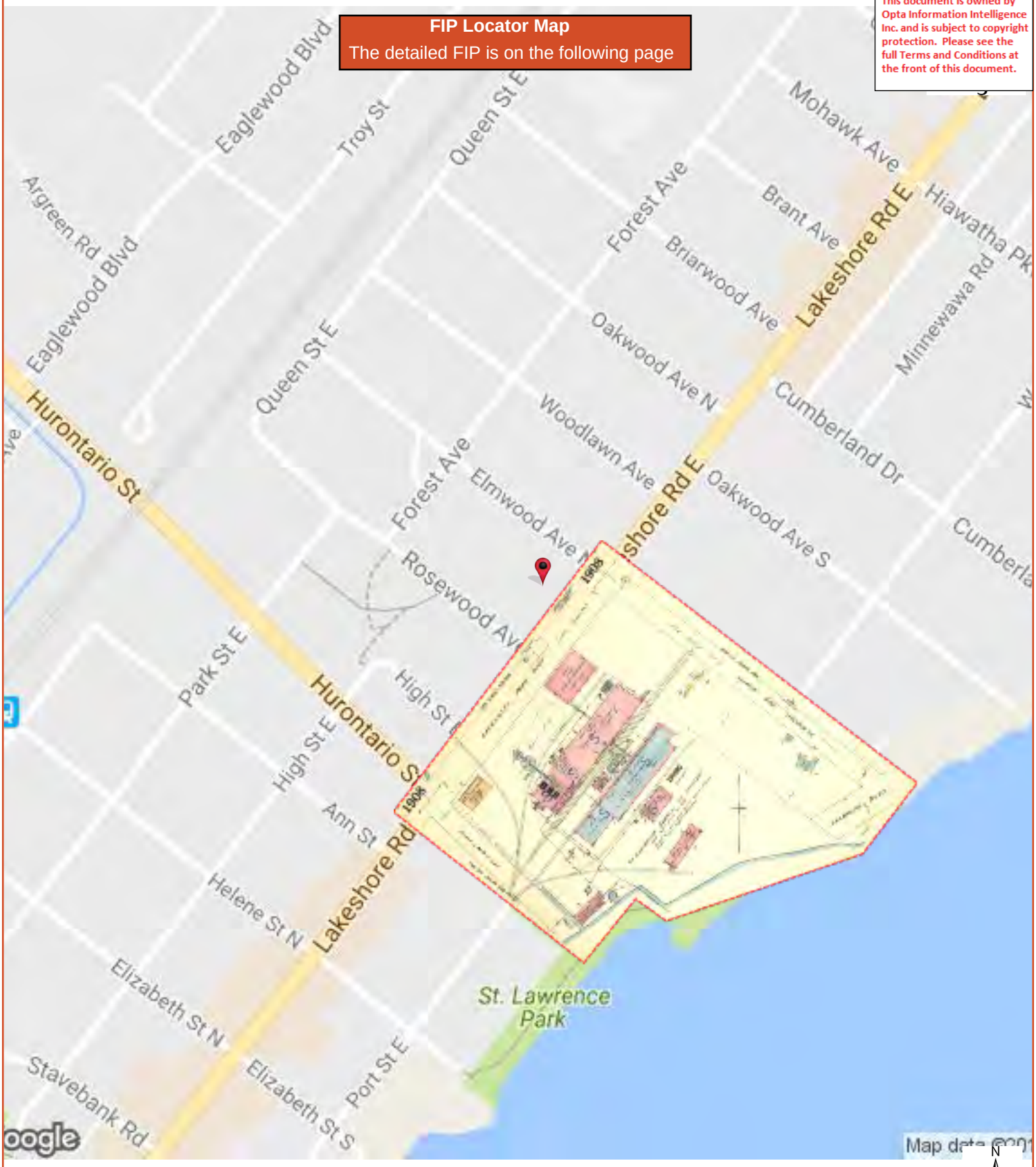

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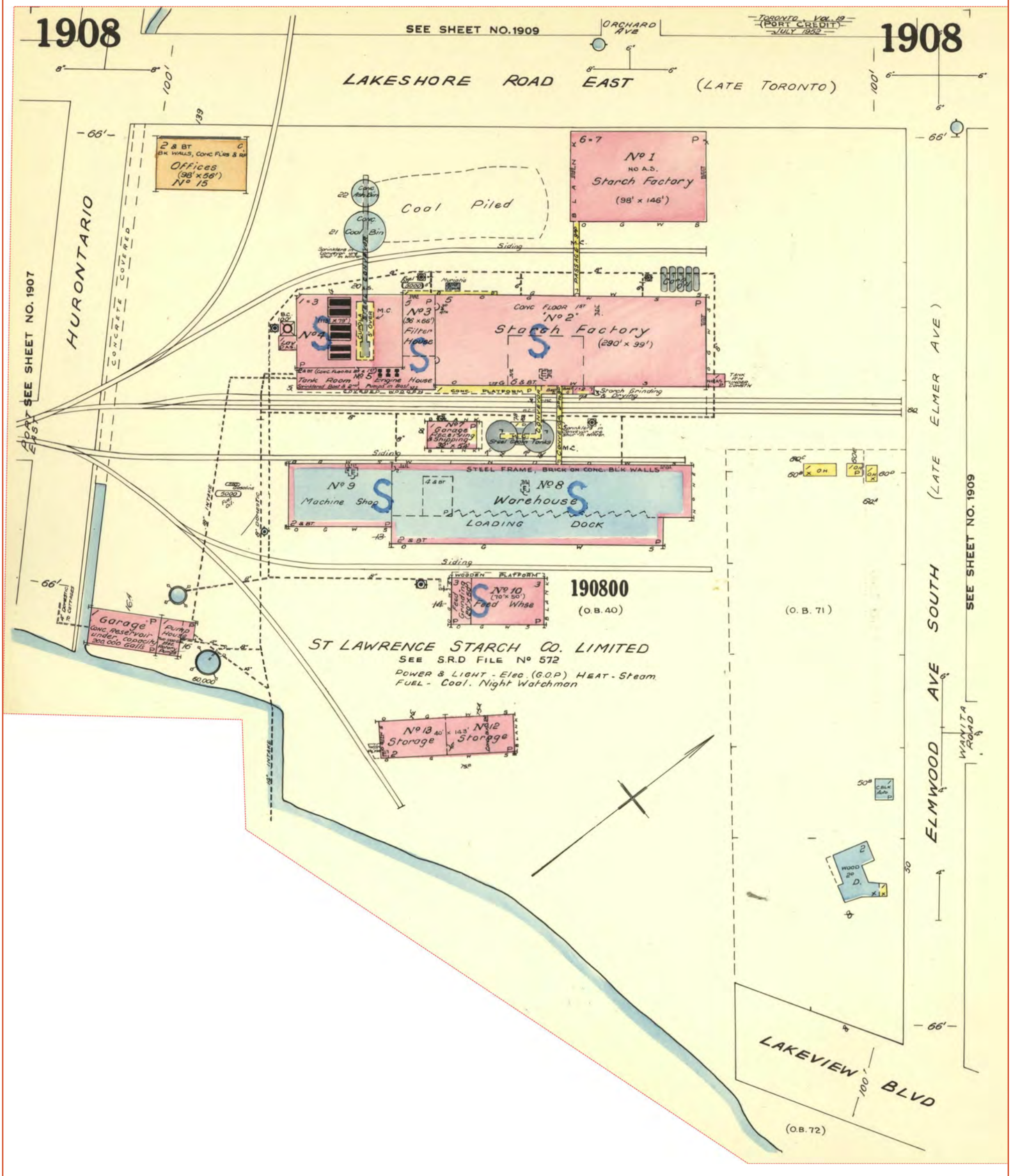

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ENVIROSCAN Report

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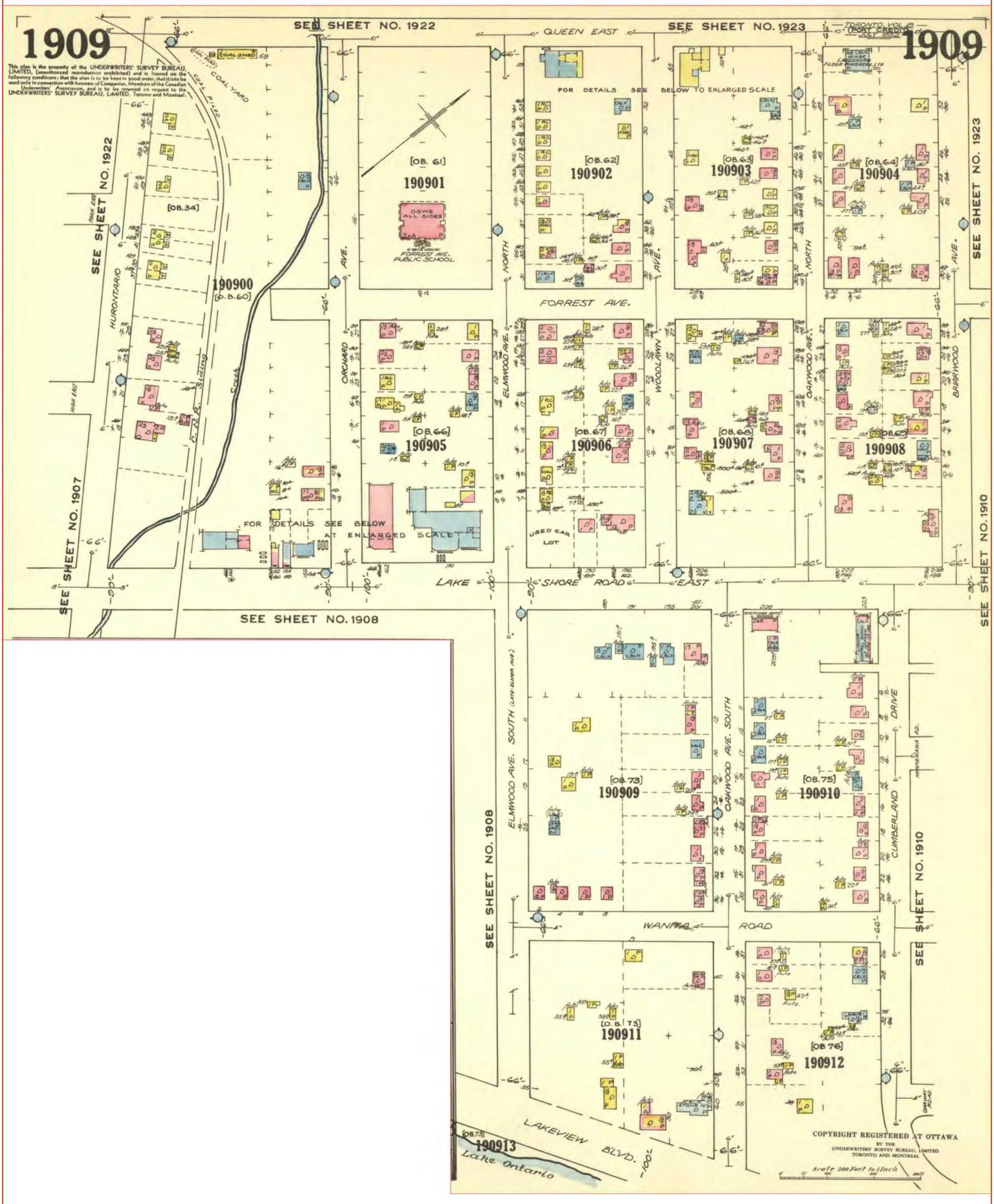

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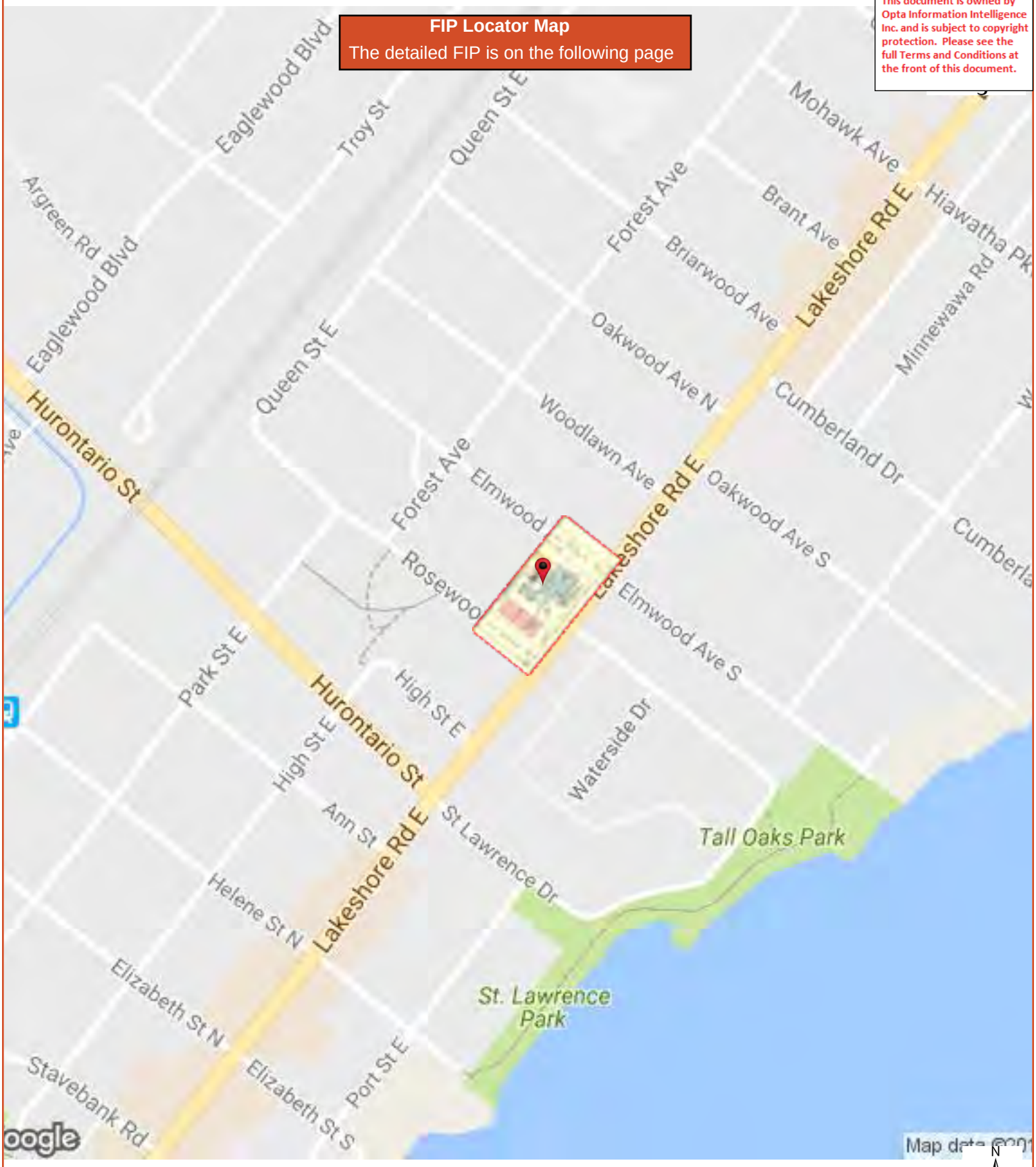

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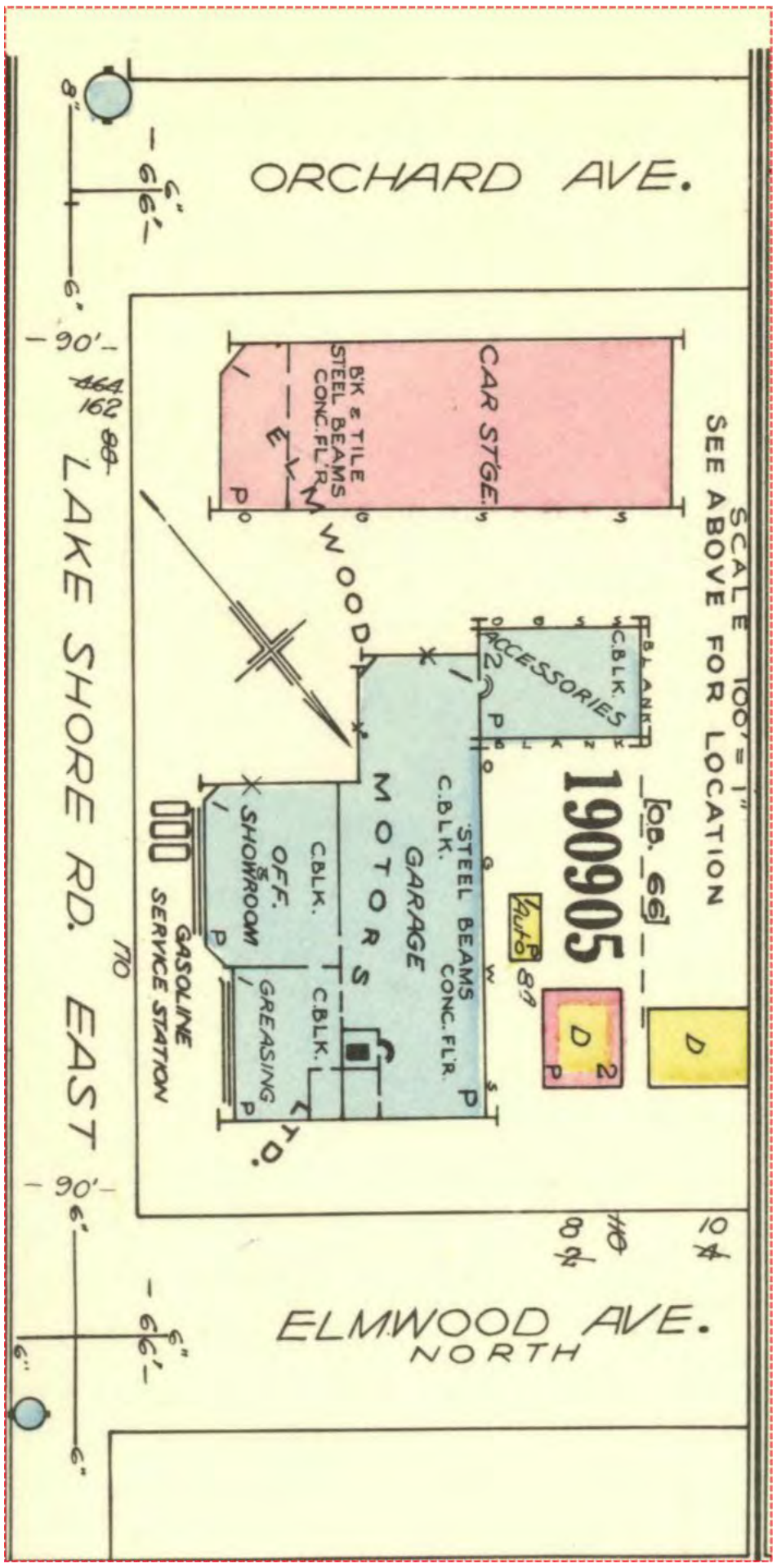

Project Name: 170 Lakeshore Road East

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ENVIROSCAN Report

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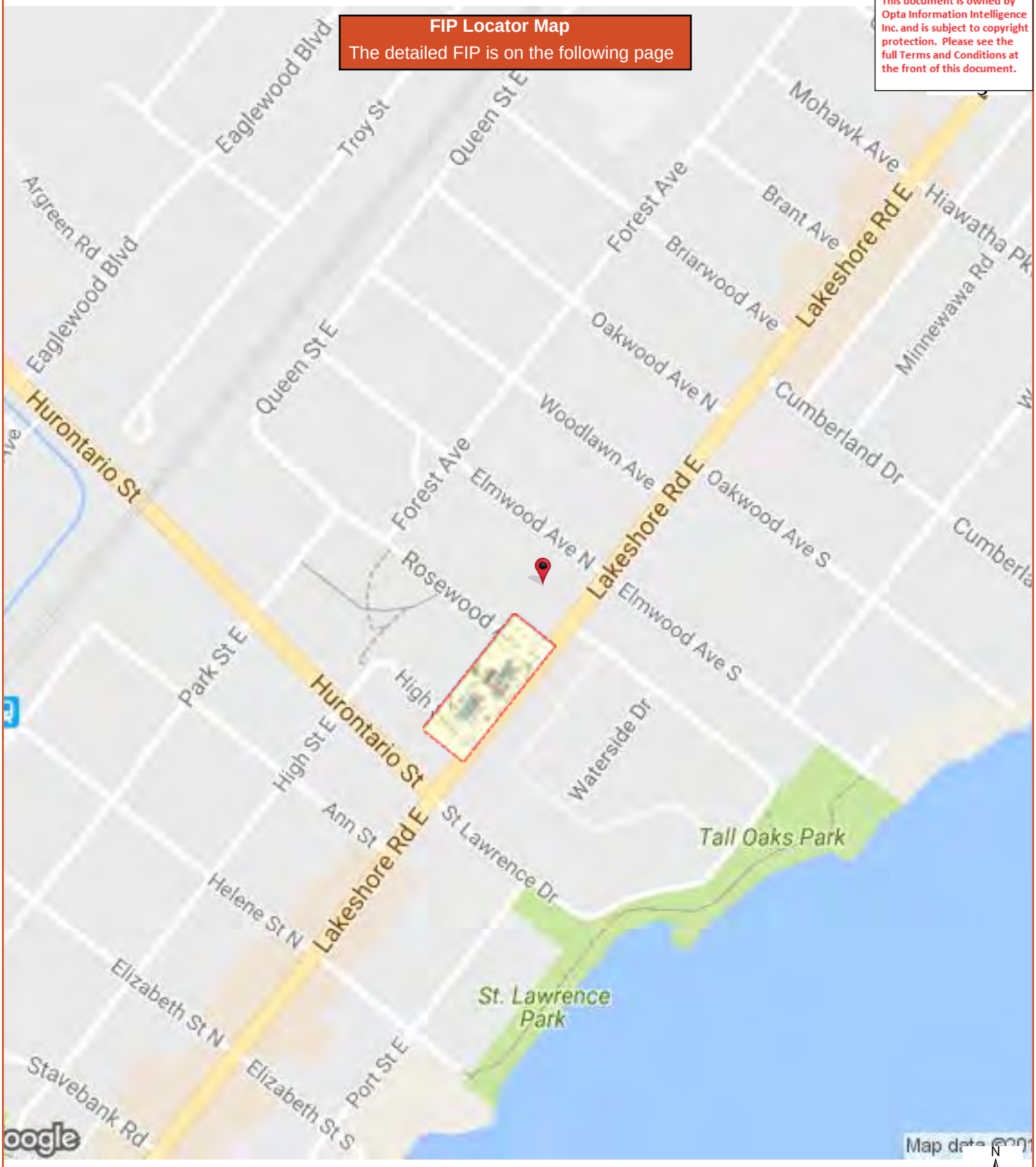

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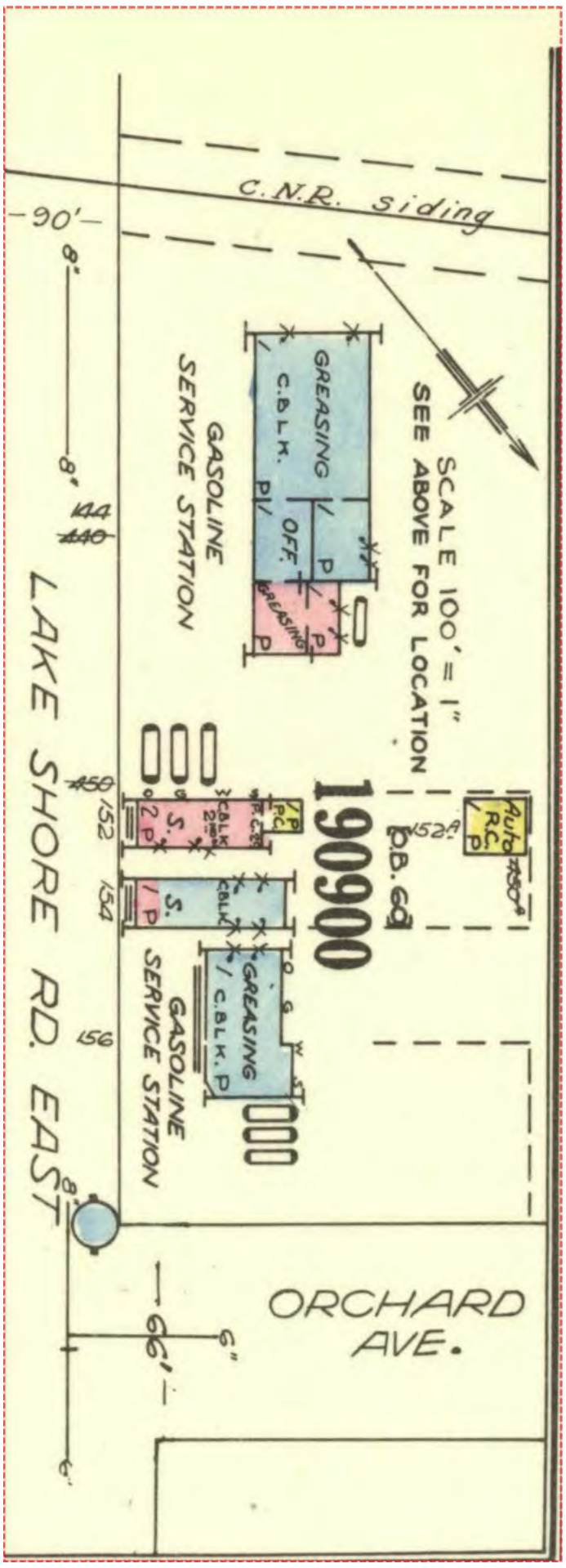
OPTA INFORMATION INTELLIGENCE



Project Name: 170 Lakeshore Road East

Project #: 20170210025
P.O. #: 2076002.01

ENVIROSCAN Report

1952 Volume: Toronto 19 Firemap: 1922
Toronto Vol. 19 Plan: 2180 (1952)
Sheet: 1922 (1952)

Requested by:
Eleanor Goolab
Date Completed: 02/22/2017 15:43:28

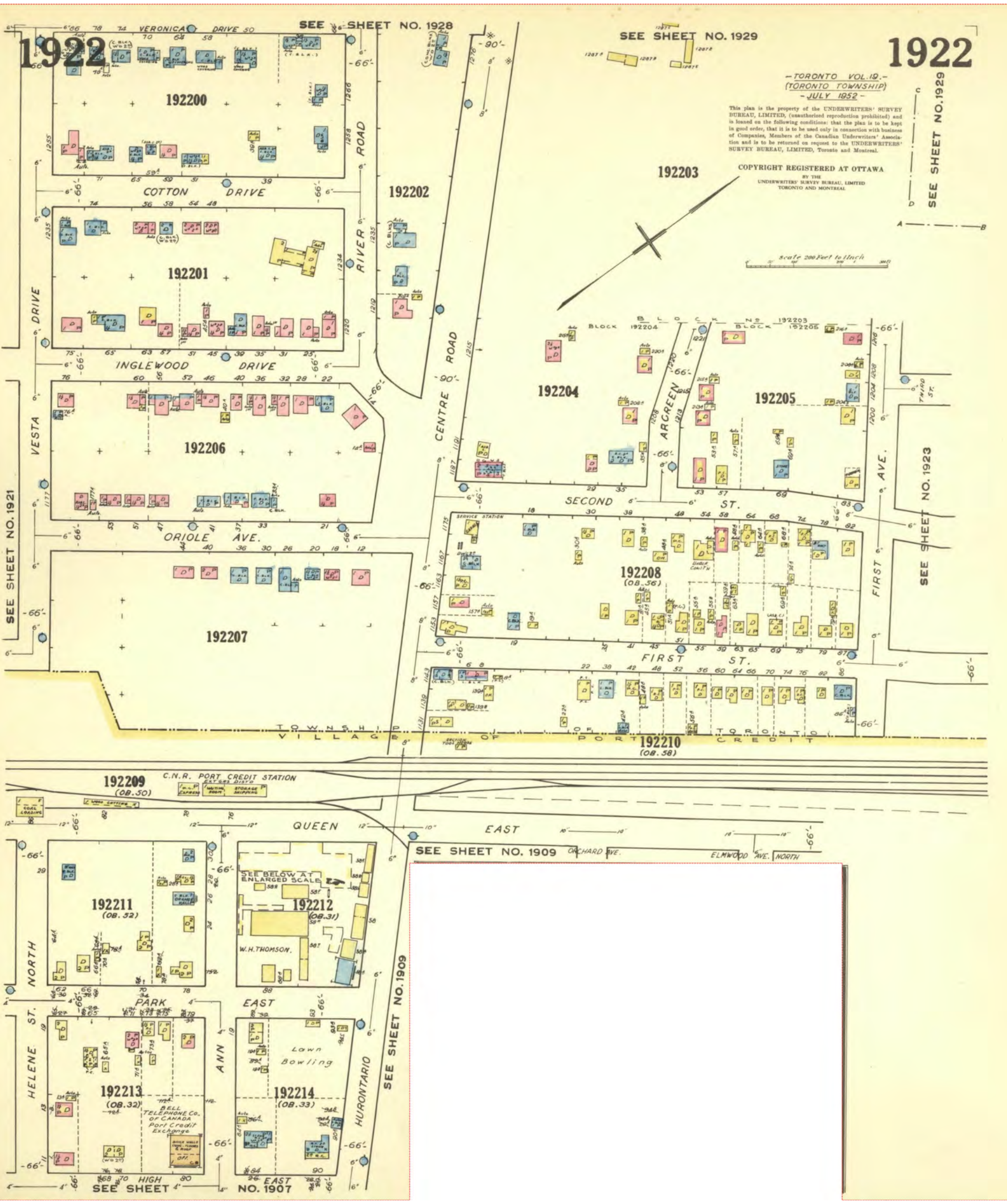
enviroscan
OPTA INFORMATION INTELLIGENCE

FIP Locator Map
The detailed FIP is on the following page

HEIRS Report

1952 Volume: Toronto 19 Firemap: 1922
Toronto Vol. 19 Plan: 2180 (1952)
Sheet: 1922 (1952)

Requested by:
Eleanor Goolab
Date Completed: 02/22/2017 15:43:28



ENVIROSCAN Report

Multirisk Report - 1998 ELMWOOD FRUIT MARKET
170 LAKESHORE RD E MISSISSAUGA ON L5G 1G1
Reference No: 10393917

Requested by:
Eleanor Goolab
Date Completed: 02/22/2017 15:43:28

OPTA INFORMATION INTELLIGENCE

AIS Ref No.: 10393917

1998

Ontario Branch
Confidential Report

MULTIRISK SURVEY

Insured:	ELMWOOD FRUIT MARKET
Location Surveyed:	170 LAKESHORE E RD MISSISSAUGA H P A, ONTARIO L5G 1G1
Person Contacted:	Ali Warrayat
Telephone Number:	(905) 278-8976
Policy Number:	BSP107155
AIS Reference:	10393917
Surveyed by:	P.C. Tomlinson
Date of Survey:	1998.11.02

Committed to Service Excellence

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ENVIROSCAN Report

Multirisk Report - 1998 ELMWOOD FRUIT MARKET
170 LAKESHORE RD E MISSISSAUGA ON L5G 1G1
Reference No: 10393917

Requested by:
Eleanor Goolab
Date Completed: 02/22/2017 15:43:28

enviroscan
OPTA INFORMATION INTELLIGENCE

AIS Ref No.: 10393917

1998

NOTE: The sole purpose of this report is to provide insurance pricing and underwriting information about the particular insured and location named. Only the person requesting this survey will receive a copy of the report, and IAO asks that it be kept strictly confidential. This report does not guarantee compliance with any standards or with any federal, provincial or municipal codes, ordinances or regulations. Tests of fire and other protection equipment have not been conducted or witnessed during this survey.

IAO reports, prepared in compliance with commonly accepted risk control standards existing at the time services are rendered, are developed from a survey of the premises and/or from data supplied by or on behalf of the Purchaser. IAO does not purport to list all hazards. While changes and modifications, referred to in the reports are designed to upgrade protection and loss prevention of the premises, IAO assumes no responsibility for management and control of these activities. IAO will not be responsible to the Purchaser for any loss or damages, whether consequential or other, however caused, incurred or suffered, as a result of the services being provided.

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AIS Ref No.: 10393917

ELMWOOD FRUIT MARKET
170 RD LAKESHORE E; MISSISSAUGA H P A, ONTARIO

M U L T I R I S K - F I R E, L I A B I L I T Y A N D
B A S I C C R I M E

OCCUPANCY:

The insured is a tenant at this location. They have been in operation since 1997 and at this location for 1 year(s). They occupy 930 sq. m and are the major occupant, having 12 employees. The premises are in good condition. The insured is interested in loss prevention, however there have been losses during the last 3 years.

* Loss History

* Occupancy Description (Insured / major tenant if insured is non-occupant)

This area is occupied by the insured for a retail fruit/vegetable and grocery store. Typical foods are sold including a meat/cheese counter at the rear, but no cooking, or smoking.

* Other Classes of Occupants

Butcher shop and bakery

* Undersirable Features

None

Risk is Rateable under the Commercial Property Fire Schedule.
It is recommended that this location be resurveyed in 1 year(s).

BUILDING:

* Built - 1960's (est.) Height: Storey(s) (excluding basement) - 2&1
* There are no additions.
* There are no renovations.
* Building condition - Good

* Area: Ground Floor - 1441 sq. m Total (including basement) - 1490 sq. m

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BASIC CONSTRUCTION:

* Walls - 20% Masonry - Brick
80% Masonry - Concrete blocks

* Floors - (excluding basement) 94% Concrete; 6% Wood joist

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* Roof - 100% - Wood joist
- Surface material(s) - Tar and gravel
- Original roof.

INTERIOR FINISH:

* Walls - 100% non-combustible

* Ceilings - 100% non-combustible

BASEMENTS: None

VERTICAL OPENINGS:

* Stairs - Protection open

MEZZANINE:

* Construction - Wood
* Occupancy - Storage/office
* Area - 41 sq. m

OUTBUILDINGS: None

HEATING:

* Roof Mounted Units - 100% - Natural gas
- Original installation.
- Installation appears safe

ELECTRICAL:

* Condition - Good and appeared safe at the time of the survey.
* Wiring - BX, Non-Metallic
* Overcurrent protection - Circuit Breakers.
* Electrical system - Original installation.

PLUMBING:

* Condition - Good at the time of the survey.
* Piping is Copper
* Plumbing - Original installation.

ENVIROSCAN Report

Multirisk Report - 1998 ELMWOOD FRUIT MARKET
170 LAKESHORE RD E MISSISSAUGA ON L5G 1G1
Reference No: 10393917

Requested by:
Eleanor Goolab
Date Completed: 02/22/2017 15:43:28

OPTA INFORMATION INTELLIGENCE

AIS Ref No.: 10393917

ELMWOOD FRUIT MARKET
170 RD LAKESHORE E; MISSISSAUGA H P A, ONTARIO

EXPOSURES: (within 15m of the risk):

* FRONT: OPEN

* REAR: TO BUILDING
  Construction - Combustible.
  Occupancy - Dwellings.
  Distance - 3 m Height - 2 storeys
  Protection - Non-Sprinklered Grading - Light

* LEFT: TO BUILDING
  Construction - Masonry / Non-combustible.
  Occupancy - Auto Repair Garage.
  Distance - 6 m Height - 1 storeys
  Protection - Non-Sprinklered Grading - Light

* RIGHT: TO TENANT
  Construction - Masonry / Non-combustible.
  Occupancy - butcher shop.
  Distance - 0 m Height - 1 storeys
  Protection - Non-Sprinklered Grading - Severe

MUNICIPAL PROTECTION:

* The FUS Public Fire Protection Classification is 2
* Responding (career) fire department Mississauga
* Distance from risk Less than 2.5 km
* Access via Paved roads. Year-round.

* The building itself is easily accesible to the fire department.
* Two hydrants within 155m (standard)

PRIVATE PROTECTION at this location includes the following:

* Standard extinguishers

* An automatic sprinkler system is not present.

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AIS Ref No.: 10393917

ELMWOOD FRUIT MARKET
170 RD LAKESHORE E; MISSISSAUGA H P A, ONTARIO

M U L T I R I S K - L I A B I L I T Y

OCCUPANCY - GENERAL INFORMATION

* Neighbourhood is predominantly commercial
* Insured - tenant Area occupied - 930 sq. m
* 90% accessible to public. Public access is considered heavy
* Gross revenue - could not be determined at the time of the survey

---

PREMISES information at the time of this survey

* The following appeared to be SATISFACTORY:

  Stairs, ramps, handrails; Floor surfaces & coverings; Wall & ceilings; Inerior Lighting; Exterior Lighting; Emergency Lighting; Interior Housekeeping; Exterior Housekeeping; Washrooms; Sidewalks, Yards & Parking Lots; Snow & ice removal; Signs & Awnings; Fire exits

* Other features present:

  Sale of food

* Elevating devices in operation - none

ENVIROSCAN Report

Multirisk Report - 1998 ELMWOOD FRUIT MARKET
170 LAKESHORE RD E MISSISSAUGA ON L5G 1G1
Reference No: 10393917

Requested by:
Eleanor Goolab
Date Completed: 02/22/2017 15:43:28

OPTA INFORMATION INTELLIGENCE

M U L T I R I S K - B A S I C C R I M E

NEIGHBOURHOOD:

* Predominantly commercial
* Stable
* Best described as having a low crime rate

BUSINESS:

* Description - Fruit/vegetable/grocery store
* Hours of Operation - 8.00am-8.00pm 3 days, 8.00am-9.00pm 2 days, 8.00am-7.00pm 1 day 8.00am-6.00pm 1
* Typical Stock - Food
* Smash and Grab exposure is low
* There is no safe on the premises

GENERAL PROTECTION at the time of this survey:

* The following appeared to be SATISFACTORY:

  Exterior Lighting, Interior Lighting, Roof Accessability, Police Patrols

* Security Alarm System - Yes

SECURITY SYSTEM (TENANT or OWNER/OCCUPANT):

* A premises alarm system is in place
* The extent of protection by this system is perimeter, space/area
* The alarm is Unlisted service
* Line security is not provided
* The type of line security is Digital Dialer

PHYSICAL PROTECTION (TENANT or OWNER/OCCUPANT):

* The exterior locks at this location are deadbolt, slide bolt
* The windows are not barred

This report section is designed to provide basic crime information only. More detailed crime information can be obtained by ordering an Expanded Crime Supplement.

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AIS Ref No.: 10393917

ELMWOOD FRUIT MARKET
170 RD LAKESHORE E; MISSISSAUGA H P A, ONTARIO

M U L T I R I S K
R E M A R K S / R E C O M M E N D A T I O N S

REMARKS:

* Fire, Liability & Basic Crime - The insured is located in a busy commercial/residential neighbourhood of Mississauga, known as Port Credit. This is a well established neighbourhood located on Lakeshore Road East east of Hurontario Street. Overall the building is in good condition and has been well maintained over the years. There are no unusual or unsafe process charges assocciated with this risk. The insured is co-operative, responsible and interested in loss control. Housekeeping is good and the supply of portable fire extinguishers is standard with updated service tags attached.

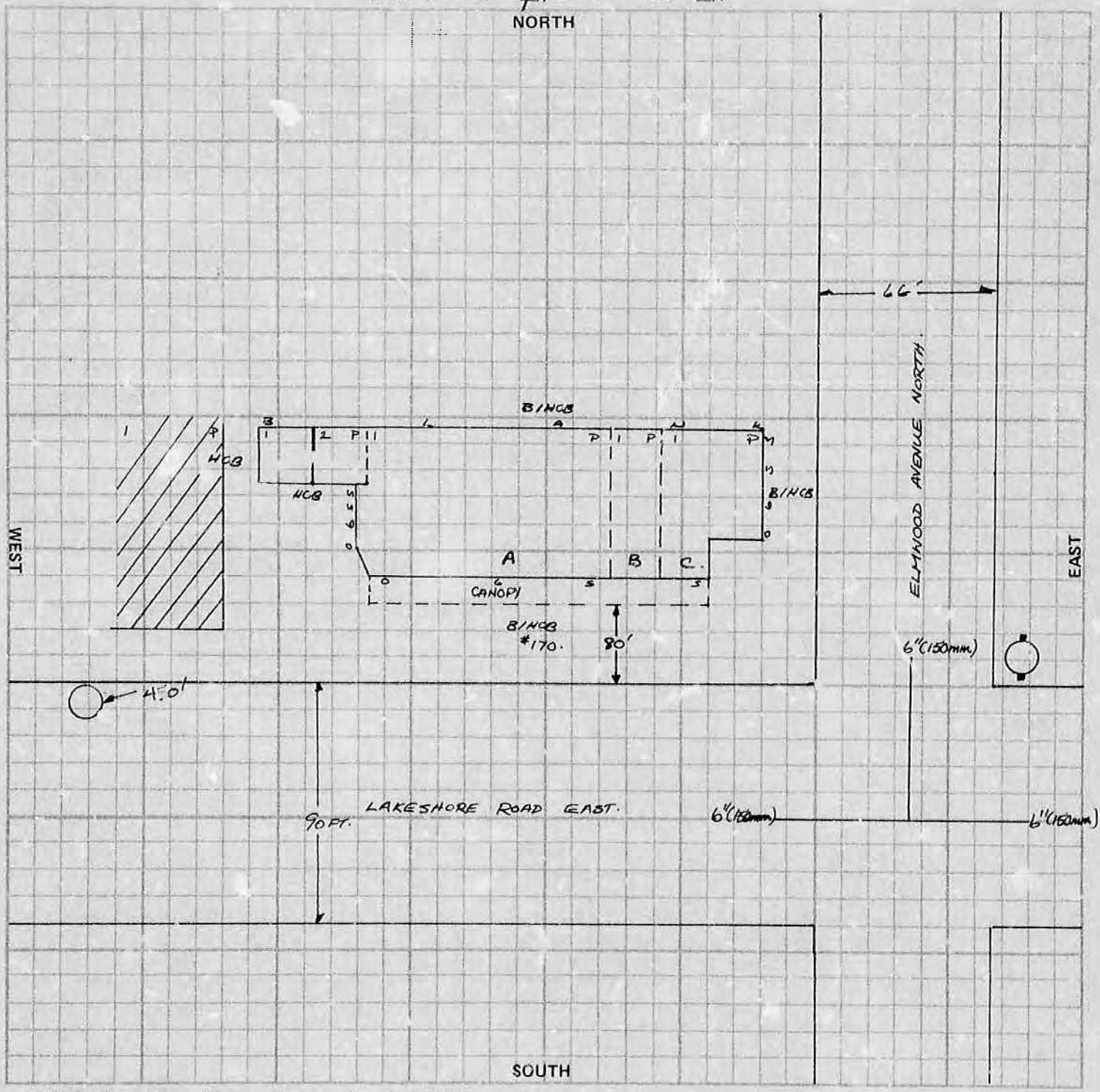
No recommendations made at this time.

Siteplan Report - 1981 Multi Tenant 170 Lakeshore Rd E Mississauga ON a

4.

DIAGRAM

(Scale 1" = 50' ☒, or 1" = 100' ☐)



EXPOSURE: **Note** – These questions must be answered fully.

NORTH	OPEN	ft. to building built of		stories high, occupied as			
SOUTH	STREET	"	"		"	"	LAKESHORE RD. EAST
EAST	STREET	"	"		"	"	ELMWOOD AVENUE NORTH.
WEST	12'	"	"	MASONRY	1	"	" CAR DEALERS OFFICE & AUTO REPAIR GARAGE

Requested by: LIBERTY MUTUAL.

Signature of Inspector: [signature]

Date: JAN 6 19 81

ENVIRONMENTAL RISK INFORMATION SERVICE

Head Office: 80 Valleybrook Dr, Toronto, ON M3B 2S9
Physical Address: 38 Lesmill Rd, Toronto, ON M3B 2T5
Phone: 416-510-5204 • Fax: 416-510-5133
info@erisinfo.com • www.erisinfo.com

City Directory Information Source
Polk's Halton/Peel, Ontario Criss-Cross Directory

PROJECT NUMBER: 20170303155	
Site Address:	170 Lakeshore Road East, Mississauga, Ontario
Year: 2000	
Site Listing:	-Address Not Listed
Adjacent Properties:	
141 Lakeshore Road East	-St. Lawrence Starch Co
150 Lakeshore Road East	-Pioneer Petroleums
158 Lakeshore Road East	-Abacus Accounting -Bank Of Nova scotia
160 Lakeshore Road East	-Address Not Listed

161 Lakeshore Road East	-Address Not Listed
173 Lakeshore Road East	-Address Not Listed
175 Lakeshore Road East	-Address Not Listed
177 Lakeshore Road East	-Address Not Listed
179 Lakeshore Road East	-Address Not Listed
200 Lakeshore Road East	-Address Not Listed

PROJECT NUMBER: 20170303155	
Site Address:	170 Lakeshore Road East, Mississauga, Ontario
Year: 1994	
Site Listing:	-Elmwood Fruit Market -La Villa Bakery
Adjacent Properties:	
141 Lakeshore Road East	-St. Lawrence Starch Co
150 Lakeshore Road East	-Pioneer Petroleums -Res (1 Tenant)

158 Lakeshore Road East	-Chamberlain Construction
160 Lakeshore Road East	-Stephenson's Rent All Centre
161 Lakeshore Road East	-Royal Canadian Air Cadets 845
173 Lakeshore Road East	-Address Not Listed
175 Lakeshore Road East	-Address Not Listed
177 Lakeshore Road East	-Address Not Listed
179 Lakeshore Road East	-Address Not Listed
200 Lakeshore Road East	-LCBO

PROJECT NUMBER: 20170303155	
Site Address:	170 Lakeshore Road East, Mississauga, Ontario
Year: 1989	
Site Listing:	-Elmwood Fruit Market -Elmwood Meat Market -La Villa Bakery

Adjacent Properties:	
141 Lakeshore Road East	-St. Lawrence Starch Co
150 Lakeshore Road East	-Pioneer Petroleums -Promacon Marketing Consultants -Res (1 Tenant)
158 Lakeshore Road East	-Beaver Gas Bars
160 Lakeshore Road East	-Auto Safety Centre -Wee Rent It Limited
161 Lakeshore Road East	-845 Mississauga Royal Canadian Air Cadets
173 Lakeshore Road East	-Address Not Listed
175 Lakeshore Road East	-Address Not Listed
177 Lakeshore Road East	-Address Not Listed
179 Lakeshore Road East	-Address Not Listed
200 Lakeshore Road East	-LCBO

PROJECT NUMBER: 20170303155	

Site Address:	170 Lakeshore Road East, Mississauga, Ontario
Year: 1984	
Site Listing:	-Elmwood Fruit Market -Elmwood Meat Market
Adjacent Properties:	
141 Lakeshore Road East	-St. Lawrence Starch Co
150 Lakeshore Road East	-Pioneer Gas & Wash Centre -Multi-Tenant Residential
158 Lakeshore Road East	-Address Not Listed
160 Lakeshore Road East	-Auto Safety Centre -Wee Rent It Limited -Port Credit Business Association
161 Lakeshore Road East	-Address Not Listed
173 Lakeshore Road East	-Address Not Listed
175 Lakeshore Road East	-Address Not Listed
177 Lakeshore Road East	-Address Not Listed

179 Lakeshore Road East	-Address Not Listed
200 Lakeshore Road East	-LCBO

PROJECT NUMBER: 20170303155	
Site Address:	170 Lakeshore Road East, Mississauga, Ontario
Year: 1977-78	
Site Listing:	-Address Not Listed
Adjacent Properties:	
141 Lakeshore Road East	-St. Lawrence Starch Co -Stone & Webster Canada
150 Lakeshore Road East	-Pioneer Gas & Wash Centre -R & L Auto Glazing
158 Lakeshore Road East	-Green Scene
160 Lakeshore Road East	-G & M Automotive Service Centre -Perma-Shine -Wee Rent It Limited

161 Lakeshore Road East	-Address Not Listed
173 Lakeshore Road East	-Address Not Listed
175 Lakeshore Road East	-Address Not Listed
177 Lakeshore Road East	-Address Not Listed
179 Lakeshore Road East	-Address Not Listed
200 Lakeshore Road East	-Address Not Listed

PROJECT NUMBER: 20170303155	
Site Address:	170 Lakeshore Road East, Mississauga, Ontario
Year: 1972-73	
Site Listing:	-Address Not Listed
Adjacent Properties:	
141 Lakeshore Road East	-Address Not Listed
150 Lakeshore Road East	-Address Not Listed
158 Lakeshore Road East	-Address Not Listed

160 Lakeshore Road East	-Address Not Listed
161 Lakeshore Road East	-Address Not Listed
173 Lakeshore Road East	-Address Not Listed
175 Lakeshore Road East	-Address Not Listed
177 Lakeshore Road East	-Address Not Listed
179 Lakeshore Road East	-Address Not Listed
200 Lakeshore Road East	-Address Not Listed

PROJECT NUMBER: 20170303155	
Site Address:	170 Lakeshore Road East, Mississauga, Ontario
Year: 1966	
Site Listing:	-Address Not Listed
Adjacent Properties:	
141 Lakeshore Road East	-Address Not Listed

150 Lakeshore Road East	-Address Not Listed
158 Lakeshore Road East	-Address Not Listed
160 Lakeshore Road East	-Address Not Listed
161 Lakeshore Road East	-Address Not Listed
173 Lakeshore Road East	-Address Not Listed
175 Lakeshore Road East	-Address Not Listed
177 Lakeshore Road East	-Address Not Listed
179 Lakeshore Road East	-Address Not Listed
200 Lakeshore Road East	-Address Not Listed

PROJECT NUMBER: 20170303155	
Site Address:	170 Lakeshore Road East, Mississauga, Ontario
Year: 1961	
Site Listing:	-Address Not Listed
Adjacent Properties:	

141 Lakeshore Road East	-Address Not Listed
150 Lakeshore Road East	-Address Not Listed
158 Lakeshore Road East	-Address Not Listed
160 Lakeshore Road East	-Address Not Listed
161 Lakeshore Road East	-Address Not Listed
173 Lakeshore Road East	-Address Not Listed
175 Lakeshore Road East	-Address Not Listed
177 Lakeshore Road East	-Address Not Listed
179 Lakeshore Road East	-Address Not Listed
200 Lakeshore Road East	-Address Not Listed

-All listings for businesses were listed as they are in the city directory.

-Listings that are residential are listed as “residential” with the number of tenants. The name of the residential tenant is not listed in the above city directory

BERLIANCO INC.

D. Quang Do
President

December 15, 1993

Mr. Joe Indovina
2623 Ambrcroft Trail
Mississauga, Ontario
Mississauga L5M 4K2

Dear Mr. Indovina, Oil Contamination

As promised, I enclose photographs of the opening to the oil tank that was found in the back yard of 160 Lakeshore Road East, Mississauga.

If you have inspected the site yourself as I suggested to you this morning, you can see the traces of oil oozing out from the foundation of your building located at 170 Lakeshore Road East, Mississauga. This would indicate that the tank would be straddling under both properties.

As I am going away for Christmas and the New Year holidays, please contact Mr. Howard Dixon at his office for any questions regarding the cleaning up of the site. His phone no. is (416) 746 2141 Ext. 125).

Season's greetings!

Yours truly,

D. Do

Enclosures : 3 photographs

20 McNicoll Avenue, Willowdale, Ontario, Canada M2H 2A8 Tel (416) 499-7945
Toronto Hong Kong Jakarta

BERLIANCO INC.

D. Quang Do
President

Mr. Joe Indovina
2623 Ambercroft Trail
Mississauga, Ontario
L5M 4K2

December 13, 1993

Oil Contamination at
160 and 170 Lakeshore Road East
Mississauga

Dear Mr. Indovina,

I enclose two original copies of the amended agreement which I trust, you and Mr. Rinella will find satisfactory and acceptable.

My amendments follow your general concerns and I added only a few details that address our common problem more thoroughly.

Kindly sign and return to me one copy by fax and one original copy by express mail or by courier, so that work can be commenced immediately.

Should you have any questions, please do not hesitate to call me at (416) 499 1629. This number is also my fax number.

I will send you photo-graphs of the site when they are ready.

Thank you for your kind co-operation.

Yours truly,

D. Quang

Fax and tel. (416) 499 1629

20 McNicoll Avenue, Willowdale, Ontario, Canada M2H 2A8 Tel (416) 499-7945
Toronto Hong Kong Jakarta

AGREEMENT

This Agreement made this 14th day of December, 1993

BETWEEN:

BERLIANCO INC.
160 Lakeshore Road East
Mississauga, Ontario

(hereinafter referred to as "Owner")

OF THE FIRST PART

- and -

JOE INDOVINA and PETER RINELLA
170 Lakeshore Road East
Mississauga, Ontario

(hereinafter sometimes jointly referred to as "Owner")

OF THE SECOND PART

(and collectively all referred to as "Owners")

WHEREAS Berlianco Inc. is the owner of 160 Lakeshore Road East, Mississauga, Ontario;

AND WHEREAS Joe Indovina and Peter Rinella together are the owner of 170 Lakeshore Road East, Mississauga, Ontario;

AND WHEREAS it has been determined that there is petroleum contamination in the test pit at 160 Lakeshore Road East, Mississauga, Ontario;

AND WHEREAS it appears said contamination is the result of a storage tank buried in the ground between 160 Lakeshore Road East and 170 Lakeshore Road East, Mississauga, Ontario;

AND WHEREAS the Owners are desirous of determining the cause of said contamination and effecting a clean-up of the contaminated area;

THE OWNERS HEREBY AGREE AS FOLLOWS:

1. To retain the services of John Emery Geotechnical Engineering Limited and Kal Dixon Construction Corp. on their behalf to take all necessary steps to:

   a) determine the cause of the contamination, including all tests incidental thereto;
   b) locate the storage tank or other container/source from which the contamination is emanating;
   c) if required by the Ministry of Environment, to obtain a written quotation for the cost of removal of any tank (or other container) so located and removal of any contaminated soil, oil and/or other substances in order to be able to obtain confirmation that no further contamination (or source thereof) remains;
   d) do all steps necessary and incidental to meet Ministry of Environment requirements;
   e) replace any necessary soil or other material necessary to repair the ground surface where removal occurred.

2. All costs of testing, removal and clean-up, as above set out (save for 1 e)), shall be paid equally by the Owners directly to the party retained to provide the service requested and will be paid forthwith in accordance with the agreed payment terms. It is understood and agreed that any cost to replace soil in accordance with 1 e) above and to remedy or repair any buildings or other structure located on either Owner's lands shall not be a joint account but shall be the sole responsibility of each Owner and such work shall not form a part of this Agreement and shall be a separate and distinct matter.

3. Each Owner agrees to indemnify and save harmless the other for any costs or expenses incurred as a result of default in payment by an Owner to any third party rendering services as set out herein and for which the non-defaulting Owner shall become liable or shall incur any costs, including legal fees, to defend against.

4. Each Owner hereby consents to the entry over their respective lands and/or building by any third parties retained in accordance with this Agreement. Each Owner hereto agrees that all reports and information obtained pursuant to the terms of this Agreement shall be mutually shared and shall not be solely for the benefit of only one Owner. The Owners agree to so direct all third parties accordingly.

5. The Owners agree to look solely to the third parties retained to perform services in accordance with the terms hereof for any damages, costs or expenses arising from any defect, negligence or other unsatisfactory performance of work or material provided and shall not hold the other Owner responsible for same.

