



V. A. WOOD ASSOCIATES LIMITED

CONSULTING GEOTECHNICAL ENGINEERS

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*PHASE I ENVIRONMENTAL SITE ASSESSMENT
100 McKAY STREET
CANNINGTON, ONTARIO*

Ref. No. 0330E-18-1

February 2018

Prepared for:

*Durham Region Non-Profit Housing Corporation
c/o SHS Consulting
70 East Beaver Creek Road, Unit 30
Richmond Hill, ON
L4B 3B2*

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1.0 EXECUTIVE SUMMARY

V.A. Wood Associates Limited conducted a Phase I Environmental Site Assessment of a property located at No. 100 McKay Street in Cannington, Ontario. The purpose of this study was to reveal the environmental conditions of the site. The property is zoned as Community Facility and is proposed to be developed for a seniors residence.

The 2± hectare property is presently vacant. Archive aerial photographs and ownership records indicated that the property was vacant prior to 1982 when the original school building was constructed. A portable addition was subsequently built on the north side, and this was removed by 2016. The main building was removed in 2017 and the site had since remained vacant.

The adjacent properties are occupied by vacant/cultivated land in the north and east, and by a strip of vacant land then residential dwellings in the south and west. Offsite contamination from these adjacent properties is not suspected. There are no retail fuel outlets or auto service shops within 100 m from the site.

Based on the available information, there are no potentially contaminating activities or areas of potential environmental concern on the property. The environmental condition of the property is considered to be satisfactory.

2.0 INTRODUCTION

2.1 *Legal Description and Location*

The property is legally described being Part of Lot 21, Concession 12, Township of Brock, Regional Municipality of Durham. The full description of the property is shown on the parcel register. The street address of the property is 100 McKay Street. Copies of the survey plan, parcel register and ownership history are given in Appendix 'A'.

Geographically the subject property is located on the north side at the east end of McKay Street, and is about 350 m to the east of Laidlaw Street (18th Sideroad). The approximate area of the property is 2± hectares and it has a frontage of 15± m on the northeast side of McKay Street. Refer to the Location Plan in Enclosure 1 and the Site Plan in Enclosure 2.

2.2 *Client Information*

V.A. Wood Associates was retained by Durham Region Non-Profit Housing Corporation c/o SHS Consulting with address of 70 East Beaver Creek Road, Unit 30, Richmond Hill, ON, L4B 3B2, to conduct a Phase I Environmental Site Assessment of the property. The purpose of the study was to identify any potential sources and locations of environmental contamination based on past and present uses of the property and adjacent properties. The property is presently owned by Durham Region Non-Profit Housing Corporation and is proposed to be developed for a seniors residence.

3.0 SCOPE OF INVESTIGATION

The Phase I Site Assessment was conducted in accordance with the requirements of the Environmental Protection Act and Ontario Reg. 153/04, Part XV.I of the Act. Conclusions regarding environmental conditions are based on the information gathered by 1) visual inspection of the site and the adjacent properties, 2) review of historical records, 3) compliance records from regulatory agencies and, 4) property ownership history.

4.0 RECORDS REVIEW

4.1 General

4.1.1 Phase I Study Area Determination

The property is presently vacant and was previously occupied by a school. The adjacent properties to the south and west include a strip of vacant land then residential dwellings, and vacant or cultivated land to the north and east.

4.1.2 Fire Insurance Maps

Fire insurance maps were requested from Opta Enviroscan. The only available record was a fire map in 1925 and this only covers the area to the southwest of the site (from Adelaide to St. John Sts. in the west and from McKay and Munro Sts. in the south). This map showed that the area was occupied by residential dwellings and two churches, and did not show any buried fuel tanks within the mapping area. The Opta report is given in Appendix 'C'.

4.1.3 First Developed Use Determination

Archive aerial photographs and ownership records indicate that the first developed use of the property was for a school building, which was likely built in 1982 (removed in 2017).

4.1.4 Chain of Title

A review of records at the Durham Region Land Title and Registry Office indicates that the property has the following ownership record:

<i>Date</i>	<i>Registered Owner</i>
<i>July 24, 1950</i>	<i>William Carmen Lee</i>
<i>January 18, 1963</i>	<i>James & Marian Jewel</i>
<i>November 21, 1974</i>	<i>Toner Limited, Mod-Aire Homes Limited</i>
<i>July 22, 1982</i>	<i>The Durham Board of Education</i>
<i>November 29, 2011</i>	<i>Durham District School Board</i>
<i>December 13, 2016</i>	<i>Durham Region Non-Profit Housing Corporation</i>

4.1.5 Environmental Reports

There are no known environmental reports for the subject property.

4.2 Environmental Source Information

4.2.1 Municipal

The Township of Brock Zoning By-Law and Official Plan were accessed on line. Plate 'A4' (Cannington) of the by-law shows that the property has a Community Facility (CF) zoning. Map 2-A (Cannington Urban Area) of the Official Plan shows that the southern half of the

site is within a residential land use area and the northern half is open space. The zoning map and land use map are shown in Appendix 'D'.

4.2.2 Provincial

The Ministry of Environment and Energy (MOE) registries of active and closed landfills, and former coal gasification sites have been accessed. There are no active and closed landfills, and former coal gasification sites at and within 250 m from the property.

The bedrock geology map of Southern Ontario of the Ontario Division of Mines was reviewed. Map 2254 (Paleozoic Geology of Southern Ontario) shows the bedrock in the area to be comprised of limestone of the Lindsay Formation of Middle Ordovician age.

4.2.3 ERIS Report

A database report was obtained from Ecolog ERIS for the area within 250 m radius of the property. There are no records for the subject property in the database. The ERIS report is given in Appendix 'E'.

The only records within the 250 m search radius include environmental compliance approvals for municipal and private sewage works farther to the west of the site in 2001 and 2009, and a waste generators registration for Brock Community Health Centre located at 64 Cameron St. E for pharmaceutical and pathological wastes. There are no records of water wells and fuel storage tanks in the database.

The were three unplottable records of spills as follows; a) from a Shell station (diesel fuel to parking lot) in 1993; b) within a private residence (furnace oil to soil) in 1993; and c) by a paving company (asphalt emulsion to ditch) in 2007. All of these were located on Regional Road 12 (Cameron St.) and appear to be farther to the southwest of the site.

4.3 Physical Setting Sources

4.3.1 Aerial Photographs

Archive aerial photographs at a scale of between 1:15,000 to 1:50,000 were obtained from Ecolog ERIS, and the Google Earth website was accessed on-line for recent aerial photography. The area showing the site and vicinity are shown in Appendix 'F'. The information gleaned from the photographs are summarized as follows:

<i>Date of Photography</i>	<i>Approx. Scale</i>	<i>Information Gleaned for the Site and the Immediate Surrounding Properties</i>
<i>1927</i>	<i>1:15,000</i>	<i>The property and the adjacent properties to the north, east and west were vacant at this time and appeared to be cultivated. McKay St. had not extended to the site and Adelaide St. extended only to McKay St. The properties to the south were occupied by residential dwellings.</i>
<i>1959</i>	<i>1:30,000</i>	<i>The property and the adjacent properties to the north, east and west were still vacant at this time and appeared to be cultivated. McKay St. appeared to have extended to the site, but Adelaide St. still extended only up to McKay St. The properties to the south were occupied by residential dwellings.</i>

1981	1:50,000	<i>The property and the adjacent properties to the north, east and a narrow strip to the west were vacant and appeared to be cultivated. Adelaide St. had extended to the north of McKay St. and houses had existed on both sides of the road. The properties to the south of the site were occupied by residential dwellings.</i>
2005 to 2016 Google Earth	accessed on-line	<i>By 2005 until 2012, a rectangular school building had occupied the property and there were paved areas around the building. By 2016 only the southern main school building remained, and the site of the former addition had been paved. There appeared to be no significant changes on the use of the adjacent properties during this period.</i>

4.3.2 Topography, Hydrology and Geology

The topography on the property and the surrounding area is generally flat. The Ontario topographic map of the area is shown in Appendix 'E'. Beaverton River meanders northerly about 150 m to the east of the site. The paleozoic geology map shows that the area is underlain by limestone bedrock.

4.3.3 Fill Materials

No significant fill is suspected on the property. Dumping on the property is not suspected.

4.3.4 Water Bodies and Areas of Natural Significance

The nearest water body is the northerly flowing Beaverton River, which meanders about 150 m to the south and east, then farther north of the site. The zoning map shows that the river

and adjacent areas are zoned as Environmental Protection. There are no environmental protection areas on the property and the adjacent properties.

4.4 Site Operating Records

There were no operating records available for this site.

5.0 INTERVIEWS

There were no interviews carried out during this assessment.

6.0 SITE RECONNAISSANCE

6.1 General Requirements

A visual inspection of the property and the exterior of the adjacent properties was carried out on February 6, 2018 by Rene Quiambao. The weather was cloudy and the ground surface was covered with a thick blanket of snow during the inspection, which lasted for about half an hour. The observations made during the inspection are given on the checklist in Appendix 'B' and photographs of the site are shown on Enclosure 3.

6.2 Specific Observations at the Property

6.2.1 Building and Open Areas

The property was vacant and likely to be overgrown in places with grass (Enclosure 3). There were some trees along the northern and eastern perimeter and on the southwest corner of the site.

6.2.2 Above Ground and Underground Storage Tanks

There are no above ground fuel storage tanks at the site, and underground storage tanks are not suspected to be present.

6.2.3 Liquid Effluent and Site Run-Off

There no liquid effluent leaving the site. Run-off is likely drained through the natural environment.

6.3 Observations at the Adjacent Properties

The adjacent properties are occupied by residential dwelling to the south and west, and vacant land to the north and east. Details of the land use, topography and occupants of the adjacent properties are given on the Phase I Site Assessment Checklist in Appendix 'B'.

The properties to the north and east are vacant land, and are likely to be cultivated. These areas, along with the norther and eastern two-thirds of the subject property, are located inside the LSRCA flood line. Farther to the east is Beaverton River.

To the south is a strip of vacant land, then residential dwellings fronting Cameron Street East.

To the west is a strip of vacant land, then residential dwellings fronting Adelaide Street. To the southwest is the east end of McKay Street.

Offsite contamination from these adjacent properties is not suspected.

There are no retail fuel outlets, auto service shops, or commercial areas presently existing within 100 m from the property.

6.4 Investigations

A geotechnical investigation was carried out by V A Wood Associates in November 1981 for the then proposed school building. Four boreholes were put down on the west side of the site and encountered a surficial layer of topsoil, 250 to 300 mm thick, underlain by native deposits of compact to very dense clayey sand till and silty sand till. The groundwater table was located at a depth of between 2 and 3 m below grade. The location and logs of the boreholes are shown in Appendix 'F'.

7.0 REVIEW AND EVALUATION OF INFORMATION

7.1 *Current and Past Uses*

Based on the available information, the current and past uses of the property are summarized in the following table:

<i>Period</i>	<i>Use of the Property</i>
<i>Prior to 1982</i>	<i>The property and vacant and likely to be cultivated.</i>
<i>1982 to 2016</i>	<i>The property was occupied by a school. The main building was built on the southwest side in 1982 and an later addition was built on the north side. The east side of the site was used as a playing field. The addition was removed by 2016.</i>
<i>2017 to Present</i>	<i>The main building was removed in 2017 and the property has since remained vacant.</i>

7.2 *Potentially Contaminating Activities and Areas of Potential Environmental Concern*

Based on the available information there are no potentially contaminating activities and areas of potential environmental concern within the property.

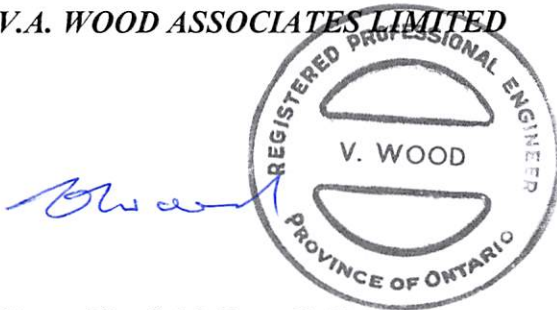
8.0 CONCLUSIONS

Based on the review of the available information the environmental condition of the subject property is considered to be satisfactory.

The findings and conclusions in this report are subject to the Statement of Limitations presented on Appendix 'G'.

I hereby confirm that the foregoing Phase I Environmental Site Assessment was carried out under my supervision, and the assessment of the findings and the conclusions in the report were based on these findings and my professional judgement.

V.A. WOOD ASSOCIATES LIMITED



*Victor Wood, M. Eng., P. Eng.
(Qualified Person)*

9.0 REFERENCES

Ecolog ERIS. Standard Report, 100 McKay St., Brock, ON. February 6, 2018.

ERIS archive aerial photographs, 1927, 1959 and 1981.

Google Earth aerial photographs (accessed on-line).

Ontario Division of Mines. Paleozoic Geology of Southern Ontario, Map 2254, 1972.

Opta Enviroscan. 1925 Fire Map, Cannington.

Records from the Durham Region Land Title and Registry Office.

Township of Brock Zoning By-Law and Official Plan (accessed on-line).

V A Wood Associates Limited. Geotechnical Investigation, Proposed School, Cannington, Ontario. Ref. No. 330-1-9. Prepared for Durham Board of Education. November 1981.