6. Each Owner shall maintain their own insurance coverage in addition to any liability insurance obtained from any third party retained by the Owners.

7. Each Owner shall be solely responsible to any tenant, licensee or other occupant of all or any part of their property for any matters arising from the work set out herein and will be responsible to obtain any consents to enter, test, excavate, construct or do such other work as shall be required.

8. No work shall be authorized to any third party other than as set out in this Agreement and only after the Owners shall have determined and agreed to the cost of same with the party to perform it.

9. The cost-sharing set out in this Agreement is limited solely to the matters contained herein and shall not apply to any claim instituted by any third party for damages arising to their property from contamination caused or alleged caused to have occurred by reason of seepage, spill or otherwise.

10. Notwithstanding the terms hereof, nothing contained herein shall be deemed an admission of any liability for any contamination found.

The parties agree that this Agreement sets out the entire agreement among them and that no terms hereof can be varied, amended or altered except if done in writing and signed by all the parties.

Upon payment of all monies required to be paid by the Owners to third parties and the issuance by the Ministry of Environment of a certificate or other confirmation of satisfactorily having cleaned up the contamination, this Agreement shall be at an end and deemed complete.

This Agreement is binding upon the parties, their respective heirs, executors, administrators, successors and assigns.

Dated at Mississauga, this 14th day of December, 1993.

BERLIANCO INC.
(Owner of 160 Lakeshore Road East)

Per: _____
D. QUANTZ DO
President

_____
Joe Indovina

_____
Peter Rinella
(both Owners of 170 Lakeshore Road East)

M:\CLIENT\74\7423\04\CONTAM.AGT

A G R E E M E N T

WHEREAS it has been determined that there is petroleum contamination in the test pit at 160 Lakeshore Road East, Mississauga, Ontario;

AND WHEREAS it appears said contamination is the result of a storage tank buried in the ground between 160 Lakeshore Road East and 170 Lakeshore Road East, Mississauga, Ontario;

AND WHEREAS the owner of 160 Lakeshore Road East and the owners of 170 Lakeshore Road East are desirous of determining the cause of said contamination and effecting a clean-up of the contaminated area;

THE PARTIES HEREBY AGREE AS FOLLOWS:

1) to retain the services of John Emery Geotechnical Engineering Limited to determine the cause of said contamination and the location of said storage tank or other such device, the cost of such determination to be shared equally as between the owner of 160 Lakeshore Road East and the owners of 170 Lakeshore Road East;

2) the cost of clean-up and removal of any tank or other device whatsoever causing said contamination shall be borne solely by the party under whose property the tank or other device is lying.

DATED at Mississauga this 6 day of DEC, 1993.

Berlianco Inc.
160 Lakeshore Road East
Mississauga, Ontario

Joe Indovina

Peter Rinella
170 Lakeshore Road East
Mississauga, Ontario

A G R E E M E N T

WHEREAS it has been determined that there is petroleum contamination in the test pit at 160 Lakeshore Road East, Mississauga, Ontario;

AND WHEREAS it appears said contamination is the result of a storage tank buried in the ground between 160 Lakeshore Road East and 170 Lakeshore Road East, Mississauga, Ontario;

AND WHEREAS the owner of 160 Lakeshore Road East and the owners of 170 Lakeshore Road East are desirous of determining the cause of said contamination and effecting a clean-up of the contaminated area;

THE PARTIES HEREBY AGREE AS FOLLOWS:

1) to retain the services of John Emery Geotechnical Engineering Limited to determine the cause of said contamination and the location of said storage tank or other such device, the cost of such determination to be shared equally as between the owner of 160 Lakeshore Road East and the owners of 170 Lakeshore Road East;

2) the cost of clean-up and removal of any tank or other device whatsoever causing said contamination shall be borne solely by the party under whose property the tank or other device is lying.

DATED at Mississauga this day of , 1993.

Berlianco Inc.
160 Lakeshore Road East
Mississauga, Ontario

Joe Indovina

Peter Rinella
170 Lakeshore Road East
Mississauga, Ontario

A G R E E M E N T

WHEREAS it has been determined that there is petroleum contamination in the test pit at 160 Lakeshore Road East, Mississauga, Ontario;

AND WHEREAS it appears said contamination is the result of a storage tank buried in the ground between 160 Lakeshore Road East and 170 Lakeshore Road East, Mississauga, Ontario;

AND WHEREAS the owner of 160 Lakeshore Road East and the owners of 170 Lakeshore Road East are desirous of determining the cause of said contamination and effecting a clean-up of the contaminated area;

THE PARTIES HEREBY AGREE AS FOLLOWS:

1) to retain the services of John Emery Geotechnical Engineering Limited to determine the cause of said contamination and the location of said storage tank or other such device, the cost of such determination to be shared equally as between the owner of 160 Lakeshore Road East and the owners of 170 Lakeshore Road East;

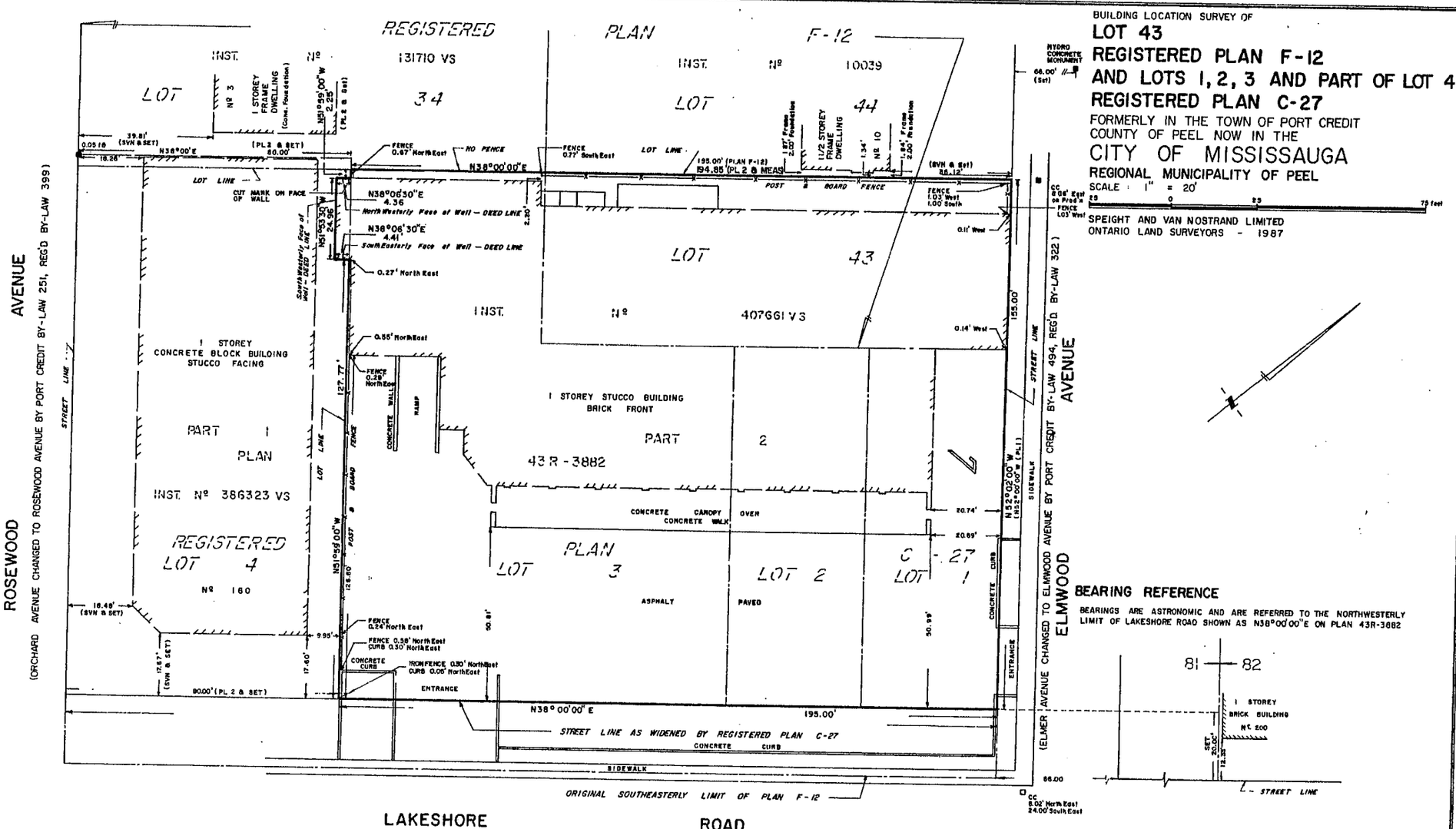
2) the cost of clean-up and removal of any tank or other device whatsoever causing said contamination shall be borne solely by the party under whose property the tank or other device is lying.

DATED at Mississauga this day of , 1993.

Berlianco Inc.
160 Lakeshore Road East
Mississauga, Ontario

Joe Indovina

Peter Rinella
170 Lakeshore Road East
Mississauga, Ontario



BUILDING LOCATION SURVEY OF

LOT 43
REGISTERED PLAN F-12
AND LOTS 1, 2, 3 AND PART OF LOT 4 REGISTERED PLAN C-27

FORMERLY IN THE TOWN OF PORT CREDIT
COUNTY OF PEEL NOW IN THE
CITY OF MISSISSAUGA
REGIONAL MUNICIPALITY OF PEEL

SCALE : 1" = 20'

25 0 25 75 feet

SPEIGHT AND VAN NOSTRAND LIMITED
ONTARIO LAND SURVEYORS - 1987

BEARING REFERENCE

BEARINGS ARE ASTRONOMIC AND ARE REFERRED TO THE NORTHWESTERLY LIMIT OF LAKESHORE ROAD SHOWN AS N38°00'00"E ON PLAN 43R-3882

LEGEND

●	DENOTES	SURVEY MONUMENT FOUND
□	"	SURVEY MONUMENT PLANTED
WIT	"	WITNESS MONUMENT
SIB	"	STANDARD IRON BAR
SSIB	"	SHORT STANDARD IRON BAR
IB	"	IRON BAR
CC	"	CUT CROSS
PL.1	"	REGISTERED PLAN C-27
PL.2	"	PLAN 43R-3882
SVN	"	SPEIGHT AND VAN NOSTRAND O.L.S.

SURVEYOR'S CERTIFICATE

I CERTIFY THAT :

1. THE FIELD SURVEY REPRESENTED ON THIS PLAN WAS COMPLETED ON THE 7th DAY OF JANUARY 1987

DATE JANUARY 9, 1987

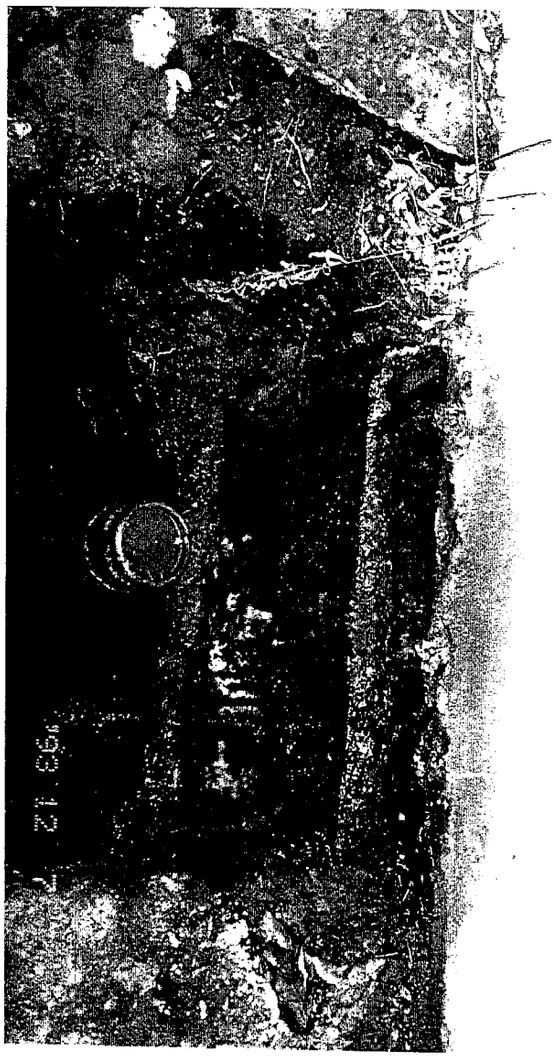
B. Square
B. SQUARE
ONTARIO LAND SURVEYOR

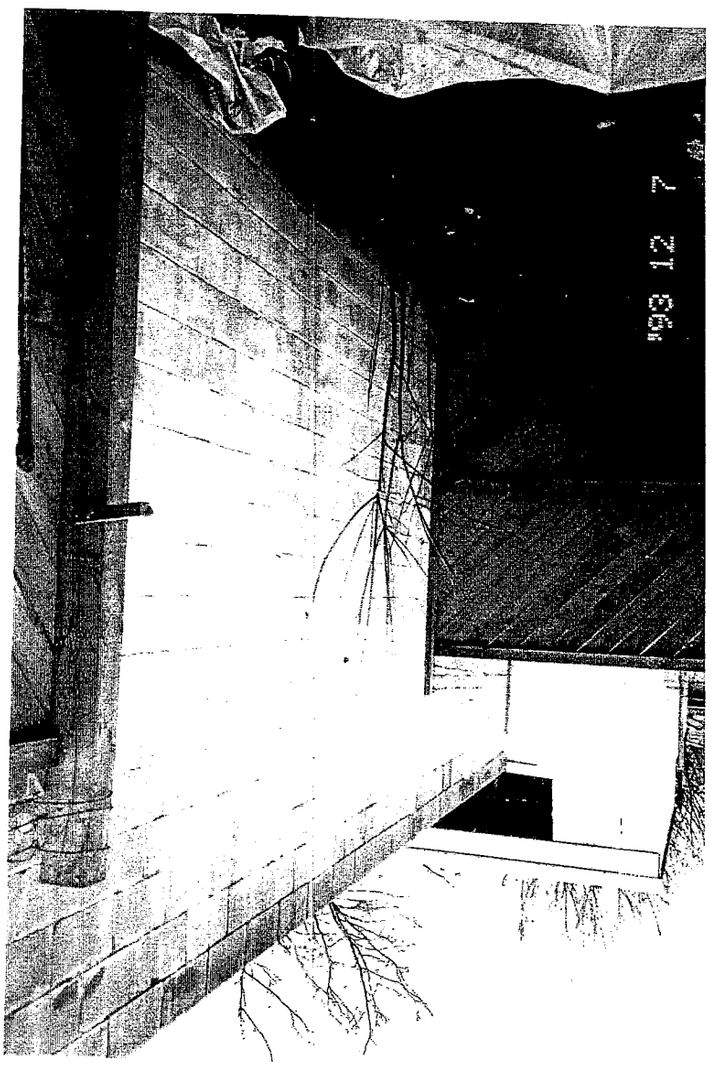
Prepared for : FORD & FULLER
BARRISTERS & SOLICITORS
2000 ARGENTIA ROAD
PLAZA 2, SUITE 408
MISSISSAUGA, ONTARIO
L5N 1P7

SPEIGHT AND VAN NOSTRAND LIMITED
ONTARIO LAND SURVEYORS
METROPOLITAN TORONTO, ONTARIO

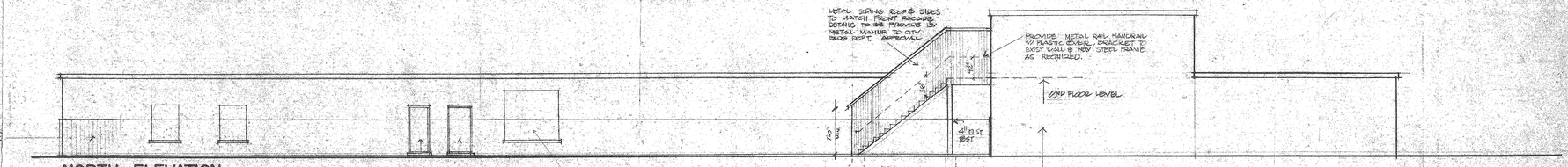
DRAWN	B.L.C.	JOB Nº	86-3546
CHECKED	B.S.	REF Nº	2-F12 Peel

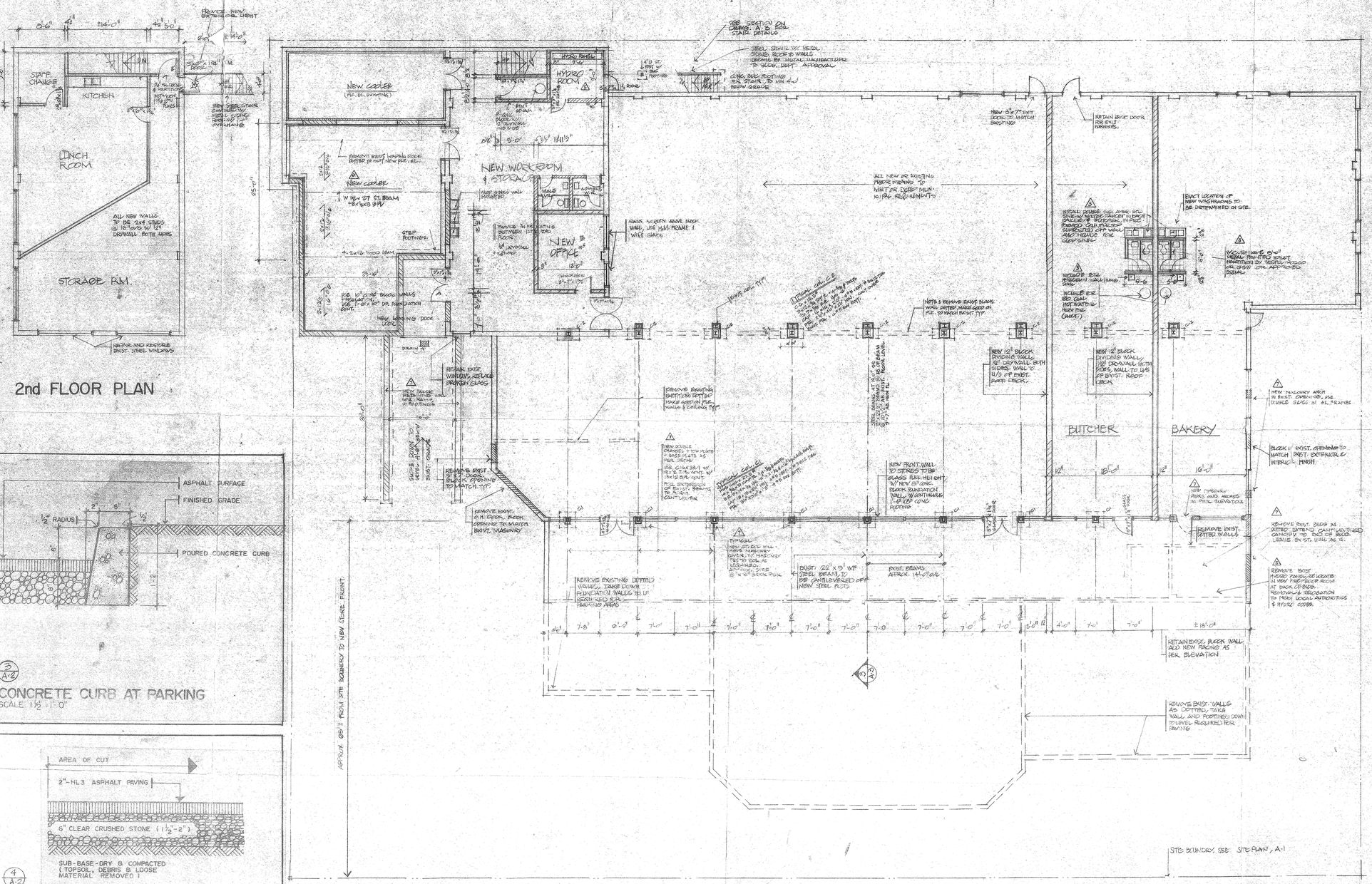
TRANSLAR


'98 12 7


'98 12 7


'98 12 7





NORTH ELEVATION
1" = 8'-0"

2nd FLOOR PLAN

GROUND FLOOR PLAN

3 / A-2

CONCRETE CURB AT PARKING
SCALE 1 1/2" = 1'-0"

4 / A-2

LIGHT DUTY ASPHALT PAVING
SCALE 1 1/2" = 1'-0"

REF.	DATE	DESCRIPTION	CH'D
7	NOV. 27/78	GENERAL REVISIONS	BLC.
6	OCT 20/78	ADD COOLER	BLC
5	26 SEPT. 78	REVISED FLOOR PLAN.	BLC
4	21 SEPT. 78	REVISED FLOOR PLAN	R.G.M.
3	12 SEPT. 78	PLUMBING CHANGES/FEEL REG.	BLC.
2	11 AUG/78	OFFICE, W/C RELOCATION	BLC
1	19 JUNE/78	DETAIL EXIT STAIRCASE	BLC

REVISIONS

stark temporale ARCHITECTS & PLANNERS
JOHN B. STARK, B.ARCH., M.R.A.I.C.
ALEXANDER L. TEMPORALE, B.ARCH., M.R.A.I.C.
MISSISSAUGA:
2 MISSISSAUGA ROAD NORTH, MISSISSAUGA, ONTARIO
(416) 278-5305
COLLINGWOOD:
123 HURONTARIO ST., COLLINGWOOD, ONT.

ELMWOOD FRUIT MARKET
LAKESHORE BLVD.
PORT CREDIT ONTARIO

FLOOR PLAN

DRAWN: B.L.C.
DATE: JAN. 1978
CHECKED: A.L.T.
SCALE: 1" = 8'-0"
JOB NO.: 77.208
ISSUED: 6 FEB 1978
SHEET NO.: A-2

ENVIRONMENTAL RISK INFORMATION SERVICES

DATABASE REPORT

Project Property:	*170 Lakeshore Road East* *170 Lakeshore Rd E* *Mississauga ON L5G1G1*
Project No:	*2076-002.01*
Report Type:	*Standard Report*
Order No:	*20170210025*
Requested by:	*Hemmera*
Date Completed:	*February 15, 2017*

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

www.erisinfo.com

Table of Contents

Executive Summary

Property Information:

Project Property:		*170 Lakeshore Road East* *170 Lakeshore Rd E Mississauga ON L5G1G1*
Project No:		*2076-002.01*
Coordinates:		
	Latitude:	*43.557097*
	Longitude:	*-79.580444*
	UTM Northing:	*4,823,661.29*
	UTM Easting:	*614,655.48*
	UTM Zone:	*UTM Zone 17T*
Elevation:		*262 FT* *79.85 M*

Order Information:

Order No:	*20170210025*
Date Requested:	*February 10, 2017*
Requested by:	*Hemmera*
Report Type:	*Standard Report*

Historical/Products:

Insurance Products	*Fire Insurance Maps/Inspection Reports/Site Specific 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*
AUWR	***Automobile Wrecking & Supplies***	*Y*	*0*	*0*	*0*
BORE	***Borehole***	*Y*	*0*	*19*	*19*
CA	***Certificates of Approval***	*Y*	*0*	*4*	*4*
CFOT	***Commercial Fuel Oil Tanks***	*Y*	*0*	*0*	*0*
CHEM	***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*
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*	*8*	*8*
EIIS	***Environmental Issues Inventory System***	*Y*	*0*	*0*	*0*
EMHE	***Emergency Management Historical Event***	*Y*	*0*	*0*	*0*
EXP	***List of TSSA Expired Facilities***	*Y*	*0*	*29*	*29*
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*
FST	***Fuel Storage Tank***	*Y*	*0*	*6*	*6*
FSTH	***Fuel Storage Tank - Historic***	*Y*	*0*	*2*	*2*
GEN	***Ontario Regulation 347 Waste Generators Summary***	*Y*	*0*	*19*	*19*
GHG	***Greenhouse Gas Emissions from Large Facilities***	*Y*	*0*	*0*	*0*
HINC	***TSSA Historic Incidents***	*Y*	*0*	*0*	*0*
IAFT	***Indian & Northern Affairs Fuel Tanks***	*Y*	*0*	*0*	*0*
INC	***TSSA Incidents***	*Y*	*0*	*2*	*2*
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*

Database	Name	Searched	Project Property	Within 0.25 km	Total
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
NEBW	National Energy Board Wells	Y	0	0	0
NEES	National Environmental Emergencies System (NEES)	Y	0	0	0
NPCB	National PCB Inventory	Y	0	5	5
NPRI	National Pollutant Release Inventory	Y	0	0	0
OGW	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	4	4
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	1	1
PINC	TSSA Pipeline Incidents	Y	0	2	2
PRT	Private and Retail Fuel Storage Tanks	Y	0	5	5
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	4	4
RST	Retail Fuel Storage Tanks	Y	0	1	1
SCT	Scott's Manufacturing Directory	Y	0	6	6
SPL	Ontario Spills	Y	1	8	9
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	TSSA 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	8	8
	Total:	1	133	134	

Executive Summary: Site Report Summary - Project Property

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev diff (m)	Page Number
1	SPL		170 Lakeshore Rd E Mississauga ON	NE/0.9	0.00	25

Executive Summary: Site Report Summary - Surrounding Properties

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
2	WWIS		lot 14 con 1 ON	S/28.8	0.00	25
3	WWIS		lot 14 con 1 ON	SW/32.4	0.00	27
4	GEN	STEPHENSONS RENT ALL LTD.	160 LAKESHORE RD. E. MISSISSAUGA ON L5G 1G1	SW/37.0	0.00	29
4	GEN	STEPHENSON'S RENT-ALL LTD.	160 LAKESHORE RD. EAST, MISSISSAUGA C/O 55 WESTMORE DR. REXDALE ON L5G 1G1	SW/37.0	0.00	29
4	GEN	STEPHENSON'S RENT-ALL INC.	160 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1G1	SW/37.0	0.00	30
4	GEN	STEPHENSON'S RENT-ALL LTD. 36-457	160 LAKESHORE RD. EAST, MISSISSAUGA C/O 55 WESTMORE DR. REXDALE ON L5G 1G1	SW/37.0	0.00	30
4	GEN	STEPHENSON'S RENT-ALL INC.	160 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1G1	SW/37.0	0.00	31
5	WWIS		lot 14 con 1 ON	SW/44.8	0.00	31
6	SCT	Autasco Group	177 Lakeshore Rd E Mississauga ON L5G 4T9	S/68.8	0.00	33
7	BORE		ON	NNW/74.5	1.00	33
8	BORE		ON	WSW/83.0	0.00	34
9	EXP	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON	SSW/90.7	0.00	34
9	EXP	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SSW/90.7	0.00	34
9	EXP	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON	SSW/90.7	0.00	35
9	EXP	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON	SSW/90.7	0.00	35
9	EXP	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON	SSW/90.7	0.00	35
9	EXP	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SSW/90.7	0.00	35
9	EXP	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON	SSW/90.7	0.00	36
9	EXP	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON	SSW/90.7	0.00	36
9	EXP	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON	SSW/90.7	0.00	36
9	EXP	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON	SSW/90.7	0.00	36
9	EXP	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON	SSW/90.7	0.00	37
9	EXP	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SSW/90.7	0.00	37

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
9	EXP	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SSW/90.7	0.00	37
9	EXP	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SSW/90.7	0.00	37
9	EXP	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SSW/90.7	0.00	38
9	EXP	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SSW/90.7	0.00	38
9	PRT	BEAVER FUELS MANAGEMENT LIMITED ATTENTION: MIRIAM	158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SSW/90.7	0.00	38
10	WWIS		lot 14 con 1 ON	SW/91.3	0.00	38
11	INC		5 ELMWOOD AVENUE SOUTH, MISSISSAUGA ON	E/108.1	0.00	40
12	SCT	Access Control Sales Ltd.	161 Lakeshore Rd E Mississauga ON L5G 4T9	S/109.8	0.00	41
13	EHS		200 Lakeshore Rd E Mississauga ON L5G1G3	NE/116.1	0.78	42
14	EHS		200 Lakeshore Rd East Mississauga ON L5G 1G3	NE/116.7	1.00	42
14	SPL	PETRO-CANADA	PETRO CANADA SERVICE STATION 200 LAKESHORE BLVD. (AT SOUTHDOWN RD.) SERVICE STATION MISSISSAUGA CITY ON	NE/116.7	1.00	42
15	EHS		150 Lakeshore Rd E Mississauga ON L5G 1E9	SW/132.4	-0.12	42
15	EXP	PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	43
15	EXP	PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	43
15	EXP	PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	43
15	EXP	PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	43
15	EXP	PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	44
15	EXP	PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON	SW/132.4	-0.12	44
15	EXP	PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	44
15	EXP	PIONEER ENERGY MANAGEMENT INC	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	44
15	EXP	PIONEER ENERGY MANAGEMENT INC	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	45
15	EXP	PIONEER ENERGY MANAGEMENT INC	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	45
15	EXP	PIONEER ENERGY MANAGEMENT INC	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	45
15	EXP	PIONEER ENERGY MANAGEMENT INC	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	45
15	EXP	PIONEER ENERGY MANAGEMENT INC	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	46

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
15	FST	PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	46
15	FST	PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	46
15	FST	PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	46
15	FST	PARKLAND INDUSTRIES LTD	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	47
15	FST	PARKLAND INDUSTRIES LTD	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	47
15	FST	PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	47
15	FSTH	PIONEER PETROLEUMS MANAGEMENT INC**	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	47
15	FSTH	PIONEER PETROLEUMS MANAGEMENT INC**	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	48
15	GEN	Pioneer Energy LP	150 Lakeshore Road East Mississauga ON L5G 1E9	SW/132.4	-0.12	49
15	GEN	Pioneer Energy LP	150 Lakeshore Road East Mississauga ON L5G 1E9	SW/132.4	-0.12	49
15	PRT	PIONEER PETROLEUMS ATTN LOLA LAURIE	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	49
15	PRT	PIONEER PETROLEUMS ATTN LOLA LAURIE	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	49
15	PRT	PIONEER PETROLEUMS ATTN LOLA LAURIE	150 LAKESHORE RD E MISSISSAUGA ON L5G1E9	SW/132.4	-0.12	50
15	PRT		150 LAKESHORE RD. E. PORT CREDIT ON	SW/132.4	-0.12	50
15	RST	PIONEER PETROLEUMS	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW/132.4	-0.12	50
15	SPL	PIONEER PETROLEUMS LTD.	150 LAKESHORE EAST SERVICE STATION MISSISSAUGA CITY ON L5G 1E9	SW/132.4	-0.12	50
15	SPL	PIONEER PETROLEUMS LTD.	150 LAKESHORE RD E SERVICE STATION MISSISSAUGA CITY ON L5G 1E9	SW/132.4	-0.12	50
16	WWIS		ON	SSW/135.6	0.00	51
17	BORE		ON	NW/136.2	1.00	51
18	INC		20 Rosewood Avenue, Mississauga ON	W/137.9	0.00	52
18	SPL	Greenspoon Specialty Contracting Ltd.;	20 Rosewood Avenue construction site<UNOFFICIAL> Mississauga ON	W/137.9	0.00	53
19	SPL		22 Woodlawn Avenue Mississauga ON	N/143.2	1.00	53
20	GEN	HARBINDER MANN VETERINARY CORPORATION	205 LAKESHORE.RD. E. MISSISSAUGA ON	ENE/146.8	0.78	53
20	GEN	HARBINDER MANN VETERINARY CORPORATION	205 LAKESHORE.RD. E. MISSISSAUGA ON	ENE/146.8	0.78	54
20	GEN	HARBINDER MANN VETERINARY CORPORATION	205 LAKESHORE.RD. E. MISSISSAUGA ON L5G1G2	ENE/146.8	0.78	54
21	BORE		ON	NNE/146.9	1.00	54

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
22	BORE		ON	WNW/146.9	0.00	55
23	SCT	Nordex Explosives Ltd.	145 Lakeshore Rd E Mississauga ON L5G 4T9	SSW/146.9	-0.82	55
24	WWIS		ON	WSW/152.0	0.00	56
25	WWIS		ON	WSW/162.3	0.00	56
26	GEN	Starlight Apartments Ltd.	212 Lakeshore Rd E Mississauga ON	NE/163.0	1.00	57
27	EHS		125/129/139 Lakeshore Road East & 65/80 Port Street Mississauga ON	SW/169.9	-0.79	57
28	BORE		ON	ESE/173.2	0.00	57
29	GEN	HARBINDER MANN VETERINARY CORPORATION	205 LAKESHORE.RD. E. MISSISSAUGA ON	ENE/175.3	1.00	58
30	GEN	MISSISSAUGA HYDRO (PCB)	20 FOREST AVE. C/O 3240 MAVIS ROAD MISSISSAUGA ON L5G 1K7	NW/181.3	1.00	58
30	GEN	MISSISSAUGA HYDRO (PCB) 00-000	20 FOREST AVE. C/O 3240 MAVIS ROAD MISSISSAUGA ON L5G 1K7	NW/181.3	1.00	58
31	EHS		206-212 Lakeshore Road East Mississauga ON L5G 1G4	NE/183.3	1.00	59
32	BORE		ON	NNW/186.1	2.00	59
33	CA	F.S. Port Credit Development Limited	1 Hurontario St Mississauga ON L5G 0A3	SW/191.8	0.00	59
33	GEN	Dolce Vita Medical Spa & Salon	1 Hurontario Street Unit 1 Mississauga ON L5G0A3	SW/191.8	0.00	60
33	PINC		1 Hurontario Street, Mississauga ON	SW/191.8	0.00	60
34	RSC	F.S. Port Credit Development Limited	15 HURONTARIO ST, MISSISSAUGA, ON, L5G 3G8 ON	SW/192.5	0.00	60
35	EHS		206-212 Lakeshore Road East 8 Oakwood Avenue Mississauga ON	NE/196.0	1.09	61
36	SPL	OSHAWA FOODS	25 HURONTARIO STREET RETAIL STORE MISSISSAUGA CITY ON	WSW/201.0	0.00	61
37	BORE		ON	S/202.3	0.00	62
38	BORE		ON	SW/208.8	0.00	62
39	BORE		ON	SW/210.6	0.00	63
40	CA	ST. LAWRENCE STARCH CO. LTD.	141 LAKESHORE RD. E. MISSISSAUGA CITY ON L5G 1E8	SSW/211.4	-0.96	63
40	CA	ST. LAWRENCE STARCH CO. LTD.	141 LAKESHORE RD. EAST MISSISSAUGA CITY ON L5G 1E8	SSW/211.4	-0.96	63
40	EHS		141 Lakeshore Road East Mississauga ON L5G 1E8	SSW/211.4	-0.96	64
40	GEN	ST. LAWRENCE STARCH CO. LTD.	141 LAKESHORE RD. E. MISSISSAUGA ON L5G 1E8	SSW/211.4	-0.96	64

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
40	GEN	ST. LAWRENCE STARCH COMPANY LIMITED	141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	SSW/211.4	-0.96	64
40	GEN	ST. LAWRENCE STARCH COMPANY LIMITED	141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	SSW/211.4	-0.96	65
40	GEN	ST. LAWRENCE STARCH COMPANY LIMITED	141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	SSW/211.4	-0.96	65
40	NPCB	ST. LAWERENCE STARCH CO.	141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	SSW/211.4	-0.96	65
40	NPCB	ST. LAWRENCE STARCH CO.	141 LAKESHORE ROAD EAST LAKESHORE ROAD EAST PORT CREDIT ON L5G 1E8	SSW/211.4	-0.96	66
40	NPCB	ST. LAWRENCE STARCH CO.	141 LAKESHORE ROAD E P. O. BOX 1050 Port Credit ON L5G 1E8	SSW/211.4	-0.96	66
40	NPCB	ST. LAWERENCE STARCH CO.	141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	SSW/211.4	-0.96	67
40	NPCB	ST. LAWERENCE STARCH CO.	PO BOX 1050 141 LAKESHORE ROAD EAST PORT CREDIT ON L5G 1E8	SSW/211.4	-0.96	67
40	OPCB	ST. LAWERENCE STARCH CO.	141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	SSW/211.4	-0.96	79
40	OPCB	ST. LAWERENCE STARCH CO.	141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	SSW/211.4	-0.96	79
40	OPCB	ST. LAWERENCE STARCH CO.	141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	SSW/211.4	-0.96	79
40	OPCB	ST. LAWERENCE STARCH CO.	141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	SSW/211.4	-0.96	79
40	RSC		141 Lakeshore Rd. East Mississauga ON L5G 1E8	SSW/211.4	-0.96	80
40	RSC		141 Lakeshore Road East Mississauga ON L5G 1E8	SSW/211.4	-0.96	80
40	RSC		141 Lakeshore Rd. East Mississauga ON L5G 1E8	SSW/211.4	-0.96	81
40	SCT	ST. LAWRENCE STARCH CO. LTD.	141 LAKESHORE RD E MISSISSAUGA ON L5G 1E8	SSW/211.4	-0.96	81
40	SPL	ST. LAWRENCE STARCH CO. LTD.	141 LAKESHORE RD EAST, HWY # 10/LAKESHORE BLVD. MISSISSAUGA PLANT 141 LAKESHORE ROAD EAST MISSISSAUGA CITY ON L5G 1E8	SSW/211.4	-0.96	81
41	SPL	Karbro Transport Inc.<UNOFFICIAL>	Hurontario St. and Lakeshore Rd. E. Mississauga ON	SW/218.1	-0.01	82
42	BORE		ON	NW/221.0	1.00	82
43	BORE		ON	W/221.9	0.00	83
44	EHS		8 Oakwood Avenue Mississauga ON	NE/224.9	2.00	83
45	WWIS		MISSISSAUGA ON	WSW/226.9	0.00	83
46	BORE		ON	WSW/228.7	0.00	85
47	BORE		ON	SSW/229.2	-1.59	85
48	BORE		ON	SSW/231.2	-1.25	86

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
49	BORE		ON	WNW/237.2	0.00	86
50	PES	BURNELL'S LAWN CARE SERVICES	211 LAKESHORE ROAD EAST, #3 MISSISSAUGA ON L5G 1G5	ENE/237.6	1.32	87
51	BORE		ON	WSW/237.6	0.00	87
52	SCT	EXCALIBUR INT'L CONSULTANTS	10 Hurontario St Mississauga ON L5G 3G7	SW/242.1	0.00	87
52	SCT	Excalibur International Consultants Ltd.	10 Hurontario St Mississauga ON L5G 3G7	SW/242.1	0.00	87
53	BORE		ON	NNE/242.6	2.00	88
54	BORE		ON	ENE/244.6	1.00	88
55	CA		High Street, Park Street East & Hurontario Street Mississauga ON	WSW/246.1	0.00	89
56	PINC		215 Lakeshore Road East, Mississauga ON	NE/248.8	2.00	89

Executive Summary: Summary By Data Source

BORE - Borehole

A search of the BORE database, dated 1875-Jul 2014 has found that there are 19 BORE site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
	ON	NNW	74.54	7
	ON	WSW	82.98	8
	ON	NW	136.20	17
	ON	NNE	146.87	21
	ON	WNW	146.89	22
	ON	ESE	173.21	28
	ON	NNW	186.08	32
	ON	S	202.30	37
	ON	SW	208.75	38
	ON	SW	210.55	39
	ON	NW	221.03	42
	ON	W	221.91	43
	ON	WSW	228.71	46
	ON	WNW	237.24	49
	ON	WSW	237.63	51
	ON	NNE	242.64	53
	ON	ENE	244.55	54

Lower Elevation	Address	Direction	Distance (m)	Map Key

	ON	SSW	229.24	47
	ON	SSW	231.25	48

CA - Certificates of Approval

A search of the CA database, dated 1985-Oct 30, 2011* has found that there are 4 CA site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
F.S. Port Credit Development Limited	1 Hurontario St Mississauga ON L5G 0A3	SW	191.76	33
	High Street, Park Street East & Hurontario Street Mississauga ON	WSW	246.10	55

Lower Elevation	Address	Direction	Distance (m)	Map Key
ST. LAWRENCE STARCH CO. LTD.	141 LAKESHORE RD. EAST MISSISSAUGA CITY ON L5G 1E8	SSW	211.39	40
ST. LAWRENCE STARCH CO. LTD.	141 LAKESHORE RD. E. MISSISSAUGA CITY ON L5G 1E8	SSW	211.39	40

EHS - ERIS Historical Searches

A search of the EHS database, dated 1999-Aug 2016 has found that there are 8 EHS site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
	200 Lakeshore Rd E Mississauga ON L5G1G3	NE	116.06	13
	200 Lakeshore Rd East Mississauga ON L5G 1G3	NE	116.69	14
	206-212 Lakeshore Road East Mississauga ON L5G 1G4	NE	183.25	31
	206-212 Lakeshore Road East 8 Oakwood Avenue Mississauga ON	NE	196.02	35
	8 Oakwood Avenue Mississauga ON	NE	224.89	44

Lower Elevation	Address	Direction	Distance (m)	Map Key
	150 Lakeshore Rd E Mississauga ON L5G 1E9	SW	132.45	15
	125/129/139 Lakeshore Road East & 65/80 Port Street Mississauga ON	SW	169.89	27
	141 Lakeshore Road East Mississauga ON L5G 1E8	SSW	211.39	40

EXP - List of TSSA Expired Facilities

A search of the EXP database, dated Oct 31, 2016 has found that there are 29 EXP site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON	SSW	90.65	9
BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON	SSW	90.65	9
BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON	SSW	90.65	9
BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SSW	90.65	9
BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SSW	90.65	9
BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SSW	90.65	9
BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SSW	90.65	9
BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SSW	90.65	9
BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON	SSW	90.65	9
BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON	SSW	90.65	9
BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SSW	90.65	9
BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON	SSW	90.65	9
BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON	SSW	90.65	9
BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON	SSW	90.65	9
BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SSW	90.65	9
BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT	158 LAKESHORE RD E MISSISSAUGA ON	SSW	90.65	9

Lower Elevation	Address	Direction	Distance (m)	Map Key
PIONEER ENERGY MANAGEMENT INC	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15
PIONEER ENERGY MANAGEMENT INC	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15
PIONEER ENERGY MANAGEMENT INC	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15
PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15

PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15
PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15
PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15
PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15
PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON	SW	132.45	15
PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15
PIONEER ENERGY MANAGEMENT INC	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15
PIONEER ENERGY MANAGEMENT INC	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15
PIONEER ENERGY MANAGEMENT INC	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15

FST - Fuel Storage Tank

A search of the FST database, dated Oct 31, 2016 has found that there are 6 FST site(s) within approximately 0.25 kilometers of the project property.

Lower Elevation	Address	Direction	Distance (m)	Map Key
PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15
PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15
PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15
PARKLAND INDUSTRIES LTD	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15
PIONEER ENERGY MANAGEMENT INC.	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15
PARKLAND INDUSTRIES LTD	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15

FSTH - Fuel Storage Tank - Historic

A search of the FSTH database, dated Pre-Jan 2010* has found that there are 2 FSTH site(s) within approximately 0.25 kilometers of the project property.

Lower Elevation	Address	Direction	Distance (m)	Map Key
PIONEER PETROLEUMS MANAGEMENT INC**	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15
PIONEER PETROLEUMS MANAGEMENT INC**	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15

GEN - Ontario Regulation 347 Waste Generators Summary

A search of the GEN database, dated 1986-Sep 2016 has found that there are 19 GEN site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
STEPHENSONS RENT ALL LTD.	160 LAKESHORE RD. E. MISSISSAUGA ON L5G 1G1	SW	36.97	4
STEPHENSON'S RENT-ALL INC.	160 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1G1	SW	36.97	4
STEPHENSON'S RENT-ALL LTD. 36-457	160 LAKESHORE RD. EAST, MISSISSAUGA C/O 55 WESTMORE DR. REXDALE ON L5G 1G1	SW	36.97	4
STEPHENSON'S RENT-ALL INC.	160 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1G1	SW	36.97	4
STEPHENSON'S RENT-ALL LTD.	160 LAKESHORE RD. EAST, MISSISSAUGA C/O 55 WESTMORE DR. REXDALE ON L5G 1G1	SW	36.97	4
HARBINDER MANN VETERINARY CORPORATION	205 LAKESHORE.RD. E. MISSISSAUGA ON	ENE	146.81	20
HARBINDER MANN VETERINARY CORPORATION	205 LAKESHORE.RD. E. MISSISSAUGA ON	ENE	146.81	20
HARBINDER MANN VETERINARY CORPORATION	205 LAKESHORE.RD. E. MISSISSAUGA ON L5G1G2	ENE	146.81	20
Starlight Apartments Ltd.	212 Lakeshore Rd E Mississauga ON	NE	162.96	26
HARBINDER MANN VETERINARY CORPORATION	205 LAKESHORE.RD. E. MISSISSAUGA ON	ENE	175.28	29
MISSISSAUGA HYDRO (PCB)	20 FOREST AVE. C/O 3240 MAVIS ROAD MISSISSAUGA ON L5G 1K7	NW	181.26	30
MISSISSAUGA HYDRO (PCB) 00-000	20 FOREST AVE. C/O 3240 MAVIS ROAD MISSISSAUGA ON L5G 1K7	NW	181.26	30
Dolce Vita Medical Spa & Salon	1 Hurontario Street Unit 1 Mississauga ON L5G0A3	SW	191.76	33

Lower Elevation	Address	Direction	Distance (m)	Map Key
Pioneer Energy LP	150 Lakeshore Road East Mississauga ON L5G 1E9	SW	132.45	15
Pioneer Energy LP	150 Lakeshore Road East Mississauga ON L5G 1E9	SW	132.45	15
ST. LAWRENCE STARCH COMPANY LIMITED	141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	SSW	211.39	40
ST. LAWRENCE STARCH CO. LTD.	141 LAKESHORE RD. E. MISSISSAUGA ON L5G 1E8	SSW	211.39	40
ST. LAWRENCE STARCH COMPANY LIMITED	141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	SSW	211.39	40
ST. LAWRENCE STARCH COMPANY LIMITED	141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	SSW	211.39	40

INC - TSSA Incidents

A search of the INC database, dated Oct 31, 2016 has found that there are 2 INC site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
	5 ELMWOOD AVENUE SOUTH, MISSISSAUGA ON	E	108.05	11
	20 Rosewood Avenue, Mississauga ON	W	137.95	18

NPCB - National PCB Inventory

A search of the NPCB database, dated 1988-2008* has found that there are 5 NPCB site(s) within approximately 0.25 kilometers of the project property.

Lower Elevation	Address	Direction	Distance (m)	Map Key
ST. LAWERENCE STARCH CO.	141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	SSW	211.39	40
ST. LAWRENCE STARCH CO.	141 LAKESHORE ROAD EAST LAKESHORE ROAD EAST PORT CREDIT ON L5G 1E8	SSW	211.39	40
ST. LAWERENCE STARCH CO.	141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	SSW	211.39	40
ST. LAWERENCE STARCH CO.	PO BOX 1050 141 LAKESHORE ROAD EAST PORT CREDIT ON L5G 1E8	SSW	211.39	40
ST. LAWRENCE STARCH CO.	141 LAKESHORE ROAD E P. O. BOX 1050 Port Credit ON L5G 1E8	SSW	211.39	40

OPCB - Inventory of PCB Storage Sites

A search of the OPCB database, dated 1987-Oct 2004; 2012-Dec 2013 has found that there are 4 OPCB site(s) within approximately 0.25 kilometers of the project property.

Lower Elevation	Address	Direction	Distance (m)	Map Key
ST. LAWERENCE STARCH CO.	141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	SSW	211.39	40
ST. LAWERENCE STARCH CO.	141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	SSW	211.39	40
ST. LAWERENCE STARCH CO.	141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	SSW	211.39	40
ST. LAWERENCE STARCH CO.	141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	SSW	211.39	40

PES - Pesticide Register

A search of the PES database, dated 1988-Oct 2016 has found that there are 1 PES site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
BURNELL'S LAWN CARE SERVICES	211 LAKESHORE ROAD EAST, #3 MISSISSAUGA ON L5G 1G5	ENE	237.56	50

PINC - TSSA Pipeline Incidents

A search of the PINC database, dated Oct 31, 2016 has found that there are 2 PINC site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
	1 Hurontario Street, Mississauga ON	SW	191.76	33
	215 Lakeshore Road East, Mississauga ON	NE	248.80	56

PRT - Private and Retail Fuel Storage Tanks

A search of the PRT database, dated 1989-1996* has found that there are 5 PRT site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
BEAVER FUELS MANAGEMENT LIMITED ATTENTION: MIRIAM	158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SSW	90.65	9

Lower Elevation	Address	Direction	Distance (m)	Map Key
PIONEER PETROLEUMS ATTN LOLA LAURIE	150 LAKESHORE RD E MISSISSAUGA ON L5G1E9	SW	132.45	15
	150 LAKESHORE RD. E. PORT CREDIT ON	SW	132.45	15
PIONEER PETROLEUMS ATTN LOLA LAURIE	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15
PIONEER PETROLEUMS ATTN LOLA LAURIE	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15

RSC - Record of Site Condition

A search of the RSC database, dated 1997-Sept 2001, Oct 2004-Dec 2016 has found that there are 4 RSC site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
F.S. Port Credit Development Limited	15 HURONTARIO ST, MISSISSAUGA, ON, L5G 3G8 ON	SW	192.50	34

Lower Elevation	Address	Direction	Distance (m)	Map Key
	141 Lakeshore Rd. East Mississauga ON L5G 1E8	SSW	211.39	40
	141 Lakeshore Road East Mississauga ON L5G 1E8	SSW	211.39	40
	141 Lakeshore Rd. East Mississauga ON L5G 1E8	SSW	211.39	40

RST - Retail Fuel Storage Tanks

A search of the RST database, dated Oct 31, 2016 has found that there are 1 RST site(s) within approximately 0.25 kilometers of the project property.

Lower Elevation	Address	Direction	Distance (m)	Map Key
PIONEER PETROLEUMS	150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	SW	132.45	15

SCT - Scott's Manufacturing Directory

A search of the SCT database, dated 1992-Mar 2011* has found that there are 6 SCT site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
Autasco Group	177 Lakeshore Rd E Mississauga ON L5G 4T9	S	68.81	6
Access Control Sales Ltd.	161 Lakeshore Rd E Mississauga ON L5G 4T9	S	109.79	12
EXCALIBUR INT'L CONSULTANTS	10 Hurontario St Mississauga ON L5G 3G7	SW	242.11	52
Excalibur International Consultants Ltd.	10 Hurontario St Mississauga ON L5G 3G7	SW	242.11	52

Lower Elevation	Address	Direction	Distance (m)	Map Key
Nordex Explosives Ltd.	145 Lakeshore Rd E Mississauga ON L5G 4T9	SSW	146.93	23
ST. LAWRENCE STARCH CO. LTD.	141 LAKESHORE RD E MISSISSAUGA ON L5G 1E8	SSW	211.39	40

SPL - Ontario Spills

A search of the SPL database, dated 1988-Dec 2016 has found that there are 9 SPL site(s) within approximately 0.25 kilometers of the project property.

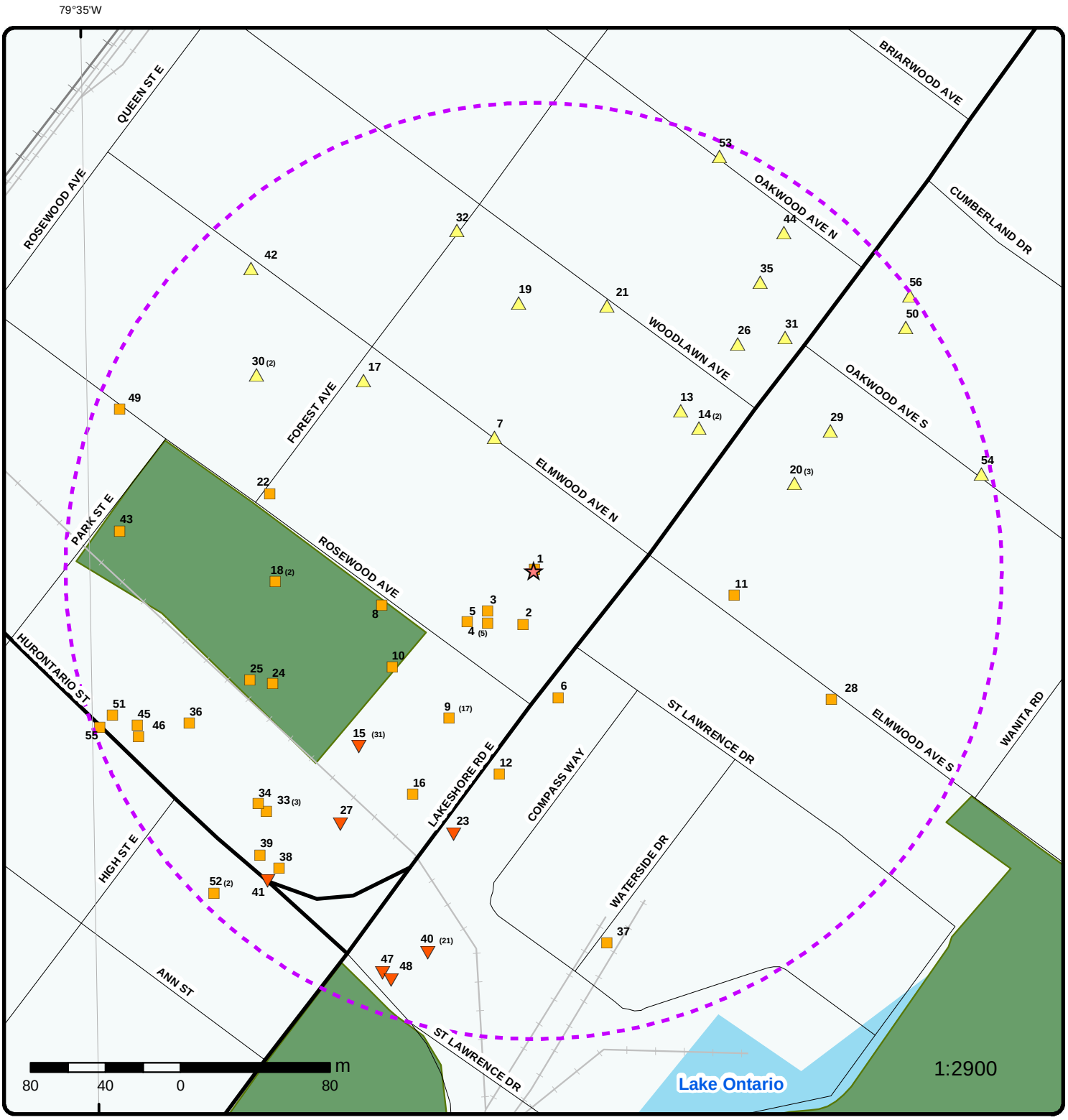
Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
	170 Lakeshore Rd E Mississauga ON	NE	0.86	1
PETRO-CANADA	PETRO CANADA SERVICE STATION 200 LAKESHORE BLVD. (AT SOUTHDOWN RD.) SERVICE STATION MISSISSAUGA CITY ON	NE	116.69	14
Greenspoon Specialty Contracting Ltd.;	20 Rosewood Avenue construction site<UNOFFICIAL> Mississauga ON	W	137.95	18
	22 Woodlawn Avenue Mississauga ON	N	143.18	19
OSHAWA FOODS	25 HURONTARIO STREET RETAIL STORE MISSISSAUGA CITY ON	WSW	200.98	36

Lower Elevation	Address	Direction	Distance (m)	Map Key
PIONEER PETROLEUMS LTD.	150 LAKESHORE RD E SERVICE STATION MISSISSAUGA CITY ON L5G 1E9	SW	132.45	15
PIONEER PETROLEUMS LTD.	150 LAKESHORE EAST SERVICE STATION MISSISSAUGA CITY ON L5G 1E9	SW	132.45	15
ST. LAWRENCE STARCH CO. LTD.	141 LAKESHORE RD EAST, HWY # 10/LAKESHORE BLVD. MISSISSAUGA PLANT 141 LAKESHORE ROAD EAST MISSISSAUGA CITY ON L5G 1E8	SSW	211.39	40
Karbro Transport Inc.<UNOFFICIAL>	Hurontario St. and Lakeshore Rd. E. Mississauga ON	SW	218.12	41

WWIS - Water Well Information System

A search of the WWIS database, dated Jun 30, 2016 has found that there are 8 WWIS site(s) within approximately 0.25 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
	lot 14 con 1 ON	S	28.82	2
	lot 14 con 1 ON	SW	32.44	3
	lot 14 con 1 ON	SW	44.76	5
	lot 14 con 1 ON	SW	91.26	10
	ON	SSW	135.60	16
	ON	WSW	151.95	24
	ON	WSW	162.31	25
	MISSISSAUGA ON	WSW	226.92	45



Map : 0.25 Kilometer Radius

Order No: 20170210025

Address: 170 Lakeshore Rd E, Mississauga, ON, L5G1G1

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

Source: © 2015 DMTI Spatial Inc.