A P P E N D I X ' A '

*Survey Plan, Parcel Register and
Ownership History*

PLAN OF SURVEY OF
PART OF LOT 21
CONCESSION 12
(FORMERLY VILLAGE OF CANNINGTON)
TOWNSHIP OF BROCK
REGIONAL MUNICIPALITY OF DURHAM

SCALE 1:400

© COPYRIGHT
ertl surveyors 2017
Ontario Land Surveyors

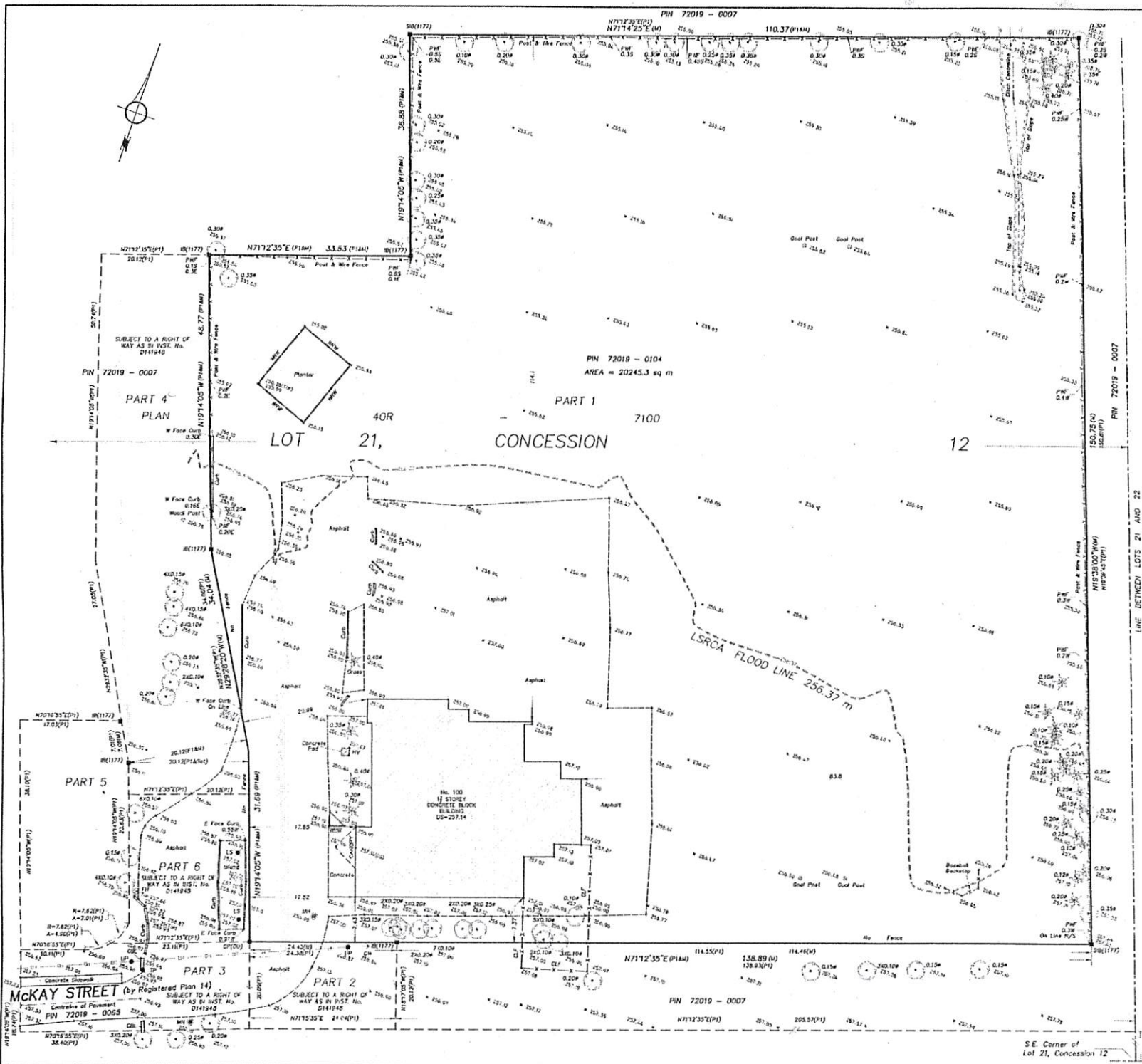
Part 2: Report
TOGETHER WITH A RIGHT OF WAY OVER PARTS 2,3,4, AND 6,
PLAN 40R-7100 AS IN INST. No. 0141948 AS SHOWN HEREON,
FENCES AS SHOWN.
SURVEY PREPARED FOR GINO NATALE

Bearing note
BEARINGS HEREON ARE UTM GRID, DERIVED FROM GPS REAL TIME
NETWORK OBSERVATIONS IN NAD83 (CSRS) (2010.0) AND ARE
REFERRED TO THE CENTRAL MERIDIAN OF UTM ZONE 17,
LONGITUDE 81°W.
FOR BEARING COMPARISONS A COUNTER-CLOCKWISE ROTATION
OF 01°22'05" WAS APPLIED TO BEARINGS SHOWN ON THE PLANS
IN THE LEGEND.

Metric
DISTANCES ARE IN METRES AND CAN BE CONVERTED
TO FEET BY DIVIDING BY 0.3048.

Benchmark
ELEVATIONS ARE GEODETIC AND REFERRED TO THE B.M. No.
VA155, ELEVATION = 255.875 m

- Legend
- DENOTES SURVEY MONUMENT FOUND
 - ISB DENOTES SURVEY MONUMENT SET
 - IDB DENOTES STANDARD IRON BAR
 - IB DENOTES IRON BAR
 - CP DENOTES CONCRETE PIP
 - P1 DENOTES PLAN 40R-7100
 - 1177 DENOTES A. H. HEYWOOD INC., O.L.S.
 - OU DENOTES ORIGIN UNKNOWN
 - LSRCA DENOTES LAKE SIMCOE
 - N.S.E.W DENOTES REGION CONSERVATION AUTHORITY
 - N DENOTES NORTH, SOUTH, EAST, WEST
 - DS DENOTES DOOR SILL
 - CLF DENOTES CHAIN LINK FENCE
 - PNF DENOTES POST & WIRE FENCE
 - WRW DENOTES WOOD RETAINING WALL
 - CBL DENOTES CONCRETE BLOCK
 - OH- DENOTES OVERHEAD UTILITY WIRES
 - PH DENOTES FIRE HYDRANT
 - W DENOTES WIRE
 - LS DENOTES LIGHT STANDARD
 - HY DENOTES HYDRO VAULT
 - TP DENOTES TRAFFIC SIGN POLE
 - MH DENOTES MAINTENANCE HOLE
 - UP DENOTES UTILITY POLE
 - DT DENOTES DECIDUOUS TREE W/TRUNK DIAMETER
 - CT DENOTES CONIFEROUS TREE W/TRUNK DIAMETER



LINE BETWEEN LOTS 21 AND 22

ASSOCIATION OF ONTARIO
LAND SURVEYORS
PLAN SUBMISSION FORM
2007605

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

Surveyor's Certificate
I CERTIFY THAT:
1. THIS SURVEY AND PLAN ARE CORRECT AND IN ACCORDANCE
WITH THE SURVEYS ACT, THE SURVEYORS ACT AND THE
REGULATIONS MADE UNDER THEM.
2. THE SURVEY WAS COMPLETED ON THE 2ND DAY OF FEBRUARY,
2017
Date April 21st, 2017
Lawrence O. Ertl
Ontario Land Surveyor

ertl surveyors
Ontario Land Surveyors
www.es-ols.com
1234 REID STREET, UNIT 10, RICHMOND HILL, ONT L4B 1C1
TELEPHONE (905) 731-7534 FAX (905) 731-7532 (CALL 866-969-65.com
DRAWING: 17026-Mckay100-TB.DWG PROJECT: 17029
CALC. BY GIKY, DRAWN BY BH, CHECKED BY GT/LA

S.E. Corner of
Lot 21, Concession 12

PROPERTY DESCRIPTION: PT LT 21 CON 12 BROCK PT 1, 40R7100; T/W D141948 ; BROCK

PROPERTY REMARKS:

ESTATE/QUALIFIER:
FEE SIMPLE
LT CONVERSION QUALIFIED

RECENTLY:
FIRST CONVERSION FROM BOOK

PIN_CREATION_DATE:
1999/06/21

OWNERS' NAMES
DURHAM REGION NON-PROFIT HOUSING CORPORATION

CAPACITY SHARE

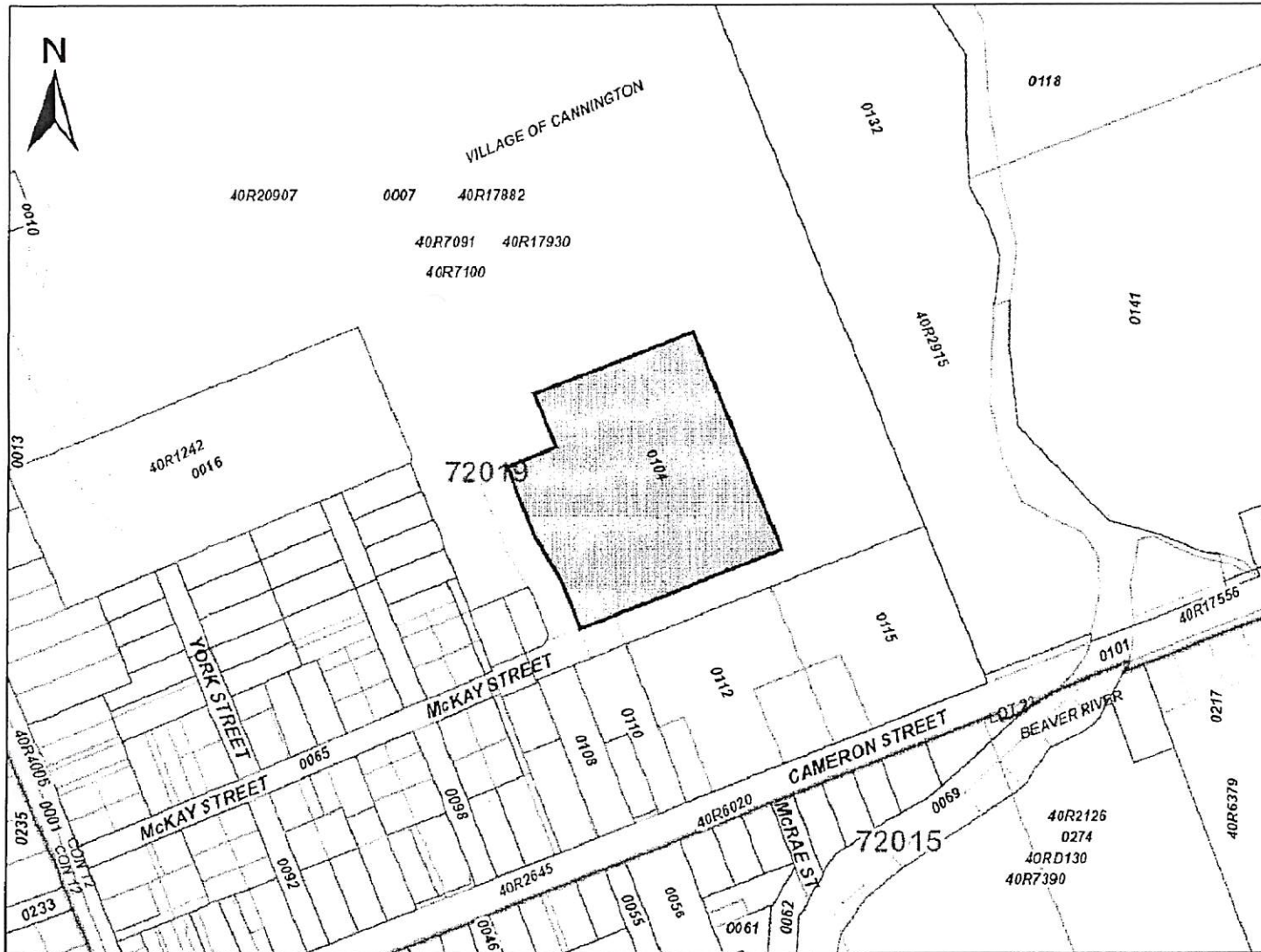
REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/CHKD
<p>**EFFECTIVE 2000/07/29 THE NOTATION OF THE "BLOCK IMPLEMENTATION DATE" OF 1999/06/21 ON THIS PIN**</p> <p>**WAS REPLACED WITH THE "PIN CREATION DATE" OF 1999/06/21**</p> <p>** PRINTOUT INCLUDES ALL DOCUMENT TYPES AND DELETED INSTRUMENTS SINCE 1999/06/18 **</p> <p>**SUBJECT, ON FIRST REGISTRATION UNDER THE LAND TITLES ACT, TO:</p> <p>** SUBSECTION 44(1) OF THE LAND TITLES ACT, EXCEPT PARAGRAPH 11, PARAGRAPH 14, PROVINCIAL SUCCESSION DUTIES</p> <p>** AND ESCHEATS OR FORFEITURE TO THE CROWN.</p> <p>** THE RIGHTS OF ANY PERSON WHO WOULD, BUT FOR THE LAND TITLES ACT, BE ENTITLED TO THE LAND OR ANY PART OF</p> <p>** IT THROUGH LENGTH OF ADVERSE POSSESSION, PRESCRIPTION, MISDESCRIPTION OR BOUNDARIES SETTLED BY</p> <p>** CONVENTION.</p> <p>** ANY LEASE TO WHICH THE SUBSECTION 70(2) OF THE REGISTRY ACT APPLIES.</p> <p>**DATE OF CONVERSION TO LAND TITLES: 1999/06/21 **</p>						
C0263178	1974/11/21	AGREEMENT		*** COMPLETELY DELETED ***		
40R7091	1982/07/12	PLAN REFERENCE				C
40R7100	1982/07/19	PLAN REFERENCE				C
D141948	1982/07/22	TRANSFER		*** COMPLETELY DELETED ***	THE DURHAM BOARD OF EDUCATION	
DR1045531	2011/11/29	APL CH NAME OWNER		*** COMPLETELY DELETED *** THE DURHAM BOARD OF EDUCATION	DURHAM DISTRICT SCHOOL BOARD	
DR1305684	2014/10/06	APL (GENERAL)		*** COMPLETELY DELETED *** MOD-AIRE HOMES LIMITED TONOR LIMITED		

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

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

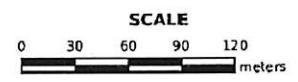
REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
		REMARKS: DELETE CO263178				
DR1548512	2016/12/13	TRANSFER	\$100	DURHAM DISTRICT SCHOOL BOARD	DURHAM REGION NON-PROFIT HOUSING CORPORATION	C
DR1646084	2017/10/12	NOTICE	\$2	THE REGIONAL MUNICIPALITY OF DURHAM		C
DR1654763	2017/11/07	CHARGE	\$7,500,000	DURHAM REGION NON-PROFIT HOUSING CORPORATION	THE REGIONAL MUNICIPALITY OF DURHAM	C

NOTE: ADJOINING PROPERTIES SHOULD BE INVESTIGATED TO ASCERTAIN DESCRIPTIVE INCONSISTENCIES, IF ANY, WITH DESCRIPTION REPRESENTED FOR THIS PROPERTY.
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PROPERTY INDEX MAP DURHAM(No. 40)

LEGEND

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

THIS IS NOT A PLAN OF SURVEY

NOTES

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

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

FOR DIMENSIONS OF PROPERTIES BOUNDARIES SEE RECORDED PLANS AND DOCUMENTS

ONLY MAJOR EASEMENTS ARE SHOWN

REFERENCE PLANS UNDERLYING MORE RECENT REFERENCE PLANS ARE NOT ILLUSTRATED



CHAIN OF TITLELOT 21 CONCESSION 12 TOWNSHIP OF BRADY

3498 JULY 24/1950
LEE, WILLIAM CARMEN

108973 JAN 18/1963
JEWELL, JAMES
JEWELL, MARIAN V

263177 NOV 21/1974
TONER LIMITED
MOO-AIRE HOMES LIMITED

0141948 JULY 22/1982
THE DURHAM BOARD OF EDUCATION

DR1045531 NOV 29/2011
DURHAM DISTRICT SCHOOL BOARD

DR1548512 DEC 13/2016
DURHAM REGION NON-PROFIT
HOUSING CORPORATION

A P P E N D I X ' B '

Site Inspection Checklist

PHASE I SITE ASSESSMENT INSPECTION CHECKLISTS

GENERAL INFORMATION:

Property Name: Vacant Property

Street Address: 100 McKay Street, Cambridge

Mailing Address: same as above
or: _____

Telephone: () _____ Fax: () _____

Legal Description: Lot Part of Lot 24 Block Con 12 Plan _____

Municipality/Township/County Brook

Township: _____ Region: Durham

Size of Property: 2 ± hectares

Any buildings/Structures on Property? ✓ No Yes: How many? Describe:

1. _____
2. _____
3. _____
4. _____
5. _____

Site Contact (s): _____

Owner/Manager: Durham Region Non-Profit Housing Corp

Date current owner took title: Dec 13, 2016

Prior Owner/Occupants of Property (name, business, dates):

The Durham Board of Education from Aug 22, 1982 / Durham Dist. School Board
from Nov. 29, 2011

Zoning: Current Community Priority (CP) Past _____

What is the most recent business activity at the site?

vacant

(former school building was removed in 2017±)

Site Utilities: electricity: above below ground
 telephone above below ground
 natural gas
 sanitary sewer storm sewer
 municipal water supply
 other: _____
 none

Is the property, or any of the adjacent properties, on a federal, provincial or municipal list of hazardous waste or contaminated sites?

 No Yes _____

Is the property the subject of environmental litigation, regulatory citations or enforcement action?

 No Yes _____

Are there any adverse press reports or complaints on file concerning the property?

 No Yes _____

If a copy of site plan is available, please attach.

Completed by: Rose Quimban Date: February 5, 2018

This checklist, its design, format and test is proprietary of V.A. Wood Associates Limited and is provided solely for the Client's internal use. Distribution outside of the Client's company is prohibited except by express written permission.

SITE EXTERIOR

Uses of Property:

What are/were the past and current uses of the property (C for current; P for past)

~~vacant, developed land~~
 industrial _____
 commercial _____
 recreational _____
 agricultural _____
 natural forest prairie other _____
 residential (school)
 other _____
 unknown _____

Site Characteristics:

Topography

flat land
 hilly terrain
 high elevation
 low elevation
 dry land
 swampy land
 rock
 sloped: slope direction/drainage _____
 evidence of fill _____

Storm Drainage

- well-drained
- naturally drained
- controlled, piped drainage
- controlled, open drainage
- poorly drained: _____

- Receiver: municipal storm sewer
- municipal sanitary sewer
- general environment
- collection pond
- surface water body: _____

Locations of catch basins: _____

Vegetation: Type grass? ground was covered by white snow

Quality of growth _____

Vegetation: (cont.)

Signs of stress or damage _____

Describe the groundkeeping/vegetation management program. List herbicides/pesticides used:

Soils/Surface Description

- | | |
|---|----------------------------------|
| <input type="checkbox"/> rocks | <input type="checkbox"/> sand |
| <input type="checkbox"/> clay | <input type="checkbox"/> silt |
| <input type="checkbox"/> topsoil | <input type="checkbox"/> gravel |
| <input type="checkbox"/> asphalt/concrete | |
| <input type="checkbox"/> other | <input type="checkbox"/> unknown |

Groundwater

Depth to groundwater: _____ ft/m not known

Direction of groundwater flow: _____ estimated _____ not known

Quality of groundwater: _____

Surface Water (on the property) _____ no surface water

Describe: _____

Quality: _____

Is there standing water on the site? _____ no _____ yes

Due to: _____ impervious surfaces _____ subsidence

_____ plugged drainage systems _____ abnormal water table

_____ surface contours

_____ other? _____

Drinking Water Source:

n-a.

_____ Municipal _____ Trucked in - cistern

_____ Well - treated _____ Well - untreated

_____ Surface water-treated _____ Surface water - untreated

Quality: _____

Environmental Risks

Describe any easements on the property (roadways, pipelines), with potential environmental implications

none known

Describe any spills that have occurred on the property. Describe any other known or visible contamination of the soil on the property. (Provide copies of available documentation)

_____ none known

Are there now any underground or above ground storage tanks on the property? (i.e. diesel, gasoline, heating oil, waste oil, propane, septic, other)

no yes (complete Facility Checklists)

Did underground tanks exist on the property in the past? unknown no

yes (describe contents, location, construction specifications, known contamination problems)

If USTs have been removed, describe when/how/by whom/condition at removal - are there any reports available (if so, please enclose a copy)

none removed

Are there any drum storage compounds or bulk loading/storage facilities on the property?

no yes (complete Facility Checklist)

Are there electrical transformers or capacitors on the property which might contains PCBs?

no yes

List chemicals and fuels handled at the site (complete Facility Checklist)

none

List waste dumps, landfills, spoil piles, etc. (complete Facility Checklist)

none

List storage pits, impoundments, lagoons, etc. Describe: size, location, materials of construction, purpose, contents, lining, general conditions, freeboard leaks

none

Describe any excavations, quarries, mounds or pits on the site

 none

Are there any obvious physical signs of contamination on or around the property?

 none

 unnatural soil

 stained soil or concrete

 foul or unusual odors

 vegetation damage

 leachate seepage

 evidence of dumping

 trash/debris

 ash or blackened areas

 oily sheens or discoloration of surface water

 other: _____

Describe: _____

Are wastes incinerated on-site?

 ✓ no

 yes: Describe where, what, how

Describe General Site Housekeeping

 good

 fair

 poor

 n.a.

List portions of the site not seen during the inspection

 The ground was covered with a thick layer of snow

Describe any compliance orders, enforcement actions, citations or suits (i.e. sewer use infraction, remediation of groundwater or soils etc.) Attach documentation.

 none

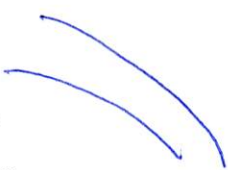
Have any soils been analyzed for any contaminants? _____ Unknown no
_____ yes Describe test results for contaminants

Is there any evidence of soil erosion? _____ no _____ yes: describe where, severity, controls:

Provide, if available, copies of any insurance company audits, internal company audits, previous environmental evaluations, or geotechnical reports.

Ecological Sensitivity

Distance (m) to nearest (within 500m):

- wetland
- flood plain 
- coastal zone
- surface water: Brewerton River ~ 150m to east
- natural habitat of endangered species: _____
- park or recreational or protected area (north half of site is road open space)
(Brewerton River & located ~ 150m to East)
- surface water used as a source of drinking water
- residence adjacent properties to west and southwest
- school
- hospital or nursing home
- other (please specify) _____

Describe the uses of surface and groundwater on the property and by adjacent properties:

Ref. No. 0330E-18-1

Describe any soil, air or water quality monitoring: indicate which are required according to the operating license or approval

Completed by: Nem Quimbas Date: February 6, 2018

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ADJACENT PROPERTIES

North

Land Use

~~vacant, developed land~~
 agricultural: cropland pasture hayland
 commercial
 industrial
 residential
 natural: forest prairie other: _____
 unknown

Roads _____ *none*
Topography _____ *flat*
Drainage _____ *natural*
Soil (disturbance/discoloration) _____ *-*
Tanks _____ *none*
Utilities _____ *none*
Vegetation _____ *grass?*
Springs/seepage _____
Odor _____

Do the adjacent properties have any activities, chemical storage areas, above or underground storage tanks, waste dumps, or other conditions that could affect the subject property?

no unknown
 yes (please specify) _____

Distance (m) to nearest (within 500m):

_____ service or bulk station	<i>none</i>	_____ chemical plant
_____ landfill or dump		_____ heavy manufacturing
_____ liquid storage terminal		_____ railway
_____ other:	_____	

Names of neighboring businesses:

_____ *vacant land (likely to be cultivated)*

ADJACENT PROPERTIES

South

Land Use

_____ vacant, developed land

_____ agricultural: _____ cropland _____ pasture _____ hayland

_____ commercial

_____ industrial

residential

_____ natural: _____ forest _____ prairie _____ other: _____

_____ unknown

Roads _____ *making street (to sew only)*

Topography _____ *flat*

Drainage _____

Soil (disturbance/discoloration) _____

Tanks _____ *possible heating oil tank AST's*

Utilities _____ *bed + hydro on poles*

Vegetation _____ *grass, trees*

Springs/seepage _____

Odor _____

Do the adjacent properties have any activities, chemical storage areas, above or underground storage tanks, waste dumps, or other conditions that could affect the subject property?

no _____ unknown

_____ yes (please specify) _____

Ref. No. 0330E-18-1

Distance (m) to nearest (within 500m):

_____	service or bulk station	<i>now</i>	_____	chemical plant
_____	landfill or dump		_____	heavy manufacturing
_____	liquid storage terminal		_____	railway
_____	other:	_____		

Names of neighboring businesses:

_____ *Residential dwellings fronting Colvonn St. E*

ADJACENT PROPERTIES

East

Land Use

vacant developed land

_____ agricultural: _____ cropland _____ pasture _____ hayland

_____ commercial

_____ industrial

_____ residential

_____ natural: _____ forest _____ prairie _____ other: _____

_____ unknown

Roads _____ *none*

Topography _____ *flat to slightly sloping W to E*

Drainage _____ *natural*

Soil (disturbance/dicoloration) _____

Tanks _____ *none*

Utilities _____ *none*

Vegetation _____ *grass?*

Springs/seepage _____

Odor _____

Do the adjacent properties have any activities, chemical storage areas, above or underground storage tanks, waste dumps, or other conditions that could affect the subject property?

no _____ unknown

_____ yes (please specify) _____

Ref. No. 0330E-18-1

Distance (m) to nearest (within 500m):

_____ service or bulk station	<i>none</i>	_____ chemical plant
_____ landfill or dump		_____ heavy manufacturing
_____ liquid storage terminal		_____ railway
_____ other:	_____	

Names of neighboring businesses:

_____ *vacant land (likely to be cultivated)*

ADJACENT PROPERTIES

West

Land Use

vacant developed land

_____ agricultural: _____ cropland _____ pasture _____ hayland

_____ commercial

_____ industrial

residential *further west*

_____ natural: _____ forest _____ prairie _____ other: _____

_____ unknown

Roads _____ *none, for the west is Adelaide St.*

Topography _____ *flat*

Drainage _____ *natural*

Soil (disturbance/discoloration) _____ *-*

Tanks _____ *possible heating oil ADT's in house*

Utilities _____ *Bell + Hydro on poles*

Vegetation _____ *trees, grass*

Springs/seepage _____

Odor _____

Do the adjacent properties have any activities, chemical storage areas, above or underground storage tanks, waste dumps, or other conditions that could affect the subject property?

no _____ unknown

_____ yes (please specify) _____

Ref. No. 0330E-18-1

Distance (m) to nearest (within 500m):

None

_____ service or bulk station

_____ chemical plant

_____ landfill or dump

_____ heavy manufacturing

_____ liquid storage terminal

_____ railway

_____ other: _____

Names of neighboring businesses:

vacant land, then residential dwellings fronting Adelaide St.

Completed by: *Ken Quinlan*

Date: *February 6, 2018*

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BUILDING/FACILITY INFORMATION

General Information

Building Identification: n.a. bta is vacant

Function: _____

Construction Details:

Year Constructed _____ Builder/Contractor _____

Total Area _____ Number of Storeys/Height _____

Roof Style _____

Roof Surface _____

Exterior Wall Construction _____

Interior Wall Construction _____

Floor Coverings _____

Foundation: _____ slab on grade
_____ dirt/gravel floor
_____ floors below grade: is so, how many? _____
_____ uses: _____
_____ crawl space

Have any major renovations been undertaken on the building/structure? _____ no _____ yes

Describe: _____

Date of Renovations: _____

Are "as built" plans available? _____ yes _____ no

Building Condition: _____ excellent _____ good
_____ fair - describe
_____ poor - describe

Building Systems

n.a. b/c is vacant

Energy Source for Heating: _____ natural gas _____ electricity _____ propane _____ oil
_____ coal _____ other: _____

Heating System: _____ radiant _____ steam/hot water _____ glycol _____ forced air
_____ unit heaters _____ other _____
_____ central _____ rooftop _____ ceiling suspended _____ baseboard

Cooling Tower (s): _____ yes _____ no

Cooling System (s): _____ central _____ room air conditioners _____ none
_____ I _____

Sewage/Wastewater: _____ municipal _____ septic system
_____ treatment system: _____
_____ untreated direct discharge: Receiver: _____
_____ sumps Describe: _____
_____ oil/water interceptors Describe: _____
_____ other Describe: _____

Water Source: _____ well _____ municipal _____ river/lake
_____ cistern/reservoir - Source: _____
_____ other Describe: _____

Security: _____ fenced _____ guards/patrols _____ locked
_____ smoke/fire detection _____ electronic intrusion detection
_____ other Describe: _____

Occupants/Tenants

n.a. hta is vacant

Has or does the property have any of the following occupants?