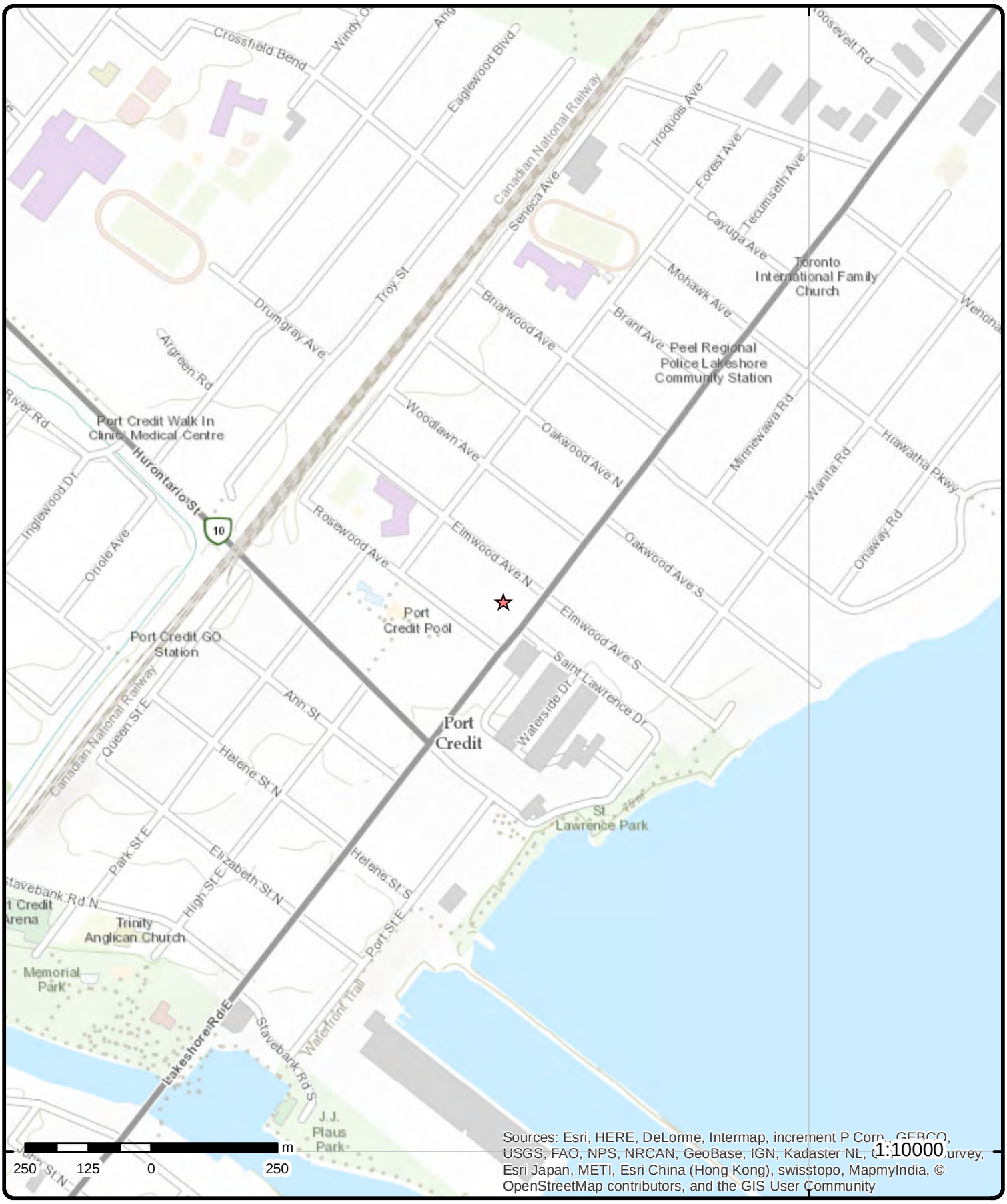
79°34'30"W

Aerial

Order No: 20170210025

Address: 170 Lakeshore Rd E, Mississauga, ON, L5G1G1

Source: ESRI World Imagery



Topographic Map

Address: 170 Lakeshore Rd E, Mississauga, ON, L5G1G1

Source: ESRI World Topographic Map

Order No: 20170210025

Detail Report

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
1	1 of 1	NE/0.9	79.8	170 Lakeshore Rd E Mississauga ON	SPL

Ref No:	5656-7WMKX9
Contaminant Code:	
Contaminant Name:	
Contaminant Quantity:	
Incident Cause:	
Incident Dt:	
Incident Reason:	
Incident Summary:	Elmwood Meat Market: dumping of meat/animal byproducts
MOE Reported Dt:	10/8/2009
Environmental Impact:	Possible
Nature of Impact:	Surface Water Pollution
Receiving Medium:	
SAC Action Class:	Pollution Incident Reports (PIRs) and ¿Other¿ calls
Sector Source Type:	Other
Receiving Environment:	
Incident Event:	
Site Municipality:	

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
2	1 of 1	S/28.8	79.8	lot 14 con 1 ON	WWIS

Well ID:	4907923	**Lot:**	014
Construction Date::		**Concession:**	01
Primary Water Use::	Not Used	**Concession Name:**	CIR R
Sec. Water Use::		**Easting NAD83::**	
Final Well Status::	Observation Wells	**Northing NAD83::**	
Specific Capacity::		**Zone::**	
Municipality:	MISSISSAUGA CITY	**UTM Reliability::**	
County:	PEEL		

Bore Hole Information

--	--
Bore Hole ID:	10322482
DP2BR:	
Code OB:	o
Code OB Description:	Overburden
Open Hole:	
Date Completed:	07-OCT-94
Remarks:	
Zone:	17
East 83:	614650
North 83:	4823633
UTMRC:	3
UTMRC Description:	margin of error : 10 - 30 m
Location Method:	gps
Org CS:	
Elevation:	80.26
Elevrc:	
Elevrc Description:	
Location Source Date:	
Source Revision Comment:	

Improvement Location Source:
Improvement Location Method:
Supplier Comment:
Spatial Status:
-- --
Overburden and Bedrock Materials Interval
-- --
Formation ID: 932060899
Layer: 1
General Color: BROWN
Most Common Material: TILL
Other Materials: SILT
Other Materials: DENSE
Formation Top Depth: 0
Formation End Depth: 14
Formation End Depth UOM: ft
-- --
Formation ID: 932060900
Layer: 2
General Color: GREY
Most Common Material: SAND
Other Materials: GRAVEL
Other Materials: DENSE
Formation Top Depth: 14
Formation End Depth: 23
Formation End Depth UOM: ft
-- --
Annular Space/Abandonment Sealing Record
-- --
Plug ID: 933170611
Layer: 1
Plug From: 0
Plug To: 2
Plug Depth UOM: ft
-- --
Plug ID: 933170612
Layer: 2
Plug From: 2
Plug To: 3
Plug Depth UOM: ft
-- --
Plug ID: 933170613
Layer: 3
Plug From: 15
Plug To: 16
Plug Depth UOM: ft
-- --
Method of Construction & Well Use
-- --
Method Construction ID: 964907923
Method Construction Code: 2
Method Construction: Rotary (Convent.)
Other Method Construction:
-- --
Pipe Information
-- --
Pipe ID: 10871052
Casing Number: 1
Comment:
Alt Name:
-- --
Construction Record - Screen
-- --

Screen ID:	933360384
Layer:	1
Slot:	040
Screen Top Depth:	18
Screen End Depth:	23
Screen Material:	
Screen Depth UOM:	ft
Screen Diameter UOM:	inch
Screen Diameter:	2
--	--
Water Details	
--	--
Water ID:	933796037
Layer:	1
Kind Code:	1
Kind:	FRESH
Water Found Depth:	22
Water Found Depth UOM:	ft
--	--
--	--

3 | **1 of 1** | **SW/32.4** | **79.8** | **lot 14 con 1 ON** | **WWIS**

Well ID:	4907920	**Lot:**	014
Construction Date::		**Concession:**	01
Primary Water Use::	Not Used	**Concession Name:**	CIR R
Sec. Water Use::		**Easting NAD83::**	
Final Well Status::	Observation Wells	**Northing NAD83::**	
Specific Capacity::		**Zone::**	
Municipality:	MISSISSAUGA CITY	**UTM Reliability::**	
County:	PEEL		

Bore Hole Information	
--	--
Bore Hole ID:	10322479
DP2BR:	
Code OB:	o
Code OB Description:	Overburden
Open Hole:	
Date Completed:	07-OCT-94
Remarks:	
Zone:	17
East 83:	614631
North 83:	4823640
UTMRC:	3
UTMRC Description:	margin of error : 10 - 30 m
Location Method:	gps
Org CS:	
Elevation:	80.22
Elevrc:	
Elevrc Description:	
Location Source Date:	
Source Revision Comment:	
Improvement Location Source:	
Improvement Location Method:	
Supplier Comment:	
Spatial Status:	
--	--
Overburden and Bedrock Materials Interval	
--	--
Formation ID:	932060891
Layer:	1
General Color:	BROWN

Most Common Material:	TILL
Other Materials:	SILT
Other Materials:	DENSE
Formation Top Depth:	0
Formation End Depth:	18
Formation End Depth UOM:	ft
--	--
Formation ID:	932060892
Layer:	2
General Color:	BROWN
Most Common Material:	SAND
Other Materials:	GRAVEL
Other Materials:	DENSE
Formation Top Depth:	18
Formation End Depth:	19
Formation End Depth UOM:	ft
--	--
Annular Space/Abandonment Sealing Record	
--	--
Plug ID:	933170603
Layer:	1
Plug From:	0
Plug To:	2
Plug Depth UOM:	ft
--	--
Plug ID:	933170604
Layer:	2
Plug From:	2
Plug To:	3
Plug Depth UOM:	ft
--	--
Plug ID:	933170605
Layer:	3
Plug From:	12
Plug To:	13
Plug Depth UOM:	ft
--	--
Method of Construction & Well Use	
--	--
Method Construction ID:	964907920
Method Construction Code:	2
Method Construction:	Rotary (Convent.)
Other Method Construction:	
--	--
Pipe Information	
--	--
Pipe ID:	10871049
Casing Number:	1
Comment:	
Alt Name:	
--	--
Construction Record - Screen	
--	--
Screen ID:	933360381
Layer:	1
Slot:	040
Screen Top Depth:	14
Screen End Depth:	19
Screen Material:	
Screen Depth UOM:	ft
Screen Diameter UOM:	inch
Screen Diameter:	2
--	--
Water Details	

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
--		--			
Water ID:		933796034			
Layer:		1			
Kind Code:		1			
Kind:		FRESH			
Water Found Depth:		17			
Water Found Depth UOM:		ft			
--		--			
--		--			

4	1 of 5	SW/37.0	79.8	STEPHENSONS RENT ALL LTD. 160 LAKESHORE RD. E. MISSISSAUGA ON L5G 1G1	GEN

PO Box Num:	
Status:	
Country:	
Generator #:	ON0467637
Approval Yrs::	88
SIC Code:	9911
SIC Description:	IND. MACH. RENTAL
--Details--	
Waste Code:	213
Waste Description:	PETROLEUM DISTILLATES
Waste Code:	221
Waste Description:	LIGHT FUELS
Waste Code:	251
Waste Description:	OIL SKIMMINGS & SLUDGES
Waste Code:	252
Waste Description:	WASTE OILS & LUBRICANTS

4	2 of 5	SW/37.0	79.8	STEPHENSON'S RENT-ALL LTD. 160 LAKESHORE RD. EAST, MISSISSAUGA C/O 55 WESTMORE DR. REXDALE ON L5G 1G1	GEN

PO Box Num:	
Status:	
Country:	
Generator #:	ON0467637
Approval Yrs::	89,90
SIC Code:	9911
SIC Description:	IND. MACH. RENTAL
--Details--	
Waste Code:	213
Waste Description:	PETROLEUM DISTILLATES
Waste Code:	221
Waste Description:	LIGHT FUELS
Waste Code:	241
Waste Description:	HALOGENATED SOLVENTS
Waste Code:	251
Waste Description:	OIL SKIMMINGS & SLUDGES
Waste Code:	252

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
Waste Description:		WASTE OILS & LUBRICANTS			

4	3 of 5	SW/37.0	79.8	STEPHENSON'S RENT-ALL INC. 160 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1G1	GEN

PO Box Num:
Status:
Country:
Generator #: ON0467637
Approval Yrs:: 92,93,95,96,97,98,99,00,01,03
SIC Code: 9911
SIC Description: IND. MACH. RENTAL

--Details--
Waste Code: 213
Waste Description: PETROLEUM DISTILLATES

Waste Code: 221
Waste Description: LIGHT FUELS

Waste Code: 241
Waste Description: HALOGENATED SOLVENTS

Waste Code: 251
Waste Description: OIL SKIMMINGS & SLUDGES

Waste Code: 252
Waste Description: WASTE OILS & LUBRICANTS

4	4 of 5	SW/37.0	79.8	STEPHENSON'S RENT-ALL LTD. 36-457 160 LAKESHORE RD. EAST, MISSISSAUGA C/O 55 WESTMORE DR. REXDALE ON L5G 1G1	GEN

PO Box Num:
Status:
Country:
Generator #: ON0467637
Approval Yrs:: 94
SIC Code: 9911
SIC Description: IND. MACH. RENTAL

--Details--
Waste Code: 213
Waste Description: PETROLEUM DISTILLATES

Waste Code: 221
Waste Description: LIGHT FUELS

Waste Code: 241
Waste Description: HALOGENATED SOLVENTS

Waste Code: 251
Waste Description: OIL SKIMMINGS & SLUDGES

Waste Code: 252
Waste Description: WASTE OILS & LUBRICANTS

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
4	5 of 5	SW/37.0	79.8	STEPHENSON'S RENT-ALL INC. 160 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1G1	GEN

PO Box Num:
Status:
Country:
Generator #: ON0467637
Approval Yrs:: 04
SIC Code:
SIC Description:

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
5	1 of 1	SW/44.8	79.8	lot 14 con 1 ON	WWIS

Well ID: 4907922
Construction Date::
Primary Water Use:: Not Used
Sec. Water Use::
Final Well Status:: Observation Wells
Specific Capacity::
Municipality: MISSISSAUGA CITY
County: PEEL

Lot: 014
Concession: 01
Concession Name: CIR R
Easting NAD83::
Northing NAD83::
Zone::
UTM Reliability::

Bore Hole Information
-- --
Bore Hole ID: 10322481
DP2BR:
Code OB: o
Code OB Description: Overburden
Open Hole:
Date Completed: 07-OCT-94
Remarks:
Zone: 17
East 83: 614620
North 83: 4823634
UTMRC: 3
UTMRC Description: margin of error : 10 - 30 m
Location Method: gps
Org CS:
Elevation: 80.08
Elevrc:
Elevrc Description:
Location Source Date:
Source Revision Comment:
Improvement Location Source:
Improvement Location Method:
Supplier Comment:
Spatial Status:
-- --
Overburden and Bedrock Materials Interval
-- --
Formation ID: 932060896
Layer: 1
General Color: BROWN
Most Common Material: TILL
Other Materials: CLAY
Other Materials: DENSE
Formation Top Depth: 0
Formation End Depth: 2
Formation End Depth UOM: ft
-- --
Formation ID: 932060897

Layer:	2
General Color:	BROWN
Most Common Material:	TILL
Other Materials:	SILT
Other Materials:	DENSE
Formation Top Depth:	2
Formation End Depth:	12
Formation End Depth UOM:	ft
--	--
Formation ID:	932060898
Layer:	3
General Color:	GREY
Most Common Material:	TILL
Other Materials:	SILT
Other Materials:	DENSE
Formation Top Depth:	12
Formation End Depth:	14
Formation End Depth UOM:	ft
--	--
Annular Space/Abandonment Sealing Record	
--	--
Plug ID:	933170609
Layer:	1
Plug From:	0
Plug To:	2
Plug Depth UOM:	ft
--	--
Plug ID:	933170610
Layer:	2
Plug From:	2
Plug To:	3
Plug Depth UOM:	ft
--	--
Method of Construction & Well Use	
--	--
Method Construction ID:	964907922
Method Construction Code:	2
Method Construction:	Rotary (Convent.)
Other Method Construction:	
--	--
Pipe Information	
--	--
Pipe ID:	10871051
Casing Number:	1
Comment:	
Alt Name:	
--	--
Construction Record - Screen	
--	--
Screen ID:	933360383
Layer:	1
Slot:	040
Screen Top Depth:	4
Screen End Depth:	14
Screen Material:	
Screen Depth UOM:	ft
Screen Diameter UOM:	inch
Screen Diameter:	2
--	--
Water Details	
--	--
Water ID:	933796036
Layer:	1
Kind Code:	1

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

Kind:	FRESH
Water Found Depth:	13
Water Found Depth UOM:	ft
--	--
--	--

---

6 **1 of 1** **S/68.8** **79.8**

Autasco Group
177 Lakeshore Rd E
Mississauga ON L5G 4T9

SCT

Established:	1959
Plant Size (ft²):	4000
Employment:	

--Details--

Description:	Quick Printing
SIC/NAICS Code:	323114
Description:	Digital Printing
SIC/NAICS Code:	323115
Description:	Manifold Business Forms Printing
SIC/NAICS Code:	323116
Description:	Other Printing
SIC/NAICS Code:	323119
Description:	Administrative Management and General Management Consulting Services
SIC/NAICS Code:	541611
Description:	Direct Mail Advertising
SIC/NAICS Code:	541860

---

7 **1 of 1** **NNW/74.5** **80.8**

ON

BORE

Borehole ID:	640891	**Type:**	Borehole
Use:		**Status::**	
Drill Method::		**UTM Zone::**	17
Easting::	614635	**Northing::**	4823733
Location Accuracy::		**Orig. Ground Elev m::**	82.3
Elev. Reliability Note::		**DEM Ground Elev m::**	81.8
Total Depth m::	3	**Primary Name::**	
Township::		**Concession::**	
Lot::		**Municipality:**	
Completion Date::	1900	**Static Water Level::**	-999.9
Primary Water Use::		**Sec. Water Use::**	

--Details--

Stratum ID:	218493936	**Top Depth(m):**	0.0
Bottom Depth(m):	0.1	**Stratum Desc:**	ASPHALT.
Stratum ID:	218493937	**Top Depth(m):**	0.1
Bottom Depth(m):	0.2	**Stratum Desc:**	GRAVEL. CRUSHED.
Stratum ID:	218493938	**Top Depth(m):**	0.2
Bottom Depth(m):	0.5	**Stratum Desc:**	SAND,SILT,CLAY. DARK,FLUVIO-GLACIAL, AGE GLACIAL.
Stratum ID:	218493939	**Top Depth(m):**	0.5
Bottom Depth(m):	3.0	**Stratum Desc:**	CLAY,SILT,SAND,TILL.GLACIAL,DENSE,AGE GLACIAL. FLUVIO-GLACIAL

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

8 **1 of 1** **WSW/83.0** **79.8** **ON** **BORE**

Borehole ID:	640890	**Type:**	Borehole
Use:		**Status::**	
Drill Method::		**UTM Zone::**	17
Easting::	614575	**Northing::**	4823643
Location Accuracy::		**Orig. Ground Elev m::**	62.5
Elev. Reliability Note::		**DEM Ground Elev m::**	79.9
Total Depth m::	2.9	**Primary Name::**	
Township::		**Concession::**	
Lot::		**Municipality:**	
Completion Date::		**Static Water Level::**	-999.9
Primary Water Use::		**Sec. Water Use::**	

--Details--

Stratum ID:	218493932	**Top Depth(m):**	0.0
Bottom Depth(m):	0.2	**Stratum Desc:**	ASPHALT.
Stratum ID:	218493933	**Top Depth(m):**	0.2
Bottom Depth(m):	0.2	**Stratum Desc:**	SILT,SAND,CLAY, GRAVEL. DARK,FLUVIO-GLACIAL, AGE GLACIAL.
Stratum ID:	218493934	**Top Depth(m):**	0.2
Bottom Depth(m):	0.9	**Stratum Desc:**	SAND-MEDIUM TO COARSE. BEACH.
Stratum ID:	218493935	**Top Depth(m):**	0.9
Bottom Depth(m):	2.9	**Stratum Desc:**	SILT,SAND,CLAY, STONES. BROWN,FLUVIO-GLACIAL, AGE GLACIAL.

9 **1 of 17** **SSW/90.7** **79.8** **BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT**
158 LAKESHORE RD E
MISSISSAUGA ON **EXP**

Instance ID:	381112
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	
Instance Number:	9454590
Instance Type:	FS Facility
Status:	EXPIRED
Description:	FS Gasoline Station - Full Serve

9 **2 of 17** **SSW/90.7** **79.8** **BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT**
158 LAKESHORE RD E
MISSISSAUGA ON L5G 1E9 **EXP**

Instance ID:	
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	4/4/1992
Instance Number:	10857534
Instance Type:	FS Liquid Fuel Tank
Status:	EXPIRED
Description:	

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
9	3 of 17	SSW/90.7	79.8	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT 158 LAKESHORE RD E MISSISSAUGA ON	EXP

Instance ID:	46623
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	
Instance Number:	10857504
Instance Type:	FS Liquid Fuel Tank
Status:	EXPIRED
Description:	FS Liquid Fuel Tank

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
9	4 of 17	SSW/90.7	79.8	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT 158 LAKESHORE RD E MISSISSAUGA ON	EXP

Instance ID:	46708
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	
Instance Number:	10857556
Instance Type:	FS Liquid Fuel Tank
Status:	EXPIRED
Description:	FS Liquid Fuel Tank

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
9	5 of 17	SSW/90.7	79.8	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT 158 LAKESHORE RD E MISSISSAUGA ON	EXP

Instance ID:	46705
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	
Instance Number:	10857576
Instance Type:	FS Liquid Fuel Tank
Status:	EXPIRED
Description:	FS Liquid Fuel Tank

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
9	6 of 17	SSW/90.7	79.8	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT 158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	EXP

Instance ID:	
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	4/4/1992
Instance Number:	10857519
Instance Type:	FS Liquid Fuel Tank
Status:	EXPIRED

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
Description:					
9	7 of 17	SSW/90.7	79.8	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT 158 LAKESHORE RD E MISSISSAUGA ON	EXP
Instance ID:		46250			
TSSA Program Area:					
Maximum Hazard Rank:					
Facility Type:					
Expired Date:					
Instance Number:		10857528			
Instance Type:		FS Piping			
Status:		EXPIRED			
Description:		FS Piping			
9	8 of 17	SSW/90.7	79.8	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT 158 LAKESHORE RD E MISSISSAUGA ON	EXP
Instance ID:		46242			
TSSA Program Area:					
Maximum Hazard Rank:					
Facility Type:					
Expired Date:					
Instance Number:		10857510			
Instance Type:		FS Piping			
Status:		EXPIRED			
Description:		FS Piping			
9	9 of 17	SSW/90.7	79.8	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT 158 LAKESHORE RD E MISSISSAUGA ON	EXP
Instance ID:		46558			
TSSA Program Area:					
Maximum Hazard Rank:					
Facility Type:					
Expired Date:					
Instance Number:		10857584			
Instance Type:		FS Piping			
Status:		EXPIRED			
Description:		FS Piping			
9	10 of 17	SSW/90.7	79.8	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT 158 LAKESHORE RD E MISSISSAUGA ON	EXP
Instance ID:		46658			
TSSA Program Area:					
Maximum Hazard Rank:					
Facility Type:					
Expired Date:					
Instance Number:		10857543			
Instance Type:		FS Piping			

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
Status:		EXPIRED			
Description:		FS Piping			

9	11 of 17	SSW/90.7	79.8	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT 158 LAKESHORE RD E MISSISSAUGA ON	EXP
Instance ID:		46738			
TSSA Program Area:					
Maximum Hazard Rank:					
Facility Type:					
Expired Date:					
Instance Number:		10857570			
Instance Type:		FS Piping			
Status:		EXPIRED			
Description:		FS Piping			

9	12 of 17	SSW/90.7	79.8	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT 158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	EXP
Instance ID:					
TSSA Program Area:					
Maximum Hazard Rank:					
Facility Type:		FS Liquid Fuel Tank			
Expired Date:		4/4/1992			
Instance Number:		10857504			
Instance Type:		FS Liquid Fuel Tank			
Status:		EXPIRED			
Description:		FS Gasoline Station - Full Serve			

9	13 of 17	SSW/90.7	79.8	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT 158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	EXP
Instance ID:					
TSSA Program Area:					
Maximum Hazard Rank:					
Facility Type:		FS Liquid Fuel Tank			
Expired Date:		4/4/1992			
Instance Number:		10857576			
Instance Type:		FS Liquid Fuel Tank			
Status:		EXPIRED			
Description:		FS Gasoline Station - Full Serve			

9	14 of 17	SSW/90.7	79.8	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT 158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	EXP
Instance ID:					
TSSA Program Area:					
Maximum Hazard Rank:					
Facility Type:		FS Liquid Fuel Tank			
Expired Date:		4/4/1992			
Instance Number:		10857556			

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

Instance Type: FS Liquid Fuel Tank
Status: EXPIRED
Description: FS Gasoline Station - Full Serve

9	15 of 17	SSW/90.7	79.8	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT 158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	EXP

Instance ID:
TSSA Program Area:
Maximum Hazard Rank:
Facility Type: FS Liquid Fuel Tank
Expired Date: 4/4/1992
Instance Number: 10857519
Instance Type: FS Liquid Fuel Tank
Status: EXPIRED
Description: FS Gasoline Station - Full Serve

9	16 of 17	SSW/90.7	79.8	BEAVER FUELS MANAGEMENT LIMITED ATT: LEON CHABOT 158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	EXP

Instance ID:
TSSA Program Area:
Maximum Hazard Rank:
Facility Type: FS Liquid Fuel Tank
Expired Date: 4/4/1992
Instance Number: 10857534
Instance Type: FS Liquid Fuel Tank
Status: EXPIRED
Description: FS Gasoline Station - Full Serve

9	17 of 17	SSW/90.7	79.8	BEAVER FUELS MANAGEMENT LIMITED ATTENTION: MIRIAM 158 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	PRT

Location ID: 9135
Type: retail
Expiry Date: 1993-05-31
Capacity (L): 113650
Licence #: 0010074028

10	1 of 1	SW/91.3	79.8	lot 14 con 1 ON	WWIS

Well ID: 4907921
Construction Date::
Primary Water Use:: Not Used
Sec. Water Use::
Final Well Status:: Observation Wells
Specific Capacity::
Municipality: MISSISSAUGA CITY
County: PEEL

Lot: 014
Concession: 01
Concession Name: CIR R
Easting NAD83::
Northing NAD83::
Zone::
UTM Reliability::

Bore Hole Information
-- --

Bore Hole ID:	10322480
DP2BR:	
Code OB:	o
Code OB Description:	Overburden
Open Hole:	
Date Completed:	07-OCT-94
Remarks:	
Zone:	17
East 83:	614580
North 83:	4823610
UTMRC:	3
UTMRC Description:	margin of error : 10 - 30 m
Location Method:	gps
Org CS:	
Elevation:	79.85
Elevrc:	
Elevrc Description:	
Location Source Date:	
Source Revision Comment:	
Improvement Location Source:	
Improvement Location Method:	
Supplier Comment:	
Spatial Status:	
--	--
Overburden and Bedrock Materials Interval	
--	--
Formation ID:	932060893
Layer:	1
General Color:	BROWN
Most Common Material:	TILL
Other Materials:	SILT
Other Materials:	DENSE
Formation Top Depth:	0
Formation End Depth:	7
Formation End Depth UOM:	ft
--	--
Formation ID:	932060894
Layer:	2
General Color:	GREY
Most Common Material:	SILT
Other Materials:	DENSE
Other Materials:	
Formation Top Depth:	7
Formation End Depth:	15
Formation End Depth UOM:	ft
--	--
Formation ID:	932060895
Layer:	3
General Color:	GREY
Most Common Material:	SAND
Other Materials:	DENSE
Other Materials:	
Formation Top Depth:	15
Formation End Depth:	23
Formation End Depth UOM:	ft
--	--
Annular Space/Abandonment Sealing Record	
--	--
Plug ID:	933170606
Layer:	1
Plug From:	0
Plug To:	2
Plug Depth UOM:	ft
--	--

Plug ID:	933170607
Layer:	2
Plug From:	2
Plug To:	3
Plug Depth UOM:	ft
--	--
Plug ID:	933170608
Layer:	3
Plug From:	10
Plug To:	11
Plug Depth UOM:	ft
--	--
Method of Construction & Well Use	
--	--
Method Construction ID:	964907921
Method Construction Code:	2
Method Construction:	Rotary (Convent.)
Other Method Construction:	
--	--
Pipe Information	
--	--
Pipe ID:	10871050
Casing Number:	1
Comment:	
Alt Name:	
--	--
Construction Record - Screen	
--	--
Screen ID:	933360382
Layer:	1
Slot:	040
Screen Top Depth:	13
Screen End Depth:	23
Screen Material:	
Screen Depth UOM:	ft
Screen Diameter UOM:	inch
Screen Diameter:	2
--	--
Water Details	
--	--
Water ID:	933796035
Layer:	1
Kind Code:	1
Kind:	FRESH
Water Found Depth:	18
Water Found Depth UOM:	ft
--	--
--	--

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
11	1 of 1	E/108.1	79.8	5 ELMWOOD AVENUE SOUTH, MISSISSAUGA ON	INC

Incident ID:	2485786
Incident Number:	334302
Attribute Category:	FS-Incident
Status Code:	Causal Analysis Complete
Incident Location:	5 ELMWOOD AVENUE SOUTH, MISSISSAUGA - 1/2" PIPELINE HIT
Drainage System:	
Sub Surface Contam.:	
Aff. Prop. Use Water:	
Contam. Migrated:	
Contact Natural Env.:	
Near Body of Water:	
Approx. Quant. Rel.:	

Equipment Model:
Serial No:
Residential App. Type:
Commercial App. Type:
Industrial App. Type:
Institutional App. Type:
Venting Type:
Vent Connector Mater.:
Vent Chimney Mater.:
Notes:
Pipeline Type: Service / Riser Distribution Pipeline
Pipeline Involved:
Pipe Material: Plastic
Depth Ground Cover:
Regulator Location: Outside
Regulator Type: Service Regulator (up to 60 psi intake)
Operation Pressure: IP
Occurence Narrative:
Liquid Prop Make:
Liquid Prop Model:
Liquid Prop Serial No:
Equipment Type:
Cylinder Capacity:
Cylinder Capac. Units:
Cylinder Material Type:
Tank Capacity:
Tank Material Type:
Tank Storage Type:
Tank Location Type:
Pump Flow Rate Capac.:
Liquid Prop Notes:

12	*1 of 1*	*S/109.8*	*79.8*	***Access Control Sales Ltd.*** ***161 Lakeshore Rd E*** ***Mississauga ON L5G 4T9***	*SCT*

Established: 01-AUG-86
Plant Size (ft²):
Employment:

--Details--
Description: Electrical Wiring and Construction Supplies Wholesaler-Distributors
SIC/NAICS Code: 416110

Description: Wholesale Trade Agents and Brokers
SIC/NAICS Code: 419120

Description: Electronic and Precision Equipment Repair and Maintenance
SIC/NAICS Code: 811210

Description: Professional Machinery, Equipment and Supplies Wholesaler-Distributors
SIC/NAICS Code: 417930

Description: Electrical Wiring and Construction Supplies Wholesaler-Distributors
SIC/NAICS Code: 416110

Description: Industrial Machinery, Equipment and Supplies Wholesaler-Distributors
SIC/NAICS Code: 417230

Description: Electronic Components, Navigational and Communications Equipment and Supplies Wholesaler-Distributors
SIC/NAICS Code: 417320

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
13	1 of 1	NE/116.1	80.6	200 Lakeshore Rd E Mississauga ON L5G1G3	EHS

Postal Code:	L5G1G3
City:	Mississauga
Address2:	
Address1:	200 Lakeshore Rd E
Provstate:	ON
Order No.:	20150525018
Addit. Info Ordered::	City Directory; Aerial Photos
Report Date:	29-MAY-15
Report Type:	Custom Report
Search Radius (km):	.25

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
14	1 of 2	NE/116.7	80.8	200 Lakeshore Rd East Mississauga ON L5G 1G3	EHS

Postal Code:	
City:	
Address2:	
Address1:	
Provstate:	
Order No.:	20100204006
Addit. Info Ordered::	
Report Date:	2/10/2010
Report Type:	Custom Report
Search Radius (km):	0.5

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
14	2 of 2	NE/116.7	80.8	PETRO-CANADA PETRO CANADA SERVICE STATION 200 LAKESHORE BLVD. (AT SOUTHDOWN RD.) SERVICE STATION MISSISSAUGA CITY ON	SPL

Ref No:	51385
Contaminant Code:	
Contaminant Name:	
Contaminant Quantity:	
Incident Cause:	CONTAINER OVERFLOW
Incident Dt:	5/29/1991
Incident Reason:	ERROR
Incident Summary:	PETRO CANADA SERVICE STN-15L GASOLINE TO ASPHALT DUE TO OV/FILLING.
MOE Reported Dt:	5/29/1991
Environmental Impact:	NOT ANTICIPATED
Nature of Impact:	
Receiving Medium:	LAND
SAC Action Class:	
Sector Source Type:	
Receiving Environment:	
Incident Event:	
Site Municipality:	21102

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
15	1 of 31	SW/132.4	79.7	150 Lakeshore Rd E Mississauga ON L5G 1E9	EHS

Postal Code:	
City:	
Address2:	
Address1:	
Provstate:	

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
Order No.:		20100709004			
Addit. Info Ordered::		Fire Insur. Maps and/or Site Plans; Title Searches			
Report Date:		7/19/2010			
Report Type:		Standard Report			
Search Radius (km):		0.25			

15	2 of 31	SW/132.4	79.7	PIONEER ENERGY MANAGEMENT INC. 150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	EXP

Instance ID:	
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	3/17/1993
Instance Number:	9673965
Instance Type:	FS Facility
Status:	EXPIRED
Description:	

15	3 of 31	SW/132.4	79.7	PIONEER ENERGY MANAGEMENT INC. 150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	EXP

Instance ID:	
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	10/3/1989
Instance Number:	11207111
Instance Type:	FS Liquid Fuel Tank
Status:	EXPIRED
Description:	

15	4 of 31	SW/132.4	79.7	PIONEER ENERGY MANAGEMENT INC. 150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	EXP

Instance ID:	
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	10/3/1989
Instance Number:	11207128
Instance Type:	FS Liquid Fuel Tank
Status:	EXPIRED
Description:	

15	5 of 31	SW/132.4	79.7	PIONEER ENERGY MANAGEMENT INC. 150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	EXP

Instance ID:	
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	10/3/1989
Instance Number:	11207073
Instance Type:	FS Liquid Fuel Tank

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
Status:		EXPIRED			
Description:					

15	6 of 31	SW/132.4	79.7	PIONEER ENERGY MANAGEMENT INC. 150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	EXP

Instance ID:	
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	5/19/1993
Instance Number:	11207142
Instance Type:	FS Liquid Fuel Tank
Status:	EXPIRED
Description:	

15	7 of 31	SW/132.4	79.7	PIONEER ENERGY MANAGEMENT INC. 150 LAKESHORE RD E MISSISSAUGA ON	EXP

Instance ID:	73675
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	
Instance Number:	11207096
Instance Type:	FS Liquid Fuel Tank
Status:	EXPIRED
Description:	FS Liquid Fuel Tank

15	8 of 31	SW/132.4	79.7	PIONEER ENERGY MANAGEMENT INC. 150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	EXP

Instance ID:	
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	
Expired Date:	5/19/1993
Instance Number:	11207160
Instance Type:	FS Liquid Fuel Tank
Status:	EXPIRED
Description:	

15	9 of 31	SW/132.4	79.7	PIONEER ENERGY MANAGEMENT INC 150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	EXP

Instance ID:	
TSSA Program Area:	
Maximum Hazard Rank:	
Facility Type:	FS Liquid Fuel Tank
Expired Date:	10/3/1989
Instance Number:	11207128
Instance Type:	FS Liquid Fuel Tank
Status:	EXPIRED
Description:	FS Gasoline Station - Split Serve

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
15	10 of 31	SW/132.4	79.7	PIONEER ENERGY MANAGEMENT INC 150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	EXP

Instance ID:
TSSA Program Area:
Maximum Hazard Rank:
Facility Type: FS Liquid Fuel Tank
Expired Date: 5/19/1993
Instance Number: 11207142
Instance Type: FS Liquid Fuel Tank
Status: EXPIRED
Description: FS Gasoline Station - Split Serve

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
15	11 of 31	SW/132.4	79.7	PIONEER ENERGY MANAGEMENT INC 150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	EXP

Instance ID:
TSSA Program Area:
Maximum Hazard Rank:
Facility Type: FS Liquid Fuel Tank
Expired Date: 10/3/1989
Instance Number: 11207073
Instance Type: FS Liquid Fuel Tank
Status: EXPIRED
Description: FS Gasoline Station - Split Serve

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
15	12 of 31	SW/132.4	79.7	PIONEER ENERGY MANAGEMENT INC 150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	EXP

Instance ID:
TSSA Program Area:
Maximum Hazard Rank:
Facility Type: FS Liquid Fuel Tank
Expired Date: 10/3/1989
Instance Number: 11207096
Instance Type: FS Liquid Fuel Tank
Status: EXPIRED
Description: FS Gasoline Station - Split Serve

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
15	13 of 31	SW/132.4	79.7	PIONEER ENERGY MANAGEMENT INC 150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	EXP

Instance ID:
TSSA Program Area:
Maximum Hazard Rank:
Facility Type: FS Liquid Fuel Tank
Expired Date: 5/19/1993
Instance Number: 11207160
Instance Type: FS Liquid Fuel Tank
Status: EXPIRED
Description: FS Gasoline Station - Split Serve

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
15	14 of 31	SW/132.4	79.7	PIONEER ENERGY MANAGEMENT INC 150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	EXP

Instance ID:
TSSA Program Area:
Maximum Hazard Rank:
Facility Type: FS Liquid Fuel Tank
Expired Date: 10/3/1989
Instance Number: 11207111
Instance Type: FS Liquid Fuel Tank
Status: EXPIRED
Description: FS Gasoline Station - Split Serve

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
15	15 of 31	SW/132.4	79.7	PIONEER ENERGY MANAGEMENT INC. 150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	FST

Instance Number: 11421563
Cont Name:
Instance Type: FS Liquid Fuel Tank
Fuel Type: Diesel
Status: Active
Capacity: 20000
Tank Material: Fiberglass (FRP)
Corrosion Protection: Fiberglass
Tank Type: Liquid Fuel Double Wall UST
Install Year: 1995
Parent Facility Type: FS GASOLINE STATION - SPLIT SERVE
Facility Type:

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
15	16 of 31	SW/132.4	79.7	PIONEER ENERGY MANAGEMENT INC. 150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	FST

Instance Number: 11421513
Cont Name:
Instance Type: FS Liquid Fuel Tank
Fuel Type: Gasoline
Status: Active
Capacity: 50000
Tank Material: Fiberglass (FRP)
Corrosion Protection: Fiberglass
Tank Type: Liquid Fuel Double Wall UST
Install Year: 1995
Parent Facility Type: FS GASOLINE STATION - SPLIT SERVE
Facility Type:

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
15	17 of 31	SW/132.4	79.7	PIONEER ENERGY MANAGEMENT INC. 150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	FST

Instance Number: 11421544
Cont Name:
Instance Type: FS Liquid Fuel Tank
Fuel Type: Gasoline
Status: Active
Capacity: 29000
Tank Material: Fiberglass (FRP)
Corrosion Protection: Fiberglass
Tank Type: Liquid Fuel Double Wall UST

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
Install Year:		1995			
Parent Facility Type:		FS GASOLINE STATION - SPLIT SERVE			
Facility Type:					

15	18 of 31	SW/132.4	79.7	**PARKLAND INDUSTRIES LTD** **150 LAKESHORE RD E** **MISSISSAUGA ON L5G 1E9**	FST

Instance Number:	64523553
Cont Name:	
Instance Type:	FS Liquid Fuel Tank
Fuel Type:	Gasoline
Status:	Active
Capacity:	60000
Tank Material:	Fiberglass (FRP)
Corrosion Protection:	Fiberglass
Tank Type:	Double Wall UST
Install Year:	2011
Parent Facility Type:	FS Gasoline Station - Self Serve
Facility Type:	FS Liquid Fuel Tank

15	19 of 31	SW/132.4	79.7	**PARKLAND INDUSTRIES LTD** **150 LAKESHORE RD E** **MISSISSAUGA ON L5G 1E9**	FST

Instance Number:	64523552
Cont Name:	
Instance Type:	FS Liquid Fuel Tank
Fuel Type:	Gasoline
Status:	Active
Capacity:	60000
Tank Material:	Fiberglass (FRP)
Corrosion Protection:	NULL
Tank Type:	Double Wall UST
Install Year:	2011
Parent Facility Type:	FS Gasoline Station - Self Serve
Facility Type:	FS Liquid Fuel Tank

15	20 of 31	SW/132.4	79.7	**PIONEER ENERGY MANAGEMENT INC.** **150 LAKESHORE RD E** **MISSISSAUGA ON L5G 1E9**	FST

Instance Number:	11421534
Cont Name:	
Instance Type:	FS Liquid Fuel Tank
Fuel Type:	Gasoline
Status:	Active
Capacity:	29000
Tank Material:	Fiberglass (FRP)
Corrosion Protection:	Fiberglass
Tank Type:	Liquid Fuel Double Wall UST
Install Year:	1995
Parent Facility Type:	FS GASOLINE STATION - SPLIT SERVE
Facility Type:	

15	21 of 31	SW/132.4	79.7	**PIONEER PETROLEUMS MANAGEMENT INC**** **150 LAKESHORE RD E** **MISSISSAUGA ON L5G 1E9**	FSTH

License Issue Date: 3/1/2002
Tank Status: Licensed
Tank Status As Of: August 2007
Operation Type: Retail Fuel Outlet
Facility Type: Gasoline Station - Split Serve

--Details--
Status: Removed
Year of Installation: 1978
Corrosion Protection:
Capacity: 22700
Tank Fuel Type: Liquid Fuel Single Wall UST - Gasoline

Status: Removed
Year of Installation: 1978
Corrosion Protection:
Capacity: 22700
Tank Fuel Type: Liquid Fuel Single Wall UST - Gasoline

Status: Removed
Year of Installation: 1978
Corrosion Protection:
Capacity: 22700
Tank Fuel Type: Liquid Fuel Single Wall UST - Gasoline

Status: Removed
Year of Installation: 1978
Corrosion Protection:
Capacity: 22700
Tank Fuel Type: Liquid Fuel Single Wall UST - Gasoline

Status: Removed
Year of Installation: 1978
Corrosion Protection:
Capacity: 13600
Tank Fuel Type: Liquid Fuel Single Wall UST - Gasoline

Status: Removed
Year of Installation: 1978
Corrosion Protection:
Capacity: 13600
Tank Fuel Type: Liquid Fuel Single Wall UST - Gasoline

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
15	22 of 31	SW/132.4	79.7	PIONEER PETROLEUMS MANAGEMENT INC** 150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	FSTH

License Issue Date: 3/1/2002
Tank Status: Licensed
Tank Status As Of: December 2008
Operation Type: Retail Fuel Outlet
Facility Type: Gasoline Station - Split Serve

--Details--
Status: Active
Year of Installation: 1995
Corrosion Protection:
Capacity: 20000
Tank Fuel Type: Liquid Fuel Double Wall UST - Diesel

Status: Active
Year of Installation: 1995

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

Corrosion Protection:
Capacity: 50000
Tank Fuel Type: Liquid Fuel Double Wall UST - Gasoline

Status: Active
Year of Installation: 1995
Corrosion Protection:
Capacity: 29000
Tank Fuel Type: Liquid Fuel Double Wall UST - Gasoline

Status: Active
Year of Installation: 1995
Corrosion Protection:
Capacity: 29000
Tank Fuel Type: Liquid Fuel Double Wall UST - Gasoline

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15 | ***23 of 31*** | ***SW/132.4*** | ***79.7*** | ***Pioneer Energy LP*** ***150 Lakeshore Road East*** ***Mississauga ON L5G 1E9*** | ***GEN***

PO Box Num:
Status:
Country:
Generator #: ON9285568
Approval Yrs:: 2011
SIC Code: 447110
SIC Description:

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15 | ***24 of 31*** | ***SW/132.4*** | ***79.7*** | ***Pioneer Energy LP*** ***150 Lakeshore Road East*** ***Mississauga ON L5G 1E9*** | ***GEN***

PO Box Num:
Status:
Country:
Generator #: ON9285568
Approval Yrs:: 2012
SIC Code: 447110
SIC Description: Gasoline Stations with Convenience Stores

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15 | ***25 of 31*** | ***SW/132.4*** | ***79.7*** | ***PIONEER PETROLEUMS ATTN LOLA LAURIE*** ***150 LAKESHORE RD E*** ***MISSISSAUGA ON L5G 1E9*** | ***PRT***

Location ID: 9134
Type: retail
Expiry Date: 1994-03-31
Capacity (L): 0
Licence #: 0048041004

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15 | ***26 of 31*** | ***SW/132.4*** | ***79.7*** | ***PIONEER PETROLEUMS ATTN LOLA LAURIE*** ***150 LAKESHORE RD E*** ***MISSISSAUGA ON L5G 1E9*** | ***PRT***

Location ID: 9134
Type: retail
Expiry Date: 1995-07-31
Capacity (L): 2000
Licence #: 0033408001

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
15	27 of 31	SW/132.4	79.7	PIONEER PETROLEUMS ATTN LOLA LAURIE 150 LAKESHORE RD E MISSISSAUGA ON L5G1E9	PRT

Location ID:	9134
Type:	retail
Expiry Date:	1996-03-31
Capacity (L):	118000
Licence #:	0056875001

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
15	28 of 31	SW/132.4	79.7	150 LAKESHORE RD. E. PORT CREDIT ON	PRT

Location ID:	11953
Type:	retail
Expiry Date:	
Capacity (L):	
Licence #:	

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
15	29 of 31	SW/132.4	79.7	PIONEER PETROLEUMS 150 LAKESHORE RD E MISSISSAUGA ON L5G 1E9	RST

Code:	01186800
Facility:	SERVICE STATIONS-GASOLINE, OIL & NATURAL GAS
Description:	
List Name:	

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
15	30 of 31	SW/132.4	79.7	PIONEER PETROLEUMS LTD. 150 LAKESHORE EAST SERVICE STATION MISSISSAUGA CITY ON L5G 1E9	SPL

Ref No:	111251
Contaminant Code:	
Contaminant Name:	
Contaminant Quantity:	
Incident Cause:	PIPE/HOSE LEAK
Incident Dt:	3/19/1995
Incident Reason:	EQUIPMENT FAILURE
Incident Summary:	PIONEER PETROLEUM-UKN QTYGASOLINE TO GRND,LEAK DETECTOR LINE LEAK.
MOE Reported Dt:	3/23/1995
Environmental Impact:	POSSIBLE
Nature of Impact:	Air Pollution
Receiving Medium:	LAND
SAC Action Class:	
Sector Source Type:	
Receiving Environment:	
Incident Event:	
Site Municipality:	21102

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
15	31 of 31	SW/132.4	79.7	PIONEER PETROLEUMS LTD. 150 LAKESHORE RD E SERVICE STATION MISSISSAUGA CITY ON L5G 1E9	SPL

Ref No:	195837
Contaminant Code:	

Contaminant Name:	
Contaminant Quantity:	
Incident Cause:	OTHER TRANSPORTATION ACCIDENT
Incident Dt:	3/2/2001
Incident Reason:	UNKNOWN
Incident Summary:	PIONEER STATION: UKN AMT PROPANE TO AIR. DUE TO MVA. F/D, P/D.
MOE Reported Dt:	3/2/2001
Environmental Impact:	Possible
Nature of Impact:	Air Pollution
Receiving Medium:	Air
SAC Action Class:	
Sector Source Type:	
Receiving Environment:	
Incident Event:	
Site Municipality:	21102

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16 | ***1 of 1*** | ***SSW/135.6*** | ***79.8*** | ***ON*** | ***WWIS***

Well ID:	7162774	**Lot:**	
Construction Date::		**Concession:**	
Primary Water Use::		**Concession Name:**	
Sec. Water Use::		**Easting NAD83::**	
Final Well Status::		**Northing NAD83::**	
Specific Capacity::		**Zone::**	
Municipality:	MISSISSAUGA CITY (PORT CREDIT)	**UTM Reliability::**	
County:	PEEL		

Bore Hole Information

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Bore Hole ID:	1003505993
DP2BR:	
Code OB:	
Code OB Description:	
Open Hole:	
Date Completed:	15-MAR-11
Remarks:	
Zone:	17
East 83:	614591
North 83:	4823542
UTMRC:	3
UTMRC Description:	margin of error : 10 - 30 m
Location Method:	wwr
Org CS:	UTM83
Elevation:	
Elevrc:	
Elevrc Description:	
Location Source Date:	
Source Revision Comment:	
Improvement Location Source:	
Improvement Location Method:	
Supplier Comment:	
Spatial Status:	
--	--
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17 | ***1 of 1*** | ***NW/136.2*** | ***80.8*** | ***ON*** | ***BORE***

Borehole ID:	640723	**Type:**	Borehole
Use:		**Status::**	
Drill Method::		**UTM Zone::**	17
Easting::	614565	**Northing::**	4823763

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

Location Accuracy::		**Orig. Ground Elev m::**	82.3
Elev. Reliability Note::		**DEM Ground Elev m::**	82
Total Depth m::	3	**Primary Name::**	
Township::		**Concession::**	
Lot::		**Municipality:**	
Completion Date::		**Static Water Level::**	-999.9
Primary Water Use::		**Sec. Water Use::**	

--Details--

Stratum ID:	218493317	**Top Depth(m):**	0.0
Bottom Depth(m):	0.1	**Stratum Desc:**	ASPHALT.
Stratum ID:	218493318	**Top Depth(m):**	0.1
Bottom Depth(m):	0.2	**Stratum Desc:**	SAND,SILT,CLAY. DARK,FLUVIO-GLACIAL, AGE GLACIAL.
Stratum ID:	218493319	**Top Depth(m):**	0.2
Bottom Depth(m):	1.4	**Stratum Desc:**	SAND-FINE TO MEDIUM.BROWN,BEACH.
Stratum ID:	218493320	**Top Depth(m):**	1.4
Bottom Depth(m):	3.0	**Stratum Desc:**	CLAY,SAND,SILT,TILL.GLACIAL,AGE GLACIAL. AL.

18	***1 of 2***	***W/137.9***	***79.8***	***20 Rosewood Avenue, Mississauga ON***	***INC***

Incident ID:	2561688
Incident Number:	410004
Attribute Category:	FS-Perform L1 Incident Insp
Status Code:	Causal Analysis Complete
Incident Location:	20 Rosewood Avenue, Mississauga - Discovery of Product
Drainage System:	Unknown
Sub Surface Contam.:	20 to 30 feet maybe more
Aff. Prop. Use Water:	Unknown
Contam. Migrated:	Unknown
Contact Natural Env.:	Yes
Near Body of Water:	No
Approx. Quant. Rel.:	unknown
Equipment Model:	
Serial No:	
Residential App. Type:	
Commercial App. Type:	
Industrial App. Type:	
Institutional App. Type:	
Venting Type:	
Vent Connector Mater.:	
Vent Chimney Mater.:	
Notes:	
Pipeline Type:	
Pipeline Involved:	
Pipe Material:	
Depth Ground Cover:	
Regulator Location:	
Regulator Type:	
Operation Pressure:	
Occurence Narrative:	UST hit by backhoe
Liquid Prop Make:	
Liquid Prop Model:	
Liquid Prop Serial No:	
Equipment Type:	
Cylinder Capacity:	
Cylinder Capac. Units:	
Cylinder Material Type:	

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

Tank Capacity:
Tank Material Type:
Tank Storage Type:
Tank Location Type:
Pump Flow Rate Capac.:
Liquid Prop Notes:

---

18 | ***2 of 2*** | ***W/137.9*** | ***79.8*** | ***Greenspoon Specialty Contracting Ltd.; 20 Rosewood Avenue construction site<UNOFFICIAL> Mississauga ON*** | ***SPL***

Ref No: 2855-86JJTA
Contaminant Code: 41
Contaminant Name: DIESEL FUEL AND WATER MIXTURE
Contaminant Quantity: 500 L
Incident Cause: Tank (Underground) Leak
Incident Dt:
Incident Reason: Equipment/Vehicles
Incident Summary: Greenspoon Specialty: UST 500 L diesel & water to ground
MOE Reported Dt: 6/18/2010
Environmental Impact: Confirmed
Nature of Impact: Soil Contamination
Receiving Medium:
SAC Action Class: Land Spills
Sector Source Type:
Receiving Environment:
Incident Event:
Site Municipality:

---

19 | ***1 of 1*** | ***N/143.2*** | ***80.8*** | ***22 Woodlawn Avenue Mississauga ON*** | ***SPL***

Ref No: 2317-9LWLDC
Contaminant Code: 35
Contaminant Name: NATURAL GAS (METHANE)
Contaminant Quantity: 0 other - see incident description
Incident Cause: Leak/Break
Incident Dt: 2014/07/11
Incident Reason: Operator/Human Error
Incident Summary: TSSA FSB: 0.5" service line, made safe
MOE Reported Dt: 2014/07/11
Environmental Impact: Possible
Nature of Impact: Air Pollution
Receiving Medium:
SAC Action Class: Air Spills - Gases and Vapours
Sector Source Type: Pipeline/Components
Receiving Environment:
Incident Event:
Site Municipality: Mississauga

---

20 | ***1 of 3*** | ***ENE/146.8*** | ***80.6*** | ***HARBINDER MANN VETERINARY CORPORATION 205 LAKESHORE.RD. E. MISSISSAUGA ON*** | ***GEN***

PO Box Num:
Status:
Country:
Generator #: ON7519092

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

Approval Yrs:: 2012
SIC Code: 541940
SIC Description: Veterinary Services

---

20 **2 of 3** **ENE/146.8** **80.6** **HARBINDER MANN VETERINARY CORPORATION**
205 LAKESHORE.RD. E.
MISSISSAUGA ON **GEN**

PO Box Num:
Status:
Country:
Generator #: ON7519092
Approval Yrs:: 2013
SIC Code: 541940
SIC Description: VETERINARY SERVICES

--Details--
Waste Code: 312
Waste Description: PATHOLOGICAL WASTES

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20 **3 of 3** **ENE/146.8** **80.6** **HARBINDER MANN VETERINARY CORPORATION**
205 LAKESHORE.RD. E.
MISSISSAUGA ON L5G1G2 **GEN**

PO Box Num:
Status: Registered
Country: Canada
Generator #: ON7519092
Approval Yrs:: As of Sep 2016
SIC Code:
SIC Description:

--Details--
Waste Code: 312 P
Waste Description: Pathological wastes

---

21 **1 of 1** **NNE/146.9** **80.8** **ON** **BORE**

Borehole ID: 640893
Use:
Drill Method::
Easting:: 614695
Location Accuracy::
Elev. Reliability Note::
Total Depth m:: 3
Township::
Lot::
Completion Date::
Primary Water Use::

Type: Borehole
Status::
UTM Zone:: 17
Northing:: 4823803
Orig. Ground Elev m:: 82.3
DEM Ground Elev m:: 82
Primary Name::
Concession::
Municipality:
Static Water Level:: -999.9
Sec. Water Use::

--Details--
Stratum ID: 218493945
Bottom Depth(m): 0.1
Top Depth(m): 0.0
Stratum Desc: ASPHALT.

Stratum ID: 218493946
Top Depth(m): 0.1

Bottom Depth(m):	0.2	**Stratum Desc:**	GRAVEL,SILT,SAND, CLAY. FLUVIO-GLACIAL,CRUSHED, AGE GLACIAL.
Stratum ID:	218493947	**Top Depth(m):**	0.2
Bottom Depth(m):	0.5	**Stratum Desc:**	SILT,SAND,CLAY, ORGANIC. DARK,FLUVIO-GLACIAL, AGE GLACIAL.
Stratum ID:	218493948	**Top Depth(m):**	0.5
Bottom Depth(m):	1.4	**Stratum Desc:**	SAND-MEDIUM TO COARSE. BROWN,BEACH.
Stratum ID:	218493949	**Top Depth(m):**	1.4
Bottom Depth(m):	1.8	**Stratum Desc:**	CLAY,SILT,SAND. BROWN,FLUVIO-GLACIAL,MOIST, AGE GLACIAL.
Stratum ID:	218493950	**Top Depth(m):**	1.8
Bottom Depth(m):	2.7	**Stratum Desc:**	CLAY,SILT,SAND,TILL.GREY,BROWN,GLACIAL,MOIST, AGE GLACIAL.
Stratum ID:	218493951	**Top Depth(m):**	2.7
Bottom Depth(m):	3.0	**Stratum Desc:**	CLAY,SILT,SAND,TILL.GREY,GLACIAL,DENSE, AGE GLACIAL.

---

22 **1 of 1** **WNW/146.9** **79.8** **ON** **BORE**

Borehole ID:	640722	**Type:**	Borehole
Use:		**Status::**	
Drill Method::		**UTM Zone::**	17
Easting::	614515	**Northing::**	4823703
Location Accuracy::		**Orig. Ground Elev m::**	82.3
Elev. Reliability Note::		**DEM Ground Elev m::**	80.9
Total Depth m::	3	**Primary Name::**	
Township::		**Concession::**	
Lot::		**Municipality:**	
Completion Date::		**Static Water Level::**	-999.9
Primary Water Use::		**Sec. Water Use::**	

--Details--

Stratum ID:	218493313	**Top Depth(m):**	0.0
Bottom Depth(m):	0.1	**Stratum Desc:**	ASPHALT.
Stratum ID:	218493314	**Top Depth(m):**	0.1
Bottom Depth(m):	0.1	**Stratum Desc:**	ASPHALT. GRANULAR.
Stratum ID:	218493315	**Top Depth(m):**	0.1
Bottom Depth(m):	0.9	**Stratum Desc:**	SAND,SILT,CLAY, STONES. BROWN,FLUVIO-GLACIAL, AGE GLACIAL.
Stratum ID:	218493316	**Top Depth(m):**	0.9
Bottom Depth(m):	3.0	**Stratum Desc:**	SAND,SILT,CLAY,TILL.BROWN,GLACIAL,DENSE, AGE GLACIAL.

---

23 **1 of 1** **SSW/146.9** **79.0**

Nordex Explosives Ltd.
145 Lakeshore Rd E
Mississauga ON L5G 4T9

SCT

Established:
Plant Size (ft²):
Employment:

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

--Details--
Description: Explosives Manufacturing
SIC/NAICS Code: 325920

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24 ***1 of 1*** ***WSW/152.0*** ***79.8*** ***ON*** ***WWIS***

Well ID: 7161795 ***Lot:***
Construction Date:: ***Concession:***
Primary Water Use:: ***Concession Name:***
Sec. Water Use:: ***Easting NAD83::***
Final Well Status:: ***Northing NAD83::***
Specific Capacity:: ***Zone::***
Municipality: MISSISSAUGA CITY (PORT CREDIT) ***UTM Reliability::***
County: PEEL

Bore Hole Information
-- --
Bore Hole ID: 1003495961
DP2BR:
Code OB:
Code OB Description:
Open Hole:
Date Completed: 14-FEB-11
Remarks:
Zone: 17
East 83: 614516
North 83: 4823601
UTMRC: 3
UTMRC Description: margin of error : 10 - 30 m
Location Method: wwr
Org CS: UTM83
Elevation:
Elevrc:
Elevrc Description:
Location Source Date:
Source Revision Comment:
Improvement Location Source:
Improvement Location Method:
Supplier Comment:
Spatial Status:
-- --
-- --

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25 ***1 of 1*** ***WSW/162.3*** ***79.8*** ***ON*** ***WWIS***

Well ID: 7155591 ***Lot:***
Construction Date:: ***Concession:***
Primary Water Use:: ***Concession Name:***
Sec. Water Use:: ***Easting NAD83::***
Final Well Status:: ***Northing NAD83::***
Specific Capacity:: ***Zone::***
Municipality: MISSISSAUGA CITY (PORT CREDIT) ***UTM Reliability::***
County: PEEL

Bore Hole Information
-- --
Bore Hole ID: 1003431946
DP2BR:
Code OB:
Code OB Description:
Open Hole:

Date Completed:	23-JUL-10
Remarks:	
Zone:	17
East 83:	614504
North 83:	4823603
UTMRC:	3
UTMRC Description:	margin of error : 10 - 30 m
Location Method:	wwr
Org CS:	UTM83
Elevation:	
Elevrc:	
Elevrc Description:	
Location Source Date:	
Source Revision Comment:	
Improvement Location Source:	
Improvement Location Method:	
Supplier Comment:	
Spatial Status:	
--	--
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26 | **1 of 1** | **NE/163.0** | **80.8** | **Starlight Apartments Ltd.**
212 Lakeshore Rd E
Mississauga ON | **GEN**

PO Box Num:	
Status:	
Country:	
Generator #:	ON8356209
Approval Yrs::	2012
SIC Code:	562210
SIC Description:	Waste Treatment and Disposal

---

27 | **1 of 1** | **SW/169.9** | **79.1** | **125/129/139 Lakeshore Road East & 65/80 Port Street**
Mississauga ON | **EHS**

Postal Code:	
City:	
Address2:	
Address1:	
Provstate:	
Order No.:	20070914020
Addit. Info Ordered::	Fire Insur. Maps And /or Site Plans
Report Date:	9/20/2007
Report Type:	CAN - Custom Report
Search Radius (km):	0.25

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28 | **1 of 1** | **ESE/173.2** | **79.8** | **ON** | **BORE**

Borehole ID:	641146	**Type:**	Borehole
Use:	Geotechnical/Geological Investigation	**Status::**	
Drill Method::	Power auger	**UTM Zone::**	17
Easting::	614815	**Northing::**	4823593
Location Accuracy::		**Orig. Ground Elev m::**	80
Elev. Reliability Note::		**DEM Ground Elev m::**	79.7
Total Depth m::	2.6	**Primary Name::**	
Township::		**Concession::**	
Lot::		**Municipality:**	
Completion Date::	FEB-1970	**Static Water Level::**	-999.9

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

Primary Water Use:: Not Used ***Sec. Water Use::***

--Details--

Stratum ID:	218494950	***Top Depth(m):***	0.0
Bottom Depth(m):	0.1	***Stratum Desc:***	ASPHALT.
Stratum ID:	218494951	***Top Depth(m):***	0.1
Bottom Depth(m):	1.2	***Stratum Desc:***	SAND,CLAY,SILT.
Stratum ID:	218494952	***Top Depth(m):***	1.2
Bottom Depth(m):	2.4	***Stratum Desc:***	SILT,SAND,CLAY. LACUSTRINE,MOIST,AGE GLACIAL.
Stratum ID:	218494953	***Top Depth(m):***	2.4
Bottom Depth(m):	2.6	***Stratum Desc:***	SAND-MEDIUM TO COARSE,SILT,CLAY. BROWN,LACUSTRINE,AGE GLACIAL.

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29 ***1 of 1*** ***ENE/175.3*** ***80.8*** ***HARBINDER MANN VETERINARY CORPORATION*** ***205 LAKESHORE.RD. E.*** ***MISSISSAUGA ON*** ***GEN***

PO Box Num:
Status:
Country:
Generator #: ON7519092
Approval Yrs:: As of April 2014
SIC Code:
SIC Description:

--Details--
Waste Code: 312
Waste Description: Pathological wastes

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30 ***1 of 2*** ***NW/181.3*** ***80.8*** ***MISSISSAUGA HYDRO (PCB)*** ***20 FOREST AVE. C/O 3240 MAVIS ROAD*** ***MISSISSAUGA ON L5G 1K7*** ***GEN***

PO Box Num:
Status:
Country:
Generator #: ON0124345
Approval Yrs:: 90
SIC Code: 0000
SIC Description: *** NOT DEFINED ***

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30 ***2 of 2*** ***NW/181.3*** ***80.8*** ***MISSISSAUGA HYDRO (PCB)*** ***00-000*** ***20 FOREST AVE. C/O 3240 MAVIS ROAD*** ***MISSISSAUGA ON L5G 1K7*** ***GEN***

PO Box Num:
Status:
Country:
Generator #: ON0124345
Approval Yrs:: 92,93,94
SIC Code: 0000
SIC Description: *** NOT DEFINED ***

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
31	1 of 1	NE/183.3	80.8	206-212 Lakeshore Road East Mississauga ON L5G 1G4	EHS

Postal Code:
City:
Address2:
Address1:
Provstate:
Order No.: 20060222018
Addit. Info Ordered::
Report Date: 2/24/2006
Report Type: Custom Report
Search Radius (km): 0.25

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
32	1 of 1	NNW/186.1	81.8	ON	BORE

Borehole ID: 640724
Use:
Drill Method::
Easting:: 614615
Location Accuracy::
Elev. Reliability Note::
Total Depth m:: 3
Township::
Lot::
Completion Date::
Primary Water Use::

Type: Borehole
Status::
UTM Zone:: 17
Northing:: 4823843
Orig. Ground Elev m:: 82.3
DEM Ground Elev m:: 82
Primary Name::
Concession::
Municipality:
Static Water Level:: -999.9
Sec. Water Use::

--Details--

Stratum ID: 218493321
Bottom Depth(m): 0.1
Top Depth(m): 0.0
Stratum Desc: ASPHALT.

Stratum ID: 218493322
Bottom Depth(m): 0.2
Top Depth(m): 0.1
Stratum Desc: SAND,SILT,CLAY. DARK,FLUVIO-GLACIAL, AGE GLACIAL.

Stratum ID: 218493323
Bottom Depth(m): 0.5
Top Depth(m): 0.2
Stratum Desc: CLAY,SILT,SAND. GREY,FLUVIO-GLACIAL, AGE GLACIAL.

Stratum ID: 218493324
Bottom Depth(m): 3.0
Top Depth(m): 0.5
Stratum Desc: CLAY,SILT,SAND,TILL.BROWN,GLACIAL,DENSE, AGE GLACIAL.

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
33	1 of 3	SW/191.8	79.8	F.S. Port Credit Development Limited 1 Hurontario St Mississauga ON L5G 0A3	CA

Certificate #: 2655-795KGE
Application Year: 2007
Issue Date: 11/20/2007
Approval Type: Municipal and Private Sewage Works
Status: Approved
Application Type:
Client Name::
Client Address::
Client City::
Client Postal Code::
Project Description::
Contaminants::

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
Emission Control::					

33	2 of 3	SW/191.8	79.8	**Dolce Vita Medical Spa & Salon** **1 Hurontario Street Unit 1** **Mississauga ON L5G0A3**	GEN

PO Box Num:
Status: Registered
Country: Canada
Generator #: ON6629503
Approval Yrs:: As of Sep 2016
SIC Code:
SIC Description:

--Details--
Waste Code: 312 P
Waste Description: Pathological wastes

33	3 of 3	SW/191.8	79.8	**1 Hurontario Street, Mississauga ON**	PINC

Incident ID: 2795608
Tank Status: RC Established
Attribute Category: FS-Perform P-line Inc Invest
Task Number: 3433870
Type: FS-Pipeline Incident
Incident Number: 638900
Status Code: Pipeline Damage Reason Est
Summary: 1 Hurontario Street, Mississauga - Vapour Release
Spills Action Centre: 5245-8KDL95
Reported By: Dave Dunstan - Enbridge
Affiliation: Industry Stakeholder (Licensee/Registration/Certificate Holder, Facility Owner, etc.)
Method Details: E-mail
Fuel Category: Natural Gas
Fuel Occurrence Type: Vapour Release
Date of Occurrence: 8/3/2011 0:00
Occurrence Start Date: 2011/08/03
Health Impact: No
Occurrence Desc: gas leak on 2" pipe
Environment Impact: No
Property Damage: No
Service Interupt: No
Fuel Type: Natural Gas
Enforce Policy: Yes
Operation Type: Commercial (e.g. restaurant, business unit, etc)
Damage Reason: Excavation practices not sufficient
Public Relation: No
Pipeline System:
Pipeline Type: Service / Riser Distribution Pipeline
Depth:
Pipe Material: Steel
Regualtor Location: Outside
PSIG: 2
Regulator Type: Service Regulator (up to 60 psi intake)
Notes: this is a release from service line

34	1 of 1	SW/192.5	79.8	**F.S. Port Credit Development Limited** **15 HURONTARIO ST, MISSISSAUGA, ON, L5G 3G8**	RSC

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
				ON	

Registration #: 36704
RSC Type:
Restoration Type:
Date Submitted: 16-Nov-07
Date Acknowledg.:
Certification Date: 28-Sep-07
Date Returned:
Soil Type:
Criteria:
Current Property Use: Commercial
Certificate Prop Use #: No CPU
Intended Prop Use: Residential
Applicable Standards: Full Depth Site Conditions Standard, with Nonpotable Ground Water, Coarse Textured Soil, for Residential/Parkland/Institutional property use
Stratified (Y/N):
Consultant:
District Office: MISSISSAUGA
Property Municipal Address: 15 HURONTARIO ST, MISSISSAUGA, ON, L5G 3G8
Legal Description: Part of Lot A, Credit Indian Reserve, City of Mississauga, Regional Municipality of Peel, designated as Parts 2 and 3 on Plan 43R-23793, being the whole of PIN 13464-0302
Prop. Identification #:: 13464-0302
Entire legal prop. (y/n): Yes
UTM Coordinates: NAD83 17-614470-4823585
Latitude & Longitude: 43.55643840N 79.58275560W (converted from UTM)
Accuracy Estimate: 2 to 5 meters
Measurement Method: Interpolation from a map
CPU Issued Sect 1686: No

35	1 of 1	NE/196.0	80.9	206-212 Lakeshore Road East 8 Oakwood Avenue Mississauga ON	EHS

Postal Code:
City:
Address2:
Address1:
Provstate:
Order No.: 20110205006
Addit. Info Ordered::
Report Date: 2/11/2011
Report Type: Custom Report
Search Radius (km): 0.25

36	1 of 1	WSW/201.0	79.8	OSHAWA FOODS 25 HURONTARIO STREET RETAIL STORE MISSISSAUGA CITY ON	SPL

Ref No: 123765
Contaminant Code:
Contaminant Name:
Contaminant Quantity:
Incident Cause: PIPE/HOSE LEAK
Incident Dt: 2/19/1996
Incident Reason: EQUIPMENT FAILURE
Incident Summary: HURONTARIO PRICE CHOPPER-34 KG FREON R-22 TO ATM, LINE LEAK,REPAIRED.
MOE Reported Dt: 2/20/1996
Environmental Impact: POSSIBLE
Nature of Impact: Air Pollution
Receiving Medium: AIR
SAC Action Class:

Sector Source Type:
Receiving Environment:
Incident Event:
Site Municipality: 21102

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37 ***1 of 1*** ***S/202.3*** ***79.8*** ***ON*** ***BORE***

Borehole ID:	654125	***Type:***	Borehole
Use:	Geotechnical/Geological Investigation	***Status::***	
Drill Method::	Boring	***UTM Zone::***	17
Easting::	614695	***Northing::***	4823463
Location Accuracy::		***Orig. Ground Elev m::***	77.7
Elev. Reliability Note::		***DEM Ground Elev m::***	79.8
Total Depth m::	2.7	***Primary Name::***	
Township::		***Concession::***	
Lot::		***Municipality:***	
Completion Date::	MAY-1961	***Static Water Level::***	-999.9
Primary Water Use::	Not Used	***Sec. Water Use::***	

--Details--

Stratum ID:	218542037	***Top Depth(m):***	0.0
Bottom Depth(m):	0.3	***Stratum Desc:***	CLAY(20),SILT(20), STONES. BROWN.
Stratum ID:	218542038	***Top Depth(m):***	0.3
Bottom Depth(m):	1.3	***Stratum Desc:***	TILL(40),CLAY(20), SILT(10),GRAVEL. BROWN.
Stratum ID:	218542039	***Top Depth(m):***	1.3
Bottom Depth(m):	2.0	***Stratum Desc:***	TILL,SHALE. GREY.
Stratum ID:	218542040	***Top Depth(m):***	2.0
Bottom Depth(m):	2.7	***Stratum Desc:***	TILL,SHALE(10), GRAVEL. 00010074000421000001000

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38 ***1 of 1*** ***SW/208.8*** ***79.8*** ***ON*** ***BORE***

Borehole ID:	649444	***Type:***	Borehole
Use:	Geotechnical/Geological Investigation	***Status::***	
Drill Method::	Diamond Drill	***UTM Zone::***	17
Easting::	614520	***Northing::***	4823503
Location Accuracy::		***Orig. Ground Elev m::***	79.9
Elev. Reliability Note::		***DEM Ground Elev m::***	79.8
Total Depth m::	6.2	***Primary Name::***	
Township::		***Concession::***	
Lot::		***Municipality:***	
Completion Date::	JAN-1959	***Static Water Level::***	.3
Primary Water Use::	Not Used	***Sec. Water Use::***	

--Details--

Stratum ID:	218526997	***Top Depth(m):***	0.0
Bottom Depth(m):	1.1	***Stratum Desc:***	SAND.
Stratum ID:	218526998	***Top Depth(m):***	1.1
Bottom Depth(m):	6.2	***Stratum Desc:***	TILL,CLAY,SILT. VERY DENSE, WATER STABLE AT 261.3 FEET. 012 00035065S

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
39	1 of 1	SW/210.6	79.8	ON	BORE

Borehole ID: 833853
Use: Geotechnical/Geological Investigation
Drill Method:: Hollow stem auger
Easting:: 614509
Location Accuracy::
Elev. Reliability Note::
Total Depth m:: 6.2
Township::
Lot::
Completion Date:: 01-JUN-1959
Primary Water Use::

Type: Borehole
Status:: Decommissioned
UTM Zone:: 17
Northing:: 4823510
Orig. Ground Elev m:: 79.9
DEM Ground Elev m:: 80
Primary Name::
Concession::
Municipality:
Static Water Level:: 3
Sec. Water Use::

--Details--

Stratum ID: 6014645
Bottom Depth(m): 1.1
Top Depth(m): 0.0
Stratum Desc: Very fine sand

Stratum ID: 6014646
Bottom Depth(m): 6.2
Top Depth(m): 1.1
Stratum Desc: Grey, silty clay, stiff, with some sand; stiff to hard, grey, silty clay with sand and some small stones (glacial till)

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
40	1 of 21	SSW/211.4	78.9	ST. LAWRENCE STARCH CO. LTD. 141 LAKESHORE RD. E. MISSISSAUGA CITY ON L5G 1E8	CA

Certificate #: 8-3131-89-
Application Year: 89
Issue Date: 8/29/1989
Approval Type: Industrial air
Status: Approved
Application Type:
Client Name::
Client Address::
Client City::
Client Postal Code::
Project Description:: STARCH DRIER VENT (REPLACE SCRUBBER)
Contaminants::
Emission Control::

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
40	2 of 21	SSW/211.4	78.9	ST. LAWRENCE STARCH CO. LTD. 141 LAKESHORE RD. EAST MISSISSAUGA CITY ON L5G 1E8	CA

Certificate #: 4-0029-86-
Application Year: 86
Issue Date: 11/4/1986
Approval Type: Industrial wastewater
Status: Cancelled
Application Type:
Client Name::
Client Address::
Client City::
Client Postal Code::
Project Description:: FILTRATION SYSTEM
Contaminants::
Emission Control::

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
40	3 of 21	SSW/211.4	78.9	141 Lakeshore Road East Mississauga ON L5G 1E8	EHS

Postal Code:
City:
Address2:
Address1:
Provstate:
Order No.: 19991012001
Addit. Info Ordered::
Report Date: 10/14/99
Report Type: Complete Report
Search Radius (km): 5.00

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
40	4 of 21	SSW/211.4	78.9	ST. LAWRENCE STARCH CO. LTD. 141 LAKESHORE RD. E. MISSISSAUGA ON L5G 1E8	GEN

PO Box Num:
Status:
Country:
Generator #: ON0163600
Approval Yrs:: 86,87,88,89,90
SIC Code: 1099
SIC Description: OTHER FOOD PROD.

--Details--
Waste Code: 121
Waste Description: ALKALINE WASTES - HEAVY METALS

Waste Code: 213
Waste Description: PETROLEUM DISTILLATES

Waste Code: 251
Waste Description: OIL SKIMMINGS & SLUDGES

Waste Code: 270
Waste Description: OTHER SPECIFIED ORGANICS

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
40	5 of 21	SSW/211.4	78.9	ST. LAWRENCE STARCH COMPANY LIMITED 141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	GEN

PO Box Num:
Status:
Country:
Generator #: ON0163600
Approval Yrs:: 92,93,94,95,96,97,98,99,00,01,03
SIC Code: 1099
SIC Description: OTHER FOOD PROD.

--Details--
Waste Code: 121
Waste Description: ALKALINE WASTES - HEAVY METALS

Waste Code: 148
Waste Description: INORGANIC LABORATORY CHEMICALS

Waste Code: 213
Waste Description: PETROLEUM DISTILLATES

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

Waste Code: 243
Waste Description: PCB'S

Waste Code: 251
Waste Description: OIL SKIMMINGS & SLUDGES

Waste Code: 263
Waste Description: ORGANIC LABORATORY CHEMICALS

Waste Code: 270
Waste Description: OTHER SPECIFIED ORGANICS

40	6 of 21	SSW/211.4	78.9	ST. LAWRENCE STARCH COMPANY LIMITED 141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	GEN

PO Box Num:
Status:
Country:
Generator #: ON0163600
Approval Yrs:: 02
SIC Code:
SIC Description:

40	7 of 21	SSW/211.4	78.9	ST. LAWRENCE STARCH COMPANY LIMITED 141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	GEN

PO Box Num:
Status:
Country:
Generator #: ON0163600
Approval Yrs:: 04
SIC Code:
SIC Description:

40	8 of 21	SSW/211.4	78.9	ST. LAWERENCE STARCH CO. 141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	NPCB

Company Code: F1043
Industry:
Site Status:
Transaction Date: 1/29/1996
Inspection Date:

--Details--
Label:
Serial No.:
PCB Type/Code: Askarel
Location:
Item/State:
No. of Items:
Manufacturer:
Status: Stored for Disposal
Contents: 1310.00 KG

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
40	9 of 21	SSW/211.4	78.9	ST. LAWRENCE STARCH CO. 141 LAKESHORE ROAD EAST LAKESHORE ROAD EAST PORT CREDIT ON L5G 1E8	NPCB

Company Code: O0530
Industry:
Site Status:
Transaction Date:
Inspection Date:

--Details--
Label:
Serial No.:
PCB Type/Code:
Location:
Item/State:
No. of Items:
Manufacturer:
Status: In-Storage
Contents:

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
40	10 of 21	SSW/211.4	78.9	ST. LAWRENCE STARCH CO. 141 LAKESHORE ROAD E P. O. BOX 1050 Port Credit ON L5G 1E8	NPCB

Company Code: O0530
Industry: Food/Beverage/Water
Site Status: Stored for Disposal
Transaction Date: 12/2/1991
Inspection Date: 12/2/1991

--Details--
Label:
Serial No.:
PCB Type/Code: Askarel/Askarel
Location: PCB FROM DRAINED TRANS. OR22739
Item/State:
No. of Items:
Manufacturer:
Status: Stored for disposal
Contents:

Label:
Serial No.:
PCB Type/Code: Askarel/Askarel
Location: STORED AT BASE OF SMOKE STACK
Item/State:
No. of Items:
Manufacturer:
Status: Stored for disposal
Contents:

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

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
40	11 of 21	SSW/211.4	78.9	ST. LAWERENCE STARCH CO. 141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	NPCB

Company Code: F0974
Industry: UNDEFINED
Site Status:
Transaction Date:
Inspection Date:

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
40	12 of 21	SSW/211.4	78.9	ST. LAWERENCE STARCH CO. PO BOX 1050 141 LAKESHORE ROAD EAST PORT CREDIT ON L5G 1E8	NPCB

Company Code: O0530
Industry: FOOD/BEVERAGE/WATER
Site Status: STORAGE ONLY (NON FEDERAL)
Transaction Date: 8/9/1994
Inspection Date: 2/12/1991

--Details--
Label: OR10625
Serial No.: 45348
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10626
Serial No.: 12914
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10627
Serial No.: 12918
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10635
Serial No.: 43810
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10634
Serial No.: 43839
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: DO03387
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location: PCB FROM DRAINED TRANS.OR22739
Item/State: BARREL PCB ASKAREL/FULL
No. of Items: 10
Manufacturer: FERRANTI PACKARD
Status: STORED FOR DISPOSAL
Contents: 2000 L

Label: OR10629
Serial No.: 12025
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06688
Serial No.: 13434
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06689
Serial No.: 11950
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06690
Serial No.: 11934
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10633
Serial No.: 13396
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL

No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10632
Serial No.: 13408
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10630
Serial No.: 13391
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10621
Serial No.: 13409
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10617
Serial No.: 7346621
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10618
Serial No.: 7340523
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10619
Serial No.: 7319334
PCB Type/Code: ASKAREL/ASKAREL
Location: PCB FROM DRAINED TRANS.OR22739
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer: FERRANTI PACKARD
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10620

Serial No.: 7350429
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10631
Serial No.: 13449
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10640
Serial No.: 12269
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10639
Serial No.: 12268
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10643
Serial No.: 11939
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10641
Serial No.: 7440302
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR22739
Serial No.: 2-303182
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: TRANSFORMER/DRAINED
No. of Items: 1
Manufacturer:

Status: STORED FOR DISPOSAL
Contents: 0 L

Label: OR10642
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06706
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06700
Serial No.: 7744282
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06699
Serial No.: 16089
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06698
Serial No.: 14844
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06697
Serial No.: 12997
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06696
Serial No.: 11889
PCB Type/Code: ASKAREL/ASKAREL

Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06713
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06695
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06693
Serial No.: 12939
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10616
Serial No.: 7319330
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06718
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR07982
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR07981
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06726
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06725
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR07983
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06694
Serial No.: 11883
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06724
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06692
Serial No.: 27935
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL

No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06723
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06716
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06721
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06705
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06717
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR07984
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR07985

Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06712
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06711
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06710
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06709
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06708
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06707
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:

Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06691
Serial No.: 27930
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06701
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06704
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06703
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06702
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06715
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06720
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL

Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10614
Serial No.: 7319514
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10615
Serial No.: 7319333
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06719
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06714
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06722
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10622
Serial No.: 13445
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR06687
Serial No.:
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10628
Serial No.: 52623
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10638
Serial No.: 12260
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10637
Serial No.: 7441592
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10636
Serial No.: 43817
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10623
Serial No.: 13397
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL
No. of Items: 1
Manufacturer:
Status: STORED FOR DISPOSAL
Contents: 4.5 L

Label: OR10624
Serial No.: 49965
PCB Type/Code: ASKAREL/ASKAREL
Location:
Item/State: CAPACITOR/FULL

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
No. of Items:		1			
Manufacturer:					
Status:		STORED FOR DISPOSAL			
Contents:		4.5 L			

40	13 of 21	SSW/211.4	78.9	ST. LAWERENCE STARCH CO. 141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	OPCB

Year: 1998
Site Number: 30283A010
Name Owner:
Additional Site Information:

40	14 of 21	SSW/211.4	78.9	ST. LAWERENCE STARCH CO. 141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	OPCB

Year: 1999
Site Number: 30283A010
Name Owner:
Additional Site Information:

40	15 of 21	SSW/211.4	78.9	ST. LAWERENCE STARCH CO. 141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	OPCB

Year: 2000
Site Number: 30283A010
Name Owner:
Additional Site Information:

40	16 of 21	SSW/211.4	78.9	ST. LAWERENCE STARCH CO. 141 LAKESHORE ROAD EAST MISSISSAUGA ON L5G 1E8	OPCB

Year: 1995
Site Number: 30283A010
Name Owner:
Additional Site Information:

--Details--
Quantity: 798.00
Address Site:
Description: Weight of Bulk Liquid with High Level PCBs (>1000 ppm) kg

Quantity: 2954.00
Address Site:
Description: Weight of Liquid in Transformer with High Level PCBs (>1000 ppm) kg

Quantity: 1.00
Address Site:
Description: Number of Transformers with High Level PCBs (>1000 ppm)

Quantity: 9.00
Address Site:
Description: Number of Drums of Ballasts with High Level PCBs (>1000 ppm)

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
Quantity:		1800.00			
Address Site:					
Description:		Weight of Drums of Ballasts with High Level PCBs (>1000 ppm) kg			

40	17 of 21	SSW/211.4	78.9	141 Lakeshore Rd. East Mississauga ON L5G 1E8	RSC

Registration #:	
RSC Type:	
Restoration Type:	Generic
Date Submitted:	02/07/01
Date Acknowledg.:	02/15/01
Certification Date:	
Date Returned:	
Soil Type:	Coarse
Criteria:	Res/parkland + Nonpotable
Current Property Use:	
Certificate Prop Use #:	
Intended Prop Use:	
Applicable Standards:	
Stratified (Y/N):	N
Consultant:	Frontline Env'l Management
District Office:	Halton Peel
Property Municipal Address:	
Legal Description:	
Prop. Identification #::	
Entire legal prop. (y/n):	
UTM Coordinates:	
Latitude & Longitude:	
Accuracy Estimate:	
Measurement Method:	
CPU Issued Sect 1686:	

40	18 of 21	SSW/211.4	78.9	141 Lakeshore Road East Mississauga ON L5G 1E8	RSC

Registration #:	
RSC Type:	
Restoration Type:	Generic
Date Submitted:	02/26/01
Date Acknowledg.:	03/13/01
Certification Date:	
Date Returned:	
Soil Type:	Coarse
Criteria:	Res/parkland + Nonpotable
Current Property Use:	
Certificate Prop Use #:	
Intended Prop Use:	
Applicable Standards:	
Stratified (Y/N):	N
Consultant:	Frontline Env'l Management
District Office:	Halton Peel
Property Municipal Address:	
Legal Description:	
Prop. Identification #::	
Entire legal prop. (y/n):	
UTM Coordinates:	
Latitude & Longitude:	
Accuracy Estimate:	
Measurement Method:	
CPU Issued Sect 1686:	

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
40	19 of 21	SSW/211.4	78.9	141 Lakeshore Rd. East Mississauga ON L5G 1E8	RSC

Registration #:
RSC Type:
Restoration Type: Generic
Date Submitted: 06/25/01
Date Acknowledg.: 07/27/01
Certification Date:
Date Returned:
Soil Type: Coarse
Criteria: Res/parkland + Nonpotable
Current Property Use:
Certificate Prop Use #:
Intended Prop Use:
Applicable Standards:
Stratified (Y/N): N
Consultant: Frontline Environmental Management Inc.
District Office: Halton Peel
Property Municipal Address:
Legal Description:
Prop. Identification #::
Entire legal prop. (y/n):
UTM Coordinates:
Latitude & Longitude:
Accuracy Estimate:
Measurement Method:
CPU Issued Sect 1686:

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
40	20 of 21	SSW/211.4	78.9	ST. LAWRENCE STARCH CO. LTD. 141 LAKESHORE RD E MISSISSAUGA ON L5G 1E8	SCT

Established: 1889
Plant Size (ft²): 0
Employment: 50

--Details--
Description: GROCERIES & RELATED PRODUCTS, N.E.C.
SIC/NAICS Code: 5149

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
40	21 of 21	SSW/211.4	78.9	ST. LAWRENCE STARCH CO. LTD. 141 LAKESHORE RD EAST, HWY # 10/LAKESHORE BLVD. MISSISSAUGA PLANT 141 LAKESHORE ROAD EAST MISSISSAUGA CITY ON L5G 1E8	SPL

Ref No: 170756
Contaminant Code:
Contaminant Name:
Contaminant Quantity:
Incident Cause: OTHER CONTAINER LEAK
Incident Dt: 7/27/1999
Incident Reason: ERROR
Incident Summary: ST. LAWRENCE STARCH-100 LOIL LEAK FROM HOIST DU- RING CONCRETE REMOVAL.
MOE Reported Dt: 7/27/1999
Environmental Impact: CONFIRMED
Nature of Impact: Soil contamination
Receiving Medium: LAND
SAC Action Class:

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

Sector Source Type:
Receiving Environment:
Incident Event:
Site Municipality: 21102

---

41 **1 of 1** **SW/218.1** **79.8** **Karbro Transport Inc.<UNOFFICIAL>** **SPL**
Hurontario St. and Lakeshore Rd. E.
Mississauga ON

Ref No: 6171-8EL387
Contaminant Code: 13
Contaminant Name: DIESEL FUEL
Contaminant Quantity: 100 L
Incident Cause: Discharge or Emission to Air
Incident Dt: 3/2/2011
Incident Reason: Spill
Incident Summary: Karbro Transport: 100 L diesel spill to road & cb.
MOE Reported Dt: 3/2/2011
Environmental Impact: Possible
Nature of Impact: Surface Water Pollution
Receiving Medium:
SAC Action Class: Primary Assessment of Spills
Sector Source Type: Transport Truck
Receiving Environment:
Incident Event:
Site Municipality: Mississauga

---

42 **1 of 1** **NW/221.0** **80.8** **ON** **BORE**

Borehole ID:	640892	**Type:**	Borehole
Use:		**Status::**	
Drill Method::		**UTM Zone::**	17
Easting::	614505	**Northing::**	4823823
Location Accuracy::		**Orig. Ground Elev m::**	82.3
Elev. Reliability Note::		**DEM Ground Elev m::**	82.2
Total Depth m::	3.2	**Primary Name::**	
Township::		**Concession::**	
Lot::		**Municipality:**	
Completion Date::	1900	**Static Water Level::**	-999.9
Primary Water Use::		**Sec. Water Use::**	

--Details--

Stratum ID:	218493940	**Top Depth(m):**	0.0
Bottom Depth(m):	0.1	**Stratum Desc:**	ASPHALT.
Stratum ID:	218493941	**Top Depth(m):**	0.1
Bottom Depth(m):	0.2	**Stratum Desc:**	GRAVEL. CRUSHED.
Stratum ID:	218493942	**Top Depth(m):**	0.2
Bottom Depth(m):	0.5	**Stratum Desc:**	SAND,SILT,CLAY. BROWN,FLUVIO-GLACIAL, AGE GLACIAL.
Stratum ID:	218493943	**Top Depth(m):**	0.5
Bottom Depth(m):	2.9	**Stratum Desc:**	CLAY,SILT,SAND,TILL.GREY,GLACIAL,DENSE, AGE GLACIAL.
Stratum ID:	218493944	**Top Depth(m):**	2.9
Bottom Depth(m):	3.2	**Stratum Desc:**	CLAY,SILT,SAND,TILL.GREY,GLACIAL,DENSE, AGE GLACIAL.

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
43	1 of 1	W/221.9	79.8	ON	BORE

Borehole ID: 640888
Use:
Drill Method::
Easting:: 614435
Location Accuracy::
Elev. Reliability Note::
Total Depth m:: 2.3
Township::
Lot::
Completion Date::
Primary Water Use::
Type: Borehole
Status::
UTM Zone:: 17
Northing:: 4823683
Orig. Ground Elev m:: 80.8
DEM Ground Elev m:: 81.7
Primary Name::
Concession::
Municipality:
Static Water Level:: -999.9
Sec. Water Use::

--Details--

Stratum ID: 218493925
Bottom Depth(m): 0.1
Top Depth(m): 0.0
Stratum Desc: ASPHALT.

Stratum ID: 218493926
Bottom Depth(m): 0.5
Top Depth(m): 0.1
Stratum Desc: GRAVEL,SILT,SAND, CLAY. FLUVIO-GLACIAL,AGE GLACIAL.

Stratum ID: 218493927
Bottom Depth(m): 0.8
Top Depth(m): 0.5
Stratum Desc: CLAY,SILT,SAND. GREY,FLUVIO-GLACIAL, AGE GLACIAL.

Stratum ID: 218493928
Bottom Depth(m): 2.3
Top Depth(m): 0.8
Stratum Desc: CLAY,SILT,SAND,TILL.GLACIAL,DRY,AGE GLACIAL. AGE GLACIAL

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
44	1 of 1	NE/224.9	81.8	8 Oakwood Avenue Mississauga ON	EHS

Postal Code:
City:
Address2:
Address1:
Provstate:
Order No.: 20060222017
Addit. Info Ordered::
Report Date: 2/24/2006
Report Type: Custom Report
Search Radius (km): 0.25

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
45	1 of 1	WSW/226.9	79.8	MISSISSAUGA ON	WWIS

Well ID: 7104773
Construction Date::
Primary Water Use::
Sec. Water Use::
Final Well Status:: Abandoned-Other
Specific Capacity::
Municipality: MISSISSAUGA CITY
County: PEEL
Lot:
Concession:
Concession Name:
Easting NAD83::
Northing NAD83::
Zone::
UTM Reliability::

Bore Hole Information

-- --
Bore Hole ID: 1001585176
DP2BR:

Code OB:	
Code OB Description:	
Open Hole:	
Date Completed:	22-APR-08
Remarks:	
Zone:	17
East 83:	614444
North 83:	4823579
UTMRC:	3
UTMRC Description:	margin of error : 10 - 30 m
Location Method:	wwr
Org CS:	UTM83
Elevation:	82.66
Elevrc:	
Elevrc Description:	
Location Source Date:	
Source Revision Comment:	
Improvement Location Source:	
Improvement Location Method:	
Supplier Comment:	
Spatial Status:	
--	--
Overburden and Bedrock Materials Interval	
--	--
Formation ID:	1001628741
Layer:	
General Color:	
Most Common Material:	
Other Materials:	
Other Materials:	
Formation Top Depth:	
Formation End Depth:	
Formation End Depth UOM:	m
--	--
Annular Space/Abandonment Sealing Record	
--	--
Plug ID:	1001628743
Layer:	1
Plug From:	0
Plug To:	7.16
Plug Depth UOM:	m
--	--
Method of Construction & Well Use	
--	--
Method Construction ID:	1001628747
Method Construction Code:	B
Method Construction:	Other Method
Other Method Construction:	AUGERING
--	--
Pipe Information	
--	--
Pipe ID:	1001628740
Casing Number:	0
Comment:	
Alt Name:	
--	--
Construction Record - Casing	
--	--
Casing ID:	1001628745
Layer:	
Open Hole or Material:	
Depth From:	
Depth To:	

Casing Diameter:	
Casing Diameter UOM:	cm
Casing Depth UOM:	m
--	--
--	--
Construction Record - Screen	
--	--
Screen ID:	1001628746
Layer:	
Slot:	
Screen Top Depth:	
Screen End Depth:	
Screen Material:	
Screen Depth UOM:	m
Screen Diameter UOM:	cm
Screen Diameter:	
--	--
Hole Diameter	
--	--
Hole ID:	1001628742
Diameter:	15.24
Depth From:	0
Depth To:	7.16
Hole Depth UOM:	m
Hole Diameter UOM:	cm
--	--
--	--

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46 **1 of 1** **WSW/228.7** **79.8** **ON** **BORE**

Borehole ID:	649447	**Type:**	Borehole
Use:	Geotechnical/Geological Investigation	**Status::**	
Drill Method::	Diamond Drill	**UTM Zone::**	17
Easting::	614445	**Northing::**	4823573
Location Accuracy::		**Orig. Ground Elev m::**	81.8
Elev. Reliability Note::		**DEM Ground Elev m::**	82.2
Total Depth m::	6.8	**Primary Name::**	
Township::		**Concession::**	
Lot::		**Municipality:**	
Completion Date::	JAN-1959	**Static Water Level::**	.1
Primary Water Use::	Not Used	**Sec. Water Use::**	

--Details--

Stratum ID:	218527004	**Top Depth(m):**	0.0
Bottom Depth(m):	2.7	**Stratum Desc:**	SAND. DENSE.
Stratum ID:	218527005	**Top Depth(m):**	2.7
Bottom Depth(m):	5.3	**Stratum Desc:**	CLAY,SILT. WATER STABLE AT 268.2 FEET.
Stratum ID:	218527006	**Top Depth(m):**	5.3
Bottom Depth(m):	6.8	**Stratum Desc:**	TILL. 010 00000040CLAY

---

47 **1 of 1** **SSW/229.2** **78.3** **ON** **BORE**

Borehole ID:	833857	**Type:**	Borehole
Use:	Geotechnical/Geological Investigation	**Status::**	Decommissioned
Drill Method::	Hollow stem auger	**UTM Zone::**	17
Easting::	614575	**Northing::**	4823447
Location Accuracy::		**Orig. Ground Elev m::**	78.5
Elev. Reliability Note::		**DEM Ground Elev m::**	77.9

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

Total Depth m::	4.7	**Primary Name::**	
Township::		**Concession::**	
Lot::		**Municipality:**	
Completion Date::	02-JUN-1959	**Static Water Level::**	3.7
Primary Water Use::		**Sec. Water Use::**	

--Details--

Stratum ID:	6014657	**Top Depth(m):**	0.0
Bottom Depth(m):	1.2	**Stratum Desc:**	Coal dust mixed with fine sand and gravel
Stratum ID:	6014658	**Top Depth(m):**	1.2
Bottom Depth(m):	4.7	**Stratum Desc:**	Grey, hard, silty clay or clayey silt with sand and stones (glacial till)

---

48 **1 of 1** **SSW/231.2** **78.6** **ON** **BORE**

Borehole ID:	649442	**Type:**	Borehole
Use:	Geotechnical/Geological Investigation	**Status::**	
Drill Method::	Diamond Drill	**UTM Zone::**	17
Easting::	614580	**Northing::**	4823443
Location Accuracy::		**Orig. Ground Elev m::**	78.5
Elev. Reliability Note::		**DEM Ground Elev m::**	77.9
Total Depth m::	4.7	**Primary Name::**	
Township::		**Concession::**	
Lot::		**Municipality:**	
Completion Date::	JUN-1959	**Static Water Level::**	-999.9
Primary Water Use::	Not Used	**Sec. Water Use::**	

--Details--

Stratum ID:	218526990	**Top Depth(m):**	0.0	
Bottom Depth(m):	1.2	**Stratum Desc:**	SAND,GRAVEL.	
Stratum ID:	218526991	**Top Depth(m):**	1.2	
Bottom Depth(m):	4.7	**Stratum Desc:**	TILL,CLAY,SILT. GREY,HARD. 00040045),G	012

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49 **1 of 1** **WNW/237.2** **79.8** **ON** **BORE**

Borehole ID:	640889	**Type:**	Borehole
Use:		**Status::**	
Drill Method::		**UTM Zone::**	17
Easting::	614435	**Northing::**	4823748
Location Accuracy::		**Orig. Ground Elev m::**	62.5
Elev. Reliability Note::		**DEM Ground Elev m::**	81.3
Total Depth m::	2.1	**Primary Name::**	
Township::		**Concession::**	
Lot::		**Municipality:**	
Completion Date::	1900	**Static Water Level::**	-999.9
Primary Water Use::		**Sec. Water Use::**	

--Details--

Stratum ID:	218493929	**Top Depth(m):**	0.0
Bottom Depth(m):	0.1	**Stratum Desc:**	ASPHALT.
Stratum ID:	218493930	**Top Depth(m):**	0.1
Bottom Depth(m):	0.2	**Stratum Desc:**	GRAVEL. CRUSHED.
Stratum ID:	218493931	**Top Depth(m):**	0.2

Bottom Depth(m): 2.1 **Stratum Desc:** CLAY,SILT,SAND. GREY,FLUVIO-GLACIAL, AGE GLACIAL. Y,FLUVI

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50 *1 of 1* *ENE/237.6* *81.2*

BURNELL'S LAWN CARE SERVICES
211 LAKESHORE ROAD EAST, #3
MISSISSAUGA ON L5G 1G5

PES

Detail Licence No.:
Licence Type: Operator

---

51 *1 of 1* *WSW/237.6* *79.8*

ON

BORE

Borehole ID: 833854
Use: Geotechnical/Geological Investigation
Drill Method:: Hollow stem auger
Easting:: 614431
Location Accuracy::
Elev. Reliability Note::
Total Depth m:: 6.7
Township::
Lot::
Completion Date:: 01-JUN-1959
Primary Water Use::

Type: Borehole
Status:: Decommissioned
UTM Zone:: 17
Northing:: 4823584
Orig. Ground Elev m:: 81.8
DEM Ground Elev m:: 82.3
Primary Name::
Concession::
Municipality:
Static Water Level:: 1.4
Sec. Water Use::

--Details--

Stratum ID: 6014647 ***Top Depth(m):*** 0.0
Bottom Depth(m): 2.7 ***Stratum Desc:*** Fine to very fine sand (saturated below 1.52m)

Stratum ID: 6014648 ***Top Depth(m):*** 2.7
Bottom Depth(m): 5.3 ***Stratum Desc:*** Grey, hard, silty clay or clayey silt, with sand and stones up to 0.05m in diameter

Stratum ID: 6014649 ***Top Depth(m):*** 5.3
Bottom Depth(m): 6.7 ***Stratum Desc:*** Glacial till

---

52 *1 of 2* *SW/242.1* *79.8*

EXCALIBUR INT'L CONSULTANTS
10 Hurontario St
Mississauga ON L5G 3G7

SCT

Established: 1972
Plant Size (ft²): 1800
Employment: 3

--Details--
Description: Other Publishers
SIC/NAICS Code: 511190

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52 *2 of 2* *SW/242.1* *79.8*

Excalibur International Consultants Ltd.
10 Hurontario St
Mississauga ON L5G 3G7

SCT

Established: 1972
Plant Size (ft²): 1800
Employment: 4

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

53 *1 of 1* *NNE/242.6* *81.8* *ON* **BORE**

Borehole ID:	640895	**Type:**	Borehole
Use:		**Status::**	
Drill Method::		**UTM Zone::**	17
Easting::	614755	**Northing::**	4823883
Location Accuracy::		**Orig. Ground Elev m::**	82.3
Elev. Reliability Note::		**DEM Ground Elev m::**	82
Total Depth m::	3	**Primary Name::**	
Township::		**Concession::**	
Lot::		**Municipality:**	
Completion Date::		**Static Water Level::**	-999.9
Primary Water Use::		**Sec. Water Use::**	

--Details--

Stratum ID:	218493959	**Top Depth(m):**	0.0
Bottom Depth(m):	0.2	**Stratum Desc:**	ASPHALT.
Stratum ID:	218493960	**Top Depth(m):**	0.2
Bottom Depth(m):	0.2	**Stratum Desc:**	GRAVEL,SAND,SILT, CLAY. FLUVIO-GLACIAL,CRUSHED, AGE GLACIAL.
Stratum ID:	218493961	**Top Depth(m):**	0.2
Bottom Depth(m):	0.5	**Stratum Desc:**	SAND,SILT,CLAY. DARK,FLUVIO-GLACIAL, AGE GLACIAL.
Stratum ID:	218493962	**Top Depth(m):**	0.5
Bottom Depth(m):	1.2	**Stratum Desc:**	SAND,CLAY,SILT. BROWN,FLUVIO-GLACIAL,MOIST, AGE GLACIAL.
Stratum ID:	218493963	**Top Depth(m):**	1.2
Bottom Depth(m):	3.0	**Stratum Desc:**	CLAY,SILT,SAND,TILL.BROWN,GLACIAL,DRY,AGE GLACIAL.LA

54 *1 of 1* *ENE/244.6* *80.8* *ON* **BORE**

Borehole ID:	641143	**Type:**	Borehole
Use:	Geotechnical/Geological Investigation	**Status::**	
Drill Method::	Power auger	**UTM Zone::**	17
Easting::	614895	**Northing::**	4823713
Location Accuracy::		**Orig. Ground Elev m::**	81.1
Elev. Reliability Note::		**DEM Ground Elev m::**	80.7
Total Depth m::	2.7	**Primary Name::**	
Township::		**Concession::**	
Lot::		**Municipality:**	
Completion Date::	FEB-1970	**Static Water Level::**	-999.9
Primary Water Use::	Not Used	**Sec. Water Use::**	

--Details--

Stratum ID:	218494940	**Top Depth(m):**	0.0
Bottom Depth(m):	0.1	**Stratum Desc:**	ASPHALT.
Stratum ID:	218494941	**Top Depth(m):**	0.1
Bottom Depth(m):	0.2	**Stratum Desc:**	FILL,GRAVEL. CRUSHED.
Stratum ID:	218494942	**Top Depth(m):**	0.2
Bottom Depth(m):	2.7	**Stratum Desc:**	CLAY,SILT,SAND. LACUSTRINE,DENSE,AGE GLACIAL. GLACIAL.