- | | | |
|--|--|---|
| <input type="checkbox"/> laboratories | <input type="checkbox"/> industrial shops | <input type="checkbox"/> pharmaceuticals |
| <input type="checkbox"/> heavy equipment service | <input type="checkbox"/> petrochemical industries | <input type="checkbox"/> trucks/bus terminals |
| <input type="checkbox"/> wood treating/creosote plant | <input type="checkbox"/> service stations | <input type="checkbox"/> doctors/dentist |
| <input type="checkbox"/> dry cleaners | <input type="checkbox"/> fueling areas | <input type="checkbox"/> chemical industries |
| <input type="checkbox"/> electrical transformer service | <input type="checkbox"/> agricultural pesticides/fertilizers | |
| <input type="checkbox"/> flourescent light ballast manufacturing | | |

Current Occupants/Tenants:

Year: Name: Business:

Environmental Issues

Are there any activities generating nuisance odours and/or noise? no yes

Describe: _____

Does there exist any of the following:

- | | | |
|----------------------------|------------------------------|------------------------------------|
| lead-based paint | <input type="checkbox"/> yes | <input type="checkbox"/> suspected |
| lead pipe | <input type="checkbox"/> yes | <input type="checkbox"/> suspected |
| lead metal sound absorbers | <input type="checkbox"/> yes | <input type="checkbox"/> suspected |
| mercury thermostats | <input type="checkbox"/> yes | <input type="checkbox"/> suspected |
| mercury flourescent lamps | <input type="checkbox"/> yes | <input type="checkbox"/> suspected |
| mercury vapor lamps | <input type="checkbox"/> yes | <input type="checkbox"/> suspected |
| aluminum wiring | <input type="checkbox"/> yes | <input type="checkbox"/> suspected |
| urea-formaldehyde foam | <input type="checkbox"/> yes | <input type="checkbox"/> suspected |

Has the building been surveyed for radon? no yes - Describe results:

n.a. site is vacant

Environmental Inventory

	Yes	No
1) Are there any air emissions other than those from heating appliances?	_____	_____
2) Is asbestos suspected to be present in insulation, siding or roofing?	_____	_____
3) Are any of the following activities performed?	_____	_____
- photo developing or reprographics	_____	_____
- tradeswork such as carpentry , painting or plumbing	_____	_____
- laundry or dry-cleaning	_____	_____
- vehicle servicing	_____	_____
- medical, dental or laboratory facilities	_____	_____
- other chemical using activities	_____	_____
4) Are chemicals, oils or fuels - hazardous or biohazardous wastes stored?	_____	_____
- in containers or drums	_____	_____
- in above ground storage tanks (ASTs)	_____	_____
- in underground storage tanks (USTs)	_____	_____
5) Are there air conditioners, large freezers or chillers, or Halon fire extinguishers?	_____	_____
6) Are there transformers, capacitors, or flourescent light ballasts known or suspected to contain PCB's?	_____	_____
7) Are hazardous waste, oil or waste chemicals generated?	_____	_____
8) Are solid wastes, other than domestic trash, generated?	_____	_____
9) Does wastewater discharge locally (i.e. septic tank, local treatment system?)	_____	_____
10) Are liquid waste streams, other than domestic sewage generated?	_____	_____
11) Has there been reported or did the auditor observe poor indoor human environment?	_____	_____

Complete the supporting checklist with the corresponding number for all YES answers above. Each item on the supporting checklists must be rated as satisfactory (SAT), unsatisfactory (US) or not applicable (N/A).

Completed by: Ken Quiambao Date: February 6, 2018

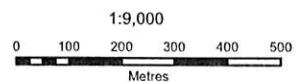
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APPENDIX 'C'

Zoning and Land Use Maps



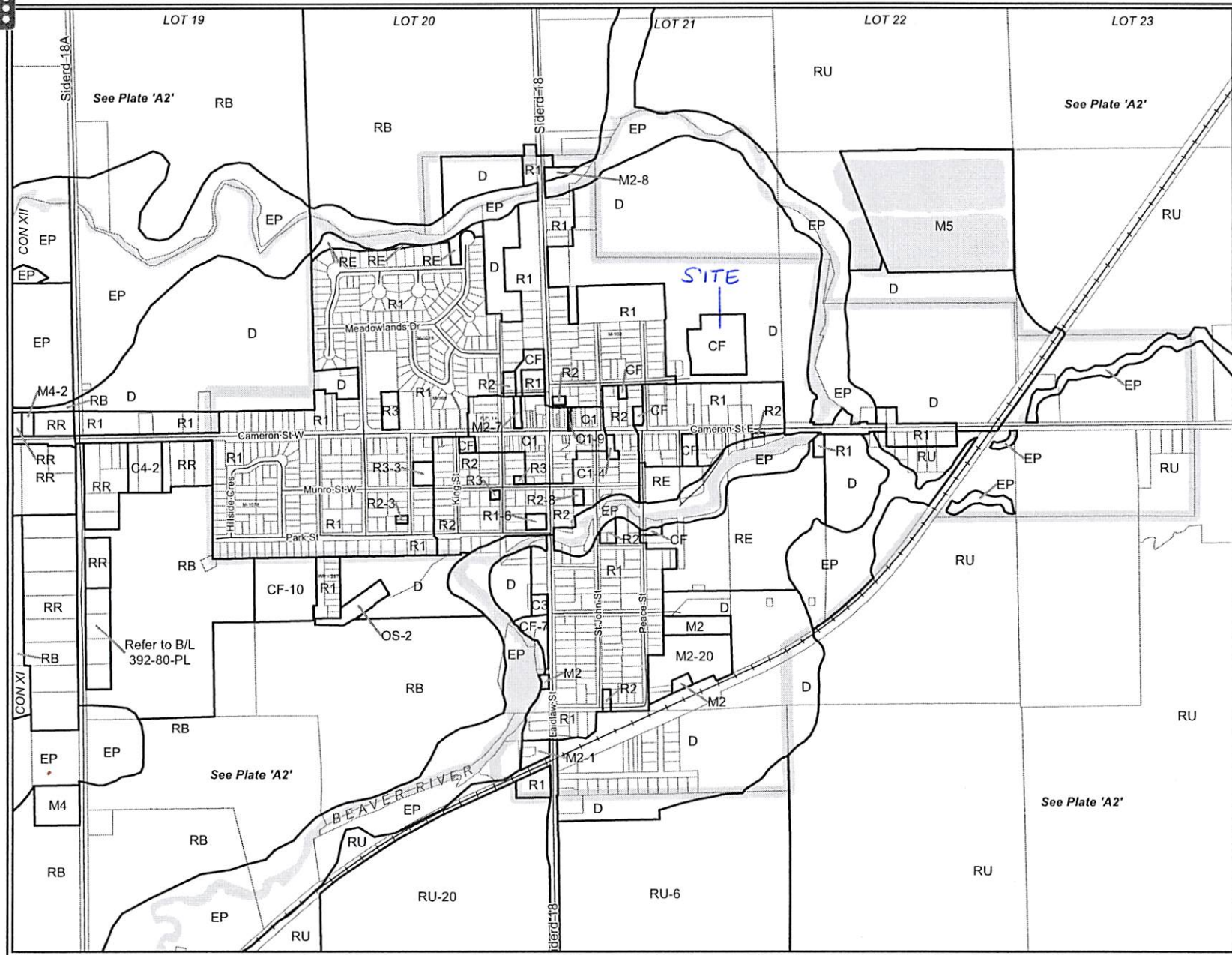
TOWNSHIP OF
BROCK
 ZONING BY-LAW
 Plate 'A4'
 CANNINGTON



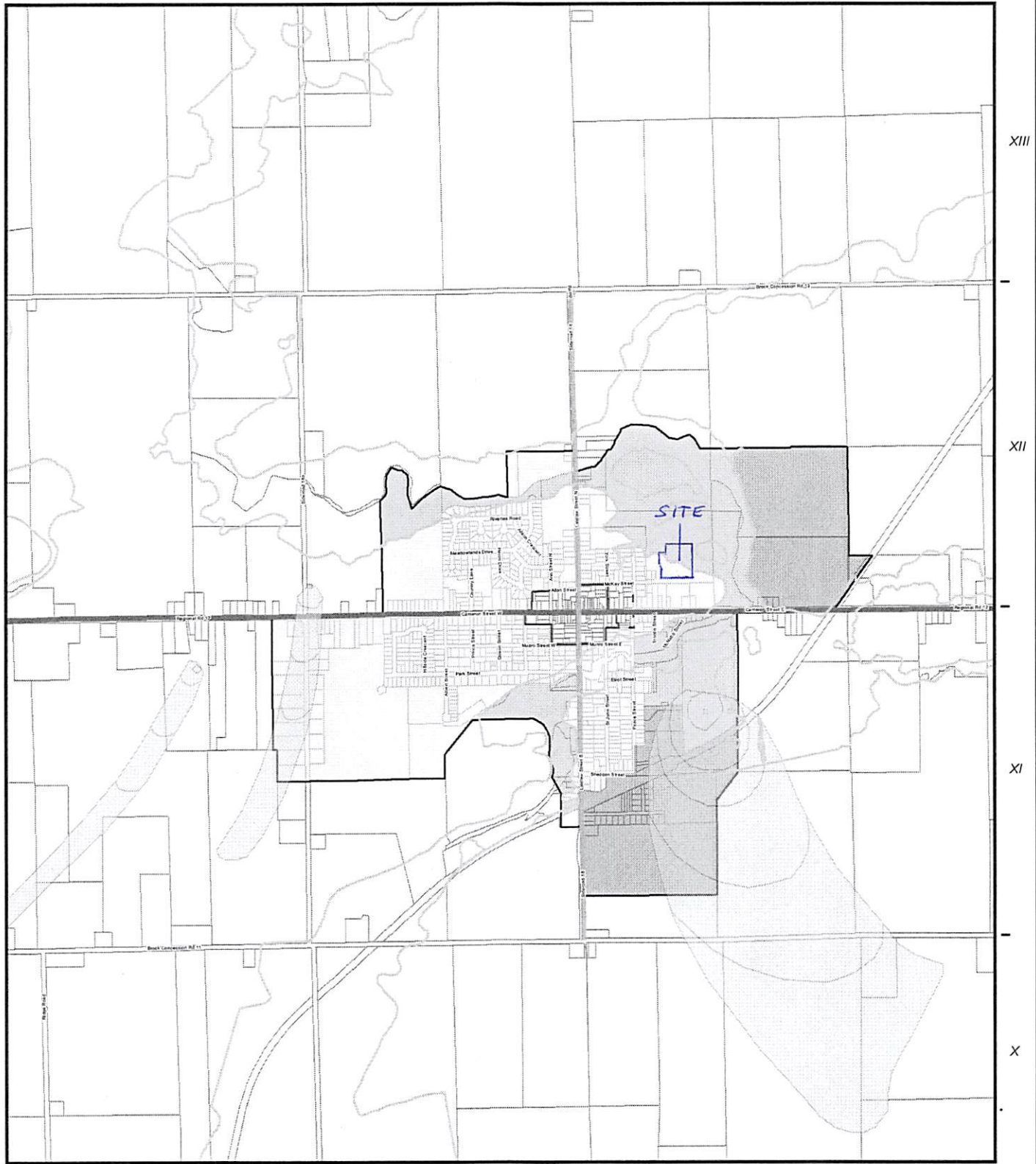
- EP - Environmental Protection
- RE - Recreation
- OS - Open Space
- RU - Rural
- RB - Rural Buffer
- RR - Rural Residential
- HR - Hamlet Residential
- SR - Shoreline Residential
- R1 - Residential Type One
- R2 - Residential Type Two
- R3 - Residential Type Three
- CF - Community Facility
- D - Development
- C1 - General Commercial
- C2 - Local Commercial
- C3 - Special Purpose Commercial
- C4 - Highway Commercial
- HC - Hamlet Commercial
- RC - Resort Commercial
- M1 - Restricted Industrial
- M2 - General Industrial
- M3 - Rural Industrial
- M4 - Extractive Industrial
- M5 - Waste Disposal Industrial



Consolidated December 2016



Map 2-A Cannington Urban Area



- | | | |
|-----------------|---------------------|---------------------------|
| Arterial Road | Assessment Parcels | Regional Centre |
| Collector Road | Brock Wellhead | Regional Centre Expansion |
| Local Road | Urban Area Boundary | Residential Area |
| Floodplain Area | Mixed Use Corridors | Open Space |
| | Employment Area | Utility |

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 DISCLAIMER - This map has been produced from a variety of sources. The Region of Durham does not make any representations concerning the accuracy, likely results, or reliability of the use of the materials. The Region hereby disclaims all representations and warranties. ACKNOWLEDGEMENT - Flood Plain Mapping provided by Lake Simcoe Region Conservation Authority.
 November 28th, 2013

APPENDIX 'D'

ERIS and Opta Reports

ERIS
ENVIRONMENTAL RISK INFORMATION SERVICES



DATABASE REPORT

Project Property: *100 McKay
100 McKay St
Brock ON L0E1E0
0330E*

Project No: *20180131120*

Report Type: *Standard Report*

Order No: *20180131120*

Requested by: *V. A. Wood Assoc. Ltd.*

Date Completed: *February 6, 2018*

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

www.erisinfo.com

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Executive Summary

Property Information:

Project Property: 100 McKay
100 McKay St Brock ON L0E1E0

Project No: 0330E

Coordinates:

Latitude: 44.352831
Longitude: -79.034609
UTM Northing: 4,912,940.68
UTM Easting: 656,637.42
UTM Zone: UTM Zone 17T

Elevation: 836 FT
254.85 M

Order Information:

Order No: 20180131120
Date Requested: January 31, 2018
Requested by: V. A. Wood Assoc. Ltd.
Report Type: Standard Report

Historical/Products:

Aerial Photographs National Collection - Digital (PDF)
Insurance Products Fire Insurance Maps/Inspection Reports/Site Specific Plans

Executive Summary: Report Summary

<i>Database</i>	<i>Name</i>	<i>Searched</i>	<i>Project Property</i>	<i>Within 0.25 km</i>	<i>Total</i>
AAGR	<i>Abandoned Aggregate Inventory</i>	Y	0	0	0
AGR	<i>Aggregate Inventory</i>	Y	0	0	0
AMIS	<i>Abandoned Mine Information System</i>	Y	0	0	0
ANDR	<i>Anderson's Waste Disposal Sites</i>	Y	0	0	0
AUWR	<i>Automobile Wrecking & Supplies</i>	Y	0	0	0
BORE	<i>Borehole</i>	Y	0	0	0
CA	<i>Certificates of Approval</i>	Y	0	0	0
CFOT	<i>Commercial Fuel Oil Tanks</i>	Y	0	0	0
CHEM	<i>Chemical Register</i>	Y	0	0	0
CNG	<i>Compressed Natural Gas Stations</i>	Y	0	0	0
COAL	<i>Inventory of Coal Gasification Plants and Coal Tar Sites</i>	Y	0	0	0
CONV	<i>Compliance and Convictions</i>	Y	0	0	0
CPU	<i>Certificates of Property Use</i>	Y	0	0	0
DRL	<i>Drill Hole Database</i>	Y	0	0	0
EASR	<i>Environmental Activity and Sector Registry</i>	Y	0	0	0
EBR	<i>Environmental Registry</i>	Y	0	0	0
ECA	<i>Environmental Compliance Approval</i>	Y	0	2	2
EEM	<i>Environmental Effects Monitoring</i>	Y	0	0	0
EHS	<i>ERIS Historical Searches</i>	Y	0	0	0
EIIS	<i>Environmental Issues Inventory System</i>	Y	0	0	0
EMHE	<i>Emergency Management Historical Event</i>	Y	0	0	0
EXP	<i>List of TSSA Expired Facilities</i>	Y	0	0	0
FCON	<i>Federal Convictions</i>	Y	0	0	0
FCS	<i>Contaminated Sites on Federal Land</i>	Y	0	0	0
FOFT	<i>Fisheries & Oceans Fuel Tanks</i>	Y	0	0	0
FST	<i>Fuel Storage Tank</i>	Y	0	0	0
FSTH	<i>Fuel Storage Tank - Historic</i>	Y	0	0	0
GEN	<i>Ontario Regulation 347 Waste Generators Summary</i>	Y	0	1	1
GHG	<i>Greenhouse Gas Emissions from Large Facilities</i>	Y	0	0	0
HINC	<i>TSSA Historic Incidents</i>	Y	0	0	0
IAFT	<i>Indian & Northern Affairs Fuel Tanks</i>	Y	0	0	0
INC	<i>TSSA Incidents</i>	Y	0	0	0
LIMO	<i>Landfill Inventory Management Ontario</i>	Y	0	0	0
MINE	<i>Canadian Mine Locations</i>	Y	0	0	0
MNR	<i>Mineral Occurrences</i>	Y	0	0	0
NATE	<i>National Analysis of Trends in Emergencies System (NATES)</i>	Y	0	0	0

<i>Database</i>	<i>Name</i>	<i>Searched</i>	<i>Project Property</i>	<i>Within 0.25 km</i>	<i>Total</i>
NCPL	<i>Non-Compliance Reports</i>	Y	0	0	0
NDFT	<i>National Defense & Canadian Forces Fuel Tanks</i>	Y	0	0	0
NDSP	<i>National Defense & Canadian Forces Spills</i>	Y	0	0	0
NDWD	<i>National Defence & Canadian Forces Waste Disposal Sites</i>	Y	0	0	0
NEBI	<i>National Energy Board Pipeline Incidents</i>	Y	0	0	0
NEBW	<i>National Energy Board Wells</i>	Y	0	0	0
NEES	<i>National Environmental Emergencies System (NEES)</i>	Y	0	0	0
NPCB	<i>National PCB Inventory</i>	Y	0	0	0
NPRI	<i>National Pollutant Release Inventory</i>	Y	0	0	0
OGW	<i>Oil and Gas Wells</i>	Y	0	0	0
OOGW	<i>Ontario Oil and Gas Wells</i>	Y	0	0	0
OPCB	<i>Inventory of PCB Storage Sites</i>	Y	0	0	0
ORD	<i>Orders</i>	Y	0	0	0
PAP	<i>Canadian Pulp and Paper</i>	Y	0	0	0
PCFT	<i>Parks Canada Fuel Storage Tanks</i>	Y	0	0	0
PES	<i>Pesticide Register</i>	Y	0	0	0
PINC	<i>TSSA Pipeline Incidents</i>	Y	0	0	0
PRT	<i>Private and Retail Fuel Storage Tanks</i>	Y	0	0	0
PTTW	<i>Permit to Take Water</i>	Y	0	0	0
REC	<i>Ontario Regulation 347 Waste Receivers Summary</i>	Y	0	0	0
RSC	<i>Record of Site Condition</i>	Y	0	0	0
RST	<i>Retail Fuel Storage Tanks</i>	Y	0	0	0
SCT	<i>Scott's Manufacturing Directory</i>	Y	0	0	0
SPL	<i>Ontario Spills</i>	Y	0	0	0
SRDS	<i>Wastewater Discharger Registration Database</i>	Y	0	0	0
TANK	<i>Anderson's Storage Tanks</i>	Y	0	0	0
TCFT	<i>Transport Canada Fuel Storage Tanks</i>	Y	0	0	0
VAR	<i>TSSA Variances for Abandonment of Underground Storage Tanks</i>	Y	0	0	0
WDS	<i>Waste Disposal Sites - MOE CA Inventory</i>	Y	0	0	0
WDSH	<i>Waste Disposal Sites - MOE 1991 Historical Approval Inventory</i>	Y	0	0	0
WWIS	<i>Water Well Information System</i>	Y	0	0	0
			Total:	0	3
					3

Executive Summary: Site Report Summary - Project Property

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

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

Executive Summary: Site Report Summary - Surrounding Properties

<i>Map Key</i>	<i>DB</i>	<i>Company/Site Name</i>	<i>Address</i>	<i>Dir/Dist (m)</i>	<i>Elev Diff (m)</i>	<i>Page Number</i>
1	ECA	The Regional Municipality of Durham	Brock ON L1N 1C4	NW/195.1	1.00	12
1	ECA	The Regional Municipality of Durham	From Cameron Street to Allan Street , Cannington Brock ON L1N 0B7	NW/195.1	1.00	12
2	GEN	Brock Community Health Centre	64 Cameron St. E. Cannington ON L0E 1E0	SSW/220.1	2.03	12

Executive Summary: Summary By Data Source

ECA - Environmental Compliance Approval

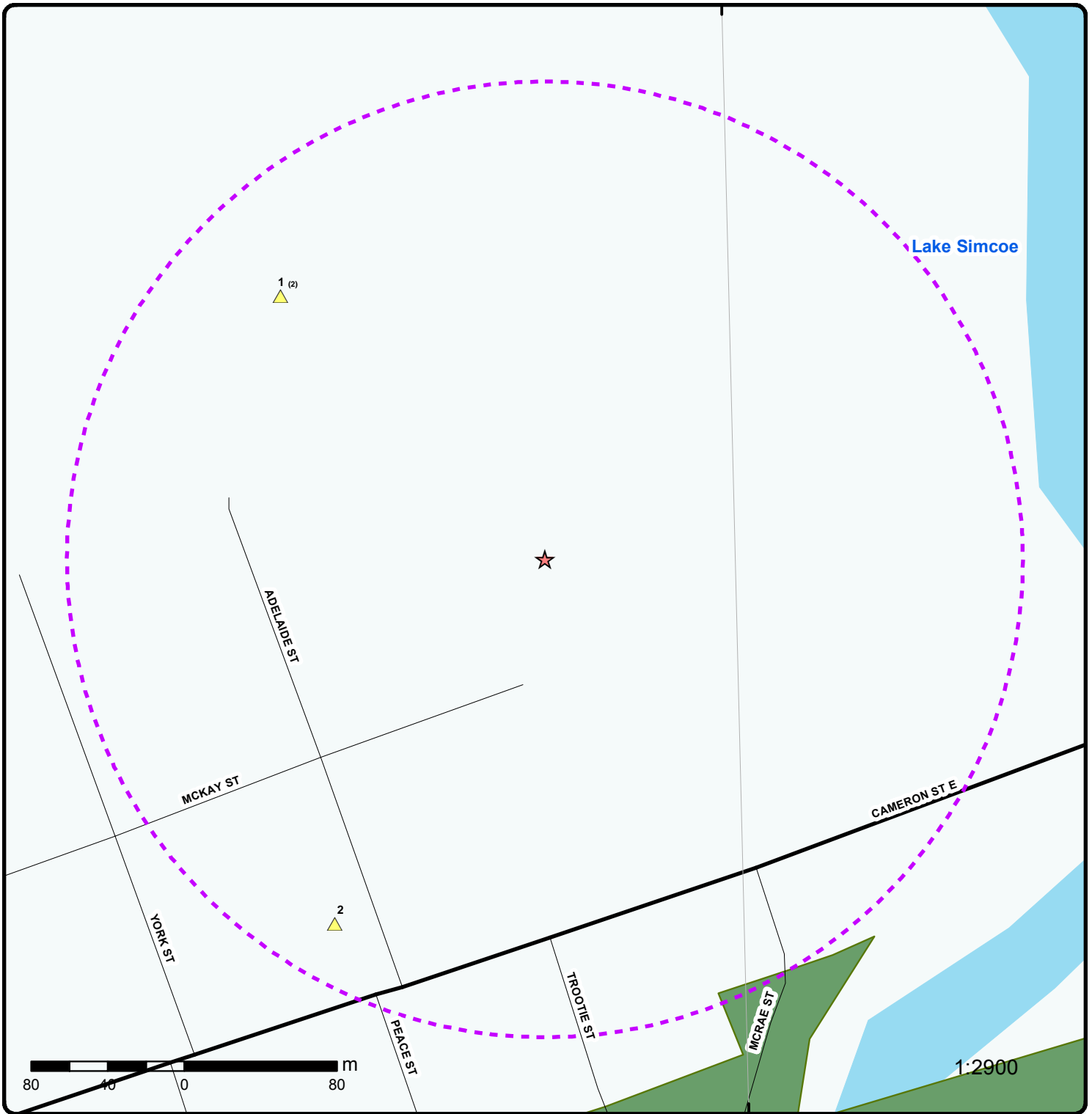
A search of the ECA database, dated Oct 2011-Oct 2017 has found that there are 2 ECA site(s) within approximately 0.25 kilometers of the project property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction</u>	<u>Distance (m)</u>	<u>Map Key</u>
The Regional Municipality of Durham	Brock ON L1N 1C4	NW	195.07	<u>1</u>
The Regional Municipality of Durham	From Cameron Street to Allan Street , Cannington Brock ON L1N 0B7	NW	195.07	<u>1</u>

GEN - Ontario Regulation 347 Waste Generators Summary

A search of the GEN database, dated 1986-Jun 2017 has found that there are 1 GEN site(s) within approximately 0.25 kilometers of the project property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction</u>	<u>Distance (m)</u>	<u>Map Key</u>
Brock Community Health Centre	64 Cameron St. E. Cannington ON L0E 1E0	SSW	220.07	<u>2</u>



Map : 0.25 Kilometer Radius

Order No: 20180131120

Address: 100 McKay St, Brock, ON, L0E1E0



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



Aerial (2016)

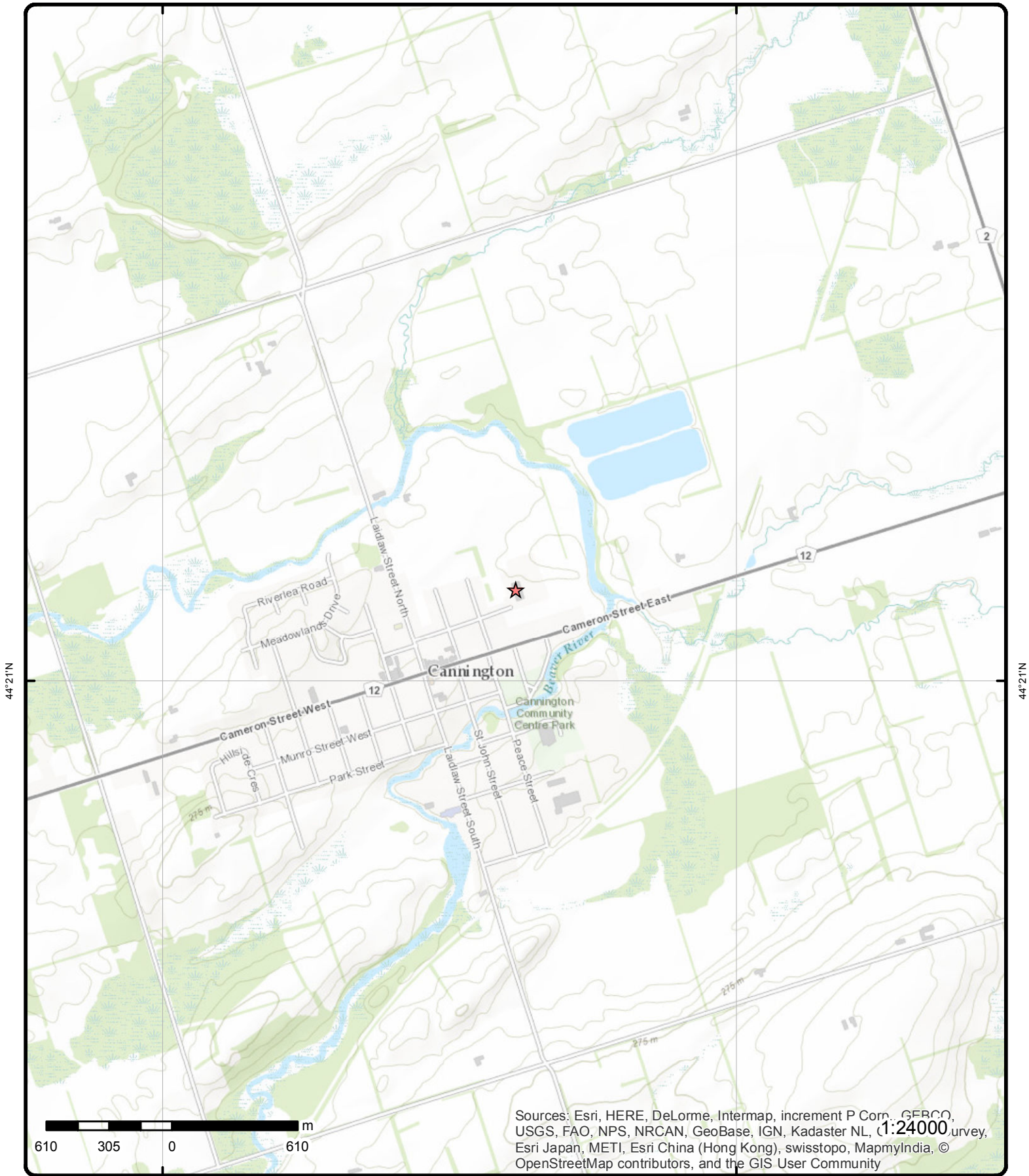
Address: 100 McKay St, Brock, ON, L0E1E0