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
55	1 of 1	WSW/246.1	79.8	High Street, Park Street East & Hurontario Street Mississauga ON	CA

Certificate #: 0657-4SGM38
Application Year: 00
Issue Date: 12/29/00
Approval Type: Municipal & Private water
Status: Approved
Application Type: New Certificate of Approval
Client Name:: Corporation of the Regional Municipality of Peel
Client Address:: 10 Peel Centre Drive
Client City:: Brampton
Client Postal Code:: L6T 4B9
Project Description:: Watermain and appurtenances to be constructed in conjunction with Project no. 00-1310 in the City of Mississauga, on High Street, Park Street East and Hurontario Street.
Contaminants::
Emission Control::

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
56	1 of 1	NE/248.8	81.8	215 Lakeshore Road East, Mississauga ON	PINC

Incident ID: 2839198
Tank Status: RC Established
Attribute Category: FS-Perform P-line Inc Invest
Task Number: 3530230
Type: FS-Pipeline Incident
Incident Number: 682344
Status Code: Pipeline Damage Reason Est
Summary: 215 Lakeshore Road East, Mississauga - 1/2" Pipeline Hit
Spills Action Centre:
Reported By: Grewal, Mandeep - Enbridge
Affiliation: Emergency Services (Fire, Police,etc)
Method Details: E-mail
Fuel Category: Natural Gas
Fuel Occurrence Type: Pipeline Strike
Date of Occurrence: 10/19/2011 0:00
Occurrence Start Date: 2011/11/07
Health Impact: No
Occurrence Desc: gas line damage no locates
Environment Impact: No
Property Damage: No
Service Interupt: No
Fuel Type: Natural Gas
Enforce Policy: Yes
Operation Type: Commercial (e.g. restaurant, business unit, etc)
Damage Reason: Facility was not located or marked
Public Relation: N/A
Pipeline System:
Pipeline Type: Service / Riser Distribution Pipeline
Depth: 24
Pipe Material: Copper
Regualtor Location: Outside
PSIG: 60
Regulator Type: Service Regulator (up to 60 psi intake)
Notes: unab;le to confirm exact pressure and depth

Unplottable Summary

Total: 22 Unplottable sites

DB	Company Name/Site Name	Address	City	Postal
CA	R.M. OF PEEL	ELMWOOD AVENUE	MISSISSAUGA CITY ON	
CA	THE ANTREX GROUP-PT. LOTS 2 & 3/CONC. 1	STREET 'A'/HURONTARIO ST.	MISSISSAUGA CITY ON	
CA	R.M. OF PEEL	LTS.2&3/RANGE 1/ROSEWOOD AVE.	MISSISSAUGA ON	
CA	R.M. OF PEEL	LTS.2&3,RANGE 1/ROSEWOOD AVE.	MISSISSAUGA ON	
CA	Lakeshore Road East, Helen Street, Port Street, and St. Lawrence Drive	Lakeshore Road East	Mississauga ON	
CA		Lakeshore Road East	Mississauga ON	
CA	G.L. BALL CLEARVIEW CREEK CANNELIZATION	LAKESHORE RD.	MISSISSAUGA CITY ON	
CA	MISSISSAUGA CITY	HIGH STREET, PORT CREDIT	MISSISSAUGA CITY ON	
CA	JOSEPH GYETVAN	HURONTARIO ST.	MISSISSAUGA CITY ON	
CA	MISSISSAUGA CITY CITY CENTRE PLAZA	HURONTARIO ST. PH. 1 TO 5	MISSISSAUGA CITY ON	
CA	GOTTARDO PROPERTIES LTD. & GOTTARDO CORP	HURONTARIO ST. STREET A	MISSISSAUGA CITY ON	
CA	GOTTARDO PROPERTIES LTD. & GOTTARDO CORP	HURONTARIO ST. STREET A	MISSISSAUGA CITY ON	
CA	MISSISSAUGA CITY	HURONTARIO STREET	MISSISSAUGA CITY ON	
CA		Hurontario Street & Elmwood Avenue	Mississauga ON	
CA	MISSISSAUGA CITY	HURONTARIO ST., HERITAGE WALK	MISSISSAUGA CITY ON	
CA	E. ESCUBEDO, C. DIPLACIDO & R. LAYFIELD	HURONTARIO ST./STM-WATER MGT.	MISSISSAUGA CITY ON	
SPL	GREEN SPACE SERVICES(SEARS LAW	JACK DARLING PARK,LAKESHORE ROAD. TANK TRUCK (CARGO)	MISSISSAUGA CITY ON	

SPL	Apex Motor Express	Northbound Hurontario St	Mississauga ON
SPL	The Corporation of the City of Mississauga	RICHARDS MEMORIAL PARK, NEAR LAKESHORE RD.<UNOFFICIAL>	Mississauga ON
SPL		just E of Hurontario	Mississauga ON
SPL	The Corporation of the City of Mississauga	Elmwood Ave - south of lakeshore east and Hwy 10	Mississauga ON
SPL	The Corporation of the Regional Municipality of Peel	Premium Way, West of Hwy 10	Mississauga ON

Unplottable Report

Site: ***R.M. OF PEEL***
ELMWOOD AVENUE MISSISSAUGA CITY ON

Database: ***CA***

Certificate #: 3-0089-86-
Application Year: 86
Issue Date: 3/4/1986
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name::
Client Address::
Client City::
Client Postal Code::
Project Description::
Contaminants::
Emission Control::

Site: ***THE ANTREX GROUP-PT. LOTS 2 & 3/CONC. 1***
STREET 'A'/HURONTARIO ST. MISSISSAUGA CITY ON

Database: ***CA***

Certificate #: 3-0257-91-
Application Year: 91
Issue Date: 3/21/1991
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name::
Client Address::
Client City::
Client Postal Code::
Project Description::
Contaminants::
Emission Control::

Site: ***R.M. OF PEEL***
LTS.2&3/RANGE 1/ROSEWOOD AVE. MISSISSAUGA ON

Database: ***CA***

Certificate #: 3-0240-98-
Application Year: 98
Issue Date: 3/24/1998
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name::
Client Address::
Client City::
Client Postal Code::
Project Description::
Contaminants::
Emission Control::

Site: ***R.M. OF PEEL***
LTS.2&3,RANGE 1/ROSEWOOD AVE. MISSISSAUGA ON

Database: ***CA***

Certificate #: 7-0145-98-
Application Year: 98

Issue Date: 3/24/1998
Approval Type: Municipal water
Status: Approved
Application Type:
Client Name::
Client Address::
Client City::
Client Postal Code::
Project Description::
Contaminants::
Emission Control::

Site: ***Lakeshore Road East, Helen Street, Port Street, and St. Lawrence Drive***
Lakeshore Road East Mississauga ON

Database: ***CA***

Certificate #: 8104-4QGR6K
Application Year: 00
Issue Date: 11/6/00
Approval Type: Municipal & Private sewage
Status: Approved
Application Type: New Certificate of Approval
Client Name:: Fram Builders (Durham) Corp.
Client Address:: 135 Queen's Plate Drive
Client City:: Toronto
Client Postal Code:: M9W 6V1
Project Description:: Construction of storm and sanitary sewers on Lakeshore Road East, Helen Street, Port Street, St. Lawrence Drive and on three Easements,
Contaminants::
Emission Control::

Site:
Lakeshore Road East Mississauga ON

Database: ***CA***

Certificate #: 2788-4SGLXJ
Application Year: 00
Issue Date: 12/29/00
Approval Type: Municipal & Private sewage
Status: Approved
Application Type: New Certificate of Approval
Client Name:: Corporation of the Regional Municipality of Peel
Client Address:: 10 Peel Centre Drive
Client City:: Brampton
Client Postal Code:: L6T 4B9
Project Description:: Sanitary sewers and appurtenances to be constructed in conjunction with Project No. 00-2210 in the City of Mississauga on Lakeshore Road East.
Contaminants::
Emission Control::

Site: ***G.L. BALL CLEARVIEW CREEK CANNELIZATION***
LAKESHORE RD. MISSISSAUGA CITY ON

Database: ***CA***

Certificate #: 3-1828-88-
Application Year: 88
Issue Date: 9/28/1988
Approval Type: Municipal sewage
Status: Cancelled
Application Type:
Client Name::
Client Address::
Client City::
Client Postal Code::
Project Description::
Contaminants::
Emission Control::

Site: ***MISSISSAUGA CITY***
HIGH STREET, PORT CREDIT MISSISSAUGA CITY ON

Database: ***CA***

Certificate #: 3-1102-93-
Application Year: 93
Issue Date: 9/27/1993
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name::
Client Address::
Client City::
Client Postal Code::
Project Description::
Contaminants::
Emission Control::

Site: ***JOSEPH GYETVAN***
HURONTARIO ST. MISSISSAUGA CITY ON

Database: ***CA***

Certificate #: 7-0850-87-
Application Year: 87
Issue Date: 6/25/1987
Approval Type: Municipal water
Status: Approved
Application Type:
Client Name::
Client Address::
Client City::
Client Postal Code::
Project Description::
Contaminants::
Emission Control::

Site: ***MISSISSAUGA CITY CITY CENTRE PLAZA***
HURONTARIO ST. PH. 1 TO 5 MISSISSAUGA CITY ON

Database: ***CA***

Certificate #: 7-2058-88-
Application Year: 88
Issue Date: 1/20/1989
Approval Type: Municipal water
Status: Approved in 1989
Application Type:
Client Name::
Client Address::
Client City::
Client Postal Code::
Project Description::
Contaminants::
Emission Control::

Site: ***GOTTARDO PROPERTIES LTD. & GOTTARDO CORP***
HURONTARIO ST. STREET A MISSISSAUGA CITY ON

Database: ***CA***

Certificate #: 3-0471-88-
Application Year: 88
Issue Date: 5/5/1988
Approval Type: Municipal sewage
Status: Revised
Application Type:
Client Name::
Client Address::
Client City::

Client Postal Code::
Project Description::
Contaminants::
Emission Control::

Site: ***GOTTARDO PROPERTIES LTD. & GOTTARDO CORP***
HURONTARIO ST. STREET A MISSISSAUGA CITY ON

Database: ***CA***

Certificate #: 7-0417-88-
Application Year: 88
Issue Date: 5/5/1988
Approval Type: Municipal water
Status: Revised
Application Type:
Client Name::
Client Address::
Client City::
Client Postal Code::
Project Description::
Contaminants::
Emission Control::

Site: ***MISSISSAUGA CITY***
HURONTARIO STREET MISSISSAUGA CITY ON

Database: ***CA***

Certificate #: 3-1325-88-
Application Year: 88
Issue Date: 8/3/1988
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name::
Client Address::
Client City::
Client Postal Code::
Project Description::
Contaminants::
Emission Control::

Site:
Hurontario Street & Elmwood Avenue Mississauga ON

Database: ***CA***

Certificate #: 1043-4JYMRH
Application Year: 00
Issue Date: 5/8/00
Approval Type: Municipal & Private water
Status: Approved
Application Type: New Certificate of Approval
Client Name:: Corporation of the Regional Municipality of Peel
Client Address:: 10 Peel Centre Drive
Client City:: Brampton
Client Postal Code:: L6T 4B9
Project Description:: Replacement of Watermain and Appurtenances on Hurontario Street from Mineola Ave. to approx. 25m South of Eaglewood Blvd. Replacement of Watermain and Appurtenances on Elmwood Avenue from Queen St. to Lakeshore Rd.
Contaminants::
Emission Control::

Site: ***MISSISSAUGA CITY***
HURONTARIO ST., HERITAGE WALK MISSISSAUGA CITY ON

Database: ***CA***

Certificate #: 3-0914-97-
Application Year: 97
Issue Date: 8/18/1997

Approval Type:	Municipal sewage
Status:	Approved
Application Type:	
Client Name::	
Client Address::	
Client City::	
Client Postal Code::	
Project Description::	
Contaminants::	
Emission Control::	

Site: ***E. ESCUBEDO, C. DIPLACIDO & R. LAYFIELD***
HURONTARIO ST./STM-WATER MGT. MISSISSAUGA CITY ON

Database: ***CA***

Certificate #:	3-0848-92-
Application Year:	92
Issue Date:	9/17/1992
Approval Type:	Municipal sewage
Status:	Cancelled
Application Type:	
Client Name::	
Client Address::	
Client City::	
Client Postal Code::	
Project Description::	
Contaminants::	
Emission Control::	

Site: ***GREEN SPACE SERVICES(SEARS LAW***
JACK DARLING PARK,LAKESHORE ROAD. TANK TRUCK (CARGO) MISSISSAUGA CITY ON

Database: ***SPL***

Ref No:	230431
Contaminant Code:	
Contaminant Name:	
Contaminant Quantity:	
Incident Cause:	UNKNOWN
Incident Dt:	7/2/2002
Incident Reason:	UNKNOWN
Incident Summary:	GREEN SPACE-30 L KILLEX TOL LOT,REGION RESPONDED.
MOE Reported Dt:	7/2/2002
Environmental Impact:	POSSIBLE
Nature of Impact:	Soil contamination
Receiving Medium:	WATER
SAC Action Class:	
Sector Source Type:	
Receiving Environment:	
Incident Event:	
Site Municipality:	21102

Site: ***Apex Motor Express***
Northbound Hurontario St Mississauga ON

Database: ***SPL***

Ref No:	1741-7YC3UW
Contaminant Code:	13
Contaminant Name:	DIESEL FUEL
Contaminant Quantity:	200 L
Incident Cause:	Other Transport Accident
Incident Dt:	
Incident Reason:	
Incident Summary:	APEX Motor Express: diesel to CB, cntd
MOE Reported Dt:	12/1/2009
Environmental Impact:	Confirmed
Nature of Impact:	Surface Water Pollution
Receiving Medium:	
SAC Action Class:	Highway Spills (usually highway accidents)

Sector Source Type: Transport Truck
Receiving Environment:
Incident Event:
Site Municipality:

Site: ***The Corporation of the City of Mississauga***
RICHARDS MEMORIAL PARK, NEAR LAKESHORE RD.<UNOFFICIAL> Mississauga ON

Database: ***SPL***

Ref No: 2472-5NVTCU
Contaminant Code: 44
Contaminant Name: SEWAGE,RAW UNCHLORINATED
Contaminant Quantity:
Incident Cause:
Incident Dt: 6/26/2003
Incident Reason:
Incident Summary: Richards Memorial Park-small sewage spill.
MOE Reported Dt: 6/26/2003
Environmental Impact: Possible
Nature of Impact: Human Health/Safety
Receiving Medium: Land
SAC Action Class: Spill to Land
Sector Source Type: Other Plant - Sewage Municipal
Receiving Environment:
Incident Event:
Site Municipality: Mississauga

Site:
just E of Hurontario Mississauga ON

Database: ***SPL***

Ref No: 3241-7ZM99Q
Contaminant Code: 44
Contaminant Name: GREY WATER
Contaminant Quantity: 0 other - see incident description
Incident Cause: Other Discharges
Incident Dt:
Incident Reason: Other - Reason not otherwise defined
Incident Summary: Surging manhole in mississauga, greywater to grnd
MOE Reported Dt: 1/12/2010
Environmental Impact: Not Anticipated
Nature of Impact: Other Impact(s)
Receiving Medium:
SAC Action Class: Primary Assessment of Incident
Sector Source Type: Sewer
Receiving Environment:
Incident Event:
Site Municipality:

Site: ***The Corporation of the City of Mississauga***
Elmwood Ave - south of lakeshore east and Hwy 10 Mississauga ON

Database: ***SPL***

Ref No: 2643-8W9KBH
Contaminant Code: 43
Contaminant Name: SEDIMENT(SUSPENDED SOLIDS/ SAND/ SILT)
Contaminant Quantity:
Incident Cause: Discharge Or Bypass To A Watercourse
Incident Dt: 16-JUL-12
Incident Reason: Other - Reason not otherwise defined
Incident Summary: RoPeel: watermain break, sediment to L.Ont.
MOE Reported Dt: 16-JUL-12
Environmental Impact: Confirmed
Nature of Impact: Surface Water Pollution
Receiving Medium: Sewage - Municipal/Private and Commercial
SAC Action Class: Watercourse Spills
Sector Source Type: Water Supply
Receiving Environment:

Incident Event:
Site Municipality: Mississauga

Site: ***The Corporation of the Regional Municipality of Peel***
Premium Way, West of Hwy 10 Mississauga ON

Database: ***SPL***

Ref No: 4101-8DXMNR
Contaminant Code: 99
Contaminant Name: WATER
Contaminant Quantity: 0 other - see incident description
Incident Cause: Pipe Or Hose Leak
Incident Dt: 2/10/2011
Incident Reason: Other - Reason not otherwise defined
Incident Summary: Watermain Break Discharge Directly into Mary Fix Creek
MOE Reported Dt: 2/10/2011
Environmental Impact: Confirmed
Nature of Impact: Surface Water Pollution
Receiving Medium:
SAC Action Class: Watercourse Spills
Sector Source Type: Water Supply
Receiving Environment:
Incident Event:
Site Municipality: Mississauga

Appendix: Database Descriptions

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

Abandoned Aggregate Inventory: Provincial AAGR

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

Government Publication Date: Sept 2002*

Aggregate Inventory: Provincial AGR

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

Government Publication Date: Up to Sep 2016

Abandoned Mine Information System: Provincial AMIS

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

Government Publication Date: 1800-Oct 2014

Anderson's Waste Disposal Sites: Private ANDR

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

Government Publication Date: 1860s-Present

Automobile Wrecking & Supplies: Private AUWR

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

Government Publication Date: Oct 31, 2016

Borehole: Provincial BORE

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

Government Publication Date: 1875-Jul 2014

Certificates of Approval: Provincial CA

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

Government Publication Date: 1985-Oct 30, 2011*

Commercial Fuel Oil Tanks: Provincial CFOT

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

Government Publication Date: Oct 31, 2016

Chemical Register: Private CHEM

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

Government Publication Date: Oct 31, 2016

Compressed Natural Gas Stations: Private CNG

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

Government Publication Date: Dec 31, 2012

Inventory of Coal Gasification Plants and Coal Tar Sites: Provincial COAL

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

Government Publication Date: Apr 1987 and Nov 1988*

Compliance and Convictions: Provincial CONV

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

Government Publication Date: 1989-Nov 2016

Certificates of Property Use: Provincial CPU

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

Government Publication Date: 1994-Dec 2016

Drill Hole Database: Provincial DRL

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

Government Publication Date: 1886-Aug 2015

Environmental Activity and Sector Registry: Provincial EASR

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

Government Publication Date: Oct 2011-Nov 2016

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-Dec 2016

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-Nov 2016

Environmental Effects Monitoring: Federal EEM

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

Government Publication Date: 1992-2007*

ERIS Historical Searches: Private EHS

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

Government Publication Date: 1999-Aug 2016

Environmental Issues Inventory System: Federal EIIS

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

Government Publication Date: 1992-2001*

Emergency Management Historical Event: Provincial EMHE

The Emergency Management Historical Event data class will store the locations of historical occurrences of emergency events. Events captured will include 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.

Government Publication Date: May 31, 2014

List of TSSA Expired Facilities: Provincial EXP

This is a list of all expired facilities that fall under the TSSA (TSSA Act & Safety Regulations), including the six regulations that exist under the Fuels Safety Division. It will include facilities such as private fuel outlets, bulk plants, fuel oil tanks, gasoline stations, marinas, propane filling stations, liquid fuel tanks, piping systems, etc. These tanks have been removed and automatically fall under the expired facilities inventory held by TSSA.

Government Publication Date: Oct 31, 2016

Federal Convictions: Federal FCON

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

Government Publication Date: 1988-Jun 2007*

Contaminated Sites on Federal Land: Federal FCS

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

Government Publication Date: June 2000-Oct 2015

Fisheries & Oceans Fuel Tanks: Federal FOFT

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

Government Publication Date: 1964-Sept 2003

Fuel Storage Tank: Provincial FST

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

Government Publication Date: Oct 31, 2016

Fuel Storage Tank - Historic: Provincial FSTH

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

Government Publication Date: Pre-Jan 2010*

Ontario Regulation 347 Waste Generators Summary: Provincial GEN

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

Government Publication Date: 1986-Sep 2016

Greenhouse Gas Emissions from Large Facilities: Federal GHG

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

Government Publication Date: 2013 - Dec 2014

TSSA Historic Incidents: Provincial HINC

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

Government Publication Date: 2006-June 2009*

Indian & Northern Affairs Fuel Tanks: Federal IAFT

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

Government Publication Date: 1950-Aug 2003*

TSSA Incidents: Provincial INC

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

Government Publication Date: Oct 31, 2016

Landfill Inventory Management Ontario: Provincial LIMO

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

Government Publication Date: Dec 31, 2013

Canadian Mine Locations: Private MINE

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

Government Publication Date: 1998-2009*

Mineral Occurrences: Provincial MNR

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

Government Publication Date: 1846-Feb 2016

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

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

Government Publication Date: 1974-1994*

Non-Compliance Reports: Provincial NCPL

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

Government Publication Date: Dec 31, 2014

National Defense & Canadian Forces Fuel Tanks: Federal NDFT

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

Government Publication Date: Up to May 2001*

National Defense & Canadian Forces Spills: Federal NDSP

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

Government Publication Date: Mar 1999-Aug 2010

National Defence & Canadian Forces Waste Disposal Sites: Federal NDWD

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

Government Publication Date: 2001-Apr 2007*

National Energy Board Wells: Federal NEBW

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

Government Publication Date: 1920-Feb 2003*

National Environmental Emergencies System (NEES): Federal NEES

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

Government Publication Date: 1974-2003*

National PCB Inventory: Federal NPCB

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

Government Publication Date: 1988-2008*

National Pollutant Release Inventory: Federal NPRI

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

Government Publication Date: 1993-2014

Oil and Gas Wells: Private OGW

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

Government Publication Date: 1988-Jun 2016

Ontario Oil and Gas Wells: Provincial OOGW

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

Government Publication Date: 1800-Oct 2016

Inventory of PCB Storage Sites: Provincial OPCB

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

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

Orders: Provincial ORD

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

Government Publication Date: 1994-Dec 2016

Canadian Pulp and Paper: Private PAP

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

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

Parks Canada Fuel Storage Tanks: Federal PCFT

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

Government Publication Date: 1920-Jan 2005*

Pesticide Register: Provincial PES

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

Government Publication Date: 1988-Oct 2016

TSSA Pipeline Incidents: Provincial PINC

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

Government Publication Date: Oct 31, 2016

Private and Retail Fuel Storage Tanks: Provincial PRT

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

Government Publication Date: 1989-1996*

Permit to Take Water: Provincial PTTW

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

Government Publication Date: 1994-Dec 2016

Ontario Regulation 347 Waste Receivers Summary: Provincial REC

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

Government Publication Date: 1986-2013

Record of Site Condition: Provincial RSC

The Record of Site Condition (RSC) is part of the Ministry of the Environment's Brownfields Environmental Site Registry. Protection from environmental cleanup orders for property owners is contingent upon documentation known as a record of site condition (RSC) being filed in the Environmental Site Registry. In order to file an RSC, the property must have been properly assessed and shown to meet the soil, sediment and groundwater standards appropriate for the use (such as residential) proposed to take place on the property. The Record of Site Condition Regulation (O. Reg. 153/04) details requirements related to site assessment and clean up.
RSCs filed after July 1, 2011 will also be included as part of the new (O.Reg. 511/09).

Government Publication Date: 1997-Sept 2001, Oct 2004-Dec 2016

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: Oct 31, 2016

Scott's Manufacturing Directory: Private SCT

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

Government Publication Date: 1992-Mar 2011*

Ontario Spills: Provincial SPL

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

Government Publication Date: 1988-Dec 2016

Wastewater Discharger Registration Database: Provincial SRDS

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

Government Publication Date: 1990-2014

Anderson's Storage Tanks: Private TANK

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

Government Publication Date: 1915-1953*

Transport Canada Fuel Storage Tanks: Federal TCFT

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

Government Publication Date: 1970-Jan 2015

TSSA Variances for Abandonment of Underground Storage Tanks: Provincial VAR

The TSSA, under the Liquid Fuels Handling Code and the Fuel Oil Code, all underground storage tanks must be removed within two years of disuse. If removal of a tank is not feasible, you may apply to seek a variance from this code requirement. This is a list of all variances granted for abandoned tanks.

Government Publication Date: Oct 31, 2016

Waste Disposal Sites - MOE CA Inventory: Provincial WDS

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

Government Publication Date: 1970-Nov 2016

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

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

Government Publication Date: Up to Oct 1990*

Water Well Information System: Provincial WWIS

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

Government Publication Date: Jun 30, 2016

Definitions

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

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

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

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

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

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

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

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

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

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

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

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

APPENDIX B
Geophysical Survey

March 19, 2017

Trevor Janzen
Hemmera Envirochem Inc.
1540 Cornwall Road
Suite 104
Oakville, Ontario
L6J 7W5
Canada

Dear Mr. Janzen,

Hemmera Envirochem Inc. (the Client) has retained OnSite Locates Inc. (OSL) to perform a geophysical investigation at 170 Lakeshore Road East, Mississauga, Ontario. The object of this survey was to identify the presence or absence of an underground storage tanks that was reported to have been located on the property. This work was completed on March 13, 2017.

1.0 SITE DESCRIPTION

The subject property is currently occupied by a commercial plaza located on the north side of Lakeshore Road East in Mississauga, Ontario. Based on information provided by the client, there are two locations where USTs may have been located. The areas are shown on the attached Figure 1.

2.0 METHODOLOGY

To achieve the above objective, detailed reconnaissance geophysical mapping using Geonics EM-61 and Sensors & Software 250 MHz Ground Penetrating Radar instruments were used for this study.

2.1 Geonics EM-61 Electromagnetic Induction Survey Instrument

The EM-61 is a time-domain metal detector, which detects both ferrous and nonferrous metals. A transmitter generates a pulsed primary magnetic field into the ground, which induces eddy currents in nearby metallic objects. The eddy current decay produces a secondary magnetic field measured by the horizontal receiver coils. By taking the measurement at a time after the start of the decay, the current induced in the ground has fully dissipated and only the current in the subsurface metal is still producing a secondary field. According to the manufacturer, the EM-61 can detect a single 200-litre (55-gallon) drum at a depth of over 3 meters beneath the instrument, yet is relatively insensitive to nearby cultural interference, such as fences, buildings and power lines etc. The EM-61 can detect much smaller objects closer to the surface. The amplitude of the response depends on the distance between the coil assembly and target.

It is important to note, as with any geophysical survey, the instruments detect material physical property contrasts on the surface and to the depth limitation of the instrument. If a significant physical property contrast exists on the surface, this can and will mask responses from any materials at greater depths. Also, while the instruments used in this survey were designed for these types of investigations, various combinations of physical property contrasts can potentially exist to yield results similar to those observed in this survey. Therefore, while the anomalies should represent metallic objects, the anomalies truly represent significant material property contrast from the nearby material to produce an anomaly.

2.2 Sensors & Software Ground Pentrating Radar 250 Mhz Noggin Instrument

Ground-penetrating radar (GPR) uses radar pulses to image the subsurface. This method uses electromagnetic radiation in the microwave band (UHF/VHF frequencies) of the radio spectrum, and detects the reflected signals from subsurface structures. GPR can be used in a variety of media, including rock, soil, ice, fresh water, pavements and structures. It can detect objects, changes in material, and voids and cracks. The specific system used in this survey was equipped with 250 MHz antennas in a shielded configuration to reduce the impact of air waves not related to subsurface features.

GPR works well under ideal conditions and is fairly easy to interpret; however, under moderate to poor conditions a high level of expertise is required to interpret the results accurately. Ideal conditions for GPR are dry sandy soils; wet and clay type soils and standing salt water produce very poor to no results due to attenuation of the transmitted signal.

3.0 FIELD ACQUISITION

3.1 Electromagnetic Induction - EM61

The study areas were in the paved area in the front of the commercial plaza There were no surface features present that would indicate the presence of a UST. The instrument was paired with a GPS unit and the data georeferenced to UTM coordinates, using the WGS84 datum. The location of the geophysical survey area is shown on the site plan on Figure 1.

3.2 Ground Penetrating Radar

The GPR instrument was run on a grid regular to the orientation of the streets and building. The GPR was run on lines directed in a south to north direction and a west to east direction to better delineate any subsurface anomalies.

The maximum depth of signal penetration is primarily dependent on the soil conductivity (penetration depth is inversely proportional to the soil conductivity). The approximate depth of GPR signal penetration at this site was 1.5 m.

4.0 DATA COMPILATION AND PRESENTATION

4.1 Electromagnetic Induction - EM61

The results from the EM61 data are plotted on Figure 2. The contours were generated using the triangular with linear interpolation gridding algorithm and plotted on aerial imagery to give spatial reference to the geophysical results. The results from the most representative EM61 results are plotted on Figure 2.

The response from the EM-61 channels reveal responses due to metallic objects within the depth range of the instrument. The background instrument response was from generally in the range of 0 to 100 mV, with peak instrument response in excess of 2000 mV. Responses above the background response may represent the presence of metallic objects, but this response can vary depending on depth and the concentration of the mass of metallic objects located in that area.

4.2 Ground Penetrating Radar

The GPR operates at a frequency that permits the propagation of the EM signal through the subsurface. The travel time of the reflected signal and the intensity of the reflected signal is recorded by the GPR unit and is presented as intensity vs. time. In general, discrete subsurface features present themselves as hyperbola shaped features because these discrete features reflect the EM signal before and after the antenna passes over the object.

5.0 DISCUSSION OF RESULTS

GPR and EM grid scans were performed within the study area. An outline of the study is shown on Figure 1.

The results of the collected EM61 data are presented on Figure 2. The instrument response was plotted and the largest anomalous response appeared to be associated with a catch basin and sign structure located near the center of the property.

The results of the collected GPR data are presented on Figure 3. Within the collected GPR data there were no distinct and coincident anomalies that would describe the location of an intact UST within the survey area. Reviewing the collected data, there were areas that appeared to be of a different dielectric permittivity as the surrounding material and that could be an area where material was distinct from the

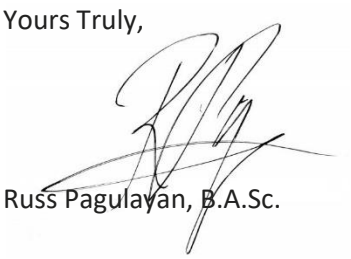
surrounding soils either in packing or material. The lack of a distinct UST like anomaly may indicate that the USTs have been removed or otherwise decommissioned.

A set of linear anomalies were observed in the data that appeared to coincide with the location of the pipe invert from the catch basin.

An interpretation plot is presented on Figure 4. The location of the areas of varying dielectric permittivity is presented there. These locations may be the location of disturbed soils possibly due to the former USTs. Additionally, the set of linear anomalies that may be the pipe from the catch basin sewer are plotted on the interpretation plot.

If you have any questions or require anything further, please call me at the number below. Thank you for the opportunity to work on this project with you and for choosing OSL.

Yours Truly,

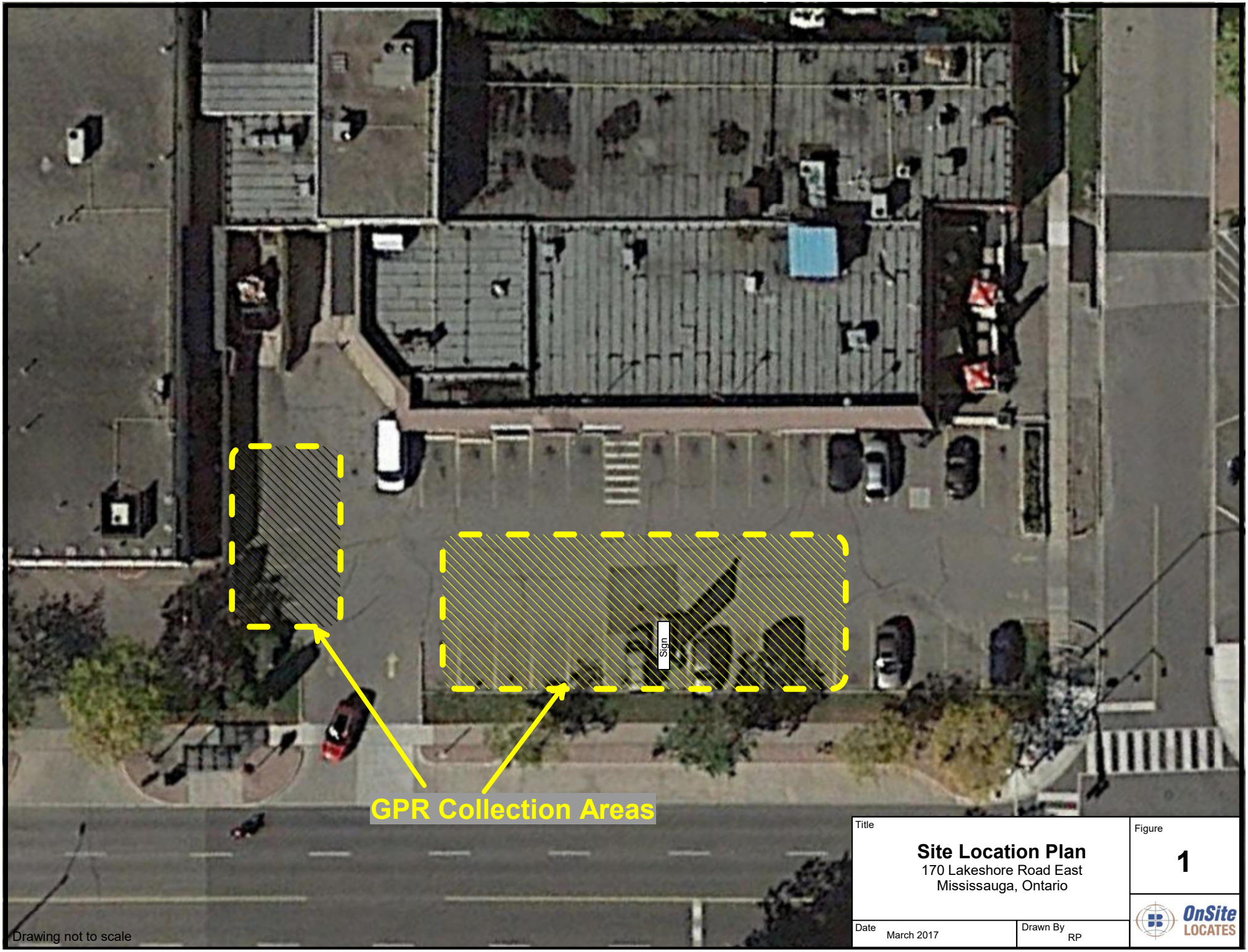


Russ Pagulayan, B.A.Sc.

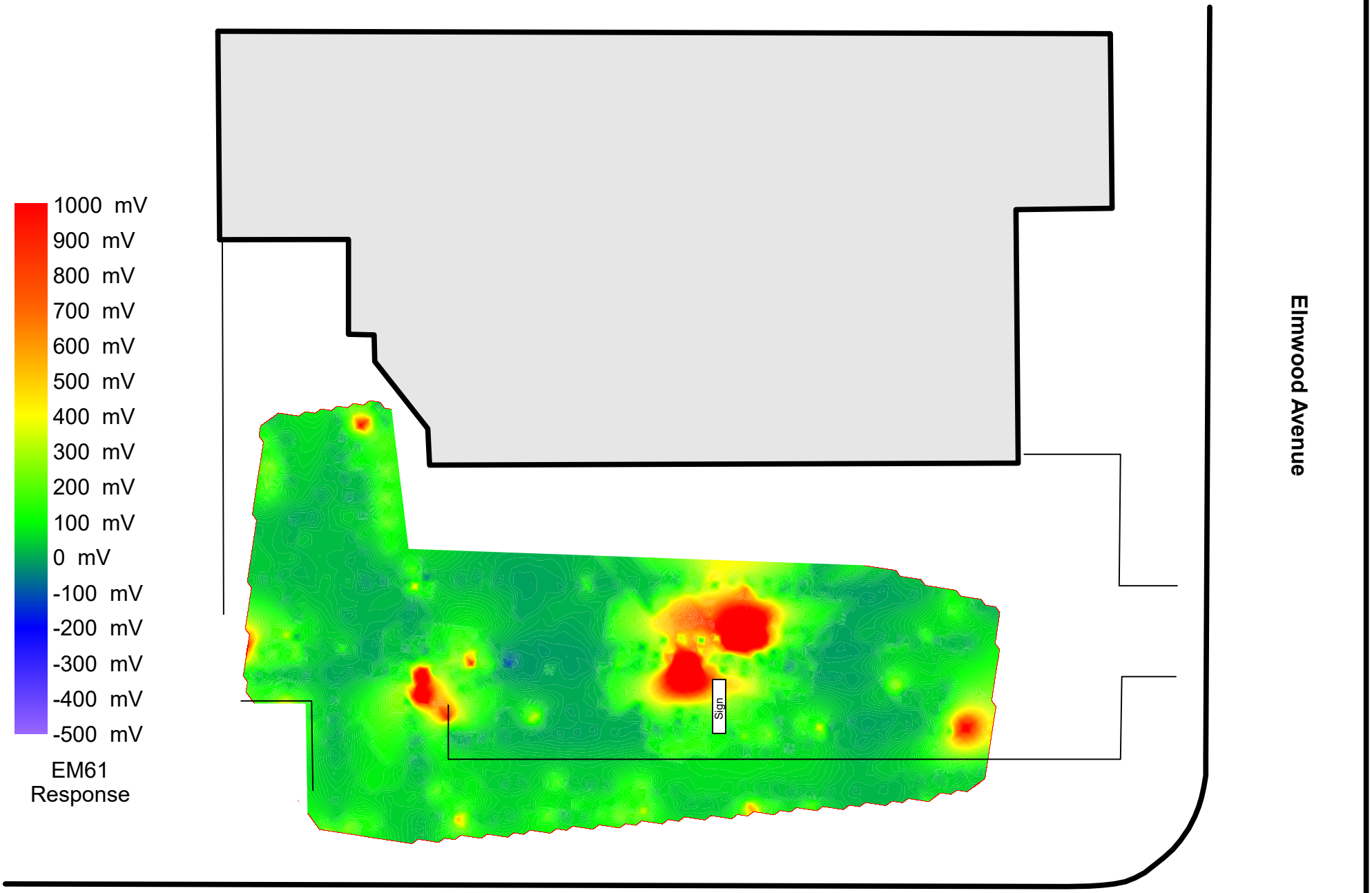
OnSite LOCATES Inc.
140 Renfrew Drive, Suite 100
Markham, Ontario, L3R 6B3
Telephone/Fax: 1 (800) 805-6155

APPENDIX 1

FIGURES 1 to 4

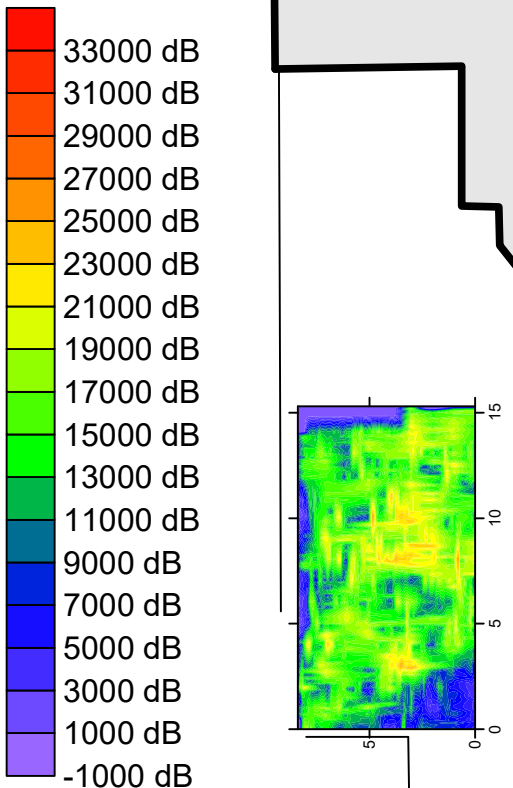


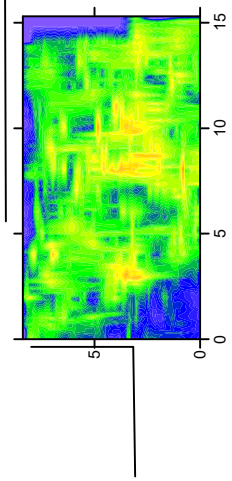
Title	**Site Location Plan** 170 Lakeshore Road East Mississauga, Ontario	Figure **1**
Date March 2017	Drawn By RP	OnSite LOCATES

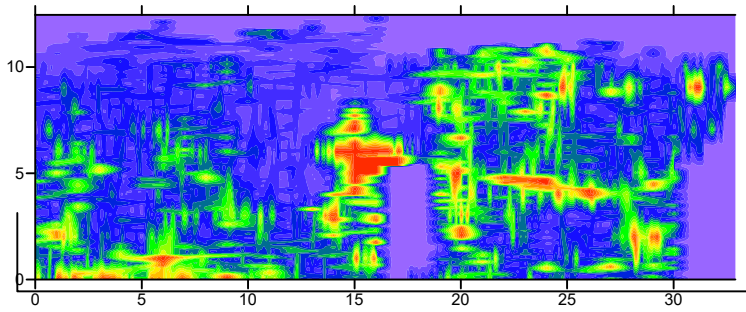


Drawing not to scale

Title: **EM61 Data Plot** 170 Lakeshore Road East Mississauga		Figure: **2**
Date: March 2017	Drawn By: RP	OnSite LOCATES





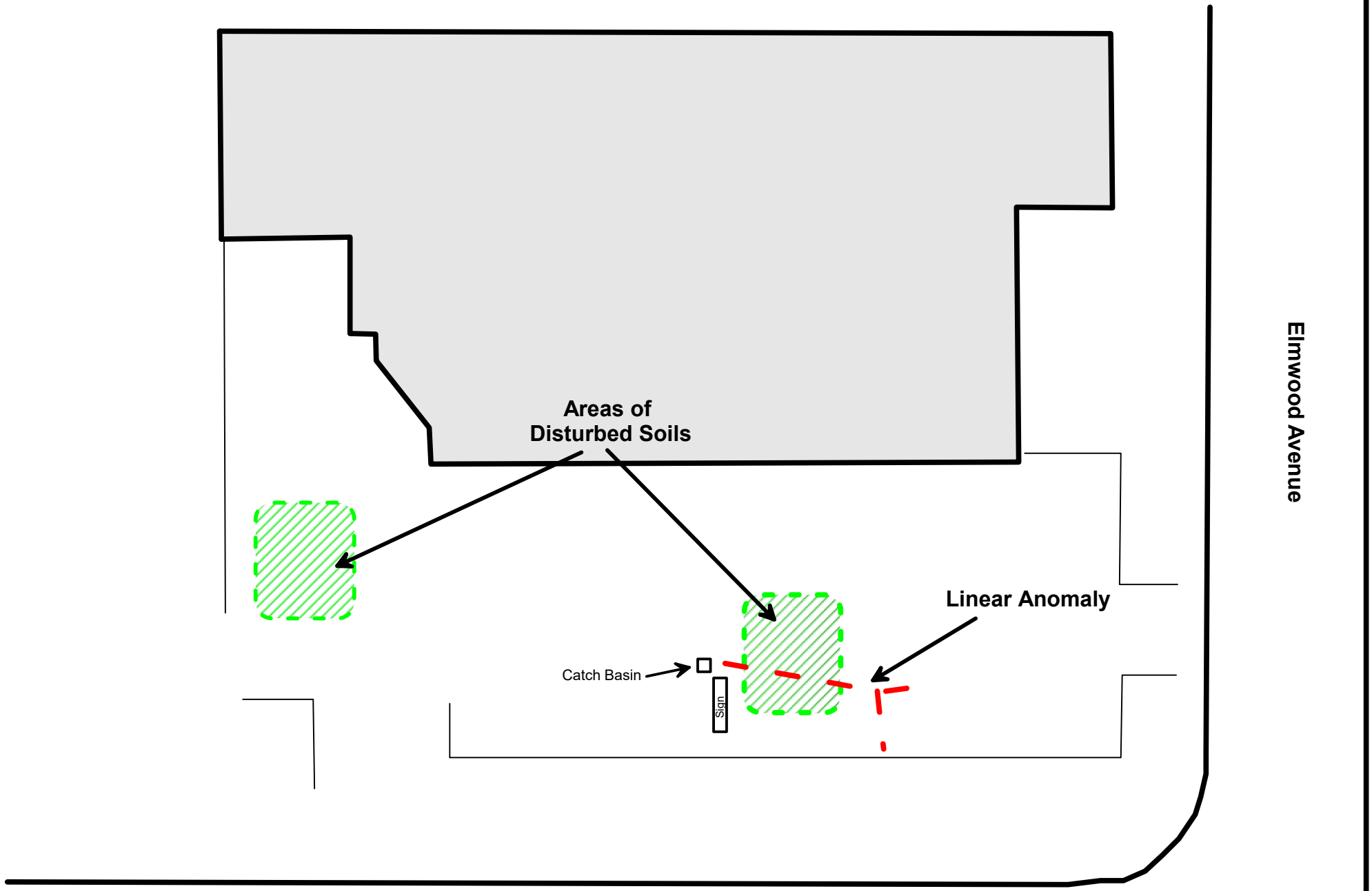


Elmwood Avenue

Lakeshore Road East

Drawing not to scale

Title: **GPR Intensity Plot** 170 Lakeshore Road East Mississauga		Figure: **3**
Date: March 2017	Drawn By: RP	OnSite LOCATES



Title

Interpretation Plot
170 Lakeshore Road East
Mississauga

Figure

4

Date March 2017

Drawn By RP

OnSite LOCATES

Drawing not to scale

APPENDIX 2

Terms and Conditions – Geophysical Survey

** PLEASE REVIEW ALL TERMS AND CONDITIONS LISTED IN THE FOLLOWING PAGES OF THIS REPORT. BY RETAINING OSL, THE CLIENT AGREES TO THESE TERMS AND CONDITIONS**

1. Data Presentation
   - 1.1. The Geophysical data were acquired at the station spacing and on the date as defined in the letter report attached to the original copy of this document.
   - 1.2. If an interpretation is presented on site, paint marks and a sketch will be provided.
   - 1.3. GPR data is presented in a depth slice format along a survey line, displayed from left to right. The GPR data is a representative image of the GPR signal amplitude and is not an accurate image of the subsurface.
   - 1.4. Geophysical data recorded on site is re-examined after the completion of the survey and the interpretation is outlined in the letter report.

2. Technical Limitations

The interpretation of the geophysical data obtained during the investigation is intended for the guidance of the Client only. Should this interpretation of the data be used during any subsequent programs, the user must be aware of the following interpretive restrictions:

- 2.1. The Client acknowledges that the laws of fundamental physics apply and do not enable OnSite Locates Inc. (OSL) locating equipment to detect all utilities, objects, features and structures or to provide all coordinates of the position thereof. Pipe, cable, conduit, utilities, objects, features or structures which are not detectable (i.e. not “Locatable”) because of the laws of fundamental physics cannot be located by OSL and are not the subject of the provision of the “Service” pursuant to this contract.
- 2.2. The “Service” provided to this contract is the location, laterally and longitudinally, of utilities, objects, features or structures and the subsequent marking of the site according to the standard subsurface utility locating industry practice. The depth and/or size of pipe, cable, conduits, utilities, objects, features and structures is recorded only if the client has requested prior to the start of the survey.
- 2.3. A “detectable feature” defined by this investigation may consist of a cable, wire, pipe, conduit, structure or other object contained within the subsurface. Differentiation between these types

of features is not promised nor guaranteed. A feature is only detectable if the subsurface allows the GPR signal to propagate deep enough to define the feature. GPR penetration into the subsurface varies depending upon the subsurface conditions and is not controlled by the radar equipment or the technician's ability. Limited penetration is caused by snow, dissolved solids, moisture, voids, and features having a significant electromagnetic variance.

2.4. Accuracy of inferred buried detectable features will vary due to subsurface soil conditions and surface conditions (i.e. loose dirt, ice, snow, tall grass and water).

2.5. OSL is not liable for damages, if any, resulting from physical exposure of any 'detectable feature' by the Client, or their representatives, or their sub-contractors, or any other person, or corporation, based on the information provided.

2.6. Areas considered to be inaccessible (an "Inaccessible Area") for the Service include, but are not limited to, the following: those of physically restricted access; those covered by a structure or object (i.e. building walls, vehicles, equipment, debris, stockpiles of material or snow, etc.); those covered by open water; those covered by woods or vegetation too thick to permit easy walking; those with surfaces terrain slopes steeper than 1:3; and, those where the safety of the technician is jeopardized (i.e. unstable footing, environmental hazards, uncontrolled roads, etc.). The judgement of the OSL Technician will prevail on accessibility decisions.

2.7. It is the responsibility of the Client to provide direct and simple access free from surface objects to any and all survey areas. OSL accepts no responsibility for surveying in any areas where the Client does not provide access and/or appropriate workplace safety measures. Areas considered to be inaccessible for scanning and marking, aside from restricted access, include the following, but not limited to: covered or within 0.8m of a structure or objet (i.e. walls, vehicles, equipment, debris, stockpiles of materials, etc.).

3. Limits on OnSite Locates Inc. Liability

3.1. Any information provided by OSL regarding the location of underground utilities by GPR survey does not substitute for a full private utility locate performed by OSL and an authorized location by the owners of the underground facilities. The Service is provided to assist with excavation planning only. The Client is always responsible for obtaining sanctioned locates from the owners of underground plant such as electric cables, natural gas, any type of pipeline, telecommunication, cable TV, fibre-optic cables, water, sewer, oil, steam, etc. The Client must contact the utility owners directly, or their call-centre, to facilitate these locates.

3.2. OSL marking of underground features is only for the convenience of the Client, and this does not relieve the Client, or any other person, or corporation, from liability for damages for person injury including death, or for property damage or liability caused to or from any underground utility, within the area on the property where the underground utility and/or clearance was

marked, or any other property, by reason of the Client, its representatives, or any other person, or corporation having relied upon the surface marking provided by OSL.

3.3. OSL is not liable for damages resulting from physical exposure of any underground features by the Client, its representatives, their sub-contractors or any other person or corporation.

3.4. The Service completed by OSL is based on information provided by the Client at or prior to the earlier of the time when the Service is described in this contract or the performance of the Service. The Service provided by OSL regarding the location of any underground utility, object or structure, is on a best effort and best practices basis.

3.5. A re-mark of surficial markings placed on the site by OSL must be obtained prior to any excavation if:

3.5.1. markings become unclear, disappear, are disturbed or displaced;

3.5.2. the sketch and site markings do not coincide;

3.5.3. the work location has changed;

3.5.4. if anything occurs which may indicate that a new or better or different locate service is needed.

3.6. If the Client excavates outside the limit of survey area or any of the circumstances identified in Section 2.6, OSL accepts no responsibility.

3.7. The Client warrants that OSL is not liable for any claims for damages to any underground plant where OSL was not notified of such damage forthwith such that OSL can complete a damage investigation to physically view any such damaged underground plant whether or not any such damage may be attributed to errors or omissions committed by OSL in performing the work.

3.8. OSL shall not be liable for any amount in excess of the fees paid by the Client to OSL for the Service on account of any loss, injury, death or damage whether resulting directly or indirectly to a person or property irrespective of the cause or origin of such loss, injury, death or damage including, without limitation, loss, injury, death or damage attributable to the negligence of OSL, its employees and agents in the performance or non-performance of the Service.

APPENDIX C
Borehole Logs

HEMMERA LOGS

PVC Casing: all casing is Schedule 40, 50 mm (2") diameter unless otherwise stated.

PVC slot screen: slot size is 0.25 mm (0.01" / 10 slot) unless otherwise stated.

TOC: Top of Casing

Density/Consistency: If no field test has been performed, inverted brackets are placed around the description (e.g. 'medium dense')

Duplicate samples: in the 'Samples Analysed' column, if an asterisk appears next to Y (yes) a duplicate of that sample has been analysed (i.e. Y*)

Sample Type Symbols


Continuous


Auger


Core

Grab


Shelby Tube


No Recovery

Well Symbols


PVC Casing


PVC Slot screen


Concrete


Grout


Bentonite


Silt backfill


Sand Pack


Sand and Gravel Pack


Peat


Bedrock


Backfill/cuttings


Slough

Fine Soil Description Symbols


Clay


Clay; silty


Clay; sandy


Clay; gravelly


Clay; silt, sand and gravel mixture


Silt


Silt; clayey


Silt; sandy


Silt; gravelly


Silt; clay, sand and gravel mixture


Silt; sandy, gravelly, cobble mixture


Organic clay


Organic silt


Topsoil

Coarse Soil Description Symbols


Sand


Sand; clayey


Sand; silty


Sand; gravelly


Sand and Silt


Sand and Gravel


Sand, gravel/silt mixtures


Organic sand


Gravel


Gravel; silty


Gravel; sandy


Gravel, sand/silt mixtures


Gravel and Cobbles


Sand, gravel and cobble mixture

Peat Symbols


Peat


Peat; clay present


Peat; silt present


Peat; sand present

Other Symbols


Fill


Cave-in


Bedrock

HEMMERA

Log of Borehole: BH1

HEMMERA

Project Name/No: 2076-002.02

Logged by: JB

Client: LightPoint Properties Inc.

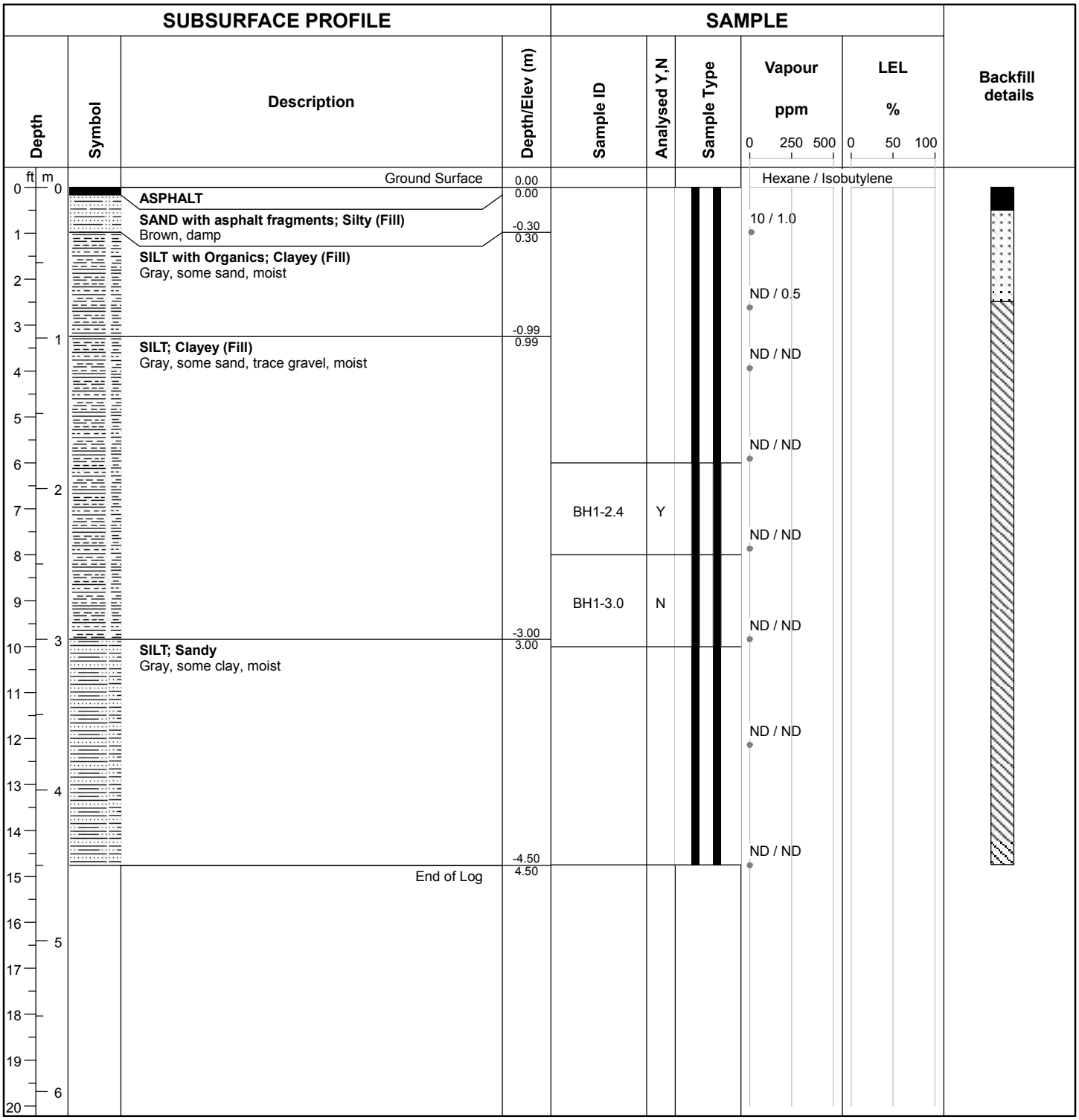
Drilling Method: Geoprobe

Date Drilled: March 14, 2017

Drilling Company: Landshark Driling

Site Location: 170 Lakeshore Road East, Port Credit, Ontario

Sheet: 1 of 1



Borehole location: See Figure 2

Borehole diameter: 0.10 m

Borehole ground elevation: -

Borehole depth: 4.5 m

Log of Borehole: BH2

HEMMERA

Project Name/No: 2076-002.03

Logged by: J.Bisson

Client: LightPoint Properties Inc.

Drilling Method: Vacuum Excavation

Date Drilled: April 12, 2017

Drilling Company: Hydro Excavating Services

Site Location: 170 Lakeshore Road East, Port Credit, Ontario

Sheet: 1 of 1

SUBSURFACE PROFILE				SAMPLE					
Depth (ft / m)	Symbol	Description	Depth/Elev (m)	Sample ID	Analysed Y,N	Sample Type	Vapour ppm (0 250 500)	LEL % (0 50 100)	Backfill details
0 / 0		Ground Surface	0.00						
		CONCRETE	0.00						
1		**SAND; Clayey (Fill)** Brown, some gravel, trace cobbles, trace silt Trace concrete, brick and organics from 0.20m to 0.61m		BH2-0.6	N	G	ND		
2									
3 / 1				BH2-1.2	Y	G	ND		
4									
5		Sewer pipe observed at the bottom of the hole	-1.52						
		End of Log	1.52						
6 / 2									
7									
8									
9									
10 / 3									
11									
12									
13 / 4									
14									
15									
16 / 5									
17									
18									
19									
20 / 6									

Borehole location: See Figure 2

Borehole diameter: 0.30 m

Borehole ground elevation: -

Borehole depth: 1.52 m

Log of Monitoring Well: MW1

HEMMERA

Project Name/No: 2076-002.02

Client: LightPoint Properties Inc.