Source: ESRI World Imagery

Order No: 20180131120



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Topographic Map

Address: 100 McKay St, Brock, ON, L0E1E0

Source: ESRI World Topographic Map

Order No: 20180131120



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Detail Report

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
<p><u>1</u></p> <p>Approval No: 3437-544MET Status: Approved Date: 2001-11-02 Record Type: ECA Link Source: IDS Project Type: Municipal and Private Sewage Works Approval Type: ECA-Municipal and Private Sewage Works Full Address: Full PDF Link: https://www.accessenvironment.ene.gov.on.ca/instruments/9430-544L55-14.pdf</p>	1 of 2	NW/195.1	255.8	<p>The Regional Municipality of Durham</p> <p>Brock ON L1N 1C4</p> <p>SWP Area Name: Lakes Simcoe and Couchiching/Black River MOE District: York-Durham City: Latitude: 44.3541 Longitude: -79.0363</p>	ECA
<p><u>1</u></p> <p>Approval No: 4402-7VVK9M Status: Approved Date: 2009-09-16 Record Type: ECA Link Source: IDS Project Type: Municipal and Private Sewage Works Approval Type: ECA-Municipal and Private Sewage Works Full Address: Full PDF Link: https://www.accessenvironment.ene.gov.on.ca/instruments/6168-7VQKYE-14.pdf</p>	2 of 2	NW/195.1	255.8	<p>The Regional Municipality of Durham</p> <p>From Cameron Street to Allan Street , Cannington</p> <p>Brock ON L1N 0B7</p> <p>SWP Area Name: Lakes Simcoe and Couchiching/Black River MOE District: York-Durham City: Latitude: 44.3541 Longitude: -79.0363</p>	ECA
<p><u>2</u></p> <p>Generator No.: ON5664932 Status: Registered Approval Years: As of Jun 2017 Contam. Facility: MHSW Facility: SIC Code: SIC Description:</p> <p>Waste Code: 261 P Waste Description: Pharmaceuticals</p> <p>Waste Code: 312 P Waste Description: Pathological wastes</p>	1 of 1	SSW/220.1	256.9	<p>Brock Community Health Centre</p> <p>64 Cameron St. E.</p> <p>Cannington ON L0E 1E0</p> <p>PO Box No.: Country: Canada Choice of Contact: Co Admin: Phone No. Admin:</p>	GEN

Unplottable Summary

Total: **4** Unplottable sites

DB	Company Name/Site Name	Address	City	Postal
CA	R.M. OF DURHAM	CAMERON ST., CANNINGTON VILL.	BROCK TWP. ON	
SPL	SHELL CANADA PRODUCTS LTD.	A1 SHELL SERVICE STN. PARKING LOT, NORTHOF O.P.P., HIGHWAY 12, BROCK TOWNSHIP. SERVICE STATION	DURHAM R.M. ON	
SPL	Lafarge Paving & Construction Limited	Hwy 12	Brock ON	
SPL	PRIVATE RESIDENCE	DURHAM REG RD # 12 ENG # C-1810 FURNACE OIL TANK	BROCK TOWNSHIP ON	

Unplottable Report

Site: R.M. OF DURHAM
CAMERON ST., CANNINGTON VILL. BROCK TWP. ON

Database:
CA

Certificate #: 3-0284-99-
Application Year: 99
Issue Date: 4/21/1999
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name::
Client Address::
Client City::
Client Postal Code::
Project Description::
Contaminants::
Emission Control::

Site: SHELL CANADA PRODUCTS LTD.
A1 SHELL SERVICE STN. PARKING LOT, NORTHOF O.P.P., HIGHWAY 12, BROCK TOWNSHIP. SERVICE STATION
DURHAM R.M. ON

Database:
SPL

Ref No:	78745	Site Address:	
Contaminant Name:		Site Conc:	
Contaminant Code:		Site Lot:	
Contaminant Limit 1:		Site County/District:	
Contam. Limit Freq 1:		Site Municipality:	10000
Contaminant UN No 1:		Site Postal Code:	
Contaminant Qty:		Sector Type:	
MOE Reported Dt:	11/13/1992	Source Type:	
Health/Env Conseq:		Receiving Medium:	LAND
Incident Dt:	11/13/1992	Receiving Env:	
Incident Cause:	OTHER CONTAINER LEAK	Environment Impact:	NOT ANTICIPATED
Incident Event:		Nature of Impact:	
Incident Reason:	EQUIPMENT FAILURE	SAC Action Class:	
Incident Summary:	A1 SHELL SERVICE STN. - DIESEL FUEL TO PARKING LOT: CAUSE UNKNOWN.		

Site: Lafarge Paving & Construction Limited
Hwy 12 Brock ON

Database:
SPL

Ref No:	6610-77QGSF	Site Address:	
Contaminant Name:	ASPHALT EMULSION	Site Conc:	
Contaminant Code:	14	Site Lot:	
Contaminant Limit 1:		Site County/District:	
Contam. Limit Freq 1:		Site Municipality:	Brock
Contaminant UN No 1:		Site Postal Code:	
Contaminant Qty:	385 L	Sector Type:	Other
MOE Reported Dt:	9/28/2007	Source Type:	
Health/Env Conseq:		Receiving Medium:	Land & Water
Incident Dt:		Receiving Env:	
Incident Cause:	Other Discharges	Environment Impact:	Confirmed
Incident Event:		Nature of Impact:	Surface Water Pollution; Vegetation Damage
Incident Reason:		SAC Action Class:	
Incident Summary:	Lafarge - 385 L asphalt emulsion to ditch		

Site: PRIVATE RESIDENCE

Database:

Ref No:	84035	Site Address:	
Contaminant Name:		Site Conc:	
Contaminant Code:		Site Lot:	
Contaminant Limit 1:		Site County/District:	
Contam. Limit Freq 1:		Site Municipality:	10601
Contaminant UN No 1:		Site Postal Code:	
Contaminant Qty:		Sector Type:	
MOE Reported Dt:	4/13/1993	Source Type:	
Health/Env Conseq:		Receiving Medium:	LAND
Incident Dt:	4/13/1993	Receiving Env:	
Incident Cause:	PIPE/HOSE LEAK	Environment Impact:	CONFIRMED
Incident Event:		Nature of Impact:	Soil contamination
Incident Reason:	EQUIPMENT FAILURE	SAC Action Class:	
Incident Summary:	PRIVATE RESIDENCE-225 L FURNACE OIL TO GRND,LINE FAILED,SOAKED IN SOIL.		

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 2017

Abandoned Mine Information System:

Provincial

[AMIS](#)

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

Government Publication Date: 1800-Nov 2016

Anderson's Waste Disposal Sites:

Private

[ANDR](#)

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

Government Publication Date: 1860s-Present

Automobile Wrecking & Supplies:

Private

[AUWR](#)

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

Government Publication Date: 1999-May 2017

Borehole:

Provincial

[BORE](#)

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

Government Publication Date: 1875-Jul 2014

Certificates of Approval:

Provincial

[CA](#)

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

Government Publication Date: 1985-Oct 30, 2011*

Commercial Fuel Oil Tanks:

Provincial [CFOT](#)

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

Government Publication Date: Feb 28, 2017

Chemical Register:

Private [CHEM](#)

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

Government Publication Date: 1999-May 2017

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 2017

Certificates of Property Use:

Provincial [CPU](#)

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

Government Publication Date: 1994-Oct 2017

Drill Hole Database:

Provincial [DRL](#)

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

Government Publication Date: 1886-Aug 2015

Environmental Activity and Sector Registry:

Provincial [EASR](#)

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

Government Publication Date: Oct 2011-Oct 2017

Environmental Registry:

Provincial [EBR](#)

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

Government Publication Date: 1994-Oct 2017

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-Oct 2017

Environmental Effects Monitoring:

Federal [EEM](#)

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

Government Publication Date: 1992-2007*

ERIS Historical Searches:

Private [EHS](#)

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

Government Publication Date: 1999-Aug 2016

Environmental Issues Inventory System:

Federal [EIIS](#)

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

Government Publication Date: 1992-2001*

Emergency Management Historical Event:

Provincial [EMHE](#)

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

Government Publication Date: Dec 31, 2016

List of TSSA Expired Facilities:

Provincial [EXP](#)

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

Government Publication Date: Feb 28, 2017

Federal Convictions:

Federal [FCON](#)

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

Government Publication Date: 1988-Jun 2007*

Contaminated Sites on Federal Land:

Federal [FCS](#)

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

Government Publication Date: Jun 2000-Dec 2017

Fisheries & Oceans Fuel Tanks:

Federal [FOFT](#)

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

Government Publication Date: 1964-Sep 2017

Fuel Storage Tank:

Provincial **FST**

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

Government Publication Date: Feb 28, 2017

Fuel Storage Tank - Historic:

Provincial **FSTH**

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

Government Publication Date: Pre-Jan 2010*

Ontario Regulation 347 Waste Generators Summary:

Provincial **GEN**

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

Government Publication Date: 1986-Jun 2017

Greenhouse Gas Emissions from Large Facilities:

Federal **GHG**

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

Government Publication Date: 2013-Dec 2015

TSSA Historic Incidents:

Provincial **HINC**

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

Government Publication Date: 2006-June 2009*

Indian & Northern Affairs Fuel Tanks:

Federal **IAFT**

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

Government Publication Date: 1950-Aug 2003*

TSSA Incidents:

Provincial **INC**

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

Government Publication Date: Feb 28, 2017

Landfill Inventory Management Ontario:

Provincial **LIMO**

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

Government Publication Date: Dec 31, 2013

Canadian Mine Locations:

Private

MINE

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

Government Publication Date: 1998-2009*

Mineral Occurrences:

Provincial

MNR

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

Government Publication Date: 1846-Feb 2017

National Analysis of Trends in Emergencies System (NATES):

Federal

NATE

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

Government Publication Date: 1974-1994*

Non-Compliance Reports:

Provincial

NCPL

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

Government Publication Date: Dec 31, 2014

National Defense & Canadian Forces Fuel Tanks:

Federal

NDFT

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

Government Publication Date: Up to May 2001*

National Defense & Canadian Forces Spills:

Federal

NDSP

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

Government Publication Date: Mar 1999-Aug 2010

National Defence & Canadian Forces Waste Disposal Sites:

Federal

NDWD

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

Government Publication Date: 2001-Apr 2007*

National Energy Board Pipeline Incidents:

Federal

NEBI

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

Government Publication Date: 2008-Dec 31, 2017

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-May 2017

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-Sep 2017

Ontario Oil and Gas Wells:

Provincial

OOGW

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

Government Publication Date: 1800-Oct 2017

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-Oct 2017

Canadian Pulp and Paper:

Private

PAP

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

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

Parks Canada Fuel Storage Tanks:

Federal

PCFT

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

Government Publication Date: 1920-Jan 2005*

Pesticide Register:

Provincial PES

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

Government Publication Date: 1988-Aug 2017

TSSA Pipeline Incidents:

Provincial PINC

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

Government Publication Date: Feb 28, 2017

Private and Retail Fuel Storage Tanks:

Provincial PRT

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

Government Publication Date: 1989-1996*

Permit to Take Water:

Provincial PTTW

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

Government Publication Date: 1994-Oct 2017

Ontario Regulation 347 Waste Receivers Summary:

Provincial REC

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

Government Publication Date: 1986-2016

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-Nov 2017

Retail Fuel Storage Tanks:

Private RST

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

Government Publication Date: 1999-May 2017

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-Sep 2017

Wastewater Discharger Registration Database:

Provincial **SRDS**

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

Government Publication Date: 1990-Dec 31, 2016

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-Aug 2017

TSSA Variances for Abandonment of Underground Storage Tanks:

Provincial **VAR**

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

Government Publication Date: Feb 28, 2017

Waste Disposal Sites - MOE CA Inventory:

Provincial **WDS**

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

Government Publication Date: Oct 31, 2017

Waste Disposal Sites - MOE 1991 Historical Approval Inventory:

Provincial **WDSH**

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

Government Publication Date: Up to Oct 1990*

Water Well Information System:

Provincial **WWIS**

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

Government Publication Date: Mar 31, 2017

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.

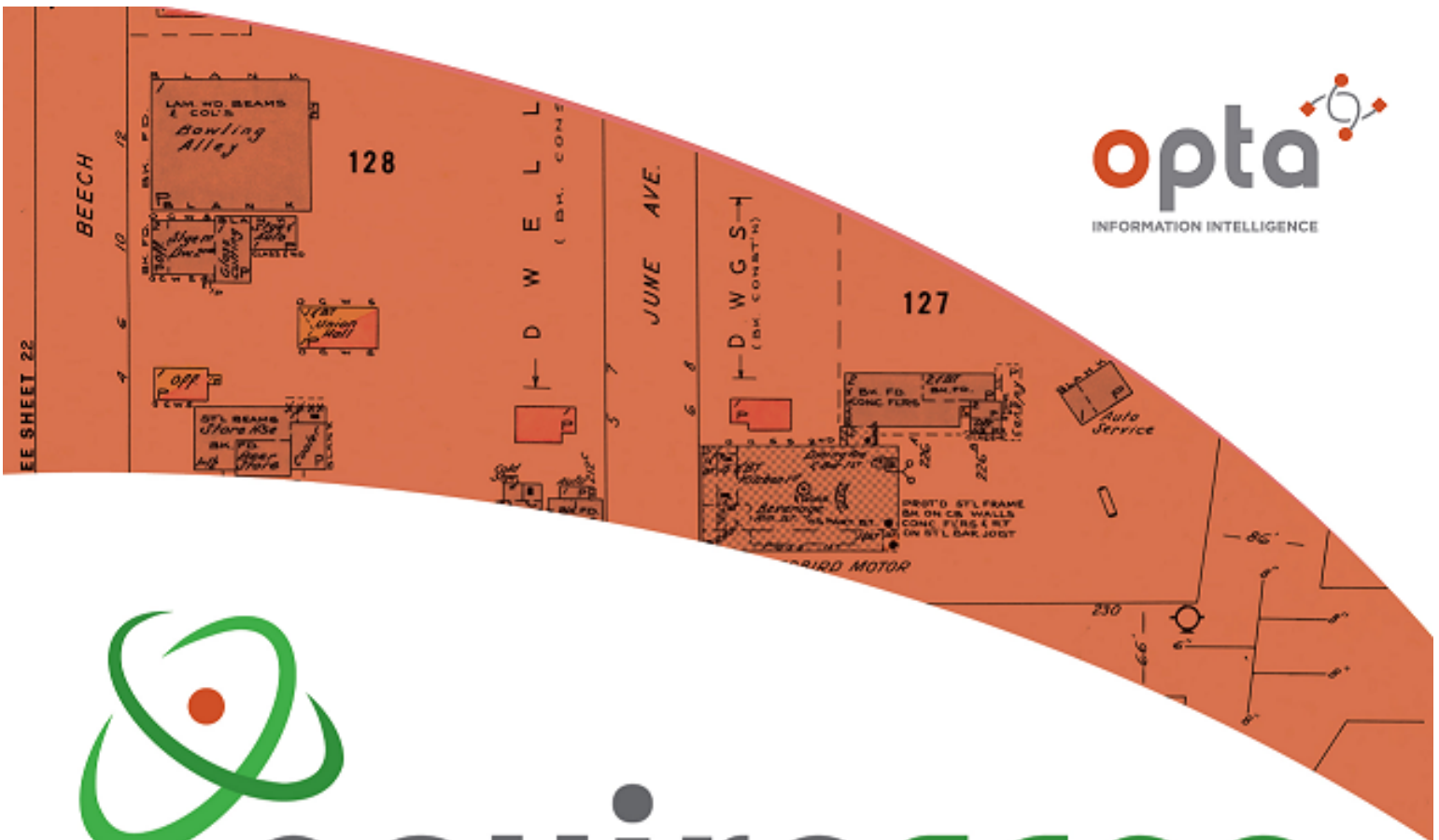
'Site Report Summary'-Project Property'- This section lists all the records which fall on the project property. For more details, see the 'Detail Report' section.