Date Drilled: March 14, 2017

Site Location: 170 Lakeshore Road East, Port Credit, Ontario

Drilling Company: Landshark Driling

Drilling Method: Geoprobe

Logged by: JB

Sheet: 1 of 1

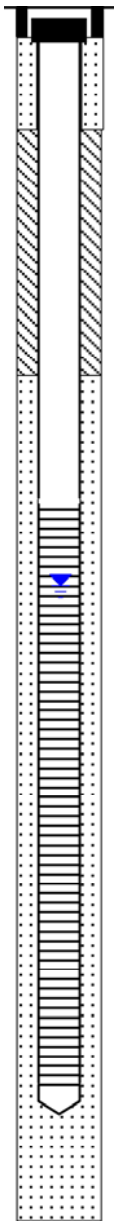
SUBSURFACE PROFILE

Depth (ft)	Depth (m)	Description	Depth/Elev (m)
0	0	Ground Surface	0.00
		ASPHALT	0.00
		SAND; Silty (Fill) Brown, damp	-0.30
1			0.30
		SILT with Organics; Clayey (Fill) Gray, some sand, moist	
2			-0.80
3	1	**CLAY; Silty (Fill)** Brown, some sand, trace gravel, moist	0.80
4			
5			
6	2		
7			
8			
9			
10	3	Wet lense at 3.0 m	
11			
			-3.60
12		**SILT; Clayey (Fill)** Gray, some sand, moist	3.60
13	4		
14			
			-4.50
15		**SILT; Sandy** Gray, some clay, wet	4.50
16	5		
17			
			-5.49
18		**SAND; Gravelly** Gray, some silt, wet	5.49
19			
			-6.00
20	6	End of Log	6.00

SAMPLE

Depth/Elev (m)	Sample ID	Analysed Y,N	Sample Type	Vapour ppm (0 250 500)	LEL % (0 50 100)
0.00				Hexane / Isobutylene	
-0.30				ND / 0.2	
0.30					
-0.80				ND / 0.2	
0.80				ND / 0.2	
				ND / 0.2	
				ND / 0.2	
	MW1-3.0	Y		ND / 0.2	
				ND / 0.2	
-3.60					
3.60				ND / 0.2	
	MW1-4.5	Y			
-4.50				ND / 0.2	
4.50					
				ND / 0.2	
-5.49				ND / 0.1	
5.49					
-6.00				ND / 0.1	
6.00					

Backfill details



Well location: See Figure 2

Depth to water level (TOC): 2.651 m

Date of water level: April 13, 2017

Borehole diameter: 0.20 m

Well casing diameter: 0.05 m

Well casing material: Schedule 40 PVC

Well screen slot size: 10

Well screen interval (bgs): 2.44 m to 5.49 m

Depth of well (TOC): 5.50 m

Well Elevation (TOC): 99.66 m

Ground Elevation: 99.87 m

Log of Monitoring Well: MW2

HEMMERA

Project Name/No: 2076-002.02

Client: LightPoint Properties Inc.

Date Drilled: March 14, 2017

Site Location: 170 Lakeshore Road East, Port Credit, Ontario

Drilling Company: Landshark Driling

Drilling Method: Geoprobe

Logged by: JB

Sheet: 1 of 1

SUBSURFACE PROFILE			SAMPLE						
Depth (ft / m)	Symbol	Description	Depth/Elev (m)	Sample ID	Analysed Y,N	Sample Type	Vapour ppm (0 250 500)	LEL % (0 50 100)	Backfill details
0 / 0		Ground Surface	0.00				Hexane / Isobutylene		
0		**ASPHALT**	0.00				ND / ND		
1		**SAND; Gravelly (Fill)** Brown, moist							
2		**SILT with Organics; Clayey (Fill)** Brown, some sand, moist, sheen, petroleum odour					75 / 0.1		
3 / 1							45 / 0.2		
4			-1.50						
5		**CLAY; Silty (Fill)** Brown, some sand, trace gravel, moist, sheen, petroleum odour	1.50				5 / 0.1		
6									
7 / 2							5 / 0.1		
8									
9							10 / 0.2		
10			-3.00						
11 / 3		**SILT; Sandy (Fill)** Gray, wet, sheen, petroleum odour	3.00	MW2-3.3	Y		350 / 43		
12				MW2-3.9	Y		300 / 50		
13			-4.00						
14 / 4		**SILT; Clayey** Gray, some sand, wet	4.00	MW2-4.3	N		30 / ND		
15			-4.50						
16		End of Log	4.50						
17 / 5									
18									
19									
20 / 6									

Well location: See Figure 2

Depth to water level (TOC): 2.995 m

Date of water level: April 13, 2017

Borehole diameter: 0.20 m

Well casing diameter: 0.05 m

Well casing material: Schedule 40 PVC

Well screen slot size: 10

Well screen interval (bgs): 1.22 m to 4.27 m

Depth of well (TOC): 4.26 m

Well Elevation (TOC): 100.14 m

Ground Elevation: 100.20 m

Log of Monitoring Well: MW3

HEMMERA

Project Name/No: 2076-002.02

Client: LightPoint Properties Inc.

Date Drilled: March 14, 2017

Site Location: 170 Lakeshore Road East, Port Credit, Ontario

Drilling Company: Landshark Driling

Drilling Method: Geoprobe

Logged by: JB

Sheet: 1 of 1

SUBSURFACE PROFILE			SAMPLE						
Depth (ft / m)	Symbol	Description	Depth/Elev (m)	Sample ID	Analysed Y,N	Sample Type	Vapour ppm (0 250 500)	LEL % (0 50 100)	Backfill details
		Ground Surface	0.00				Hexane / Isobutylene		
0 / 0		**ASPHALT**	0.00				ND / ND		
		SAND; Gravelly (Fill) Brown, some silt, damp	-0.30						
1		**SILT with Organics; Clayey (Fill)** Gray, moist, petroleum odour	0.30				80 / ND		
2									
3 / 1				MW3-1.2	Y		150 / ND		
4			-1.50						
5		**SILT; Clayey (Fill)** Gray, some sand, trace gravel, moist	1.50				5 / ND		
6 / 2							10 / ND		
7									
8									
9									
10 / 3		wet, petroleum odour below 3.0 m					5 / ND		
11				MW3-3.3	Y		120 / ND		
12			-3.60						
		SAND; Silty (Fill) Brown, wet, petroleum odour	3.60				5 / ND		
13 / 4									
14			-4.23				ND / ND		
		SILT; Clayey Gray, some sand, wet	4.23	MW3-4.3	N				
15			-4.50						
		End of Log	4.50						
16 / 5									
17									
18									
19									
20 / 6									

Well location: See Figure 2

Depth to water level (TOC): 1.873 m

Date of water level: April 13, 2017

Borehole diameter: 0.20 m

Well casing diameter: 0.05 m

Well casing material: Schedule 40 PVC

Well screen slot size: 10

Well screen interval (bgs): 1.22 m to 4.27 m

Depth of well (TOC): 4.34 m

Well Elevation (TOC): 100.03 m

Ground Elevation: 100.11 m

Log of Monitoring Well: MW4

HEMMERA

Project Name/No: 2076-002.03

Client: LightPoint Properties Inc.

Date Drilled: April 12, 2017

Site Location: 170 Lakeshore Road East, Port Credit, Ontario

Drilling Company: Hydroexcavating Services and Landshark Driling

Drilling Method: Vacuum Excavation and Geoprobe

Logged by: J.Bisson

Sheet: 1 of 1

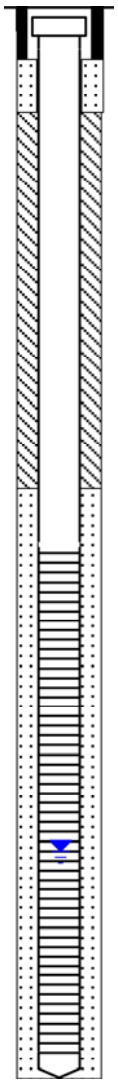
SUBSURFACE PROFILE

Depth (ft)	Depth (m)	Description	Depth/Elev (m)
0	0	Ground Surface	0.00
		ASHPHALT	0.00
			-0.30
1		**SAND; Gravelly (Fill)** Brown, some clay, trace silt, moist	0.30
2			
3	1		-0.91
		SAND; Silty (Fill) Brown, moist	0.91
4			
5			
6			-1.83
	2	**CLAY; Silty (Till)** Brown, some sand, trace gravel, moist	1.83
7			
8			
9			
10	3	Gray, wet below 3.0 m	
11			
12			
13	4		
14			
15			
16			
17	5		
18			
19			
20	6		-6.10
		End of Log	6.10
21			
22			
23	7		

SAMPLE

Sample ID	Analysed Y,N	Sample Type	Vapour ppm (0 250 500)	LEL % (0 50 100)
MW4-0.5	Y	G	ND	
MW4-1.0	Y	G	ND	
MW4-1.5	N	G	ND	
MW4-2.1	N		ND	
MW4-2.6	Y		ND	
MW4-3.1	Y		ND	
MW4-3.7	N		ND	
MW4-4.2	N		ND	
MW4-4.8	N		ND	
MW4-5.4	N		ND	
MW4-6.0	N		ND	

Backfill details



Well location: See Figure 2

Depth to water level (TOC): 4.64 m

Date of water level: April 13, 2017

Borehole diameter: 0.20 m

Well casing diameter: 0.05 m

Well casing material: Schedule 40 PVC

Well screen slot size: 10

Well screen interval (bgs): 3.05 m to 6.10 m

Depth of well (TOC): 5.88 m

Well Elevation (TOC): 99.99 m

Ground Elevation: 100.19 m

APPENDIX D

Laboratory Certificates of Analysis

On-Site Soil

Industrial/Community/Commercial Land Use Standards

Maxxam
A Bureau Veritas Group Company

Your Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your C.O.C. #: 601752-02-01

Attention:Trevor Janzen

Hemmera Envirochem Inc
1540 Cornwall Road
Suite 104
Oakville, ON
CANADA L6J 7W5

Report Date: 2017/03/22
Report #: R4400081
Version: 3 - Final

CERTIFICATE OF ANALYSIS

MAXXAM JOB #: B751501
Received: 2017/03/14, 18:40

Sample Matrix: Soil
Samples Received: 6

Analyses	Quantity	Date Extracted	Date Analyzed	Laboratory Method	Reference
1,3-Dichloropropene Sum	2	N/A	2017/03/20		EPA 8260C m
Petroleum Hydro. CCME F1 & BTEX in Soil (1)	3	N/A	2017/03/18	CAM SOP-00315	CCME PHC-CWS m
Petroleum Hydro. CCME F1 & BTEX in Soil (1)	1	N/A	2017/03/19	CAM SOP-00315	CCME PHC-CWS m
Petroleum Hydrocarbons F2-F4 in Soil (2)	5	2017/03/18	2017/03/18	CAM SOP-00316	CCME CWS m
F4G (CCME Hydrocarbons Gravimetric)	2	2017/03/22	2017/03/22	CAM SOP-00316	CCME PHC-CWS m
Moisture	1	N/A	2017/03/17	CAM SOP-00445	Carter 2nd ed 51.2 m
Moisture	5	N/A	2017/03/18	CAM SOP-00445	Carter 2nd ed 51.2 m
Volatile Organic Compounds and F1 PHCs	1	N/A	2017/03/20	CAM SOP-00230	EPA 8260C m
Volatile Organic Compounds in Soil	1	N/A	2017/03/20	CAM SOP-00228	EPA 8260C m

Remarks:

Maxxam Analytics' laboratories are accredited to ISO/IEC 17025:2005 for specific parameters on scopes of accreditation. Unless otherwise noted, procedures used by Maxxam are based upon recognized Provincial, Federal or US method compendia such as CCME, MDDELCC, EPA, APHA.

All work recorded herein has been done in accordance with procedures and practices ordinarily exercised by professionals in Maxxam's profession using accepted testing methodologies, quality assurance and quality control procedures (except where otherwise agreed by the client and Maxxam in writing). All data is in statistical control and has met quality control and method performance criteria unless otherwise noted. All method blanks are reported: unless indicated otherwise, associated sample data are not blank corrected.

Maxxam Analytics' liability is limited to the actual cost of the requested analyses, unless otherwise agreed in writing. There is no other warranty expressed or implied. Maxxam has been retained to provide analysis of samples provided by the Client using the testing methodology referenced in this report. Interpretation and use of test results are the sole responsibility of the Client and are not within the scope of services provided by Maxxam, unless otherwise agreed in writing.

Solid sample results, except biota, are based on dry weight unless otherwise indicated. Organic analyses are not recovery corrected except for isotope dilution methods.
Results relate to samples tested.

Reference Method suffix "m" indicates test methods incorporate validated modifications from specific reference methods to improve performance.
* RPDs calculated using raw data. The rounding of final results may result in the apparent difference.

Your Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your C.O.C. #: 601752-02-01

Attention:Trevor Janzen

Hemmera Envirochem Inc
1540 Cornwall Road
Suite 104
Oakville, ON
CANADA L6J 7W5

Report Date: 2017/03/22
Report #: R4400081
Version: 3 - Final

CERTIFICATE OF ANALYSIS

MAXXAM JOB #: B751501

Received: 2017/03/14, 18:40

(1) No lab extraction date is given for F1BTEX & VOC samples that are field preserved with methanol. Extraction date is the date sampled unless otherwise stated.
(2) All CCME PHC results met required criteria unless otherwise stated in the report. The CWS PHC methods employed by Maxxam conform to all prescribed elements of the reference method and performance based elements have been validated. All modifications have been validated and proven equivalent following "Alberta Environment's Interpretation of the Reference Method for the Canada-Wide Standard for Petroleum Hydrocarbons in Soil Validation of Performance-Based Alternative Methods September 2003". Documentation is available upon request. Modifications from Reference Method for the Canada-wide Standard for Petroleum Hydrocarbons in Soil-Tier 1 Method: F2/F3/F4 data reported using validated cold solvent extraction instead of Soxhlet extraction.

Encryption Key Ema Gitej
Ema Gitej
Senior Project Manager
22 Mar 2017 18:20:19

Please direct all questions regarding this Certificate of Analysis to your Project Manager.
Ema Gitej, Senior Project Manager
Email: EGitej@maxxam.ca
Phone# (905)817-5829

==========

Maxxam has procedures in place to guard against improper use of the electronic signature and have the required "signatories", as per section 5.10.2 of ISO/IEC 17025:2005(E), signing the reports. For Service Group specific validation please refer to the Validation Signature Page.

Maxxam Job #: B751501
Report Date: 2017/03/22

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD

O.REG 153 PETROLEUM HYDROCARBONS (SOIL)

Maxxam ID			EBA759	EBA761		EBA763		EBA764	EBA764		
Sampling Date			2017/03/14 09:30	2017/03/14 14:10		2017/03/14 15:30		2017/03/14 15:40	2017/03/14 15:40		
COC Number			601752-02-01	601752-02-01		601752-02-01		601752-02-01	601752-02-01		
	UNITS	Criteria	BH1-2.4	MW2-3.3	RDL	MW3-1.2	RDL	MW3-3.3	MW3-3.3 Lab-Dup	RDL	QC Batch
Inorganics											
Moisture	%	-	12	33	1.0	18	1.0	15		1.0	4905034
BTEX & F1 Hydrocarbons											
Benzene	ug/g	**0.4**	<0.020	<0.020	0.020	<0.10	0.10	<0.020	<0.020	0.020	4904962
Toluene	ug/g	**78**	<0.020	<0.020	0.020	<0.10	0.10	0.030	0.027	0.020	4904962
Ethylbenzene	ug/g	**19**	<0.020	<0.020	0.020	0.45	0.10	0.027	0.025	0.020	4904962
o-Xylene	ug/g	-	<0.020	<0.020	0.020	<0.10	0.10	0.24	0.22	0.020	4904962
p+m-Xylene	ug/g	-	<0.040	<0.040	0.040	<0.20	0.20	0.28	0.26	0.040	4904962
Total Xylenes	ug/g	**30**	<0.040	<0.040	0.040	<0.20	0.20	0.51	0.48	0.040	4904962
F1 (C6-C10)	ug/g	**65**	<10	13	10	**320**	50	65	64	10	4904962
F1 (C6-C10) - BTEX	ug/g	**65**	<10	13	10	**320**	50	65	63	10	4904962
F2-F4 Hydrocarbons											
F2 (C10-C16 Hydrocarbons)	ug/g	**250**	<10	17	10	44	10	43		10	4904946
F3 (C16-C34 Hydrocarbons)	ug/g	**2500**	<50	320	50	<50	50	780		50	4904946
F4 (C34-C50 Hydrocarbons)	ug/g	**6600**	<50	220	50	<50	50	270		50	4904946
Reached Baseline at C50	ug/g	-	Yes	No		Yes		No			4904946
Surrogate Recovery (%)											
1,4-Difluorobenzene	%	-	104	105		99		103	101		4904962
4-Bromofluorobenzene	%	-	100	101		99		96	95		4904962
D10-Ethylbenzene	%	-	109	109		122		103	96		4904962
D4-1,2-Dichloroethane	%	-	100	100		100		99	96		4904962
o-Terphenyl	%	-	94	96		92		94			4904946

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Lab-Dup = Laboratory Initiated Duplicate
Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water Condition
Soil - Industrial/Commercial/Community- Medium and Fine Texture

Maxxam Analytics International Corporation o/a Maxxam Analytics 6740 Campobello Road, Mississauga, Ontario, L5N 2L8 Tel: (905) 817-5700 Toll-Free: 800-563-6266 Fax: (905) 817-5777 www.maxxam.ca

Maxxam Job #: B751501
Report Date: 2017/03/22

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD

O.REG 153 VOCS & F1-F4 (SOIL)

Maxxam ID			EBA760		
Sampling Date			2017/03/14 11:00		
COC Number			601752-02-01		
	UNITS	Criteria	MW1-3.0	RDL	QC Batch
Inorganics					
Moisture	%	-	21	1.0	4905034
Calculated Parameters					
1,3-Dichloropropene (cis+trans)	ug/g	**0.21**	<0.050	0.050	4903476
Volatile Organics					
Acetone (2-Propanone)	ug/g	**28**	<0.50	0.50	4901922
Benzene	ug/g	**0.4**	<0.020	0.020	4901922
Bromodichloromethane	ug/g	**18**	<0.050	0.050	4901922
Bromoform	ug/g	**1.7**	<0.050	0.050	4901922
Bromomethane	ug/g	**0.05**	<0.050	0.050	4901922
Carbon Tetrachloride	ug/g	**1.5**	<0.050	0.050	4901922
Chlorobenzene	ug/g	**2.7**	<0.050	0.050	4901922
Chloroform	ug/g	**0.18**	<0.050	0.050	4901922
Dibromochloromethane	ug/g	**13**	<0.050	0.050	4901922
1,2-Dichlorobenzene	ug/g	**8.5**	<0.050	0.050	4901922
1,3-Dichlorobenzene	ug/g	**12**	<0.050	0.050	4901922
1,4-Dichlorobenzene	ug/g	**0.84**	<0.050	0.050	4901922
Dichlorodifluoromethane (FREON 12)	ug/g	**25**	<0.050	0.050	4901922
1,1-Dichloroethane	ug/g	**21**	<0.050	0.050	4901922
1,2-Dichloroethane	ug/g	**0.05**	<0.050	0.050	4901922
1,1-Dichloroethylene	ug/g	**0.48**	<0.050	0.050	4901922
cis-1,2-Dichloroethylene	ug/g	**37**	<0.050	0.050	4901922
trans-1,2-Dichloroethylene	ug/g	**9.3**	<0.050	0.050	4901922
1,2-Dichloropropane	ug/g	**0.68**	<0.050	0.050	4901922
cis-1,3-Dichloropropene	ug/g	**0.21**	<0.030	0.030	4901922
trans-1,3-Dichloropropene	ug/g	**0.21**	<0.040	0.040	4901922
Ethylbenzene	ug/g	**19**	<0.020	0.020	4901922
Ethylene Dibromide	ug/g	**0.05**	<0.050	0.050	4901922
Hexane	ug/g	**88**	<0.050	0.050	4901922
Methylene Chloride(Dichloromethane)	ug/g	**2**	<0.050	0.050	4901922
Methyl Ethyl Ketone (2-Butanone)	ug/g	**88**	<0.50	0.50	4901922

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water Condition
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Maxxam Job #: B751501
Report Date: 2017/03/22

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD

O.REG 153 VOCS & F1-F4 (SOIL)

Maxxam ID			EBA760		
Sampling Date			2017/03/14 11:00		
COC Number			601752-02-01		
	UNITS	Criteria	MW1-3.0	RDL	QC Batch
Methyl Isobutyl Ketone	ug/g	**210**	<0.50	0.50	4901922
Methyl t-butyl ether (MTBE)	ug/g	**3.2**	<0.050	0.050	4901922
Styrene	ug/g	**43**	<0.050	0.050	4901922
1,1,1,2-Tetrachloroethane	ug/g	**0.11**	<0.050	0.050	4901922
1,1,2,2-Tetrachloroethane	ug/g	**0.094**	<0.050	0.050	4901922
Tetrachloroethylene	ug/g	**21**	<0.050	0.050	4901922
Toluene	ug/g	**78**	<0.020	0.020	4901922
1,1,1-Trichloroethane	ug/g	**12**	<0.050	0.050	4901922
1,1,2-Trichloroethane	ug/g	**0.11**	<0.050	0.050	4901922
Trichloroethylene	ug/g	**0.61**	<0.050	0.050	4901922
Trichlorofluoromethane (FREON 11)	ug/g	**5.8**	<0.050	0.050	4901922
Vinyl Chloride	ug/g	**0.25**	<0.020	0.020	4901922
p+m-Xylene	ug/g	-	<0.020	0.020	4901922
o-Xylene	ug/g	-	<0.020	0.020	4901922
Total Xylenes	ug/g	**30**	<0.020	0.020	4901922
F1 (C6-C10)	ug/g	**65**	<10	10	4901922
F1 (C6-C10) - BTEX	ug/g	**65**	<10	10	4901922
F2-F4 Hydrocarbons					
F2 (C10-C16 Hydrocarbons)	ug/g	**250**	<10	10	4904946
F3 (C16-C34 Hydrocarbons)	ug/g	**2500**	<50	50	4904946
F4 (C34-C50 Hydrocarbons)	ug/g	**6600**	<50	50	4904946
Reached Baseline at C50	ug/g	-	Yes		4904946
Surrogate Recovery (%)					
o-Terphenyl	%	-	93		4904946
4-Bromofluorobenzene	%	-	90		4901922
D10-o-Xylene	%	-	110		4901922
D4-1,2-Dichloroethane	%	-	106		4901922
D8-Toluene	%	-	103		4901922

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water Condition
Soil - Industrial/Commercial/Community- Medium and Fine Texture

Maxxam Analytics International Corporation o/a Maxxam Analytics 6740 Campobello Road, Mississauga, Ontario, L5N 2L8 Tel: (905) 817-5700 Toll-Free: 800-563-6266 Fax: (905) 817-5777 www.maxxam.ca

Maxxam Job #: B751501
Report Date: 2017/03/22

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD

O.REG 153 VOLATILE ORGANICS (SOIL)

Maxxam ID			EBA762		
Sampling Date			2017/03/14 14:15		
COC Number			601752-02-01		
	UNITS	Criteria	MW2-3.9	RDL	QC Batch
Inorganics					
Moisture	%	-	22	1.0	4904387
Calculated Parameters					
1,3-Dichloropropene (cis+trans)	ug/g	**0.21**	<0.050	0.050	4903476
Volatile Organics					
Acetone (2-Propanone)	ug/g	**28**	<0.50	0.50	4899655
Benzene	ug/g	**0.4**	<0.020	0.020	4899655
Bromodichloromethane	ug/g	**18**	<0.050	0.050	4899655
Bromoform	ug/g	**1.7**	<0.050	0.050	4899655
Bromomethane	ug/g	**0.05**	<0.050	0.050	4899655
Carbon Tetrachloride	ug/g	**1.5**	<0.050	0.050	4899655
Chlorobenzene	ug/g	**2.7**	<0.050	0.050	4899655
Chloroform	ug/g	**0.18**	<0.050	0.050	4899655
Dibromochloromethane	ug/g	**13**	<0.050	0.050	4899655
1,2-Dichlorobenzene	ug/g	**8.5**	<0.050	0.050	4899655
1,3-Dichlorobenzene	ug/g	**12**	<0.050	0.050	4899655
1,4-Dichlorobenzene	ug/g	**0.84**	<0.050	0.050	4899655
Dichlorodifluoromethane (FREON 12)	ug/g	**25**	<0.050	0.050	4899655
1,1-Dichloroethane	ug/g	**21**	<0.050	0.050	4899655
1,2-Dichloroethane	ug/g	**0.05**	<0.050	0.050	4899655
1,1-Dichloroethylene	ug/g	**0.48**	<0.050	0.050	4899655
cis-1,2-Dichloroethylene	ug/g	**37**	<0.050	0.050	4899655
trans-1,2-Dichloroethylene	ug/g	**9.3**	<0.050	0.050	4899655
1,2-Dichloropropane	ug/g	**0.68**	<0.050	0.050	4899655
cis-1,3-Dichloropropene	ug/g	**0.21**	<0.030	0.030	4899655
trans-1,3-Dichloropropene	ug/g	**0.21**	<0.040	0.040	4899655
Ethylbenzene	ug/g	**19**	<0.020	0.020	4899655
Ethylene Dibromide	ug/g	**0.05**	<0.050	0.050	4899655
Hexane	ug/g	**88**	<0.050	0.050	4899655
Methylene Chloride(Dichloromethane)	ug/g	**2**	<0.050	0.050	4899655
Methyl Ethyl Ketone (2-Butanone)	ug/g	**88**	<0.50	0.50	4899655

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water Condition
Soil - Industrial/Commercial/Community- Medium and Fine Texture

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O.REG 153 VOLATILE ORGANICS (SOIL)

Maxxam ID			EBA762		
Sampling Date			2017/03/14 14:15		
COC Number			601752-02-01		
	UNITS	Criteria	MW2-3.9	RDL	QC Batch
Methyl Isobutyl Ketone	ug/g	**210**	<0.50	0.50	4899655
Methyl t-butyl ether (MTBE)	ug/g	**3.2**	<0.050	0.050	4899655
Styrene	ug/g	**43**	<0.050	0.050	4899655
1,1,1,2-Tetrachloroethane	ug/g	**0.11**	<0.050	0.050	4899655
1,1,2,2-Tetrachloroethane	ug/g	**0.094**	<0.050	0.050	4899655
Tetrachloroethylene	ug/g	**21**	<0.050	0.050	4899655
Toluene	ug/g	**78**	<0.020	0.020	4899655
1,1,1-Trichloroethane	ug/g	**12**	<0.050	0.050	4899655
1,1,2-Trichloroethane	ug/g	**0.11**	<0.050	0.050	4899655
Trichloroethylene	ug/g	**0.61**	<0.050	0.050	4899655
Trichlorofluoromethane (FREON 11)	ug/g	**5.8**	<0.050	0.050	4899655
Vinyl Chloride	ug/g	**0.25**	<0.020	0.020	4899655
p+m-Xylene	ug/g	-	<0.020	0.020	4899655
o-Xylene	ug/g	-	<0.020	0.020	4899655
Total Xylenes	ug/g	**30**	<0.020	0.020	4899655
Surrogate Recovery (%)					
4-Bromofluorobenzene	%	-	101		4899655
D10-o-Xylene	%	-	120		4899655
D4-1,2-Dichloroethane	%	-	105		4899655
D8-Toluene	%	-	98		4899655

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water Condition
Soil - Industrial/Commercial/Community- Medium and Fine Texture

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PETROLEUM HYDROCARBONS (CCME)

Maxxam ID			EBA761	EBA764	EBA764		
Sampling Date			2017/03/14 14:10	2017/03/14 15:40	2017/03/14 15:40		
COC Number			601752-02-01	601752-02-01	601752-02-01		
	UNITS	Criteria	MW2-3.3	MW3-3.3	MW3-3.3 Lab-Dup	RDL	QC Batch
F2-F4 Hydrocarbons							
F4G-sg (Grav. Heavy Hydrocarbons)	ug/g	**6600**	490	890	1100	100	4908860

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Lab-Dup = Laboratory Initiated Duplicate
Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water Condition
Soil - Industrial/Commercial/Community- Medium and Fine Texture

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Maxxam Job #: B751501
Report Date: 2017/03/22

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD

TEST SUMMARY

Maxxam ID: EBA759
Sample ID: BH1-2.4
Matrix: Soil

Collected: 2017/03/14
Shipped:
Received: 2017/03/14

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Petroleum Hydro. CCME F1 & BTEX in Soil	HSGC/MSFD	4904962	N/A	2017/03/18	Abdi Mohamud
Petroleum Hydrocarbons F2-F4 in Soil	GC/FID	4904946	2017/03/18	2017/03/18	Zhiyue (Frank) Zhu
Moisture	BAL	4905034	N/A	2017/03/18	Prgya Panchal

Maxxam ID: EBA760
Sample ID: MW1-3.0
Matrix: Soil

Collected: 2017/03/14
Shipped:
Received: 2017/03/14

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
1,3-Dichloropropene Sum	CALC	4903476	N/A	2017/03/20	Automated Statchk
Petroleum Hydrocarbons F2-F4 in Soil	GC/FID	4904946	2017/03/18	2017/03/18	Zhiyue (Frank) Zhu
Moisture	BAL	4905034	N/A	2017/03/18	Prgya Panchal
Volatile Organic Compounds and F1 PHCs	GC/MSFD	4901922	N/A	2017/03/20	John Wu

Maxxam ID: EBA761
Sample ID: MW2-3.3
Matrix: Soil

Collected: 2017/03/14
Shipped:
Received: 2017/03/14

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Petroleum Hydro. CCME F1 & BTEX in Soil	HSGC/MSFD	4904962	N/A	2017/03/18	Abdi Mohamud
Petroleum Hydrocarbons F2-F4 in Soil	GC/FID	4904946	2017/03/18	2017/03/18	Zhiyue (Frank) Zhu
F4G (CCME Hydrocarbons Gravimetric)	BAL	4908860	2017/03/22	2017/03/22	Debra Deslandes
Moisture	BAL	4905034	N/A	2017/03/18	Prgya Panchal

Maxxam ID: EBA762
Sample ID: MW2-3.9
Matrix: Soil

Collected: 2017/03/14
Shipped:
Received: 2017/03/14

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
1,3-Dichloropropene Sum	CALC	4903476	N/A	2017/03/20	Automated Statchk
Moisture	BAL	4904387	N/A	2017/03/17	Prgya Panchal
Volatile Organic Compounds in Soil	GC/MS	4899655	N/A	2017/03/20	Blair Gannon

Maxxam ID: EBA763
Sample ID: MW3-1.2
Matrix: Soil

Collected: 2017/03/14
Shipped:
Received: 2017/03/14

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Petroleum Hydro. CCME F1 & BTEX in Soil	HSGC/MSFD	4904962	N/A	2017/03/19	Abdi Mohamud
Petroleum Hydrocarbons F2-F4 in Soil	GC/FID	4904946	2017/03/18	2017/03/18	Zhiyue (Frank) Zhu
Moisture	BAL	4905034	N/A	2017/03/18	Prgya Panchal

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Maxxam Job #: B751501
Report Date: 2017/03/22

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD

TEST SUMMARY

Maxxam ID: EBA764
Sample ID: MW3-3.3
Matrix: Soil

Collected: 2017/03/14
Shipped:
Received: 2017/03/14

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Petroleum Hydro. CCME F1 & BTEX in Soil	HSGC/MSFD	4904962	N/A	2017/03/18	Abdi Mohamud
Petroleum Hydrocarbons F2-F4 in Soil	GC/FID	4904946	2017/03/18	2017/03/18	Zhiyue (Frank) Zhu
F4G (CCME Hydrocarbons Gravimetric)	BAL	4908860	2017/03/22	2017/03/22	Debra Deslandes
Moisture	BAL	4905034	N/A	2017/03/18	Prgya Panchal

Maxxam ID: EBA764 Dup
Sample ID: MW3-3.3
Matrix: Soil

Collected: 2017/03/14
Shipped:
Received: 2017/03/14

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Petroleum Hydro. CCME F1 & BTEX in Soil	HSGC/MSFD	4904962	N/A	2017/03/18	Abdi Mohamud
F4G (CCME Hydrocarbons Gravimetric)	BAL	4908860	2017/03/22	2017/03/22	Debra Deslandes

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GENERAL COMMENTS

Each temperature is the average of up to three cooler temperatures taken at receipt

Package 1	1.3°C

Sample EBA763 [MW3-1.2] : F1/BTEX Analysis: Due to high concentration of target analytes, sample required dilution. Reporting limits were adjusted accordingly.

Results relate only to the items tested.

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Maxxam Job #: B751501
Report Date: 2017/03/22

QUALITY ASSURANCE REPORT

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD

			Matrix Spike		SPIKED BLANK		Method Blank		RPD	
QC Batch	Parameter	Date	% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
4899655	4-Bromofluorobenzene	2017/03/15	98	60 - 140	96	60 - 140	99	%		
4899655	D10-o-Xylene	2017/03/15	93	60 - 130	83	60 - 130	98	%		
4899655	D4-1,2-Dichloroethane	2017/03/15	97	60 - 140	104	60 - 140	104	%		
4899655	D8-Toluene	2017/03/15	101	60 - 140	99	60 - 140	102	%		
4901922	4-Bromofluorobenzene	2017/03/16	98	60 - 140	99	60 - 140	98	%		
4901922	D10-o-Xylene	2017/03/16	104	60 - 130	118	60 - 130	99	%		
4901922	D4-1,2-Dichloroethane	2017/03/16	99	60 - 140	99	60 - 140	103	%		
4901922	D8-Toluene	2017/03/16	101	60 - 140	100	60 - 140	98	%		
4904946	o-Terphenyl	2017/03/18	98	60 - 130	101	60 - 130	96	%		
4904962	1,4-Difluorobenzene	2017/03/18	100	60 - 140	102	60 - 140	102	%		
4904962	4-Bromofluorobenzene	2017/03/18	95	60 - 140	97	60 - 140	97	%		
4904962	D10-Ethylbenzene	2017/03/18	101	60 - 140	95	60 - 140	94	%		
4904962	D4-1,2-Dichloroethane	2017/03/18	97	60 - 140	97	60 - 140	98	%		
4899655	1,1,1,2-Tetrachloroethane	2017/03/15	89	60 - 140	90	60 - 130	<0.050	ug/g	NC	50
4899655	1,1,1-Trichloroethane	2017/03/15	95	60 - 140	89	60 - 130	<0.050	ug/g	NC	50
4899655	1,1,2,2-Tetrachloroethane	2017/03/15	83	60 - 140	84	60 - 130	<0.050	ug/g	NC	50
4899655	1,1,2-Trichloroethane	2017/03/15	90	60 - 140	96	60 - 130	<0.050	ug/g	NC	50
4899655	1,1-Dichloroethane	2017/03/15	97	60 - 140	95	60 - 130	<0.050	ug/g	NC	50
4899655	1,1-Dichloroethylene	2017/03/15	102	60 - 140	96	60 - 130	<0.050	ug/g	NC	50
4899655	1,2-Dichlorobenzene	2017/03/15	87	60 - 140	86	60 - 130	<0.050	ug/g	NC	50
4899655	1,2-Dichloroethane	2017/03/15	87	60 - 140	92	60 - 130	<0.050	ug/g	NC	50
4899655	1,2-Dichloropropane	2017/03/15	92	60 - 140	94	60 - 130	<0.050	ug/g	NC	50
4899655	1,3-Dichlorobenzene	2017/03/15	92	60 - 140	86	60 - 130	<0.050	ug/g	NC	50
4899655	1,4-Dichlorobenzene	2017/03/15	91	60 - 140	87	60 - 130	<0.050	ug/g	NC	50
4899655	Acetone (2-Propanone)	2017/03/15	84	60 - 140	91	60 - 140	<0.50	ug/g	NC	50
4899655	Benzene	2017/03/15	92	60 - 140	90	60 - 130	<0.020	ug/g	NC	50
4899655	Bromodichloromethane	2017/03/15	90	60 - 140	92	60 - 130	<0.050	ug/g	NC	50
4899655	Bromoform	2017/03/15	73	60 - 140	78	60 - 130	<0.050	ug/g	NC	50
4899655	Bromomethane	2017/03/15	92	60 - 140	90	60 - 140	<0.050	ug/g	NC	50
4899655	Carbon Tetrachloride	2017/03/15	97	60 - 140	91	60 - 130	<0.050	ug/g	NC	50
4899655	Chlorobenzene	2017/03/15	93	60 - 140	92	60 - 130	<0.050	ug/g	NC	50

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QUALITY ASSURANCE REPORT(CONT'D)

			Matrix Spike		SPIKED BLANK		Method Blank		RPD	
QC Batch	Parameter	Date	% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
4899655	Chloroform	2017/03/15	92	60 - 140	92	60 - 130	<0.050	ug/g	NC	50
4899655	cis-1,2-Dichloroethylene	2017/03/15	97	60 - 140	97	60 - 130	<0.050	ug/g	NC	50
4899655	cis-1,3-Dichloropropene	2017/03/15	85	60 - 140	91	60 - 130	<0.030	ug/g	NC	50
4899655	Dibromochloromethane	2017/03/15	86	60 - 140	91	60 - 130	<0.050	ug/g	NC	50
4899655	Dichlorodifluoromethane (FREON 12)	2017/03/15	90	60 - 140	88	60 - 140	<0.050	ug/g	NC	50
4899655	Ethylbenzene	2017/03/15	96	60 - 140	91	60 - 130	<0.020	ug/g	NC	50
4899655	Ethylene Dibromide	2017/03/15	85	60 - 140	93	60 - 130	<0.050	ug/g	NC	50
4899655	Hexane	2017/03/15	109	60 - 140	101	60 - 130	<0.050	ug/g	NC	50
4899655	Methyl Ethyl Ketone (2-Butanone)	2017/03/15	82	60 - 140	94	60 - 140	<0.50	ug/g	NC	50
4899655	Methyl Isobutyl Ketone	2017/03/15	84	60 - 140	100	60 - 130	<0.50	ug/g	NC	50
4899655	Methyl t-butyl ether (MTBE)	2017/03/15	93	60 - 140	95	60 - 130	<0.050	ug/g	NC	50
4899655	Methylene Chloride(Dichloromethane)	2017/03/15	95	60 - 140	97	60 - 130	<0.050	ug/g	NC	50
4899655	o-Xylene	2017/03/15	91	60 - 140	83	60 - 130	<0.020	ug/g	NC	50
4899655	p+m-Xylene	2017/03/15	94	60 - 140	89	60 - 130	<0.020	ug/g	NC	50
4899655	Styrene	2017/03/15	88	60 - 140	85	60 - 130	<0.050	ug/g	NC	50
4899655	Tetrachloroethylene	2017/03/15	96	60 - 140	89	60 - 130	<0.050	ug/g	NC	50
4899655	Toluene	2017/03/15	89	60 - 140	85	60 - 130	<0.020	ug/g	NC	50
4899655	Total Xylenes	2017/03/15					<0.020	ug/g	NC	50
4899655	trans-1,2-Dichloroethylene	2017/03/15	98	60 - 140	94	60 - 130	<0.050	ug/g	NC	50
4899655	trans-1,3-Dichloropropene	2017/03/15	81	60 - 140	90	60 - 130	<0.040	ug/g	NC	50
4899655	Trichloroethylene	2017/03/15	92	60 - 140	88	60 - 130	<0.050	ug/g	NC	50
4899655	Trichlorofluoromethane (FREON 11)	2017/03/15	100	60 - 140	93	60 - 130	<0.050	ug/g	NC	50
4899655	Vinyl Chloride	2017/03/15	98	60 - 140	93	60 - 130	<0.020	ug/g	NC	50
4901922	1,1,1,2-Tetrachloroethane	2017/03/16	101	60 - 140	102	60 - 130	<0.050	ug/g	NC	50
4901922	1,1,1-Trichloroethane	2017/03/16	98	60 - 140	99	60 - 130	<0.050	ug/g	NC	50
4901922	1,1,2,2-Tetrachloroethane	2017/03/16	97	60 - 140	98	60 - 130	<0.050	ug/g	NC	50
4901922	1,1,2-Trichloroethane	2017/03/16	97	60 - 140	98	60 - 130	<0.050	ug/g	NC	50
4901922	1,1-Dichloroethane	2017/03/16	99	60 - 140	100	60 - 130	<0.050	ug/g	NC	50
4901922	1,1-Dichloroethylene	2017/03/16	104	60 - 140	104	60 - 130	<0.050	ug/g	NC	50
4901922	1,2-Dichlorobenzene	2017/03/16	103	60 - 140	102	60 - 130	<0.050	ug/g	NC	50
4901922	1,2-Dichloroethane	2017/03/16	94	60 - 140	95	60 - 130	<0.050	ug/g	NC	50

QUALITY ASSURANCE REPORT(CONT'D)

			Matrix Spike		SPIKED BLANK		Method Blank		RPD	
QC Batch	Parameter	Date	% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
4901922	1,2-Dichloropropane	2017/03/16	94	60 - 140	95	60 - 130	<0.050	ug/g	NC	50
4901922	1,3-Dichlorobenzene	2017/03/16	104	60 - 140	102	60 - 130	<0.050	ug/g	NC	50
4901922	1,4-Dichlorobenzene	2017/03/16	105	60 - 140	103	60 - 130	<0.050	ug/g	NC	50
4901922	Acetone (2-Propanone)	2017/03/16	89	60 - 140	92	60 - 140	<0.50	ug/g	NC	50
4901922	Benzene	2017/03/16	96	60 - 140	96	60 - 130	<0.020	ug/g	NC	50
4901922	Bromodichloromethane	2017/03/16	97	60 - 140	98	60 - 130	<0.050	ug/g	NC	50
4901922	Bromoform	2017/03/16	96	60 - 140	97	60 - 130	<0.050	ug/g	NC	50
4901922	Bromomethane	2017/03/16	95	60 - 140	96	60 - 140	<0.050	ug/g	NC	50
4901922	Carbon Tetrachloride	2017/03/16	103	60 - 140	104	60 - 130	<0.050	ug/g	NC	50
4901922	Chlorobenzene	2017/03/16	103	60 - 140	103	60 - 130	<0.050	ug/g	NC	50
4901922	Chloroform	2017/03/16	98	60 - 140	98	60 - 130	<0.050	ug/g	NC	50
4901922	cis-1,2-Dichloroethylene	2017/03/16	103	60 - 140	103	60 - 130	<0.050	ug/g	NC	50
4901922	cis-1,3-Dichloropropene	2017/03/16	89	60 - 140	92	60 - 130	<0.030	ug/g	NC	50
4901922	Dibromochloromethane	2017/03/16	100	60 - 140	101	60 - 130	<0.050	ug/g	NC	50
4901922	Dichlorodifluoromethane (FREON 12)	2017/03/16	98	60 - 140	98	60 - 140	<0.050	ug/g	NC	50
4901922	Ethylbenzene	2017/03/16	103	60 - 140	103	60 - 130	<0.020	ug/g	NC	50
4901922	Ethylene Dibromide	2017/03/16	98	60 - 140	99	60 - 130	<0.050	ug/g	NC	50
4901922	F1 (C6-C10) - BTEX	2017/03/16					<10	ug/g	NC	30
4901922	F1 (C6-C10)	2017/03/16	100	60 - 140	94	80 - 120	<10	ug/g	NC	30
4901922	Hexane	2017/03/16	100	60 - 140	100	60 - 130	<0.050	ug/g	NC	50
4901922	Methyl Ethyl Ketone (2-Butanone)	2017/03/16	93	60 - 140	95	60 - 140	<0.50	ug/g	NC	50
4901922	Methyl Isobutyl Ketone	2017/03/16	89	60 - 140	90	60 - 130	<0.50	ug/g	NC	50
4901922	Methyl t-butyl ether (MTBE)	2017/03/16	94	60 - 140	95	60 - 130	<0.050	ug/g	NC	50
4901922	Methylene Chloride(Dichloromethane)	2017/03/16	97	60 - 140	97	60 - 130	<0.050	ug/g	NC	50
4901922	o-Xylene	2017/03/16	98	60 - 140	98	60 - 130	<0.020	ug/g	NC	50
4901922	p+m-Xylene	2017/03/16	99	60 - 140	98	60 - 130	<0.020	ug/g	NC	50
4901922	Styrene	2017/03/16	97	60 - 140	97	60 - 130	<0.050	ug/g	NC	50
4901922	Tetrachloroethylene	2017/03/16	104	60 - 140	102	60 - 130	<0.050	ug/g	NC	50
4901922	Toluene	2017/03/16	97	60 - 140	97	60 - 130	<0.020	ug/g	NC	50
4901922	Total Xylenes	2017/03/16					<0.020	ug/g	NC	50
4901922	trans-1,2-Dichloroethylene	2017/03/16	101	60 - 140	101	60 - 130	<0.050	ug/g	NC	50

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QUALITY ASSURANCE REPORT(CONT'D)

			Matrix Spike		SPIKED BLANK		Method Blank		RPD	
QC Batch	Parameter	Date	% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
4901922	trans-1,3-Dichloropropene	2017/03/16	89	60 - 140	91	60 - 130	<0.040	ug/g	NC	50
4901922	Trichloroethylene	2017/03/16	100	60 - 140	100	60 - 130	<0.050	ug/g	NC	50
4901922	Trichlorofluoromethane (FREON 11)	2017/03/16	104	60 - 140	105	60 - 130	<0.050	ug/g	NC	50
4901922	Vinyl Chloride	2017/03/16	98	60 - 140	98	60 - 130	<0.020	ug/g	NC	50
4904387	Moisture	2017/03/17							3.0	20
4904946	F2 (C10-C16 Hydrocarbons)	2017/03/19	NC	50 - 130	99	80 - 120	<10	ug/g	7.3	30
4904946	F3 (C16-C34 Hydrocarbons)	2017/03/19	96	50 - 130	100	80 - 120	<50	ug/g	1.7	30
4904946	F4 (C34-C50 Hydrocarbons)	2017/03/19	102	50 - 130	103	80 - 120	<50	ug/g	NC	30
4904962	Benzene	2017/03/18	92	60 - 140	97	60 - 140	<0.020	ug/g	NC	50
4904962	Ethylbenzene	2017/03/18	97	60 - 140	105	60 - 140	<0.020	ug/g	7.7	50
4904962	F1 (C6-C10) - BTEX	2017/03/18					<10	ug/g	2.3	30
4904962	F1 (C6-C10)	2017/03/18	NC	60 - 140	104	80 - 120	<10	ug/g	2.3	30
4904962	o-Xylene	2017/03/18	98	60 - 140	107	60 - 140	<0.020	ug/g	7.5	50
4904962	p+m-Xylene	2017/03/18	90	60 - 140	96	60 - 140	<0.040	ug/g	6.2	50
4904962	Toluene	2017/03/18	92	60 - 140	97	60 - 140	<0.020	ug/g	9.2	50
4904962	Total Xylenes	2017/03/18					<0.040	ug/g	6.8	50
4905034	Moisture	2017/03/18							12	20
4908860	F4G-sg (Grav. Heavy Hydrocarbons)	2017/03/22	103	65 - 135	100	65 - 135	<100	ug/g	24	50

Duplicate: Paired analysis of a separate portion of the same sample. Used to evaluate the variance in the measurement.

Matrix Spike: A sample to which a known amount of the analyte of interest has been added. Used to evaluate sample matrix interference.

Spiked Blank: A blank matrix sample to which a known amount of the analyte, usually from a second source, has been added. Used to evaluate method accuracy.

Method Blank: A blank matrix containing all reagents used in the analytical procedure. Used to identify laboratory contamination.

Surrogate: A pure or isotopically labeled compound whose behavior mirrors the analytes of interest. Used to evaluate extraction efficiency.

NC (Matrix Spike): The recovery in the matrix spike was not calculated. The relative difference between the concentration in the parent sample and the spike amount was too small to permit a reliable recovery calculation (matrix spike concentration was less than the native sample concentration)

NC (Duplicate RPD): The duplicate RPD was not calculated. The concentration in the sample and/or duplicate was too low to permit a reliable RPD calculation (absolute difference <= 2x RDL).

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Maxxam Job #: B751501
Report Date: 2017/03/22

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD

VALIDATION SIGNATURE PAGE

The analytical data and all QC contained in this report were reviewed and validated by the following individual(s).

Cristina Carriere

Cristina Carriere, Scientific Services

Eva Pranjic

Ewa Pranjic, M.Sc., C.Chem, Scientific Specialist

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Maxxam
A Bureau Veritas Group Company

Your P.O. #: 2076-002.02
Your Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your C.O.C. #: 601752-01-01

Attention:Trevor Janzen

Hemmera Envirochem Inc
1540 Cornwall Road
Suite 104
Oakville, ON
CANADA L6J 7W5

Report Date: 2017/03/23
Report #: R4400489
Version: 1 - Final

CERTIFICATE OF ANALYSIS

MAXXAM JOB #: B752434
Received: 2017/03/15, 16:00

Sample Matrix: Soil
Samples Received: 1

Analyses	Quantity	Date Extracted	Date Analyzed	Laboratory Method	Reference
Sieve, 75um	1	N/A	2017/03/21	CAM SOP-00467	Carter 2nd ed m

Remarks:

Maxxam Analytics' laboratories are accredited to ISO/IEC 17025:2005 for specific parameters on scopes of accreditation. Unless otherwise noted, procedures used by Maxxam are based upon recognized Provincial, Federal or US method compendia such as CCME, MDDELCC, EPA, APHA.

All work recorded herein has been done in accordance with procedures and practices ordinarily exercised by professionals in Maxxam's profession using accepted testing methodologies, quality assurance and quality control procedures (except where otherwise agreed by the client and Maxxam in writing). All data is in statistical control and has met quality control and method performance criteria unless otherwise noted. All method blanks are reported: unless indicated otherwise, associated sample data are not blank corrected.

Maxxam Analytics' liability is limited to the actual cost of the requested analyses, unless otherwise agreed in writing. There is no other warranty expressed or implied. Maxxam has been retained to provide analysis of samples provided by the Client using the testing methodology referenced in this report. Interpretation and use of test results are the sole responsibility of the Client and are not within the scope of services provided by Maxxam, unless otherwise agreed in writing.

Solid sample results, except biota, are based on dry weight unless otherwise indicated. Organic analyses are not recovery corrected except for isotope dilution methods.
Results relate to samples tested.
This Certificate shall not be reproduced except in full, without the written approval of the laboratory.

Reference Method suffix "m" indicates test methods incorporate validated modifications from specific reference methods to improve performance.

* RPDs calculated using raw data. The rounding of final results may result in the apparent difference.

Encryption Key

Ema Gitej
Ema Gitej
Senior Project Manager
23 Mar 2017 10:39:53

Please direct all questions regarding this Certificate of Analysis to your Project Manager.
Ema Gitej, Senior Project Manager
Email: EGitej@maxxam.ca
Phone# (905)817-5829

==========

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Maxxam Job #: B752434
Report Date: 2017/03/23

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02
Sampler Initials: JAB

RESULTS OF ANALYSES OF SOIL

Maxxam ID		EBF079		
Sampling Date		2017/03/14 15:45		
COC Number		601752-01-01		
	UNITS	**MW3-4.3**	**RDL**	**QC Batch**
Miscellaneous Parameters				
Grain Size	%	FINE	N/A	4905966
Sieve - #200 (<0.075mm)	%	72	1	4905966
Sieve - #200 (>0.075mm)	%	28	1	4905966

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
N/A = Not Applicable

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Maxxam Job #: B752434
Report Date: 2017/03/23

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02
Sampler Initials: JAB

TEST SUMMARY

Maxxam ID: EBF079
Sample ID: MW3-4.3
Matrix: Soil

Collected: 2017/03/14
Shipped:
Received: 2017/03/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Sieve, 75um	SIEV	4905966	N/A	2017/03/21	Chun Yan

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Maxxam Job #: B752434
Report Date: 2017/03/23

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02
Sampler Initials: JAB

GENERAL COMMENTS

Each temperature is the average of up to three cooler temperatures taken at receipt

Package 1	3.7°C

Results relate only to the items tested.

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Maxxam Job #: B752434
Report Date: 2017/03/23

QUALITY ASSURANCE REPORT

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02
Sampler Initials: JAB

			RPD		QC Standard	
QC Batch	**Parameter**	**Date**	**Value (%)**	**QC Limits**	**% Recovery**	**QC Limits**
4905966	Sieve - #200 (<0.075mm)	2017/03/21	0.52	20	56	53 - 58
4905966	Sieve - #200 (>0.075mm)	2017/03/21	18	20	44	42 - 47

Duplicate: Paired analysis of a separate portion of the same sample. Used to evaluate the variance in the measurement.

QC Standard: A sample of known concentration prepared by an external agency under stringent conditions. Used as an independent check of method accuracy.

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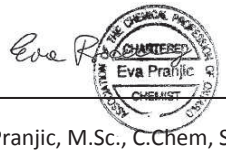
Maxxam Job #: B752434
Report Date: 2017/03/23

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02
Sampler Initials: JAB

VALIDATION SIGNATURE PAGE

The analytical data and all QC contained in this report were reviewed and validated by the following individual(s).



Ewa Pranjic, M.Sc., C.Chem, Scientific Specialist

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A Bureau Veritas Group Company

Your P.O. #: 2076-002.02
Your Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your C.O.C. #: 601752-04-01

Attention:Trevor Janzen

Hemmera Envirochem Inc
1540 Cornwall Road
Suite 104
Oakville, ON
CANADA L6J 7W5

Report Date: 2017/04/05
Report #: R4412998
Version: 2 - Revision

CERTIFICATE OF ANALYSIS – REVISED REPORT

MAXXAM JOB #: B751495
Received: 2017/03/14, 18:40

Sample Matrix: Soil
Samples Received: 1

Analyses	Quantity	Date Extracted	Date Analyzed	Laboratory Method	Reference
Mercury (TCLP Leachable) (mg/L)	1	N/A	2017/03/17	CAM SOP-00453	EPA 7470A m
Total Metals in TCLP Leachate by ICPMS	1	2017/03/16	2017/03/17	CAM SOP-00447	EPA 6020B m
Ignitability of a Sample	1	2017/03/20	2017/03/20	CAM SOP-00432	EPA 1030 Rev. 0 m
Polychlorinated Biphenyl in Leachate	1	2017/03/18	2017/03/18	CAM SOP-00309	EPA 8082A m
TCLP - % Solids	1	2017/03/15	2017/03/16	CAM SOP-00401	EPA 1311 Update I m
TCLP - Extraction Fluid	1	N/A	2017/03/16	CAM SOP-00401	EPA 1311 Update I m
TCLP - Initial and final pH	1	N/A	2017/03/16	CAM SOP-00401	EPA 1311 Update I m
TCLP Zero Headspace Extraction	1	2017/03/15	2017/03/16	CAM SOP-00430	EPA 1311 m
VOCs in ZHE Leachates	1	2017/03/16	2017/03/17	CAM SOP-00226	EPA 8260C m

Remarks:

Maxxam Analytics' laboratories are accredited to ISO/IEC 17025:2005 for specific parameters on scopes of accreditation. Unless otherwise noted, procedures used by Maxxam are based upon recognized Provincial, Federal or US method compendia such as CCME, MDDELCC, EPA, APHA.

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Maxxam Analytics' liability is limited to the actual cost of the requested analyses, unless otherwise agreed in writing. There is no other warranty expressed or implied. Maxxam has been retained to provide analysis of samples provided by the Client using the testing methodology referenced in this report. Interpretation and use of test results are the sole responsibility of the Client and are not within the scope of services provided by Maxxam, unless otherwise agreed in writing.

Solid sample results, except biota, are based on dry weight unless otherwise indicated. Organic analyses are not recovery corrected except for isotope dilution methods.
Results relate to samples tested.

Reference Method suffix "m" indicates test methods incorporate validated modifications from specific reference methods to improve performance.
* RPDs calculated using raw data. The rounding of final results may result in the apparent difference.