'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.





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:

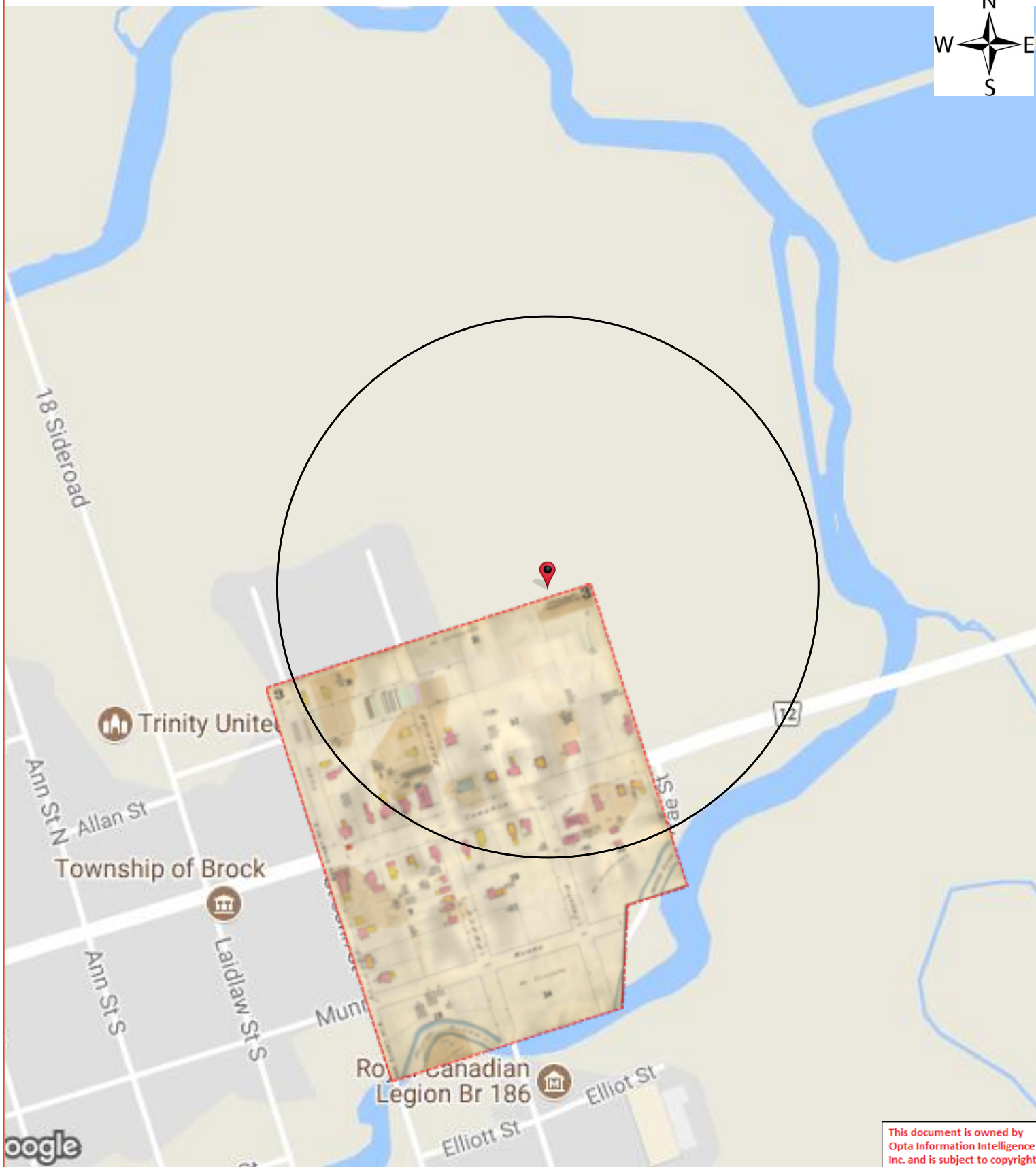
100 Mckay Street Brock Ont
Project No:

20180131120
Opta Order ID:

45379

Requested by:
Eleanor Goolab
Ecolog ERIS

Date Completed:
2/7/2018 9:36:13 AM



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Opta Historical Environmental Services EnviroscanTM 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.

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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.

Page: 4
Project Name: 100 McKay

Project #: 20180131120
P.O. #: 0330E

ENVIROSCAN Report

Report Index

Requested by:
Eleanor Goolab

Date Completed: 02/07/2018 09:36:13



OPTA INFORMATION INTELLIGENCE

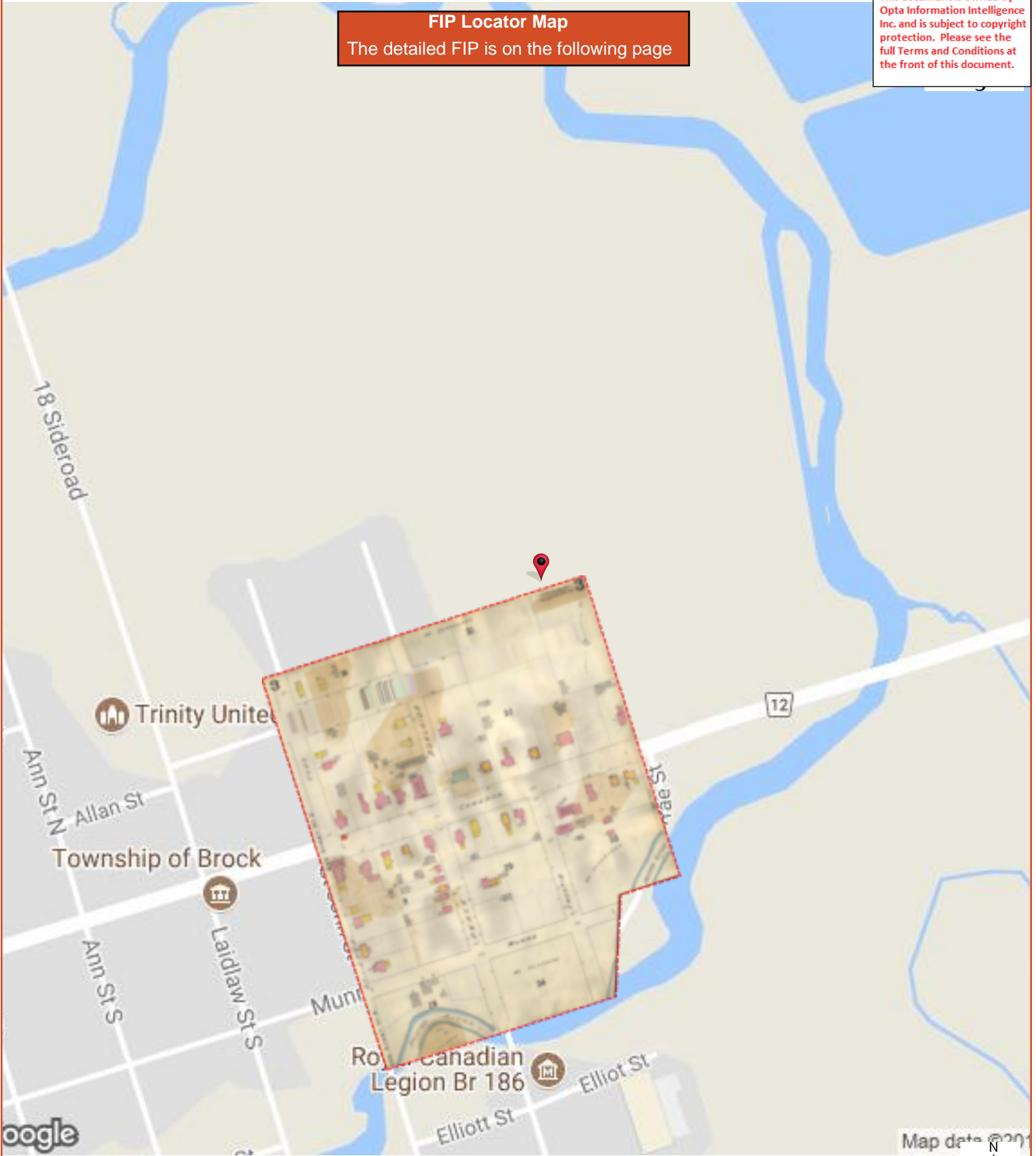
Page	Report Title
6	(1925) Volume: Cannington Firemap: 3

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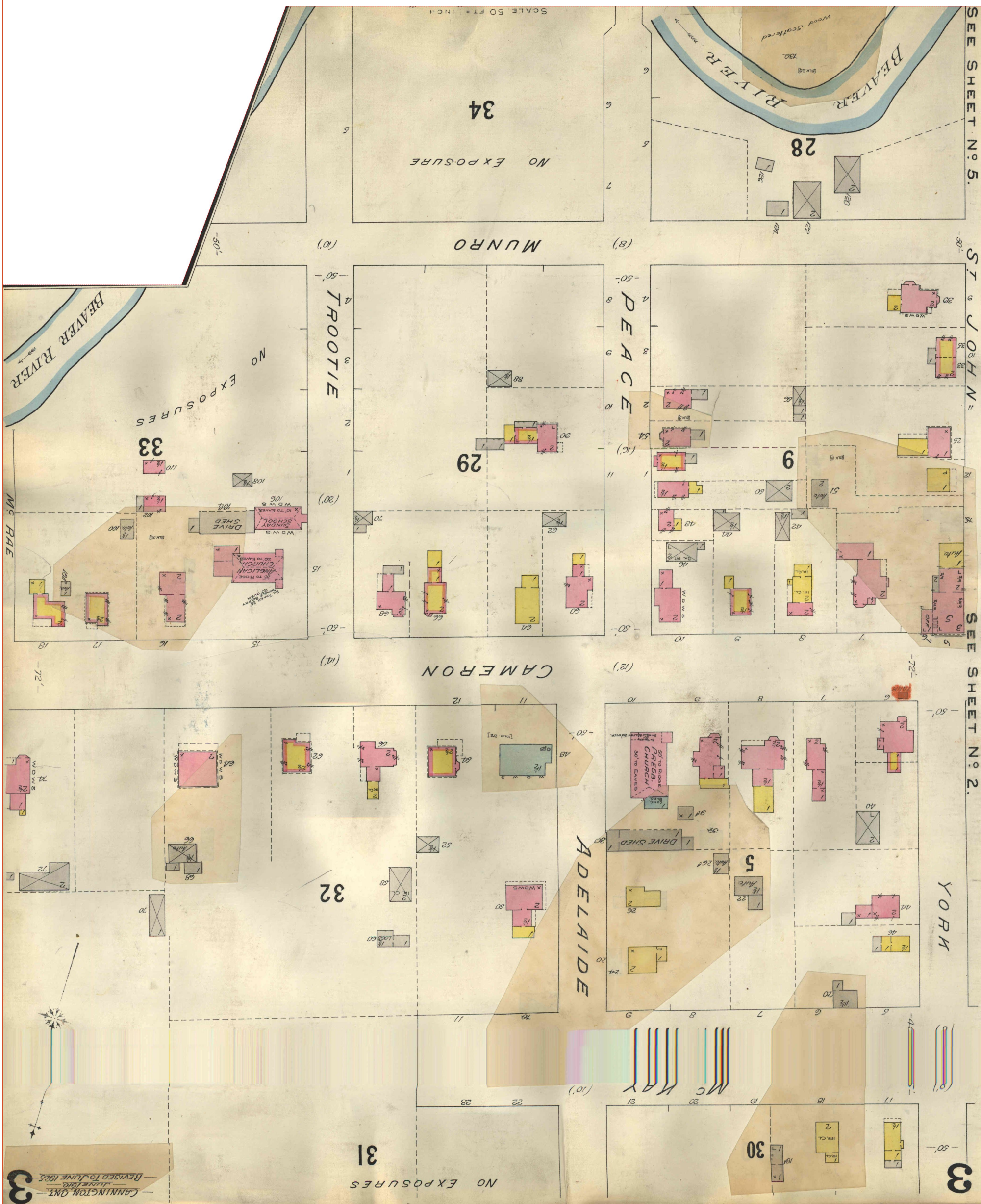
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FIP Locator Map
The detailed FIP is on the following page