Your P.O. #: 2076-002.02
Your Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your C.O.C. #: 601752-04-01

Attention:Trevor Janzen

Hemmera Envirochem Inc
1540 Cornwall Road
Suite 104
Oakville, ON
CANADA L6J 7W5

Report Date: 2017/04/05
Report #: R4412998
Version: 2 - Revision

CERTIFICATE OF ANALYSIS – REVISED REPORT

MAXXAM JOB #: B751495
Received: 2017/03/14, 18:40

Encryption Key

Keshani Vijh
Project Manager
05 Apr 2017 12:31:36

Please direct all questions regarding this Certificate of Analysis to your Project Manager.
Ema Gitej, Senior Project Manager
Email: EGitej@maxxam.ca
Phone# (905)817-5829

==========

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Maxxam Job #: B751495
Report Date: 2017/04/05

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

O.REG 558 TCLP VOLATILE ORGANICS (SOIL)

Maxxam ID			EBA700		
Sampling Date			2017/03/14 17:20		
COC Number			601752-04-01		
	UNITS	Criteria	TCLP	RDL	QC Batch
Charge/Prep Analysis					
Amount Extracted (Wet Weight) (g)	N/A	-	25	N/A	4900016
Volatile Organics					
Leachable Benzene	mg/L	**0.5**	<0.020	0.020	4901463
Leachable Carbon Tetrachloride	mg/L	**0.5**	<0.020	0.020	4901463
Leachable Chlorobenzene	mg/L	**8**	<0.020	0.020	4901463
Leachable Chloroform	mg/L	**10**	<0.020	0.020	4901463
Leachable 1,2-Dichlorobenzene	mg/L	**20**	<0.050	0.050	4901463
Leachable 1,4-Dichlorobenzene	mg/L	**0.5**	<0.050	0.050	4901463
Leachable 1,2-Dichloroethane	mg/L	**0.5**	<0.050	0.050	4901463
Leachable 1,1-Dichloroethylene	mg/L	**1.4**	<0.020	0.020	4901463
Leachable Methylene Chloride(Dichloromethane)	mg/L	**5**	<0.20	0.20	4901463
Leachable Methyl Ethyl Ketone (2-Butanone)	mg/L	**200**	<1.0	1.0	4901463
Leachable Tetrachloroethylene	mg/L	**3**	<0.020	0.020	4901463
Leachable Trichloroethylene	mg/L	**5**	<0.020	0.020	4901463
Leachable Vinyl Chloride	mg/L	**0.2**	<0.020	0.020	4901463
Surrogate Recovery (%)					
Leachable 4-Bromofluorobenzene	%	-	98		4901463
Leachable D4-1,2-Dichloroethane	%	-	104		4901463
Leachable D8-Toluene	%	-	99		4901463

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Criteria: Ontario Reg. 347/90 Schedule 4 Leachate Quality Criteria (as amended by Reg 558/00)

N/A = Not Applicable

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Maxxam Job #: B751495
Report Date: 2017/04/05

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

O.REG 558 TCLP LEACHATE PREPARATION (SOIL)

Maxxam ID		EBA700		
Sampling Date		2017/03/14 17:20		
COC Number		601752-04-01		
	UNITS	**TCLP**	**RDL**	**QC Batch**
Inorganics				
Final pH	pH	5.06		4900543
Initial pH	pH	9.08		4900543
TCLP - % Solids	%	100	0.2	4900513
TCLP Extraction Fluid	N/A	FLUID 1		4900540

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch

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Maxxam Job #: B751495
Report Date: 2017/04/05

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

O.REG 558 TCLP METALS (SOIL)

Maxxam ID			EBA700		
Sampling Date			2017/03/14 17:20		
COC Number			601752-04-01		
	UNITS	Criteria	TCLP	RDL	QC Batch
Metals					
Leachable Mercury (Hg)	mg/L	**0.1**	<0.0010	0.0010	4903223
Leachable Arsenic (As)	mg/L	**2.5**	<0.2	0.2	4902201
Leachable Barium (Ba)	mg/L	**100**	0.6	0.2	4902201
Leachable Boron (B)	mg/L	**500**	0.1	0.1	4902201
Leachable Cadmium (Cd)	mg/L	**0.5**	<0.05	0.05	4902201
Leachable Chromium (Cr)	mg/L	**5**	<0.1	0.1	4902201
Leachable Lead (Pb)	mg/L	**5**	<0.1	0.1	4902201
Leachable Selenium (Se)	mg/L	**1**	<0.1	0.1	4902201
Leachable Silver (Ag)	mg/L	**5**	<0.01	0.01	4902201
Leachable Uranium (U)	mg/L	**10**	<0.01	0.01	4902201

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Criteria: Ontario Reg. 347/90 Schedule 4 Leachate Quality Criteria (as amended by Reg 558/00)

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Maxxam Job #: B751495
Report Date: 2017/04/05

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

O.REG 558 TCLP PCBS (SOIL)

Maxxam ID			EBA700		
Sampling Date			2017/03/14 17:20		
COC Number			601752-04-01		
	UNITS	**Criteria**	**TCLP**	**RDL**	**QC Batch**
PCBs					
Leachable Total PCB	ug/L	**300**	<3.0	3.0	4905061
Surrogate Recovery (%)					
Leachable Decachlorobiphenyl	%	-	96		4905061

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Criteria: Ontario Reg. 347/90 Schedule 4 Leachate Quality Criteria (as amended by Reg 558/00)

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Maxxam Job #: B751495
Report Date: 2017/04/05

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

MISCELLANEOUS (SOIL)

Maxxam ID		EBA700	
Sampling Date		2017/03/14 17:20	
COC Number		601752-04-01	
	UNITS	**TCLP**	**QC Batch**
Inorganics			
Ignitability	N/A	NF/NI	4905806
QC Batch = Quality Control Batch			

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Maxxam Job #: B751495
Report Date: 2017/04/05

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

TEST SUMMARY

Maxxam ID: EBA700
Sample ID: TCLP
Matrix: Soil

Collected: 2017/03/14
Shipped:
Received: 2017/03/14

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Mercury (TCLP Leachable) (mg/L)	CV/AA	4903223	N/A	2017/03/17	Ron Morrison
Total Metals in TCLP Leachate by ICPMS	ICP1/MS	4902201	2017/03/16	2017/03/17	John Bowman
Ignitability of a Sample	BAL	4905806	2017/03/20	2017/03/20	Chun Yan
Polychlorinated Biphenyl in Leachate	GC/ECD	4905061	2017/03/18	2017/03/18	Li Peng
TCLP - % Solids	BAL	4900513	2017/03/15	2017/03/16	Jingwei (Alvin) Shi
TCLP - Extraction Fluid		4900540	N/A	2017/03/16	Jingwei (Alvin) Shi
TCLP - Initial and final pH	PH	4900543	N/A	2017/03/16	Jingwei (Alvin) Shi
TCLP Zero Headspace Extraction		4900016	2017/03/15	2017/03/16	Fozia Tabasum
VOCs in ZHE Leachates	GC/MS	4901463	2017/03/16	2017/03/17	Karen Huynh

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Maxxam Job #: B751495
Report Date: 2017/04/05

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

GENERAL COMMENTS

Each temperature is the average of up to three cooler temperatures taken at receipt

Package 1	1.3°C

Revised reprot (2017/04/05): Criteria is included in this report.

Sample EBA700 [TCLP] : NF/NI = Non Flammable and Non Ignitable.

Results relate only to the items tested.

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Maxxam Job #: B751495
Report Date: 2017/04/05

QUALITY ASSURANCE REPORT

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

			Matrix Spike		SPIKED BLANK		Method Blank		RPD		Leachate Blank	
QC Batch	Parameter	Date	% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits	Value	UNITS
4901463	Leachable 4-Bromofluorobenzene	2017/03/16	100	70 - 130	100	70 - 130	98	%				
4901463	Leachable D4-1,2-Dichloroethane	2017/03/16	101	70 - 130	100	70 - 130	104	%				
4901463	Leachable D8-Toluene	2017/03/16	100	70 - 130	100	70 - 130	99	%				
4905061	Leachable Decachlorobiphenyl	2017/03/18	95	30 - 130	102	30 - 130	96	%				
4901463	Leachable 1,1-Dichloroethylene	2017/03/16	99	70 - 130	103	70 - 130	<0.020	mg/L	NC	30		
4901463	Leachable 1,2-Dichlorobenzene	2017/03/16	99	70 - 130	101	70 - 130	<0.050	mg/L	NC	30		
4901463	Leachable 1,2-Dichloroethane	2017/03/16	99	70 - 130	100	70 - 130	<0.050	mg/L	NC	30		
4901463	Leachable 1,4-Dichlorobenzene	2017/03/16	98	70 - 130	102	70 - 130	<0.050	mg/L	NC	30		
4901463	Leachable Benzene	2017/03/16	99	70 - 130	101	70 - 130	<0.020	mg/L	NC	30		
4901463	Leachable Carbon Tetrachloride	2017/03/16	108	70 - 130	111	70 - 130	<0.020	mg/L	NC	30		
4901463	Leachable Chlorobenzene	2017/03/16	100	70 - 130	104	70 - 130	<0.020	mg/L	NC	30		
4901463	Leachable Chloroform	2017/03/16	97	70 - 130	98	70 - 130	<0.020	mg/L	NC	30		
4901463	Leachable Methyl Ethyl Ketone (2-Butanone)	2017/03/16	105	60 - 140	106	60 - 140	<1.0	mg/L	NC	30		
4901463	Leachable Methylene Chloride(Dichloromethane)	2017/03/16	95	70 - 130	98	70 - 130	<0.20	mg/L	NC	30		
4901463	Leachable Tetrachloroethylene	2017/03/16	95	70 - 130	97	70 - 130	<0.020	mg/L	NC	30		
4901463	Leachable Trichloroethylene	2017/03/16	96	70 - 130	98	70 - 130	<0.020	mg/L	NC	30		
4901463	Leachable Vinyl Chloride	2017/03/16	94	70 - 130	99	70 - 130	<0.020	mg/L	NC	30		
4902201	Leachable Arsenic (As)	2017/03/17	102	80 - 120	102	80 - 120			NC	35	<0.2	mg/L
4902201	Leachable Barium (Ba)	2017/03/17	99	80 - 120	99	80 - 120			5.1	35	<0.2	mg/L
4902201	Leachable Boron (B)	2017/03/17	101	80 - 120	106	80 - 120			NC	35	<0.1	mg/L
4902201	Leachable Cadmium (Cd)	2017/03/17	103	80 - 120	101	80 - 120			NC	35	<0.05	mg/L
4902201	Leachable Chromium (Cr)	2017/03/17	102	80 - 120	102	80 - 120			NC	35	<0.1	mg/L
4902201	Leachable Lead (Pb)	2017/03/17	98	80 - 120	97	80 - 120			NC	35	<0.1	mg/L
4902201	Leachable Selenium (Se)	2017/03/17	106	80 - 120	103	80 - 120			NC	35	<0.1	mg/L
4902201	Leachable Silver (Ag)	2017/03/17	101	80 - 120	98	80 - 120			NC	35	<0.01	mg/L
4902201	Leachable Uranium (U)	2017/03/17	97	80 - 120	95	80 - 120			NC	35	<0.01	mg/L
4903223	Leachable Mercury (Hg)	2017/03/17	114	75 - 125	109	80 - 120	<0.0010	mg/L	NC	25	<0.0010	mg/L

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Maxxam Job #: B751495
Report Date: 2017/04/05

QUALITY ASSURANCE REPORT(CONT'D)

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

			Matrix Spike		SPIKED BLANK		Method Blank		RPD		Leachate Blank	
QC Batch	Parameter	Date	% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits	Value	UNITS
4905061	Leachable Total PCB	2017/03/18	89	30 - 130	97	30 - 130	<3.0	ug/L	NC	40		

Duplicate: Paired analysis of a separate portion of the same sample. Used to evaluate the variance in the measurement.

Matrix Spike: A sample to which a known amount of the analyte of interest has been added. Used to evaluate sample matrix interference.

Leachate Blank: A blank matrix containing all reagents used in the leaching procedure. Used to determine any process contamination.

Spiked Blank: A blank matrix sample to which a known amount of the analyte, usually from a second source, has been added. Used to evaluate method accuracy.

Method Blank: A blank matrix containing all reagents used in the analytical procedure. Used to identify laboratory contamination.

Surrogate: A pure or isotopically labeled compound whose behavior mirrors the analytes of interest. Used to evaluate extraction efficiency.

NC (Duplicate RPD): The duplicate RPD was not calculated. The concentration in the sample and/or duplicate was too low to permit a reliable RPD calculation (absolute difference <= 2x RDL).

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Maxxam Job #: B751495
Report Date: 2017/04/05

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

VALIDATION SIGNATURE PAGE

The analytical data and all QC contained in this report were reviewed and validated by the following individual(s).

Brad Newman, Scientific Specialist

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APPENDIX E

Laboratory Certificates of Analysis

On-Site Soil

Residential/Parkland/Institutional Land Use Standards

Your Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your C.O.C. #: 601752-02-01

Attention:Trevor Janzen

Hemmera Envirochem Inc
1540 Cornwall Road
Suite 104
Oakville, ON
CANADA L6J 7W5

Report Date: 2017/03/22
Report #: R4400100
Version: 4 - Revision

CERTIFICATE OF ANALYSIS – REVISED REPORT

MAXXAM JOB #: B751501
Received: 2017/03/14, 18:40

Sample Matrix: Soil
Samples Received: 6

Analyses	Quantity	Date Extracted	Date Analyzed	Laboratory Method	Reference
1,3-Dichloropropene Sum	2	N/A	2017/03/20		EPA 8260C m
Petroleum Hydro. CCME F1 & BTEX in Soil (1)	3	N/A	2017/03/18	CAM SOP-00315	CCME PHC-CWS m
Petroleum Hydro. CCME F1 & BTEX in Soil (1)	1	N/A	2017/03/19	CAM SOP-00315	CCME PHC-CWS m
Petroleum Hydrocarbons F2-F4 in Soil (2)	5	2017/03/18	2017/03/18	CAM SOP-00316	CCME CWS m
F4G (CCME Hydrocarbons Gravimetric)	2	2017/03/22	2017/03/22	CAM SOP-00316	CCME PHC-CWS m
Moisture	1	N/A	2017/03/17	CAM SOP-00445	Carter 2nd ed 51.2 m
Moisture	5	N/A	2017/03/18	CAM SOP-00445	Carter 2nd ed 51.2 m
Volatile Organic Compounds and F1 PHCs	1	N/A	2017/03/20	CAM SOP-00230	EPA 8260C m
Volatile Organic Compounds in Soil	1	N/A	2017/03/20	CAM SOP-00228	EPA 8260C m

Remarks:

Maxxam Analytics' laboratories are accredited to ISO/IEC 17025:2005 for specific parameters on scopes of accreditation. Unless otherwise noted, procedures used by Maxxam are based upon recognized Provincial, Federal or US method compendia such as CCME, MDDELCC, EPA, APHA.

All work recorded herein has been done in accordance with procedures and practices ordinarily exercised by professionals in Maxxam's profession using accepted testing methodologies, quality assurance and quality control procedures (except where otherwise agreed by the client and Maxxam in writing). All data is in statistical control and has met quality control and method performance criteria unless otherwise noted. All method blanks are reported: unless indicated otherwise, associated sample data are not blank corrected.

Maxxam Analytics' liability is limited to the actual cost of the requested analyses, unless otherwise agreed in writing. There is no other warranty expressed or implied. Maxxam has been retained to provide analysis of samples provided by the Client using the testing methodology referenced in this report. Interpretation and use of test results are the sole responsibility of the Client and are not within the scope of services provided by Maxxam, unless otherwise agreed in writing.

Solid sample results, except biota, are based on dry weight unless otherwise indicated. Organic analyses are not recovery corrected except for isotope dilution methods.
Results relate to samples tested.

Reference Method suffix "m" indicates test methods incorporate validated modifications from specific reference methods to improve performance.
* RPDs calculated using raw data. The rounding of final results may result in the apparent difference.

Your Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your C.O.C. #: 601752-02-01

Attention:Trevor Janzen

Hemmera Envirochem Inc
1540 Cornwall Road
Suite 104
Oakville, ON
CANADA L6J 7W5

Report Date: 2017/03/22
Report #: R4400100
Version: 4 - Revision

CERTIFICATE OF ANALYSIS – REVISED REPORT

MAXXAM JOB #: B751501

Received: 2017/03/14, 18:40

(1) No lab extraction date is given for F1BTEX & VOC samples that are field preserved with methanol. Extraction date is the date sampled unless otherwise stated.
(2) All CCME PHC results met required criteria unless otherwise stated in the report. The CWS PHC methods employed by Maxxam conform to all prescribed elements of the reference method and performance based elements have been validated. All modifications have been validated and proven equivalent following "Alberta Environment's Interpretation of the Reference Method for the Canada-Wide Standard for Petroleum Hydrocarbons in Soil Validation of Performance-Based Alternative Methods September 2003". Documentation is available upon request. Modifications from Reference Method for the Canada-wide Standard for Petroleum Hydrocarbons in Soil-Tier 1 Method: F2/F3/F4 data reported using validated cold solvent extraction instead of Soxhlet extraction.

Encryption Key Ema Gitej
Ema Gitej
Senior Project Manager
22 Mar 2017 18:27:09

Please direct all questions regarding this Certificate of Analysis to your Project Manager.
Ema Gitej, Senior Project Manager
Email: EGitej@maxxam.ca
Phone# (905)817-5829

==========

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Maxxam Job #: B751501
Report Date: 2017/03/22

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD

O.REG 153 PETROLEUM HYDROCARBONS (SOIL)

Maxxam ID			EBA759	EBA761		EBA763		EBA764	EBA764		
Sampling Date			2017/03/14 09:30	2017/03/14 14:10		2017/03/14 15:30		2017/03/14 15:40	2017/03/14 15:40		
COC Number			601752-02-01	601752-02-01		601752-02-01		601752-02-01	601752-02-01		
	UNITS	Criteria	BH1-2.4	MW2-3.3	RDL	MW3-1.2	RDL	MW3-3.3	MW3-3.3 Lab-Dup	RDL	QC Batch
Inorganics											
Moisture	%	-	12	33	1.0	18	1.0	15		1.0	4905034
BTEX & F1 Hydrocarbons											
Benzene	ug/g	**0.17**	<0.020	<0.020	0.020	<0.10	0.10	<0.020	<0.020	0.020	4904962
Toluene	ug/g	**6**	<0.020	<0.020	0.020	<0.10	0.10	0.030	0.027	0.020	4904962
Ethylbenzene	ug/g	**15**	<0.020	<0.020	0.020	0.45	0.10	0.027	0.025	0.020	4904962
o-Xylene	ug/g	**-**	<0.020	<0.020	0.020	<0.10	0.10	0.24	0.22	0.020	4904962
p+m-Xylene	ug/g	**-**	<0.040	<0.040	0.040	<0.20	0.20	0.28	0.26	0.040	4904962
Total Xylenes	ug/g	**25**	<0.040	<0.040	0.040	<0.20	0.20	0.51	0.48	0.040	4904962
F1 (C6-C10)	ug/g	**65**	<10	13	10	**320**	50	65	64	10	4904962
F1 (C6-C10) - BTEX	ug/g	**65**	<10	13	10	**320**	50	65	63	10	4904962
F2-F4 Hydrocarbons											
F2 (C10-C16 Hydrocarbons)	ug/g	**150**	<10	17	10	44	10	43		10	4904946
F3 (C16-C34 Hydrocarbons)	ug/g	**1300**	<50	320	50	<50	50	780		50	4904946
F4 (C34-C50 Hydrocarbons)	ug/g	**5600**	<50	220	50	<50	50	270		50	4904946
Reached Baseline at C50	ug/g	**-**	Yes	No		Yes		No			4904946
Surrogate Recovery (%)											
1,4-Difluorobenzene	%	**-**	104	105		99		103	101		4904962
4-Bromofluorobenzene	%	**-**	100	101		99		96	95		4904962
D10-Ethylbenzene	%	**-**	109	109		122		103	96		4904962
D4-1,2-Dichloroethane	%	**-**	100	100		100		99	96		4904962
o-Terphenyl	%	**-**	94	96		92		94			4904946

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Lab-Dup = Laboratory Initiated Duplicate
Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water Condition
Soil - Residential/Parkland/Institutional Property Use - Medium and Fine Texture

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Maxxam Job #: B751501
Report Date: 2017/03/22

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD

O.REG 153 VOCS & F1-F4 (SOIL)

Maxxam ID			EBA760		
Sampling Date			2017/03/14 11:00		
COC Number			601752-02-01		
	UNITS	Criteria	MW1-3.0	RDL	QC Batch
Inorganics					
Moisture	%	-	21	1.0	4905034
Calculated Parameters					
1,3-Dichloropropene (cis+trans)	ug/g	**0.083**	<0.050	0.050	4903476
Volatile Organics					
Acetone (2-Propanone)	ug/g	**28**	<0.50	0.50	4901922
Benzene	ug/g	**0.17**	<0.020	0.020	4901922
Bromodichloromethane	ug/g	**13**	<0.050	0.050	4901922
Bromoform	ug/g	**0.26**	<0.050	0.050	4901922
Bromomethane	ug/g	**0.05**	<0.050	0.050	4901922
Carbon Tetrachloride	ug/g	**0.12**	<0.050	0.050	4901922
Chlorobenzene	ug/g	**2.7**	<0.050	0.050	4901922
Chloroform	ug/g	**0.17**	<0.050	0.050	4901922
Dibromochloromethane	ug/g	**9.4**	<0.050	0.050	4901922
1,2-Dichlorobenzene	ug/g	**4.3**	<0.050	0.050	4901922
1,3-Dichlorobenzene	ug/g	**6**	<0.050	0.050	4901922
1,4-Dichlorobenzene	ug/g	**0.097**	<0.050	0.050	4901922
Dichlorodifluoromethane (FREON 12)	ug/g	**25**	<0.050	0.050	4901922
1,1-Dichloroethane	ug/g	**11**	<0.050	0.050	4901922
1,2-Dichloroethane	ug/g	**0.05**	<0.050	0.050	4901922
1,1-Dichloroethylene	ug/g	**0.05**	<0.050	0.050	4901922
cis-1,2-Dichloroethylene	ug/g	**30**	<0.050	0.050	4901922
trans-1,2-Dichloroethylene	ug/g	**0.75**	<0.050	0.050	4901922
1,2-Dichloropropane	ug/g	**0.085**	<0.050	0.050	4901922
cis-1,3-Dichloropropene	ug/g	**0.083**	<0.030	0.030	4901922
trans-1,3-Dichloropropene	ug/g	**0.083**	<0.040	0.040	4901922
Ethylbenzene	ug/g	**15**	<0.020	0.020	4901922
Ethylene Dibromide	ug/g	**0.05**	<0.050	0.050	4901922
Hexane	ug/g	**34**	<0.050	0.050	4901922
Methylene Chloride(Dichloromethane)	ug/g	**0.96**	<0.050	0.050	4901922

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water Condition
Soil - Residential/Parkland/Institutional Property Use - Medium and Fine Texture

Maxxam Analytics International Corporation o/a Maxxam Analytics 6740 Campobello Road, Mississauga, Ontario, L5N 2L8 Tel: (905) 817-5700 Toll-Free: 800-563-6266 Fax: (905) 817-5777 www.maxxam.ca

Maxxam Job #: B751501
Report Date: 2017/03/22

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD

O.REG 153 VOCS & F1-F4 (SOIL)

Maxxam ID			EBA760		
Sampling Date			2017/03/14 11:00		
COC Number			601752-02-01		
	UNITS	Criteria	MW1-3.0	RDL	QC Batch
Methyl Ethyl Ketone (2-Butanone)	ug/g	**44**	<0.50	0.50	4901922
Methyl Isobutyl Ketone	ug/g	**4.3**	<0.50	0.50	4901922
Methyl t-butyl ether (MTBE)	ug/g	**1.4**	<0.050	0.050	4901922
Styrene	ug/g	**2.2**	<0.050	0.050	4901922
1,1,1,2-Tetrachloroethane	ug/g	**0.05**	<0.050	0.050	4901922
1,1,2,2-Tetrachloroethane	ug/g	**0.05**	<0.050	0.050	4901922
Tetrachloroethylene	ug/g	**2.3**	<0.050	0.050	4901922
Toluene	ug/g	**6**	<0.020	0.020	4901922
1,1,1-Trichloroethane	ug/g	**3.4**	<0.050	0.050	4901922
1,1,2-Trichloroethane	ug/g	**0.05**	<0.050	0.050	4901922
Trichloroethylene	ug/g	**0.52**	<0.050	0.050	4901922
Trichlorofluoromethane (FREON 11)	ug/g	**5.8**	<0.050	0.050	4901922
Vinyl Chloride	ug/g	**0.022**	<0.020	0.020	4901922
p+m-Xylene	ug/g	-	<0.020	0.020	4901922
o-Xylene	ug/g	-	<0.020	0.020	4901922
Total Xylenes	ug/g	**25**	<0.020	0.020	4901922
F1 (C6-C10)	ug/g	**65**	<10	10	4901922
F1 (C6-C10) - BTEX	ug/g	**65**	<10	10	4901922
F2-F4 Hydrocarbons					
F2 (C10-C16 Hydrocarbons)	ug/g	**150**	<10	10	4904946
F3 (C16-C34 Hydrocarbons)	ug/g	**1300**	<50	50	4904946
F4 (C34-C50 Hydrocarbons)	ug/g	**5600**	<50	50	4904946
Reached Baseline at C50	ug/g	-	Yes		4904946
Surrogate Recovery (%)					
o-Terphenyl	%	-	93		4904946
4-Bromofluorobenzene	%	-	90		4901922
D10-o-Xylene	%	-	110		4901922
D4-1,2-Dichloroethane	%	-	106		4901922
D8-Toluene	%	-	103		4901922

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water Condition
Soil - Residential/Parkland/Institutional Property Use - Medium and Fine Texture

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Maxxam Job #: B751501
Report Date: 2017/03/22

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD

O.REG 153 VOLATILE ORGANICS (SOIL)

Maxxam ID			EBA762		
Sampling Date			2017/03/14 14:15		
COC Number			601752-02-01		
	UNITS	Criteria	MW2-3.9	RDL	QC Batch
Inorganics					
Moisture	%	-	22	1.0	4904387
Calculated Parameters					
1,3-Dichloropropene (cis+trans)	ug/g	**0.083**	<0.050	0.050	4903476
Volatile Organics					
Acetone (2-Propanone)	ug/g	**28**	<0.50	0.50	4899655
Benzene	ug/g	**0.17**	<0.020	0.020	4899655
Bromodichloromethane	ug/g	**13**	<0.050	0.050	4899655
Bromoform	ug/g	**0.26**	<0.050	0.050	4899655
Bromomethane	ug/g	**0.05**	<0.050	0.050	4899655
Carbon Tetrachloride	ug/g	**0.12**	<0.050	0.050	4899655
Chlorobenzene	ug/g	**2.7**	<0.050	0.050	4899655
Chloroform	ug/g	**0.17**	<0.050	0.050	4899655
Dibromochloromethane	ug/g	**9.4**	<0.050	0.050	4899655
1,2-Dichlorobenzene	ug/g	**4.3**	<0.050	0.050	4899655
1,3-Dichlorobenzene	ug/g	**6**	<0.050	0.050	4899655
1,4-Dichlorobenzene	ug/g	**0.097**	<0.050	0.050	4899655
Dichlorodifluoromethane (FREON 12)	ug/g	**25**	<0.050	0.050	4899655
1,1-Dichloroethane	ug/g	**11**	<0.050	0.050	4899655
1,2-Dichloroethane	ug/g	**0.05**	<0.050	0.050	4899655
1,1-Dichloroethylene	ug/g	**0.05**	<0.050	0.050	4899655
cis-1,2-Dichloroethylene	ug/g	**30**	<0.050	0.050	4899655
trans-1,2-Dichloroethylene	ug/g	**0.75**	<0.050	0.050	4899655
1,2-Dichloropropane	ug/g	**0.085**	<0.050	0.050	4899655
cis-1,3-Dichloropropene	ug/g	**0.083**	<0.030	0.030	4899655
trans-1,3-Dichloropropene	ug/g	**0.083**	<0.040	0.040	4899655
Ethylbenzene	ug/g	**15**	<0.020	0.020	4899655
Ethylene Dibromide	ug/g	**0.05**	<0.050	0.050	4899655
Hexane	ug/g	**34**	<0.050	0.050	4899655
Methylene Chloride(Dichloromethane)	ug/g	**0.96**	<0.050	0.050	4899655

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water Condition
Soil - Residential/Parkland/Institutional Property Use - Medium and Fine Texture

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O.REG 153 VOLATILE ORGANICS (SOIL)

Maxxam ID			EBA762		
Sampling Date			2017/03/14 14:15		
COC Number			601752-02-01		
	UNITS	Criteria	MW2-3.9	RDL	QC Batch
Methyl Ethyl Ketone (2-Butanone)	ug/g	**44**	<0.50	0.50	4899655
Methyl Isobutyl Ketone	ug/g	**4.3**	<0.50	0.50	4899655
Methyl t-butyl ether (MTBE)	ug/g	**1.4**	<0.050	0.050	4899655
Styrene	ug/g	**2.2**	<0.050	0.050	4899655
1,1,1,2-Tetrachloroethane	ug/g	**0.05**	<0.050	0.050	4899655
1,1,2,2-Tetrachloroethane	ug/g	**0.05**	<0.050	0.050	4899655
Tetrachloroethylene	ug/g	**2.3**	<0.050	0.050	4899655
Toluene	ug/g	**6**	<0.020	0.020	4899655
1,1,1-Trichloroethane	ug/g	**3.4**	<0.050	0.050	4899655
1,1,2-Trichloroethane	ug/g	**0.05**	<0.050	0.050	4899655
Trichloroethylene	ug/g	**0.52**	<0.050	0.050	4899655
Trichlorofluoromethane (FREON 11)	ug/g	**5.8**	<0.050	0.050	4899655
Vinyl Chloride	ug/g	**0.022**	<0.020	0.020	4899655
p+m-Xylene	ug/g	-	<0.020	0.020	4899655
o-Xylene	ug/g	-	<0.020	0.020	4899655
Total Xylenes	ug/g	**25**	<0.020	0.020	4899655
Surrogate Recovery (%)					
4-Bromofluorobenzene	%	-	101		4899655
D10-o-Xylene	%	-	120		4899655
D4-1,2-Dichloroethane	%	-	105		4899655
D8-Toluene	%	-	98		4899655

RDL = Reportable Detection Limit

QC Batch = Quality Control Batch

Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water Condition
Soil - Residential/Parkland/Institutional Property Use - Medium and Fine Texture

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Maxxam Job #: B751501
Report Date: 2017/03/22

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD

PETROLEUM HYDROCARBONS (CCME)

Maxxam ID			EBA761	EBA764	EBA764		
Sampling Date			2017/03/14 14:10	2017/03/14 15:40	2017/03/14 15:40		
COC Number			601752-02-01	601752-02-01	601752-02-01		
	UNITS	Criteria	MW2-3.3	MW3-3.3	MW3-3.3 Lab-Dup	RDL	QC Batch
F2-F4 Hydrocarbons							
F4G-sg (Grav. Heavy Hydrocarbons)	ug/g	**5600**	490	890	1100	100	4908860

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Lab-Dup = Laboratory Initiated Duplicate
Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water Condition
Soil - Residential/Parkland/Institutional Property Use - Medium and Fine Texture

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Maxxam Job #: B751501
Report Date: 2017/03/22

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD

TEST SUMMARY

Maxxam ID: EBA759
Sample ID: BH1-2.4
Matrix: Soil

Collected: 2017/03/14
Shipped:
Received: 2017/03/14

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Petroleum Hydro. CCME F1 & BTEX in Soil	HSGC/MSFD	4904962	N/A	2017/03/18	Abdi Mohamud
Petroleum Hydrocarbons F2-F4 in Soil	GC/FID	4904946	2017/03/18	2017/03/18	Zhiyue (Frank) Zhu
Moisture	BAL	4905034	N/A	2017/03/18	Prgya Panchal

Maxxam ID: EBA760
Sample ID: MW1-3.0
Matrix: Soil

Collected: 2017/03/14
Shipped:
Received: 2017/03/14

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
1,3-Dichloropropene Sum	CALC	4903476	N/A	2017/03/20	Automated Statchk
Petroleum Hydrocarbons F2-F4 in Soil	GC/FID	4904946	2017/03/18	2017/03/18	Zhiyue (Frank) Zhu
Moisture	BAL	4905034	N/A	2017/03/18	Prgya Panchal
Volatile Organic Compounds and F1 PHCs	GC/MSFD	4901922	N/A	2017/03/20	John Wu

Maxxam ID: EBA761
Sample ID: MW2-3.3
Matrix: Soil

Collected: 2017/03/14
Shipped:
Received: 2017/03/14

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Petroleum Hydro. CCME F1 & BTEX in Soil	HSGC/MSFD	4904962	N/A	2017/03/18	Abdi Mohamud
Petroleum Hydrocarbons F2-F4 in Soil	GC/FID	4904946	2017/03/18	2017/03/18	Zhiyue (Frank) Zhu
F4G (CCME Hydrocarbons Gravimetric)	BAL	4908860	2017/03/22	2017/03/22	Debra Deslandes
Moisture	BAL	4905034	N/A	2017/03/18	Prgya Panchal

Maxxam ID: EBA762
Sample ID: MW2-3.9
Matrix: Soil

Collected: 2017/03/14
Shipped:
Received: 2017/03/14

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
1,3-Dichloropropene Sum	CALC	4903476	N/A	2017/03/20	Automated Statchk
Moisture	BAL	4904387	N/A	2017/03/17	Prgya Panchal
Volatile Organic Compounds in Soil	GC/MS	4899655	N/A	2017/03/20	Blair Gannon

Maxxam ID: EBA763
Sample ID: MW3-1.2
Matrix: Soil

Collected: 2017/03/14
Shipped:
Received: 2017/03/14

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Petroleum Hydro. CCME F1 & BTEX in Soil	HSGC/MSFD	4904962	N/A	2017/03/19	Abdi Mohamud
Petroleum Hydrocarbons F2-F4 in Soil	GC/FID	4904946	2017/03/18	2017/03/18	Zhiyue (Frank) Zhu
Moisture	BAL	4905034	N/A	2017/03/18	Prgya Panchal

Maxxam Job #: B751501
Report Date: 2017/03/22

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD

TEST SUMMARY

Maxxam ID: EBA764
Sample ID: MW3-3.3
Matrix: Soil

Collected: 2017/03/14
Shipped:
Received: 2017/03/14

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Petroleum Hydro. CCME F1 & BTEX in Soil	HSGC/MSFD	4904962	N/A	2017/03/18	Abdi Mohamud
Petroleum Hydrocarbons F2-F4 in Soil	GC/FID	4904946	2017/03/18	2017/03/18	Zhiyue (Frank) Zhu
F4G (CCME Hydrocarbons Gravimetric)	BAL	4908860	2017/03/22	2017/03/22	Debra Deslandes
Moisture	BAL	4905034	N/A	2017/03/18	Prgya Panchal

Maxxam ID: EBA764 Dup
Sample ID: MW3-3.3
Matrix: Soil

Collected: 2017/03/14
Shipped:
Received: 2017/03/14

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Petroleum Hydro. CCME F1 & BTEX in Soil	HSGC/MSFD	4904962	N/A	2017/03/18	Abdi Mohamud
F4G (CCME Hydrocarbons Gravimetric)	BAL	4908860	2017/03/22	2017/03/22	Debra Deslandes

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GENERAL COMMENTS

Each temperature is the average of up to three cooler temperatures taken at receipt

Package 1	1.3°C

Revised report (2017/03/22): Criteria has been updated as requested.

Sample EBA763 [MW3-1.2] : F1/BTEX Analysis: Due to high concentration of target analytes, sample required dilution. Reporting limits were adjusted accordingly.

Results relate only to the items tested.

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Maxxam Job #: B751501
Report Date: 2017/03/22

QUALITY ASSURANCE REPORT

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD

			Matrix Spike		SPIKED BLANK		Method Blank		RPD	
QC Batch	Parameter	Date	% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
4899655	4-Bromofluorobenzene	2017/03/15	98	60 - 140	96	60 - 140	99	%		
4899655	D10-o-Xylene	2017/03/15	93	60 - 130	83	60 - 130	98	%		
4899655	D4-1,2-Dichloroethane	2017/03/15	97	60 - 140	104	60 - 140	104	%		
4899655	D8-Toluene	2017/03/15	101	60 - 140	99	60 - 140	102	%		
4901922	4-Bromofluorobenzene	2017/03/16	98	60 - 140	99	60 - 140	98	%		
4901922	D10-o-Xylene	2017/03/16	104	60 - 130	118	60 - 130	99	%		
4901922	D4-1,2-Dichloroethane	2017/03/16	99	60 - 140	99	60 - 140	103	%		
4901922	D8-Toluene	2017/03/16	101	60 - 140	100	60 - 140	98	%		
4904946	o-Terphenyl	2017/03/18	98	60 - 130	101	60 - 130	96	%		
4904962	1,4-Difluorobenzene	2017/03/18	100	60 - 140	102	60 - 140	102	%		
4904962	4-Bromofluorobenzene	2017/03/18	95	60 - 140	97	60 - 140	97	%		
4904962	D10-Ethylbenzene	2017/03/18	101	60 - 140	95	60 - 140	94	%		
4904962	D4-1,2-Dichloroethane	2017/03/18	97	60 - 140	97	60 - 140	98	%		
4899655	1,1,1,2-Tetrachloroethane	2017/03/15	89	60 - 140	90	60 - 130	<0.050	ug/g	NC	50
4899655	1,1,1-Trichloroethane	2017/03/15	95	60 - 140	89	60 - 130	<0.050	ug/g	NC	50
4899655	1,1,2,2-Tetrachloroethane	2017/03/15	83	60 - 140	84	60 - 130	<0.050	ug/g	NC	50
4899655	1,1,2-Trichloroethane	2017/03/15	90	60 - 140	96	60 - 130	<0.050	ug/g	NC	50
4899655	1,1-Dichloroethane	2017/03/15	97	60 - 140	95	60 - 130	<0.050	ug/g	NC	50
4899655	1,1-Dichloroethylene	2017/03/15	102	60 - 140	96	60 - 130	<0.050	ug/g	NC	50
4899655	1,2-Dichlorobenzene	2017/03/15	87	60 - 140	86	60 - 130	<0.050	ug/g	NC	50
4899655	1,2-Dichloroethane	2017/03/15	87	60 - 140	92	60 - 130	<0.050	ug/g	NC	50
4899655	1,2-Dichloropropane	2017/03/15	92	60 - 140	94	60 - 130	<0.050	ug/g	NC	50
4899655	1,3-Dichlorobenzene	2017/03/15	92	60 - 140	86	60 - 130	<0.050	ug/g	NC	50
4899655	1,4-Dichlorobenzene	2017/03/15	91	60 - 140	87	60 - 130	<0.050	ug/g	NC	50
4899655	Acetone (2-Propanone)	2017/03/15	84	60 - 140	91	60 - 140	<0.50	ug/g	NC	50
4899655	Benzene	2017/03/15	92	60 - 140	90	60 - 130	<0.020	ug/g	NC	50
4899655	Bromodichloromethane	2017/03/15	90	60 - 140	92	60 - 130	<0.050	ug/g	NC	50
4899655	Bromoform	2017/03/15	73	60 - 140	78	60 - 130	<0.050	ug/g	NC	50
4899655	Bromomethane	2017/03/15	92	60 - 140	90	60 - 140	<0.050	ug/g	NC	50
4899655	Carbon Tetrachloride	2017/03/15	97	60 - 140	91	60 - 130	<0.050	ug/g	NC	50
4899655	Chlorobenzene	2017/03/15	93	60 - 140	92	60 - 130	<0.050	ug/g	NC	50

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QUALITY ASSURANCE REPORT(CONT'D)

			Matrix Spike		SPIKED BLANK		Method Blank		RPD	
QC Batch	Parameter	Date	% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
4899655	Chloroform	2017/03/15	92	60 - 140	92	60 - 130	<0.050	ug/g	NC	50
4899655	cis-1,2-Dichloroethylene	2017/03/15	97	60 - 140	97	60 - 130	<0.050	ug/g	NC	50
4899655	cis-1,3-Dichloropropene	2017/03/15	85	60 - 140	91	60 - 130	<0.030	ug/g	NC	50
4899655	Dibromochloromethane	2017/03/15	86	60 - 140	91	60 - 130	<0.050	ug/g	NC	50
4899655	Dichlorodifluoromethane (FREON 12)	2017/03/15	90	60 - 140	88	60 - 140	<0.050	ug/g	NC	50
4899655	Ethylbenzene	2017/03/15	96	60 - 140	91	60 - 130	<0.020	ug/g	NC	50
4899655	Ethylene Dibromide	2017/03/15	85	60 - 140	93	60 - 130	<0.050	ug/g	NC	50
4899655	Hexane	2017/03/15	109	60 - 140	101	60 - 130	<0.050	ug/g	NC	50
4899655	Methyl Ethyl Ketone (2-Butanone)	2017/03/15	82	60 - 140	94	60 - 140	<0.50	ug/g	NC	50
4899655	Methyl Isobutyl Ketone	2017/03/15	84	60 - 140	100	60 - 130	<0.50	ug/g	NC	50
4899655	Methyl t-butyl ether (MTBE)	2017/03/15	93	60 - 140	95	60 - 130	<0.050	ug/g	NC	50
4899655	Methylene Chloride(Dichloromethane)	2017/03/15	95	60 - 140	97	60 - 130	<0.050	ug/g	NC	50
4899655	o-Xylene	2017/03/15	91	60 - 140	83	60 - 130	<0.020	ug/g	NC	50
4899655	p+m-Xylene	2017/03/15	94	60 - 140	89	60 - 130	<0.020	ug/g	NC	50
4899655	Styrene	2017/03/15	88	60 - 140	85	60 - 130	<0.050	ug/g	NC	50
4899655	Tetrachloroethylene	2017/03/15	96	60 - 140	89	60 - 130	<0.050	ug/g	NC	50
4899655	Toluene	2017/03/15	89	60 - 140	85	60 - 130	<0.020	ug/g	NC	50
4899655	Total Xylenes	2017/03/15					<0.020	ug/g	NC	50
4899655	trans-1,2-Dichloroethylene	2017/03/15	98	60 - 140	94	60 - 130	<0.050	ug/g	NC	50
4899655	trans-1,3-Dichloropropene	2017/03/15	81	60 - 140	90	60 - 130	<0.040	ug/g	NC	50
4899655	Trichloroethylene	2017/03/15	92	60 - 140	88	60 - 130	<0.050	ug/g	NC	50
4899655	Trichlorofluoromethane (FREON 11)	2017/03/15	100	60 - 140	93	60 - 130	<0.050	ug/g	NC	50
4899655	Vinyl Chloride	2017/03/15	98	60 - 140	93	60 - 130	<0.020	ug/g	NC	50
4901922	1,1,1,2-Tetrachloroethane	2017/03/16	101	60 - 140	102	60 - 130	<0.050	ug/g	NC	50
4901922	1,1,1-Trichloroethane	2017/03/16	98	60 - 140	99	60 - 130	<0.050	ug/g	NC	50
4901922	1,1,2,2-Tetrachloroethane	2017/03/16	97	60 - 140	98	60 - 130	<0.050	ug/g	NC	50
4901922	1,1,2-Trichloroethane	2017/03/16	97	60 - 140	98	60 - 130	<0.050	ug/g	NC	50
4901922	1,1-Dichloroethane	2017/03/16	99	60 - 140	100	60 - 130	<0.050	ug/g	NC	50
4901922	1,1-Dichloroethylene	2017/03/16	104	60 - 140	104	60 - 130	<0.050	ug/g	NC	50
4901922	1,2-Dichlorobenzene	2017/03/16	103	60 - 140	102	60 - 130	<0.050	ug/g	NC	50
4901922	1,2-Dichloroethane	2017/03/16	94	60 - 140	95	60 - 130	<0.050	ug/g	NC	50

QUALITY ASSURANCE REPORT(CONT'D)

			Matrix Spike		SPIKED BLANK		Method Blank		RPD	
QC Batch	Parameter	Date	% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
4901922	1,2-Dichloropropane	2017/03/16	94	60 - 140	95	60 - 130	<0.050	ug/g	NC	50
4901922	1,3-Dichlorobenzene	2017/03/16	104	60 - 140	102	60 - 130	<0.050	ug/g	NC	50
4901922	1,4-Dichlorobenzene	2017/03/16	105	60 - 140	103	60 - 130	<0.050	ug/g	NC	50
4901922	Acetone (2-Propanone)	2017/03/16	89	60 - 140	92	60 - 140	<0.50	ug/g	NC	50
4901922	Benzene	2017/03/16	96	60 - 140	96	60 - 130	<0.020	ug/g	NC	50
4901922	Bromodichloromethane	2017/03/16	97	60 - 140	98	60 - 130	<0.050	ug/g	NC	50
4901922	Bromoform	2017/03/16	96	60 - 140	97	60 - 130	<0.050	ug/g	NC	50
4901922	Bromomethane	2017/03/16	95	60 - 140	96	60 - 140	<0.050	ug/g	NC	50
4901922	Carbon Tetrachloride	2017/03/16	103	60 - 140	104	60 - 130	<0.050	ug/g	NC	50
4901922	Chlorobenzene	2017/03/16	103	60 - 140	103	60 - 130	<0.050	ug/g	NC	50
4901922	Chloroform	2017/03/16	98	60 - 140	98	60 - 130	<0.050	ug/g	NC	50
4901922	cis-1,2-Dichloroethylene	2017/03/16	103	60 - 140	103	60 - 130	<0.050	ug/g	NC	50
4901922	cis-1,3-Dichloropropene	2017/03/16	89	60 - 140	92	60 - 130	<0.030	ug/g	NC	50
4901922	Dibromochloromethane	2017/03/16	100	60 - 140	101	60 - 130	<0.050	ug/g	NC	50
4901922	Dichlorodifluoromethane (FREON 12)	2017/03/16	98	60 - 140	98	60 - 140	<0.050	ug/g	NC	50
4901922	Ethylbenzene	2017/03/16	103	60 - 140	103	60 - 130	<0.020	ug/g	NC	50
4901922	Ethylene Dibromide	2017/03/16	98	60 - 140	99	60 - 130	<0.050	ug/g	NC	50
4901922	F1 (C6-C10) - BTEX	2017/03/16					<10	ug/g	NC	30
4901922	F1 (C6-C10)	2017/03/16	100	60 - 140	94	80 - 120	<10	ug/g	NC	30
4901922	Hexane	2017/03/16	100	60 - 140	100	60 - 130	<0.050	ug/g	NC	50
4901922	Methyl Ethyl Ketone (2-Butanone)	2017/03/16	93	60 - 140	95	60 - 140	<0.50	ug/g	NC	50
4901922	Methyl Isobutyl Ketone	2017/03/16	89	60 - 140	90	60 - 130	<0.50	ug/g	NC	50
4901922	Methyl t-butyl ether (MTBE)	2017/03/16	94	60 - 140	95	60 - 130	<0.050	ug/g	NC	50
4901922	Methylene Chloride(Dichloromethane)	2017/03/16	97	60 - 140	97	60 - 130	<0.050	ug/g	NC	50
4901922	o-Xylene	2017/03/16	98	60 - 140	98	60 - 130	<0.020	ug/g	NC	50
4901922	p+m-Xylene	2017/03/16	99	60 - 140	98	60 - 130	<0.020	ug/g	NC	50
4901922	Styrene	2017/03/16	97	60 - 140	97	60 - 130	<0.050	ug/g	NC	50
4901922	Tetrachloroethylene	2017/03/16	104	60 - 140	102	60 - 130	<0.050	ug/g	NC	50
4901922	Toluene	2017/03/16	97	60 - 140	97	60 - 130	<0.020	ug/g	NC	50
4901922	Total Xylenes	2017/03/16					<0.020	ug/g	NC	50
4901922	trans-1,2-Dichloroethylene	2017/03/16	101	60 - 140	101	60 - 130	<0.050	ug/g	NC	50

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QUALITY ASSURANCE REPORT(CONT'D)

			Matrix Spike		SPIKED BLANK		Method Blank		RPD	
QC Batch	Parameter	Date	% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
4901922	trans-1,3-Dichloropropene	2017/03/16	89	60 - 140	91	60 - 130	<0.040	ug/g	NC	50
4901922	Trichloroethylene	2017/03/16	100	60 - 140	100	60 - 130	<0.050	ug/g	NC	50
4901922	Trichlorofluoromethane (FREON 11)	2017/03/16	104	60 - 140	105	60 - 130	<0.050	ug/g	NC	50
4901922	Vinyl Chloride	2017/03/16	98	60 - 140	98	60 - 130	<0.020	ug/g	NC	50
4904387	Moisture	2017/03/17							3.0	20
4904946	F2 (C10-C16 Hydrocarbons)	2017/03/19	NC	50 - 130	99	80 - 120	<10	ug/g	7.3	30
4904946	F3 (C16-C34 Hydrocarbons)	2017/03/19	96	50 - 130	100	80 - 120	<50	ug/g	1.7	30
4904946	F4 (C34-C50 Hydrocarbons)	2017/03/19	102	50 - 130	103	80 - 120	<50	ug/g	NC	30
4904962	Benzene	2017/03/18	92	60 - 140	97	60 - 140	<0.020	ug/g	NC	50
4904962	Ethylbenzene	2017/03/18	97	60 - 140	105	60 - 140	<0.020	ug/g	7.7	50
4904962	F1 (C6-C10) - BTEX	2017/03/18					<10	ug/g	2.3	30
4904962	F1 (C6-C10)	2017/03/18	NC	60 - 140	104	80 - 120	<10	ug/g	2.3	30
4904962	o-Xylene	2017/03/18	98	60 - 140	107	60 - 140	<0.020	ug/g	7.5	50
4904962	p+m-Xylene	2017/03/18	90	60 - 140	96	60 - 140	<0.040	ug/g	6.2	50
4904962	Toluene	2017/03/18	92	60 - 140	97	60 - 140	<0.020	ug/g	9.2	50
4904962	Total Xylenes	2017/03/18					<0.040	ug/g	6.8	50
4905034	Moisture	2017/03/18							12	20
4908860	F4G-sg (Grav. Heavy Hydrocarbons)	2017/03/22	103	65 - 135	100	65 - 135	<100	ug/g	24	50

Duplicate: Paired analysis of a separate portion of the same sample. Used to evaluate the variance in the measurement.

Matrix Spike: A sample to which a known amount of the analyte of interest has been added. Used to evaluate sample matrix interference.

Spiked Blank: A blank matrix sample to which a known amount of the analyte, usually from a second source, has been added. Used to evaluate method accuracy.

Method Blank: A blank matrix containing all reagents used in the analytical procedure. Used to identify laboratory contamination.

Surrogate: A pure or isotopically labeled compound whose behavior mirrors the analytes of interest. Used to evaluate extraction efficiency.

NC (Matrix Spike): The recovery in the matrix spike was not calculated. The relative difference between the concentration in the parent sample and the spike amount was too small to permit a reliable recovery calculation (matrix spike concentration was less than the native sample concentration)

NC (Duplicate RPD): The duplicate RPD was not calculated. The concentration in the sample and/or duplicate was too low to permit a reliable RPD calculation (absolute difference <= 2x RDL).

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Maxxam Job #: B751501
Report Date: 2017/03/22

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD

VALIDATION SIGNATURE PAGE

The analytical data and all QC contained in this report were reviewed and validated by the following individual(s).

Cristina Carriere

Cristina Carriere, Scientific Services

Eva Pranjic

Ewa Pranjic, M.Sc., C.Chem, Scientific Specialist

Maxxam has procedures in place to guard against improper use of the electronic signature and have the required "signatories", as per section 5.10.2 of ISO/IEC 17025:2005(E), signing the reports. For Service Group specific validation please refer to the Validation Signature Page.

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APPENDIX F
Laboratory Certificates of Analysis
Off-Site Soil

Maxxam
A Bureau Veritas Group Company

Your P.O. #: 2076-002.03
Your Project #: 2076-002.03
Your C.O.C. #: 67373

Attention:Trevor Janzen

Hemmera Envirochem Inc
1540 Cornwall Road
Suite 104
Oakville, ON
CANADA L6J 7W5

Report Date: 2017/04/21
Report #: R4433821
Version: 1 - Final

CERTIFICATE OF ANALYSIS

MAXXAM JOB #: B773937
Received: 2017/04/12, 17:09

Sample Matrix: Soil
Samples Received: 3

Analyses	Quantity	Date Extracted	Date Analyzed	Laboratory Method	Reference
Petroleum Hydro. CCME F1 & BTEX in Soil (1)	2	N/A	2017/04/19	CAM SOP-00315	CCME PHC-CWS m
Petroleum Hydro. CCME F1 & BTEX in Soil (1)	1	N/A	2017/04/21	CAM SOP-00315	CCME PHC-CWS m
Petroleum Hydrocarbons F2-F4 in Soil (2)	2	2017/04/19	2017/04/20	CAM SOP-00316	CCME CWS m
Petroleum Hydrocarbons F2-F4 in Soil (2)	1	2017/04/20	2017/04/21	CAM SOP-00316	CCME CWS m
Moisture	2	N/A	2017/04/18	CAM SOP-00445	Carter 2nd ed 51.2 m
Moisture	1	N/A	2017/04/19	CAM SOP-00445	Carter 2nd ed 51.2 m

Remarks:

Maxxam Analytics' laboratories are accredited to ISO/IEC 17025:2005 for specific parameters on scopes of accreditation. Unless otherwise noted, procedures used by Maxxam are based upon recognized Provincial, Federal or US method compendia such as CCME, MDDELCC, EPA, APHA.

All work recorded herein has been done in accordance with procedures and practices ordinarily exercised by professionals in Maxxam's profession using accepted testing methodologies, quality assurance and quality control procedures (except where otherwise agreed by the client and Maxxam in writing). All data is in statistical control and has met quality control and method performance criteria unless otherwise noted. All method blanks are reported: unless indicated otherwise, associated sample data are not blank corrected.

Maxxam Analytics' liability is limited to the actual cost of the requested analyses, unless otherwise agreed in writing. There is no other warranty expressed or implied. Maxxam has been retained to provide analysis of samples provided by the Client using the testing methodology referenced in this report. Interpretation and use of test results are the sole responsibility of the Client and are not within the scope of services provided by Maxxam, unless otherwise agreed in writing.

Solid sample results, except biota, are based on dry weight unless otherwise indicated. Organic analyses are not recovery corrected except for isotope dilution methods.
Results relate to samples tested.

Reference Method suffix "m" indicates test methods incorporate validated modifications from specific reference methods to improve performance.

* RPDs calculated using raw data. The rounding of final results may result in the apparent difference.

(1) No lab extraction date is given for F1BTEX & VOC samples that are field preserved with methanol. Extraction date is the date sampled unless otherwise stated.
(2) All CCME PHC results met required criteria unless otherwise stated in the report. The CWS PHC methods employed by Maxxam conform to all prescribed elements of the reference method and performance based elements have been validated. All modifications have been validated and proven equivalent following "Alberta Environment's Interpretation of the Reference Method for the Canada-Wide Standard for Petroleum Hydrocarbons in Soil Validation of Performance-Based Alternative Methods September 2003". Documentation is available upon request. Modifications from Reference Method for the Canada-wide Standard for Petroleum Hydrocarbons in Soil-Tier 1 Method: F2/F3/F4 data reported using validated cold solvent extraction instead of Soxhlet extraction.

Your P.O. #: 2076-002.03
Your Project #: 2076-002.03
Your C.O.C. #: 67373

Attention:Trevor Janzen

Hemmera Envirochem Inc
1540 Cornwall Road
Suite 104
Oakville, ON
CANADA L6J 7W5

Report Date: 2017/04/21
Report #: R4433821
Version: 1 - Final

CERTIFICATE OF ANALYSIS

MAXXAM JOB #: B773937
Received: 2017/04/12, 17:09

Encryption Key Ema Gitej
Ema Gitej
Senior Project Manager
21 Apr 2017 17:46:31

Please direct all questions regarding this Certificate of Analysis to your Project Manager.
Ema Gitej, Senior Project Manager
Email: EGitej@maxxam.ca
Phone# (905)817-5829

==========

Maxxam has procedures in place to guard against improper use of the electronic signature and have the required "signatories", as per section 5.10.2 of ISO/IEC 17025:2005(E), signing the reports. For Service Group specific validation please refer to the Validation Signature Page.

Maxxam Job #: B773937
Report Date: 2017/04/21

Hemmera Envirochem Inc
Client Project #: 2076-002.03
Your P.O. #: 2076-002.03
Sampler Initials: JAB

O.REG 153 PETROLEUM HYDROCARBONS (SOIL)

Maxxam ID			EFB607	EFB608		EFB615		
Sampling Date			2017/04/12 14:15	2017/04/12 14:30		2017/04/12 13:00		
COC Number			67373	67373		67373		
	UNITS	Criteria	MW4-2.6	MW4-3.1	QC Batch	BH2-1.2	RDL	QC Batch
Inorganics								
Moisture	%	-	14	13	4943752	21	1.0	4945872
BTEX & F1 Hydrocarbons								
Benzene	ug/g	**0.4**	<0.020	<0.020	4945397	0.36	0.020	4947742
Toluene	ug/g	**78**	<0.020	<0.020	4945397	0.15	0.020	4947742
Ethylbenzene	ug/g	**19**	<0.020	<0.020	4945397	0.15	0.020	4947742
o-Xylene	ug/g	**-**	<0.020	<0.020	4945397	0.070	0.020	4947742
p+m-Xylene	ug/g	**-**	<0.040	<0.040	4945397	0.17	0.040	4947742
Total Xylenes	ug/g	**30**	<0.040	<0.040	4945397	0.24	0.040	4947742
F1 (C6-C10)	ug/g	**65**	<10	<10	4945397	<10	10	4947742
F1 (C6-C10) - BTEX	ug/g	**65**	<10	<10	4945397	<10	10	4947742
F2-F4 Hydrocarbons								
F2 (C10-C16 Hydrocarbons)	ug/g	**250**	<10	<10	4945451	16	10	4948628
F3 (C16-C34 Hydrocarbons)	ug/g	**2500**	<50	<50	4945451	500	50	4948628
F4 (C34-C50 Hydrocarbons)	ug/g	**6600**	<50	<50	4945451	190	50	4948628
Reached Baseline at C50	ug/g	**-**	Yes	Yes	4945451	Yes		4948628
Surrogate Recovery (%)								
1,4-Difluorobenzene	%	**-**	93	106	4945397	99		4947742
4-Bromofluorobenzene	%	**-**	98	104	4945397	101		4947742
D10-Ethylbenzene	%	**-**	100	98	4945397	107		4947742
D4-1,2-Dichloroethane	%	**-**	90	109	4945397	99		4947742
o-Terphenyl	%	**-**	92	96	4945451	86		4948628

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water Condition
Soil - Industrial/Commercial/Community- Medium and Fine Texture

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Maxxam Job #: B773937
Report Date: 2017/04/21

Hemmera Envirochem Inc
Client Project #: 2076-002.03
Your P.O. #: 2076-002.03
Sampler Initials: JAB

TEST SUMMARY

Maxxam ID: EFB607
Sample ID: MW4-2.6
Matrix: Soil

Collected: 2017/04/12
Shipped:
Received: 2017/04/12

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Petroleum Hydro. CCME F1 & BTEX in Soil	HSGC/MSFD	4945397	N/A	2017/04/19	Ravinder Gaidhu
Petroleum Hydrocarbons F2-F4 in Soil	GC/FID	4945451	2017/04/19	2017/04/20	Zhiyue (Frank) Zhu
Moisture	BAL	4943752	N/A	2017/04/18	Valentina Kaftani

Maxxam ID: EFB608
Sample ID: MW4-3.1
Matrix: Soil

Collected: 2017/04/12
Shipped:
Received: 2017/04/12

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Petroleum Hydro. CCME F1 & BTEX in Soil	HSGC/MSFD	4945397	N/A	2017/04/19	Ravinder Gaidhu
Petroleum Hydrocarbons F2-F4 in Soil	GC/FID	4945451	2017/04/19	2017/04/20	Zhiyue (Frank) Zhu
Moisture	BAL	4943752	N/A	2017/04/18	Valentina Kaftani

Maxxam ID: EFB615
Sample ID: BH2-1.2
Matrix: Soil

Collected: 2017/04/12
Shipped:
Received: 2017/04/12

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Petroleum Hydro. CCME F1 & BTEX in Soil	HSGC/MSFD	4947742	N/A	2017/04/21	Jiaxuan (Simon) Xi
Petroleum Hydrocarbons F2-F4 in Soil	GC/FID	4948628	2017/04/20	2017/04/21	Zhiyue (Frank) Zhu
Moisture	BAL	4945872	N/A	2017/04/19	Valentina Kaftani

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Maxxam Job #: B773937
Report Date: 2017/04/21

Hemmera Envirochem Inc
Client Project #: 2076-002.03
Your P.O. #: 2076-002.03
Sampler Initials: JAB

GENERAL COMMENTS

Each temperature is the average of up to three cooler temperatures taken at receipt

Package 1	4.3°C

Sample EFB615 [BH2-1.2] : BTEX/F1-F4 analysis has been completed for this sample as per client request.

Results relate only to the items tested.

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Maxxam Job #: B773937
Report Date: 2017/04/21

QUALITY ASSURANCE REPORT

Hemmera Envirochem Inc
Client Project #: 2076-002.03
Your P.O. #: 2076-002.03
Sampler Initials: JAB

			Matrix Spike		SPIKED BLANK		Method Blank		RPD	
QC Batch	Parameter	Date	% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
4945397	1,4-Difluorobenzene	2017/04/19	96	60 - 140	98	60 - 140	100	%		
4945397	4-Bromofluorobenzene	2017/04/19	98	60 - 140	98	60 - 140	99	%		
4945397	D10-Ethylbenzene	2017/04/19	100	60 - 140	90	60 - 140	89	%		
4945397	D4-1,2-Dichloroethane	2017/04/19	101	60 - 140	101	60 - 140	97	%		
4945451	o-Terphenyl	2017/04/20	94	60 - 130	94	60 - 130	92	%		
4947742	1,4-Difluorobenzene	2017/04/20	99	60 - 140	101	60 - 140	102	%		
4947742	4-Bromofluorobenzene	2017/04/20	101	60 - 140	101	60 - 140	102	%		
4947742	D10-Ethylbenzene	2017/04/20	103	60 - 140	96	60 - 140	102	%		
4947742	D4-1,2-Dichloroethane	2017/04/20	101	60 - 140	103	60 - 140	103	%		
4948628	o-Terphenyl	2017/04/21	91	60 - 130	88	60 - 130	91	%		
4943752	Moisture	2017/04/18							1.1	20
4945397	Benzene	2017/04/19	83	60 - 140	85	60 - 140	<0.020	ug/g		
4945397	Ethylbenzene	2017/04/19	103	60 - 140	99	60 - 140	<0.020	ug/g		
4945397	F1 (C6-C10) - BTEX	2017/04/19					<10	ug/g	NC	30
4945397	F1 (C6-C10)	2017/04/19	70	60 - 140	94	80 - 120	<10	ug/g	NC	30
4945397	o-Xylene	2017/04/19	106	60 - 140	101	60 - 140	<0.020	ug/g		
4945397	p+m-Xylene	2017/04/19	94	60 - 140	90	60 - 140	<0.040	ug/g		
4945397	Toluene	2017/04/19	95	60 - 140	92	60 - 140	<0.020	ug/g		
4945397	Total Xylenes	2017/04/19					<0.040	ug/g		
4945451	F2 (C10-C16 Hydrocarbons)	2017/04/20	97	50 - 130	93	80 - 120	<10	ug/g	NC	30
4945451	F3 (C16-C34 Hydrocarbons)	2017/04/20	98	50 - 130	94	80 - 120	<50	ug/g	NC	30
4945451	F4 (C34-C50 Hydrocarbons)	2017/04/20	96	50 - 130	92	80 - 120	<50	ug/g	NC	30
4945872	Moisture	2017/04/19							2.4	20
4947742	Benzene	2017/04/20	NC	60 - 140	101	60 - 140	<0.020	ug/g	0.094	50
4947742	Ethylbenzene	2017/04/20	83	60 - 140	106	60 - 140	<0.020	ug/g	0.11	50
4947742	F1 (C6-C10) - BTEX	2017/04/20					<10	ug/g	9.4	30
4947742	F1 (C6-C10)	2017/04/20	68	60 - 140	88	80 - 120	<10	ug/g	8.2	30
4947742	o-Xylene	2017/04/20	100	60 - 140	110	60 - 140	<0.020	ug/g	1.5	50
4947742	p+m-Xylene	2017/04/20	82	60 - 140	100	60 - 140	<0.040	ug/g	0.11	50
4947742	Toluene	2017/04/20	93	60 - 140	99	60 - 140	<0.020	ug/g	0.091	50

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Maxxam Job #: B773937
Report Date: 2017/04/21

QUALITY ASSURANCE REPORT(CONT'D)

Hemmera Envirochem Inc
Client Project #: 2076-002.03
Your P.O. #: 2076-002.03
Sampler Initials: JAB

			Matrix Spike		SPIKED BLANK		Method Blank		RPD	
QC Batch	Parameter	Date	% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
4947742	Total Xylenes	2017/04/20					<0.040	ug/g	0.21	50
4948628	F2 (C10-C16 Hydrocarbons)	2017/04/21	92	50 - 130	89	80 - 120	<10	ug/g	NC	30
4948628	F3 (C16-C34 Hydrocarbons)	2017/04/21	96	50 - 130	91	80 - 120	<50	ug/g	NC	30
4948628	F4 (C34-C50 Hydrocarbons)	2017/04/21	91	50 - 130	86	80 - 120	<50	ug/g	NC	30

Duplicate: Paired analysis of a separate portion of the same sample. Used to evaluate the variance in the measurement.

Matrix Spike: A sample to which a known amount of the analyte of interest has been added. Used to evaluate sample matrix interference.

Spiked Blank: A blank matrix sample to which a known amount of the analyte, usually from a second source, has been added. Used to evaluate method accuracy.

Method Blank: A blank matrix containing all reagents used in the analytical procedure. Used to identify laboratory contamination.

Surrogate: A pure or isotopically labeled compound whose behavior mirrors the analytes of interest. Used to evaluate extraction efficiency.

NC (Matrix Spike): The recovery in the matrix spike was not calculated. The relative difference between the concentration in the parent sample and the spike amount was too small to permit a reliable recovery calculation (matrix spike concentration was less than the native sample concentration)

NC (Duplicate RPD): The duplicate RPD was not calculated. The concentration in the sample and/or duplicate was too low to permit a reliable RPD calculation (absolute difference <= 2x RDL).

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Maxxam Job #: B773937
Report Date: 2017/04/21

Hemmera Envirochem Inc
Client Project #: 2076-002.03
Your P.O. #: 2076-002.03
Sampler Initials: JAB

VALIDATION SIGNATURE PAGE

The analytical data and all QC contained in this report were reviewed and validated by the following individual(s).

Cristina Carriere

Cristina Carriere, Scientific Services

Maxxam has procedures in place to guard against improper use of the electronic signature and have the required "signatories", as per section 5.10.2 of ISO/IEC 17025:2005(E), signing the reports. For Service Group specific validation please refer to the Validation Signature Page.

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APPENDIX G

Laboratory Certificates of Analysis

Groundwater

Maxxam
A Bureau Veritas Group Company

Your P.O. #: 2076-002.02
Your Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your C.O.C. #: 601752-06-01

Attention:Trevor Janzen

Hemmera Envirochem Inc
1540 Cornwall Road
Suite 104
Oakville, ON
CANADA L6J 7W5

Report Date: 2017/03/23
Report #: R4400495
Version: 1 - Final

CERTIFICATE OF ANALYSIS

MAXXAM JOB #: B752441
Received: 2017/03/15, 16:00

Sample Matrix: Water
Samples Received: 2

Analyses	Quantity	Date Extracted	Date Analyzed	Laboratory Method	Reference
1,3-Dichloropropene Sum	2	N/A	2017/03/20		EPA 8260C m
Petroleum Hydrocarbons F2-F4 in Water (1)	2	2017/03/20	2017/03/21	CAM SOP-00316	CCME PHC-CWS m
Volatile Organic Compounds and F1 PHCs	2	N/A	2017/03/17	CAM SOP-00230	EPA 8260C m

Remarks:

Maxxam Analytics' laboratories are accredited to ISO/IEC 17025:2005 for specific parameters on scopes of accreditation. Unless otherwise noted, procedures used by Maxxam are based upon recognized Provincial, Federal or US method compendia such as CCME, MDDELCC, EPA, APHA.

All work recorded herein has been done in accordance with procedures and practices ordinarily exercised by professionals in Maxxam's profession using accepted testing methodologies, quality assurance and quality control procedures (except where otherwise agreed by the client and Maxxam in writing). All data is in statistical control and has met quality control and method performance criteria unless otherwise noted. All method blanks are reported: unless indicated otherwise, associated sample data are not blank corrected.

Maxxam Analytics' liability is limited to the actual cost of the requested analyses, unless otherwise agreed in writing. There is no other warranty expressed or implied. Maxxam has been retained to provide analysis of samples provided by the Client using the testing methodology referenced in this report. Interpretation and use of test results are the sole responsibility of the Client and are not within the scope of services provided by Maxxam, unless otherwise agreed in writing.

Solid sample results, except biota, are based on dry weight unless otherwise indicated. Organic analyses are not recovery corrected except for isotope dilution methods.
Results relate to samples tested.

Reference Method suffix "m" indicates test methods incorporate validated modifications from specific reference methods to improve performance.

* RPDs calculated using raw data. The rounding of final results may result in the apparent difference.

(1) All CCME PHC results met required criteria unless otherwise stated in the report. The CWS PHC methods employed by Maxxam conform to all prescribed elements of the reference method and performance based elements have been validated. All modifications have been validated and proven equivalent following "Alberta Environment's Interpretation of the Reference Method for the Canada-Wide Standard for Petroleum Hydrocarbons in Soil Validation of Performance-Based Alternative Methods September 2003". Documentation is available upon request. Modifications from Reference Method for the Canada-wide Standard for Petroleum Hydrocarbons in Soil-Tier 1 Method: F2/F3/F4 data reported using validated cold solvent extraction instead of Soxhlet extraction.

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Your P.O. #: 2076-002.02
Your Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your C.O.C. #: 601752-06-01

Attention:Trevor Janzen

Hemmera Envirochem Inc
1540 Cornwall Road
Suite 104
Oakville, ON
CANADA L6J 7W5

Report Date: 2017/03/23
Report #: R4400495
Version: 1 - Final

CERTIFICATE OF ANALYSIS

MAXXAM JOB #: B752441
Received: 2017/03/15, 16:00

Encryption Key Ema Gitej
Ema Gitej
Senior Project Manager
23 Mar 2017 17:09:34

Please direct all questions regarding this Certificate of Analysis to your Project Manager.
Ema Gitej, Senior Project Manager
Email: EGitej@maxxam.ca
Phone# (905)817-5829

==========

Maxxam has procedures in place to guard against improper use of the electronic signature and have the required "signatories", as per section 5.10.2 of ISO/IEC 17025:2005(E), signing the reports. For Service Group specific validation please refer to the Validation Signature Page.

Maxxam Job #: B752441
Report Date: 2017/03/23

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

O.REG 153 VOCS & F1-F4 (WATER)

Maxxam ID			EBF109	EBF110		
Sampling Date			2017/03/15 14:45	2017/03/15 14:00		
COC Number			601752-06-01	601752-06-01		
	UNITS	Criteria	MW2	MW3	RDL	QC Batch
Calculated Parameters						
1,3-Dichloropropene (cis+trans)	ug/L	**45**	<0.50	<0.50	0.50	4899992
Volatile Organics						
Acetone (2-Propanone)	ug/L	**130000**	<10		10	4902386
Benzene	ug/L	**430**	<0.20	1.4	0.20	4902386
Bromodichloromethane	ug/L	**85000**	<0.50		0.50	4902386
Bromoform	ug/L	**770**	<1.0		1.0	4902386
Bromomethane	ug/L	**56**	<0.50		0.50	4902386
Carbon Tetrachloride	ug/L	**8.4**	<0.20		0.20	4902386
Chlorobenzene	ug/L	**630**	<0.20		0.20	4902386
Chloroform	ug/L	**22**	<0.20		0.20	4902386
Dibromochloromethane	ug/L	**82000**	<0.50		0.50	4902386
1,2-Dichlorobenzene	ug/L	**9600**	<0.50		0.50	4902386
1,3-Dichlorobenzene	ug/L	**9600**	<0.50		0.50	4902386
1,4-Dichlorobenzene	ug/L	**67**	<0.50		0.50	4902386
Dichlorodifluoromethane (FREON 12)	ug/L	**4400**	<1.0		1.0	4902386
1,1-Dichloroethane	ug/L	**3100**	<0.20		0.20	4902386
1,2-Dichloroethane	ug/L	**12**	<0.50		0.50	4902386
1,1-Dichloroethylene	ug/L	**17**	<0.20		0.20	4902386
cis-1,2-Dichloroethylene	ug/L	**17**	<0.50		0.50	4902386
trans-1,2-Dichloroethylene	ug/L	**17**	<0.50		0.50	4902386
1,2-Dichloropropane	ug/L	**140**	<0.20		0.20	4902386
cis-1,3-Dichloropropene	ug/L	**45**	<0.30		0.30	4902386
trans-1,3-Dichloropropene	ug/L	**45**	<0.40		0.40	4902386
Ethylbenzene	ug/L	**2300**	<0.20	<0.20	0.20	4902386
Ethylene Dibromide	ug/L	**0.83**	<0.20		0.20	4902386
Hexane	ug/L	**520**	<1.0		1.0	4902386
Methylene Chloride(Dichloromethane)	ug/L	**5500**	<2.0		2.0	4902386
Methyl Ethyl Ketone (2-Butanone)	ug/L	**1500000**	<10		10	4902386
Methyl Isobutyl Ketone	ug/L	**580000**	<5.0		5.0	4902386

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water Condition
Non- Potable Ground Water - All Types of Property Uses - Medium and Fine Texture Soil

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Maxxam Job #: B752441
Report Date: 2017/03/23

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

O.REG 153 VOCS & F1-F4 (WATER)

Maxxam ID			EBF109	EBF110		
Sampling Date			2017/03/15 14:45	2017/03/15 14:00		
COC Number			601752-06-01	601752-06-01		
	UNITS	Criteria	MW2	MW3	RDL	QC Batch
Methyl t-butyl ether (MTBE)	ug/L	**1400**	<0.50		0.50	4902386
Styrene	ug/L	**9100**	<0.50		0.50	4902386
1,1,1,2-Tetrachloroethane	ug/L	**28**	<0.50		0.50	4902386
1,1,2,2-Tetrachloroethane	ug/L	**15**	<0.50		0.50	4902386
Tetrachloroethylene	ug/L	**17**	<0.20		0.20	4902386
Toluene	ug/L	**18000**	<0.20	0.48	0.20	4902386
1,1,1-Trichloroethane	ug/L	**6700**	<0.20		0.20	4902386
1,1,2-Trichloroethane	ug/L	**30**	<0.50		0.50	4902386
Trichloroethylene	ug/L	**17**	<0.20		0.20	4902386
Trichlorofluoromethane (FREON 11)	ug/L	**2500**	<0.50		0.50	4902386
Vinyl Chloride	ug/L	**1.7**	<0.20		0.20	4902386
p+m-Xylene	ug/L	-	<0.20	0.38	0.20	4902386
o-Xylene	ug/L	-	<0.20	0.31	0.20	4902386
Total Xylenes	ug/L	**4200**	<0.20	0.68	0.20	4902386
F1 (C6-C10)	ug/L	**750**	<25	<25	25	4902386
F1 (C6-C10) - BTEX	ug/L	**750**	<25	<25	25	4902386
F2-F4 Hydrocarbons						
F2 (C10-C16 Hydrocarbons)	ug/L	**150**	<100	<100	100	4906652
F3 (C16-C34 Hydrocarbons)	ug/L	**500**	<200	<200	200	4906652
F4 (C34-C50 Hydrocarbons)	ug/L	**500**	<200	<200	200	4906652
Reached Baseline at C50	ug/L	-	Yes	Yes		4906652
Surrogate Recovery (%)						
o-Terphenyl	%	-	111	106		4906652
4-Bromofluorobenzene	%	-	99	98		4902386
D4-1,2-Dichloroethane	%	-	100	101		4902386
D8-Toluene	%	-	98	97		4902386

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water Condition
Non- Potable Ground Water - All Types of Property Uses - Medium and Fine Texture Soil

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Maxxam Job #: B752441
Report Date: 2017/03/23

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

TEST SUMMARY

Maxxam ID: EBF109
Sample ID: MW2
Matrix: Water

Collected: 2017/03/15
Shipped:
Received: 2017/03/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
1,3-Dichloropropene Sum	CALC	4899992	N/A	2017/03/20	Automated Statchk
Petroleum Hydrocarbons F2-F4 in Water	GC/FID	4906652	2017/03/20	2017/03/21	Zhiyue (Frank) Zhu
Volatile Organic Compounds and F1 PHCs	GC/MSFD	4902386	N/A	2017/03/17	John Wu

Maxxam ID: EBF110
Sample ID: MW3
Matrix: Water

Collected: 2017/03/15
Shipped:
Received: 2017/03/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
1,3-Dichloropropene Sum	CALC	4899992	N/A	2017/03/20	Automated Statchk
Petroleum Hydrocarbons F2-F4 in Water	GC/FID	4906652	2017/03/20	2017/03/21	Zhiyue (Frank) Zhu
Volatile Organic Compounds and F1 PHCs	GC/MSFD	4902386	N/A	2017/03/17	John Wu

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Maxxam Job #: B752441
Report Date: 2017/03/23

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

GENERAL COMMENTS

Each temperature is the average of up to three cooler temperatures taken at receipt

Package 1	4.0°C

Results relate only to the items tested.

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Maxxam Job #: B752441
Report Date: 2017/03/23

QUALITY ASSURANCE REPORT

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

			Matrix Spike		SPIKED BLANK		Method Blank		RPD	
QC Batch	Parameter	Date	% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
4902386	4-Bromofluorobenzene	2017/03/17	99	70 - 130	98	70 - 130	99	%		
4902386	D4-1,2-Dichloroethane	2017/03/17	99	70 - 130	101	70 - 130	97	%		
4902386	D8-Toluene	2017/03/17	100	70 - 130	100	70 - 130	99	%		
4906652	o-Terphenyl	2017/03/21	111	60 - 130	112	60 - 130	111	%		
4902386	1,1,1,2-Tetrachloroethane	2017/03/17	93	70 - 130	102	70 - 130	<0.50	ug/L	NC	30
4902386	1,1,1-Trichloroethane	2017/03/17	90	70 - 130	96	70 - 130	<0.20	ug/L	NC	30
4902386	1,1,2,2-Tetrachloroethane	2017/03/17	90	70 - 130	101	70 - 130	<0.50	ug/L	NC	30
4902386	1,1,2-Trichloroethane	2017/03/17	90	70 - 130	100	70 - 130	<0.50	ug/L	NC	30
4902386	1,1-Dichloroethane	2017/03/17	91	70 - 130	98	70 - 130	<0.20	ug/L	NC	30
4902386	1,1-Dichloroethylene	2017/03/17	94	70 - 130	100	70 - 130	<0.20	ug/L	NC	30
4902386	1,2-Dichlorobenzene	2017/03/17	93	70 - 130	101	70 - 130	<0.50	ug/L	NC	30
4902386	1,2-Dichloroethane	2017/03/17	88	70 - 130	97	70 - 130	<0.50	ug/L	NC	30
4902386	1,2-Dichloropropane	2017/03/17	86	70 - 130	94	70 - 130	<0.20	ug/L	NC	30
4902386	1,3-Dichlorobenzene	2017/03/17	93	70 - 130	99	70 - 130	<0.50	ug/L	NC	30
4902386	1,4-Dichlorobenzene	2017/03/17	95	70 - 130	101	70 - 130	<0.50	ug/L	NC	30
4902386	Acetone (2-Propanone)	2017/03/17	87	60 - 140	95	60 - 140	<10	ug/L	0.59	30
4902386	Benzene	2017/03/17	88	70 - 130	94	70 - 130	<0.20	ug/L	NC	30
4902386	Bromodichloromethane	2017/03/17	90	70 - 130	98	70 - 130	<0.50	ug/L	NC	30
4902386	Bromoform	2017/03/17	89	70 - 130	100	70 - 130	<1.0	ug/L	NC	30
4902386	Bromomethane	2017/03/17	88	60 - 140	95	60 - 140	<0.50	ug/L	NC	30
4902386	Carbon Tetrachloride	2017/03/17	94	70 - 130	101	70 - 130	<0.20	ug/L	NC	30
4902386	Chlorobenzene	2017/03/17	94	70 - 130	102	70 - 130	<0.20	ug/L	NC	30
4902386	Chloroform	2017/03/17	90	70 - 130	97	70 - 130	<0.20	ug/L	NC	30
4902386	cis-1,2-Dichloroethylene	2017/03/17	95	70 - 130	102	70 - 130	<0.50	ug/L	NC	30
4902386	cis-1,3-Dichloropropene	2017/03/17	87	70 - 130	93	70 - 130	<0.30	ug/L	NC	30
4902386	Dibromochloromethane	2017/03/17	92	70 - 130	103	70 - 130	<0.50	ug/L	NC	30
4902386	Dichlorodifluoromethane (FREON 12)	2017/03/17	85	60 - 140	95	60 - 140	<1.0	ug/L	NC	30
4902386	Ethylbenzene	2017/03/17	93	70 - 130	99	70 - 130	<0.20	ug/L	NC	30
4902386	Ethylene Dibromide	2017/03/17	91	70 - 130	102	70 - 130	<0.20	ug/L	NC	30
4902386	F1 (C6-C10) - BTEX	2017/03/17					<25	ug/L	NC	30
4902386	F1 (C6-C10)	2017/03/17	90	60 - 140	92	60 - 140	<25	ug/L	NC	30

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QUALITY ASSURANCE REPORT(CONT'D)

			Matrix Spike		SPIKED BLANK		Method Blank		RPD	
QC Batch	Parameter	Date	% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
4902386	Hexane	2017/03/17	90	70 - 130	96	70 - 130	<1.0	ug/L	NC	30
4902386	Methyl Ethyl Ketone (2-Butanone)	2017/03/17	87	60 - 140	98	60 - 140	<10	ug/L	NC	30
4902386	Methyl Isobutyl Ketone	2017/03/17	81	70 - 130	93	70 - 130	<5.0	ug/L	NC	30
4902386	Methyl t-butyl ether (MTBE)	2017/03/17	87	70 - 130	95	70 - 130	<0.50	ug/L	NC	30
4902386	Methylene Chloride(Dichloromethane)	2017/03/17	90	70 - 130	98	70 - 130	<2.0	ug/L	NC	30
4902386	o-Xylene	2017/03/17	89	70 - 130	95	70 - 130	<0.20	ug/L	NC	30
4902386	p+m-Xylene	2017/03/17	88	70 - 130	95	70 - 130	<0.20	ug/L	NC	30
4902386	Styrene	2017/03/17	88	70 - 130	95	70 - 130	<0.50	ug/L	NC	30
4902386	Tetrachloroethylene	2017/03/17	94	70 - 130	99	70 - 130	<0.20	ug/L	NC	30
4902386	Toluene	2017/03/17	88	70 - 130	94	70 - 130	<0.20	ug/L	NC	30
4902386	Total Xylenes	2017/03/17					<0.20	ug/L	NC	30
4902386	trans-1,2-Dichloroethylene	2017/03/17	92	70 - 130	98	70 - 130	<0.50	ug/L	NC	30
4902386	trans-1,3-Dichloropropene	2017/03/17	85	70 - 130	93	70 - 130	<0.40	ug/L	NC	30
4902386	Trichloroethylene	2017/03/17	91	70 - 130	97	70 - 130	<0.20	ug/L	NC	30
4902386	Trichlorofluoromethane (FREON 11)	2017/03/17	95	70 - 130	102	70 - 130	<0.50	ug/L	NC	30
4902386	Vinyl Chloride	2017/03/17	88	70 - 130	95	70 - 130	<0.20	ug/L	NC	30
4906652	F2 (C10-C16 Hydrocarbons)	2017/03/21	110	50 - 130	113	60 - 130	<100	ug/L	NC	30
4906652	F3 (C16-C34 Hydrocarbons)	2017/03/21	114	50 - 130	114	60 - 130	<200	ug/L	NC	30
4906652	F4 (C34-C50 Hydrocarbons)	2017/03/21	101	50 - 130	104	60 - 130	<200	ug/L	NC	30

Duplicate: Paired analysis of a separate portion of the same sample. Used to evaluate the variance in the measurement.

Matrix Spike: A sample to which a known amount of the analyte of interest has been added. Used to evaluate sample matrix interference.

Spiked Blank: A blank matrix sample to which a known amount of the analyte, usually from a second source, has been added. Used to evaluate method accuracy.

Method Blank: A blank matrix containing all reagents used in the analytical procedure. Used to identify laboratory contamination.

Surrogate: A pure or isotopically labeled compound whose behavior mirrors the analytes of interest. Used to evaluate extraction efficiency.

NC (Duplicate RPD): The duplicate RPD was not calculated. The concentration in the sample and/or duplicate was too low to permit a reliable RPD calculation (absolute difference <= 2x RDL).

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Maxxam Job #: B752441
Report Date: 2017/03/23

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

VALIDATION SIGNATURE PAGE

The analytical data and all QC contained in this report were reviewed and validated by the following individual(s).

Cristina Carriere

Cristina Carriere, Scientific Services

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A Bureau Veritas Group Company

Your P.O. #: 2076-002.02
Your Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your C.O.C. #: 601752-05-01

Attention:Trevor Janzen

Hemmera Envirochem Inc
1540 Cornwall Road
Suite 104
Oakville, ON
CANADA L6J 7W5

Report Date: 2017/03/21
Report #: R4398688
Version: 1 - Final

CERTIFICATE OF ANALYSIS

MAXXAM JOB #: B752780
Received: 2017/03/16, 12:04

Sample Matrix: Water
Samples Received: 1

Analyses	Quantity	Date Extracted	Date Analyzed	Laboratory Method	Reference
1,3-Dichloropropene Sum	1	N/A	2017/03/21		EPA 8260C m
Petroleum Hydro. CCME F1 & BTEX in Water	1	N/A	2017/03/17	CAM SOP-00315	CCME PHC-CWS m
Petroleum Hydrocarbons F2-F4 in Water (1)	1	2017/03/18	2017/03/19	CAM SOP-00316	CCME PHC-CWS m
Volatile Organic Compounds in Water	1	N/A	2017/03/17	CAM SOP-00228	EPA 8260C m

Remarks:

Maxxam Analytics' laboratories are accredited to ISO/IEC 17025:2005 for specific parameters on scopes of accreditation. Unless otherwise noted, procedures used by Maxxam are based upon recognized Provincial, Federal or US method compendia such as CCME, MDDELCC, EPA, APHA.

All work recorded herein has been done in accordance with procedures and practices ordinarily exercised by professionals in Maxxam's profession using accepted testing methodologies, quality assurance and quality control procedures (except where otherwise agreed by the client and Maxxam in writing). All data is in statistical control and has met quality control and method performance criteria unless otherwise noted. All method blanks are reported: unless indicated otherwise, associated sample data are not blank corrected.

Maxxam Analytics' liability is limited to the actual cost of the requested analyses, unless otherwise agreed in writing. There is no other warranty expressed or implied. Maxxam has been retained to provide analysis of samples provided by the Client using the testing methodology referenced in this report. Interpretation and use of test results are the sole responsibility of the Client and are not within the scope of services provided by Maxxam, unless otherwise agreed in writing.

Solid sample results, except biota, are based on dry weight unless otherwise indicated. Organic analyses are not recovery corrected except for isotope dilution methods.
Results relate to samples tested.

Reference Method suffix "m" indicates test methods incorporate validated modifications from specific reference methods to improve performance.

* RPDs calculated using raw data. The rounding of final results may result in the apparent difference.

(1) All CCME PHC results met required criteria unless otherwise stated in the report. The CWS PHC methods employed by Maxxam conform to all prescribed elements of the reference method and performance based elements have been validated. All modifications have been validated and proven equivalent following "Alberta Environment's Interpretation of the Reference Method for the Canada-Wide Standard for Petroleum Hydrocarbons in Soil Validation of Performance-Based Alternative Methods September 2003". Documentation is available upon request. Modifications from Reference Method for the Canada-wide Standard for Petroleum Hydrocarbons in Soil-Tier 1 Method: F2/F3/F4 data reported using validated cold solvent extraction instead of Soxhlet extraction.

Your P.O. #: 2076-002.02
Your Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your C.O.C. #: 601752-05-01

Attention:Trevor Janzen

Hemmera Envirochem Inc
1540 Cornwall Road
Suite 104
Oakville, ON
CANADA L6J 7W5

Report Date: 2017/03/21
Report #: R4398688
Version: 1 - Final

CERTIFICATE OF ANALYSIS

MAXXAM JOB #: B752780
Received: 2017/03/16, 12:04

Encryption Key

Ema Gitej
Senior Project Manager
21 Mar 2017 17:43:39

Please direct all questions regarding this Certificate of Analysis to your Project Manager.
Ema Gitej, Senior Project Manager
Email: EGitej@maxxam.ca
Phone# (905)817-5829

==========

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Maxxam Job #: B752780
Report Date: 2017/03/21

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

O.REG 153 PETROLEUM HYDROCARBONS (WATER)

Maxxam ID			EBG558		
Sampling Date			2017/03/16 10:30		
COC Number			601752-05-01		
	UNITS	Criteria	MW1	RDL	QC Batch
BTEX & F1 Hydrocarbons					
F1 (C6-C10)	ug/L	**750**	<25	25	4902740
F1 (C6-C10) - BTEX	ug/L	**750**	<25	25	4902740
F2-F4 Hydrocarbons					
F2 (C10-C16 Hydrocarbons)	ug/L	**150**	<100	100	4904947
F3 (C16-C34 Hydrocarbons)	ug/L	**500**	<200	200	4904947
F4 (C34-C50 Hydrocarbons)	ug/L	**500**	<200	200	4904947
Reached Baseline at C50	ug/L	-	Yes		4904947
Surrogate Recovery (%)					
1,4-Difluorobenzene	%	-	102		4902740
4-Bromofluorobenzene	%	-	102		4902740
D10-Ethylbenzene	%	-	107		4902740
D4-1,2-Dichloroethane	%	-	106		4902740
o-Terphenyl	%	-	101		4904947

RDL = Reportable Detection Limit

QC Batch = Quality Control Batch

Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water
Condition
Non- Potable Ground Water - All Types of Property Uses - Medium and Fine Texture Soil

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Maxxam Job #: B752780
Report Date: 2017/03/21

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

O.REG 153 VOLATILE ORGANICS (WATER)

Maxxam ID			EBG558		
Sampling Date			2017/03/16 10:30		
COC Number			601752-05-01		
	UNITS	Criteria	MW1	RDL	QC Batch
Calculated Parameters					
1,3-Dichloropropene (cis+trans)	ug/L	**45**	<0.50	0.50	4901685
Volatile Organics					
Acetone (2-Propanone)	ug/L	**130000**	<10	10	4902382
Benzene	ug/L	**430**	<0.20	0.20	4902382
Bromodichloromethane	ug/L	**85000**	<0.50	0.50	4902382
Bromoform	ug/L	**770**	<1.0	1.0	4902382
Bromomethane	ug/L	**56**	<0.50	0.50	4902382
Carbon Tetrachloride	ug/L	**8.4**	<0.20	0.20	4902382
Chlorobenzene	ug/L	**630**	<0.20	0.20	4902382
Chloroform	ug/L	**22**	<0.20	0.20	4902382
Dibromochloromethane	ug/L	**82000**	<0.50	0.50	4902382
1,2-Dichlorobenzene	ug/L	**9600**	<0.50	0.50	4902382
1,3-Dichlorobenzene	ug/L	**9600**	<0.50	0.50	4902382
1,4-Dichlorobenzene	ug/L	**67**	<0.50	0.50	4902382
Dichlorodifluoromethane (FREON 12)	ug/L	**4400**	<1.0	1.0	4902382
1,1-Dichloroethane	ug/L	**3100**	<0.20	0.20	4902382
1,2-Dichloroethane	ug/L	**12**	<0.50	0.50	4902382
1,1-Dichloroethylene	ug/L	**17**	<0.20	0.20	4902382
cis-1,2-Dichloroethylene	ug/L	**17**	<0.50	0.50	4902382
trans-1,2-Dichloroethylene	ug/L	**17**	<0.50	0.50	4902382
1,2-Dichloropropane	ug/L	**140**	<0.20	0.20	4902382
cis-1,3-Dichloropropene	ug/L	**45**	<0.30	0.30	4902382
trans-1,3-Dichloropropene	ug/L	**45**	<0.40	0.40	4902382
Ethylbenzene	ug/L	**2300**	<0.20	0.20	4902382
Ethylene Dibromide	ug/L	**0.83**	<0.20	0.20	4902382
Hexane	ug/L	**520**	<1.0	1.0	4902382
Methylene Chloride(Dichloromethane)	ug/L	**5500**	<2.0	2.0	4902382
Methyl Ethyl Ketone (2-Butanone)	ug/L	**1500000**	<10	10	4902382

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water Condition
Non- Potable Ground Water - All Types of Property Uses - Medium and Fine Texture Soil

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Maxxam Job #: B752780
Report Date: 2017/03/21

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

O.REG 153 VOLATILE ORGANICS (WATER)

Maxxam ID			EBG558		
Sampling Date			2017/03/16 10:30		
COC Number			601752-05-01		
	UNITS	Criteria	MW1	RDL	QC Batch
Methyl Isobutyl Ketone	ug/L	**580000**	<5.0	5.0	4902382
Methyl t-butyl ether (MTBE)	ug/L	**1400**	<0.50	0.50	4902382
Styrene	ug/L	**9100**	<0.50	0.50	4902382
1,1,1,2-Tetrachloroethane	ug/L	**28**	<0.50	0.50	4902382
1,1,2,2-Tetrachloroethane	ug/L	**15**	<0.50	0.50	4902382
Tetrachloroethylene	ug/L	**17**	<0.20	0.20	4902382
Toluene	ug/L	**18000**	<0.20	0.20	4902382
1,1,1-Trichloroethane	ug/L	**6700**	<0.20	0.20	4902382
1,1,2-Trichloroethane	ug/L	**30**	<0.50	0.50	4902382
Trichloroethylene	ug/L	**17**	<0.20	0.20	4902382
Trichlorofluoromethane (FREON 11)	ug/L	**2500**	<0.50	0.50	4902382
Vinyl Chloride	ug/L	**1.7**	<0.20	0.20	4902382
p+m-Xylene	ug/L	-	<0.20	0.20	4902382
o-Xylene	ug/L	-	<0.20	0.20	4902382
Total Xylenes	ug/L	**4200**	<0.20	0.20	4902382
Surrogate Recovery (%)					
4-Bromofluorobenzene	%	-	97		4902382
D4-1,2-Dichloroethane	%	-	101		4902382
D8-Toluene	%	-	97		4902382

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water Condition
Non- Potable Ground Water - All Types of Property Uses - Medium and Fine Texture Soil

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Maxxam Job #: B752780
Report Date: 2017/03/21

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

TEST SUMMARY

Maxxam ID: EBG558
Sample ID: MW1
Matrix: Water

Collected: 2017/03/16
Shipped:
Received: 2017/03/16

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
1,3-Dichloropropene Sum	CALC	4901685	N/A	2017/03/21	Automated Statchk
Petroleum Hydro. CCME F1 & BTEX in Water	HSGC/MSFD	4902740	N/A	2017/03/17	Jiaxuan (Simon) Xi
Petroleum Hydrocarbons F2-F4 in Water	GC/FID	4904947	2017/03/18	2017/03/19	Zhiyue (Frank) Zhu
Volatile Organic Compounds in Water	GC/MS	4902382	N/A	2017/03/17	Anna Gabrielyan

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Maxxam Job #: B752780
Report Date: 2017/03/21

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

GENERAL COMMENTS

Each temperature is the average of up to three cooler temperatures taken at receipt

Package 1	5.7°C

Results relate only to the items tested.

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Maxxam Job #: B752780
Report Date: 2017/03/21

QUALITY ASSURANCE REPORT

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

			Matrix Spike		SPIKED BLANK		Method Blank		RPD	
QC Batch	Parameter	Date	% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
4902382	4-Bromofluorobenzene	2017/03/17	101	70 - 130	101	70 - 130	100	%		
4902382	D4-1,2-Dichloroethane	2017/03/17	100	70 - 130	100	70 - 130	100	%		
4902382	D8-Toluene	2017/03/17	101	70 - 130	101	70 - 130	97	%		
4902740	1,4-Difluorobenzene	2017/03/16	102	70 - 130	102	70 - 130	105	%		
4902740	4-Bromofluorobenzene	2017/03/16	106	70 - 130	104	70 - 130	101	%		
4902740	D10-Ethylbenzene	2017/03/16	98	70 - 130	101	70 - 130	100	%		
4902740	D4-1,2-Dichloroethane	2017/03/16	105	70 - 130	108	70 - 130	113	%		
4904947	o-Terphenyl	2017/03/18	103	60 - 130	100	60 - 130	101	%		
4902382	1,1,1,2-Tetrachloroethane	2017/03/17	106	70 - 130	106	70 - 130	<0.50	ug/L	NC	30
4902382	1,1,1-Trichloroethane	2017/03/17	98	70 - 130	100	70 - 130	<0.20	ug/L	NC	30
4902382	1,1,2,2-Tetrachloroethane	2017/03/17	108	70 - 130	108	70 - 130	<0.50	ug/L	NC	30
4902382	1,1,2-Trichloroethane	2017/03/17	104	70 - 130	104	70 - 130	<0.50	ug/L	NC	30
4902382	1,1-Dichloroethane	2017/03/17	100	70 - 130	102	70 - 130	<0.20	ug/L	NC	30
4902382	1,1-Dichloroethylene	2017/03/17	103	70 - 130	106	70 - 130	<0.20	ug/L	NC	30
4902382	1,2-Dichlorobenzene	2017/03/17	101	70 - 130	101	70 - 130	<0.50	ug/L	NC	30
4902382	1,2-Dichloroethane	2017/03/17	98	70 - 130	100	70 - 130	<0.50	ug/L	NC	30
4902382	1,2-Dichloropropane	2017/03/17	101	70 - 130	104	70 - 130	<0.20	ug/L	NC	30
4902382	1,3-Dichlorobenzene	2017/03/17	103	70 - 130	102	70 - 130	<0.50	ug/L	NC	30
4902382	1,4-Dichlorobenzene	2017/03/17	105	70 - 130	104	70 - 130	<0.50	ug/L	NC	30
4902382	Acetone (2-Propanone)	2017/03/17	107	60 - 140	114	60 - 140	<10	ug/L	NC	30
4902382	Benzene	2017/03/17	99	70 - 130	101	70 - 130	<0.20	ug/L	NC	30
4902382	Bromodichloromethane	2017/03/17	104	70 - 130	105	70 - 130	<0.50	ug/L	NC	30
4902382	Bromoform	2017/03/17	107	70 - 130	107	70 - 130	<1.0	ug/L	NC	30
4902382	Bromomethane	2017/03/17	100	60 - 140	103	60 - 140	<0.50	ug/L	NC	30
4902382	Carbon Tetrachloride	2017/03/17	102	70 - 130	105	70 - 130	<0.20	ug/L	NC	30
4902382	Chlorobenzene	2017/03/17	105	70 - 130	106	70 - 130	<0.20	ug/L	NC	30
4902382	Chloroform	2017/03/17	98	70 - 130	100	70 - 130	<0.20	ug/L	NC	30
4902382	cis-1,2-Dichloroethylene	2017/03/17	102	70 - 130	105	70 - 130	<0.50	ug/L	NC	30
4902382	cis-1,3-Dichloropropene	2017/03/17	109	70 - 130	109	70 - 130	<0.30	ug/L	NC	30
4902382	Dibromochloromethane	2017/03/17	107	70 - 130	107	70 - 130	<0.50	ug/L	NC	30
4902382	Dichlorodifluoromethane (FREON 12)	2017/03/17	95	60 - 140	96	60 - 140	<1.0	ug/L	NC	30

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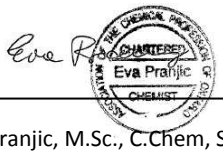
Maxxam Job #: B752780
Report Date: 2017/03/21

Hemmera Envirochem Inc
Client Project #: 2076-002.02
Site Location: LIGHTPOINT 170 LAKESHORE ROAD
Your P.O. #: 2076-002.02

VALIDATION SIGNATURE PAGE

The analytical data and all QC contained in this report were reviewed and validated by the following individual(s).

Cristina Carriere, Scientific Services



Ewa Pranjic, M.Sc., C.Chem, Scientific Specialist

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Maxxam
A Bureau Veritas Group Company

Your P.O. #: 2076-002.03
Your Project #: 2076-002.03
Your C.O.C. #: 67374

Attention:Trevor Janzen

Hemmera Envirochem Inc
1540 Cornwall Road
Suite 104
Oakville, ON
CANADA L6J 7W5

Report Date: 2017/04/25
Report #: R4437453
Version: 2 - Revision

CERTIFICATE OF ANALYSIS – REVISED REPORT

MAXXAM JOB #: B774694
Received: 2017/04/13, 14:04

Sample Matrix: Water
Samples Received: 1

Analyses	Quantity	Date Extracted	Date Analyzed	Laboratory Method	Reference
Petroleum Hydro. CCME F1 & BTEX in Water	1	N/A	2017/04/19	CAM SOP-00315	CCME PHC-CWS m
Petroleum Hydrocarbons F2-F4 in Water (1)	1	2017/04/20	2017/04/20	CAM SOP-00316	CCME PHC-CWS m

Remarks:

Maxxam Analytics' laboratories are accredited to ISO/IEC 17025:2005 for specific parameters on scopes of accreditation. Unless otherwise noted, procedures used by Maxxam are based upon recognized Provincial, Federal or US method compendia such as CCME, MDDELCC, EPA, APHA.

All work recorded herein has been done in accordance with procedures and practices ordinarily exercised by professionals in Maxxam's profession using accepted testing methodologies, quality assurance and quality control procedures (except where otherwise agreed by the client and Maxxam in writing). All data is in statistical control and has met quality control and method performance criteria unless otherwise noted. All method blanks are reported: unless indicated otherwise, associated sample data are not blank corrected.

Maxxam Analytics' liability is limited to the actual cost of the requested analyses, unless otherwise agreed in writing. There is no other warranty expressed or implied. Maxxam has been retained to provide analysis of samples provided by the Client using the testing methodology referenced in this report. Interpretation and use of test results are the sole responsibility of the Client and are not within the scope of services provided by Maxxam, unless otherwise agreed in writing.

Solid sample results, except biota, are based on dry weight unless otherwise indicated. Organic analyses are not recovery corrected except for isotope dilution methods.
Results relate to samples tested.

Reference Method suffix "m" indicates test methods incorporate validated modifications from specific reference methods to improve performance.

* RPDs calculated using raw data. The rounding of final results may result in the apparent difference.

(1) All CCME PHC results met required criteria unless otherwise stated in the report. The CWS PHC methods employed by Maxxam conform to all prescribed elements of the reference method and performance based elements have been validated. All modifications have been validated and proven equivalent following "Alberta Environment's Interpretation of the Reference Method for the Canada-Wide Standard for Petroleum Hydrocarbons in Soil Validation of Performance-Based Alternative Methods September 2003". Documentation is available upon request. Modifications from Reference Method for the Canada-wide Standard for Petroleum Hydrocarbons in Soil-Tier 1 Method: F2/F3/F4 data reported using validated cold solvent extraction instead of Soxhlet extraction.

Your P.O. #: 2076-002.03
Your Project #: 2076-002.03
Your C.O.C. #: 67374

Attention:Trevor Janzen

Hemmera Envirochem Inc
1540 Cornwall Road
Suite 104
Oakville, ON
CANADA L6J 7W5

Report Date: 2017/04/25
Report #: R4437453
Version: 2 - Revision

CERTIFICATE OF ANALYSIS – REVISED REPORT

MAXXAM JOB #: B774694
Received: 2017/04/13, 14:04

Encryption Key Ema Gitej
Ema Gitej
Senior Project Manager
25 Apr 2017 11:54:32

Please direct all questions regarding this Certificate of Analysis to your Project Manager.
Ema Gitej, Senior Project Manager
Email: EGitej@maxxam.ca
Phone# (905)817-5829

==========

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Maxxam Job #: B774694
Report Date: 2017/04/25

Hemmera Envirochem Inc
Client Project #: 2076-002.03
Your P.O. #: 2076-002.03
Sampler Initials: JAB

O.REG 153 PETROLEUM HYDROCARBONS (WATER)

Maxxam ID			EFF028		
Sampling Date			2017/04/13 12:30		
COC Number			67374		
	UNITS	Criteria	MW4	RDL	QC Batch
BTEX & F1 Hydrocarbons					
Benzene	ug/L	**430**	<0.20	0.20	4945762
Toluene	ug/L	**18000**	<0.20	0.20	4945762
Ethylbenzene	ug/L	**2300**	<0.20	0.20	4945762
o-Xylene	ug/L	-	<0.20	0.20	4945762
p+m-Xylene	ug/L	-	<0.40	0.40	4945762
Total Xylenes	ug/L	**4200**	<0.40	0.40	4945762
F1 (C6-C10)	ug/L	**750**	<25	25	4945762
F1 (C6-C10) - BTEX	ug/L	**750**	<25	25	4945762
F2-F4 Hydrocarbons					
F2 (C10-C16 Hydrocarbons)	ug/L	**150**	<100	100	4947293
F3 (C16-C34 Hydrocarbons)	ug/L	**500**	<200	200	4947293
F4 (C34-C50 Hydrocarbons)	ug/L	**500**	<200	200	4947293
Reached Baseline at C50	ug/L	-	Yes		4947293
Surrogate Recovery (%)					
1,4-Difluorobenzene	%	-	104		4945762
4-Bromofluorobenzene	%	-	96		4945762
D10-Ethylbenzene	%	-	108		4945762
D4-1,2-Dichloroethane	%	-	97		4945762
o-Terphenyl	%	-	100		4947293

RDL = Reportable Detection Limit

QC Batch = Quality Control Batch

Criteria: Ontario Reg. 153/04 (Amended April 15, 2011)
Table 3: Full Depth Generic Site Condition Standards in a Non-Potable Ground Water
Condition
Non- Potable Ground Water - All Types of Property Uses - Medium and Fine Texture Soil

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Maxxam Job #: B774694
Report Date: 2017/04/25

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TEST SUMMARY

Maxxam ID: EFF028
Sample ID: MW4
Matrix: Water

Collected: 2017/04/13
Shipped:
Received: 2017/04/13

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Petroleum Hydro. CCME F1 & BTEX in Water	HSGC/MSFD	4945762	N/A	2017/04/19	Wenhui (Susie) Shi
Petroleum Hydrocarbons F2-F4 in Water	GC/FID	4947293	2017/04/20	2017/04/20	Margaret Kulczyk-Stanko

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GENERAL COMMENTS

Each temperature is the average of up to three cooler temperatures taken at receipt

Package 1	10.3°C

Revised report (2017/04/25): Criteria is included as requested.

Results relate only to the items tested.

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QUALITY ASSURANCE REPORT

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			Matrix Spike		SPIKED BLANK		Method Blank		RPD	
QC Batch	Parameter	Date	% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
4945762	1,4-Difluorobenzene	2017/04/19	101	70 - 130	101	70 - 130	100	%		
4945762	4-Bromofluorobenzene	2017/04/19	100	70 - 130	100	70 - 130	97	%		
4945762	D10-Ethylbenzene	2017/04/19	101	70 - 130	100	70 - 130	102	%		
4945762	D4-1,2-Dichloroethane	2017/04/19	98	70 - 130	99	70 - 130	99	%		
4947293	o-Terphenyl	2017/04/20	102	60 - 130	99	60 - 130	97	%		
4945762	Benzene	2017/04/19	93	70 - 130	92	70 - 130	<0.20	ug/L		
4945762	Ethylbenzene	2017/04/19	106	70 - 130	105	70 - 130	<0.20	ug/L		
4945762	F1 (C6-C10) - BTEX	2017/04/19					<25	ug/L	NC	30
4945762	F1 (C6-C10)	2017/04/19	73	70 - 130	93	70 - 130	<25	ug/L	NC	30
4945762	o-Xylene	2017/04/19	111	70 - 130	110	70 - 130	<0.20	ug/L		
4945762	p+m-Xylene	2017/04/19	98	70 - 130	98	70 - 130	<0.40	ug/L		
4945762	Toluene	2017/04/19	98	70 - 130	97	70 - 130	<0.20	ug/L		
4945762	Total Xylenes	2017/04/19					<0.40	ug/L		
4947293	F2 (C10-C16 Hydrocarbons)	2017/04/20	106	50 - 130	108	60 - 130	<100	ug/L	NC	30
4947293	F3 (C16-C34 Hydrocarbons)	2017/04/20	101	50 - 130	99	60 - 130	<200	ug/L	NC	30
4947293	F4 (C34-C50 Hydrocarbons)	2017/04/20	102	50 - 130	99	60 - 130	<200	ug/L	NC	30

Duplicate: Paired analysis of a separate portion of the same sample. Used to evaluate the variance in the measurement.

Matrix Spike: A sample to which a known amount of the analyte of interest has been added. Used to evaluate sample matrix interference.

Spiked Blank: A blank matrix sample to which a known amount of the analyte, usually from a second source, has been added. Used to evaluate method accuracy.

Method Blank: A blank matrix containing all reagents used in the analytical procedure. Used to identify laboratory contamination.

Surrogate: A pure or isotopically labeled compound whose behavior mirrors the analytes of interest. Used to evaluate extraction efficiency.

NC (Duplicate RPD): The duplicate RPD was not calculated. The concentration in the sample and/or duplicate was too low to permit a reliable RPD calculation (absolute difference <= 2x RDL).

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VALIDATION SIGNATURE PAGE

The analytical data and all QC contained in this report were reviewed and validated by the following individual(s).

Brad Newman, Scientific Specialist

Maxxam has procedures in place to guard against improper use of the electronic signature and have the required "signatories", as per section 5.10.2 of ISO/IEC 17025:2005(E), signing the reports. For Service Group specific validation please refer to the Validation Signature Page.

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