Map data © 2017

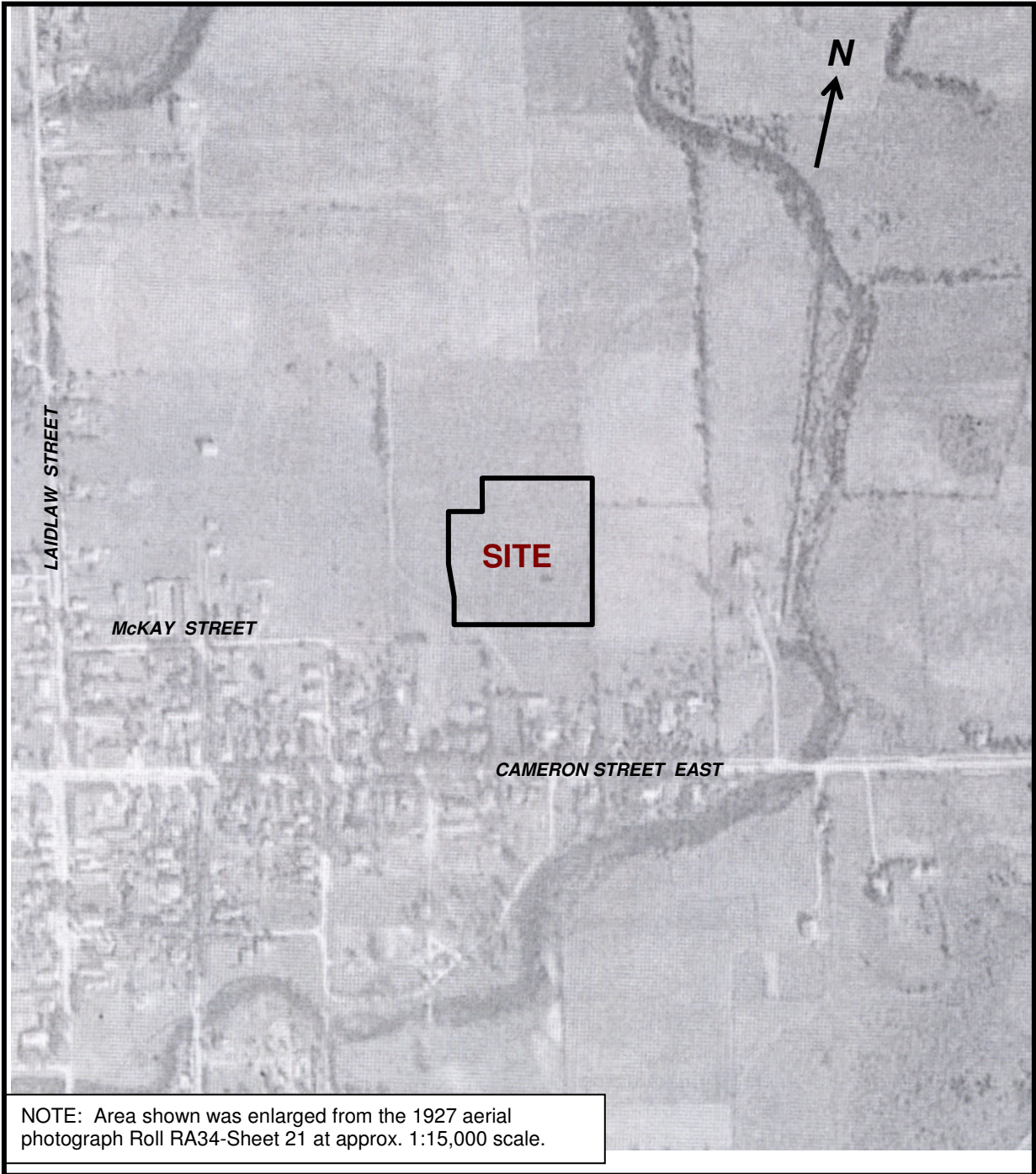




CANNINGTON, QNT. —
JUNE 1910
REVISED TO JUNE 1925
3

A P P E N D I X ' E '

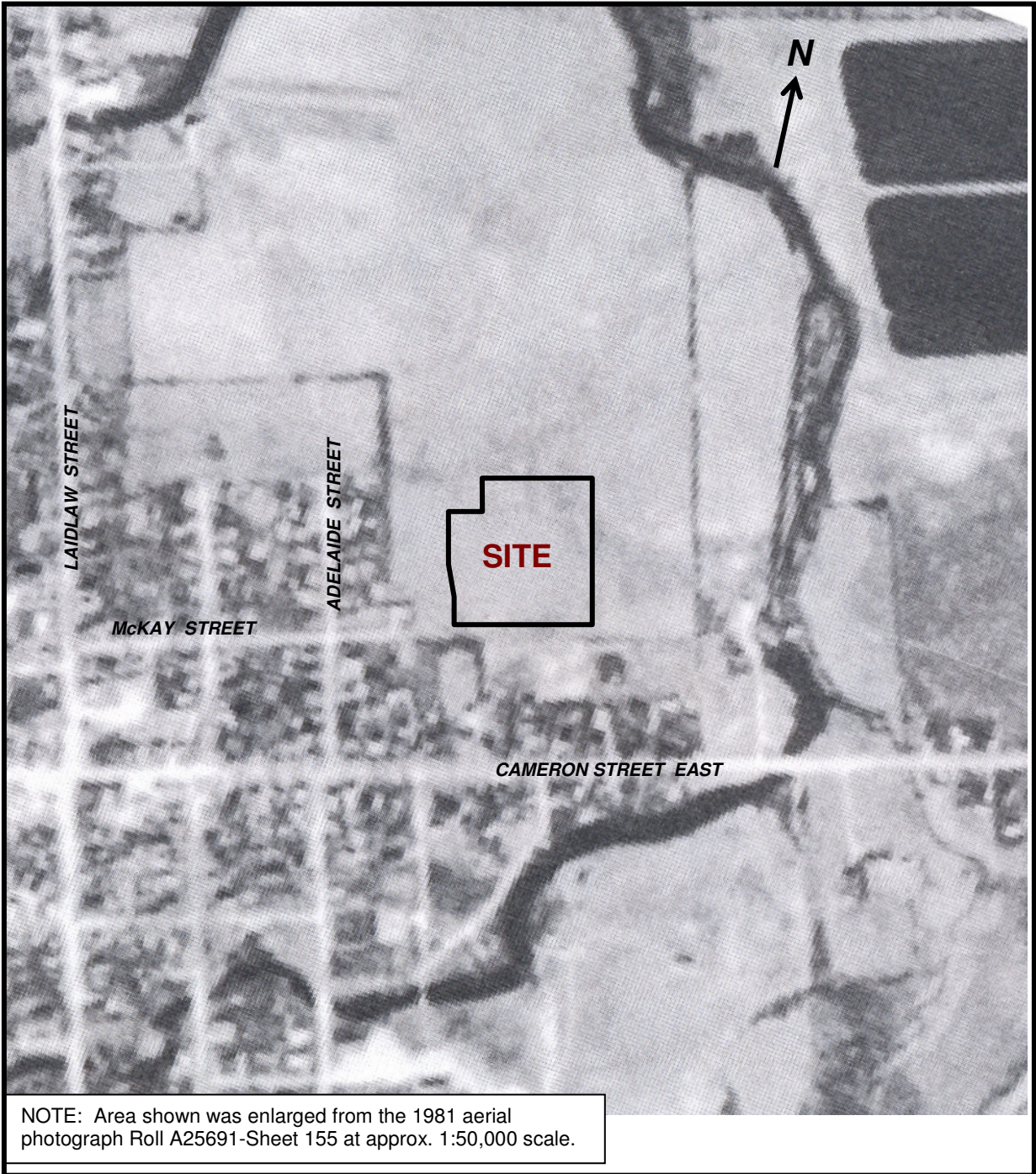
*Aerial Photographs
and Topographic Map*



1927 AERIAL PHOTOGRAPH

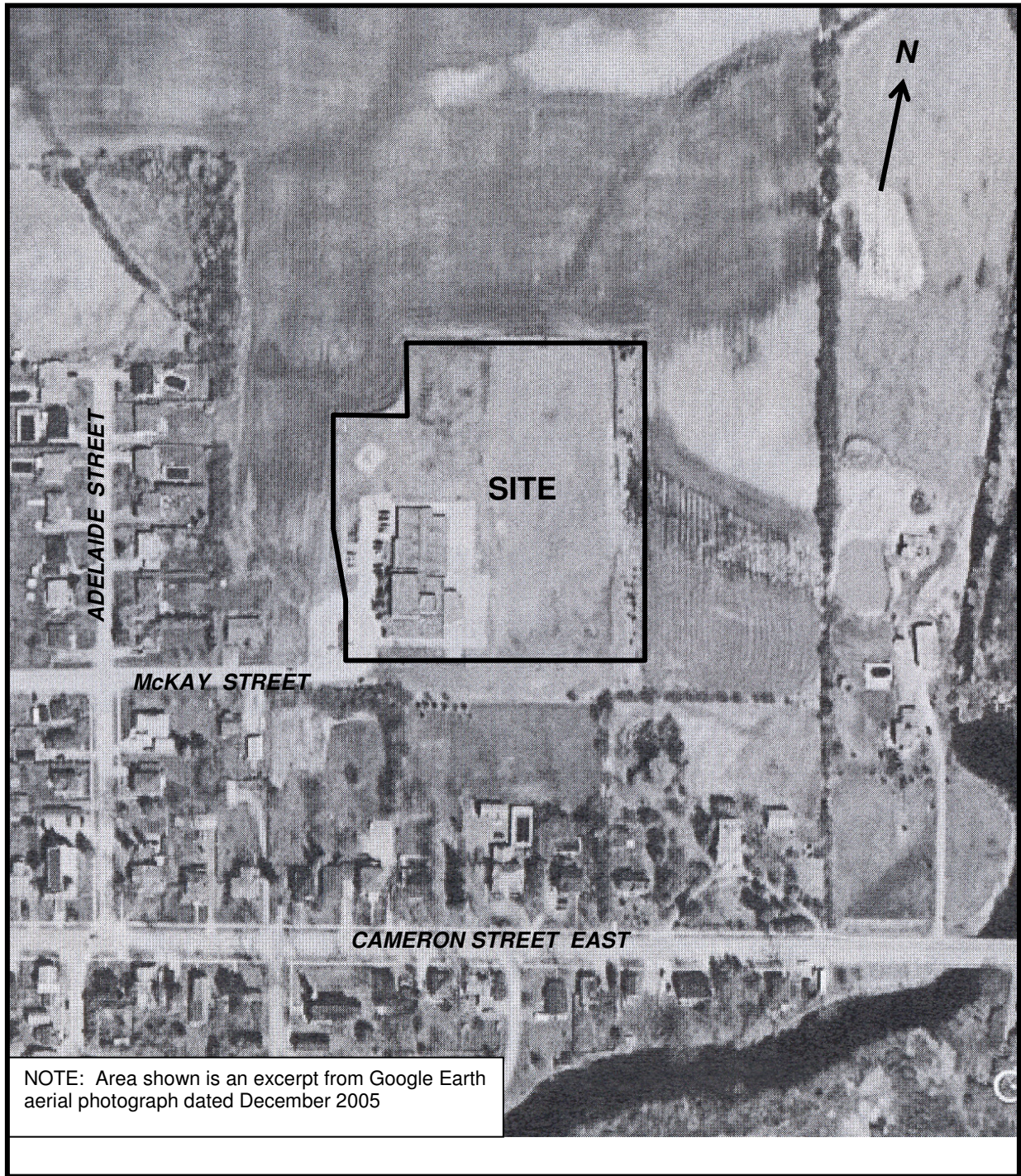


1959 AERIAL PHOTOGRAPH

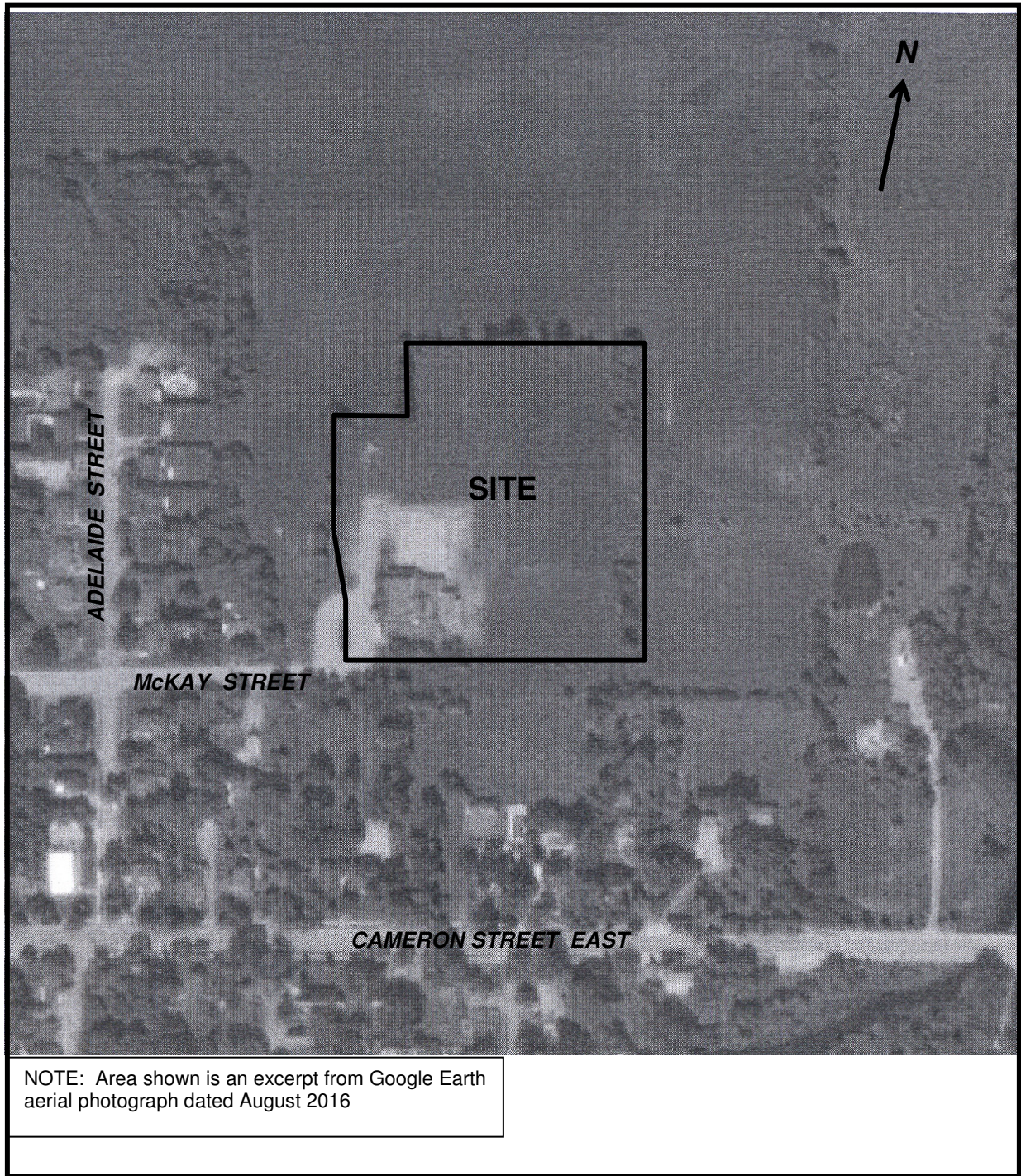


NOTE: Area shown was enlarged from the 1981 aerial photograph Roll A25691-Sheet 155 at approx. 1:50,000 scale.

1981 AERIAL PHOTOGRAPH



2005 AERIAL PHOTOGRAPH



2016 AERIAL PHOTOGRAPH

79°3'W

79°13'0"W

44°21'N

44°21'N



Sources: Esri, HERE, DeLorme, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, (1:24000)urvey, Esri Japan, METI, Esri China (Hong Kong), swisstopo, MapmyIndia, © OpenStreetMap contributors, and the GIS User Community

Topographic Map

Address: 100 McKay St, Brock, ON, L0E1E0

Source: ESRI World Topographic Map

Order No: 20180131120



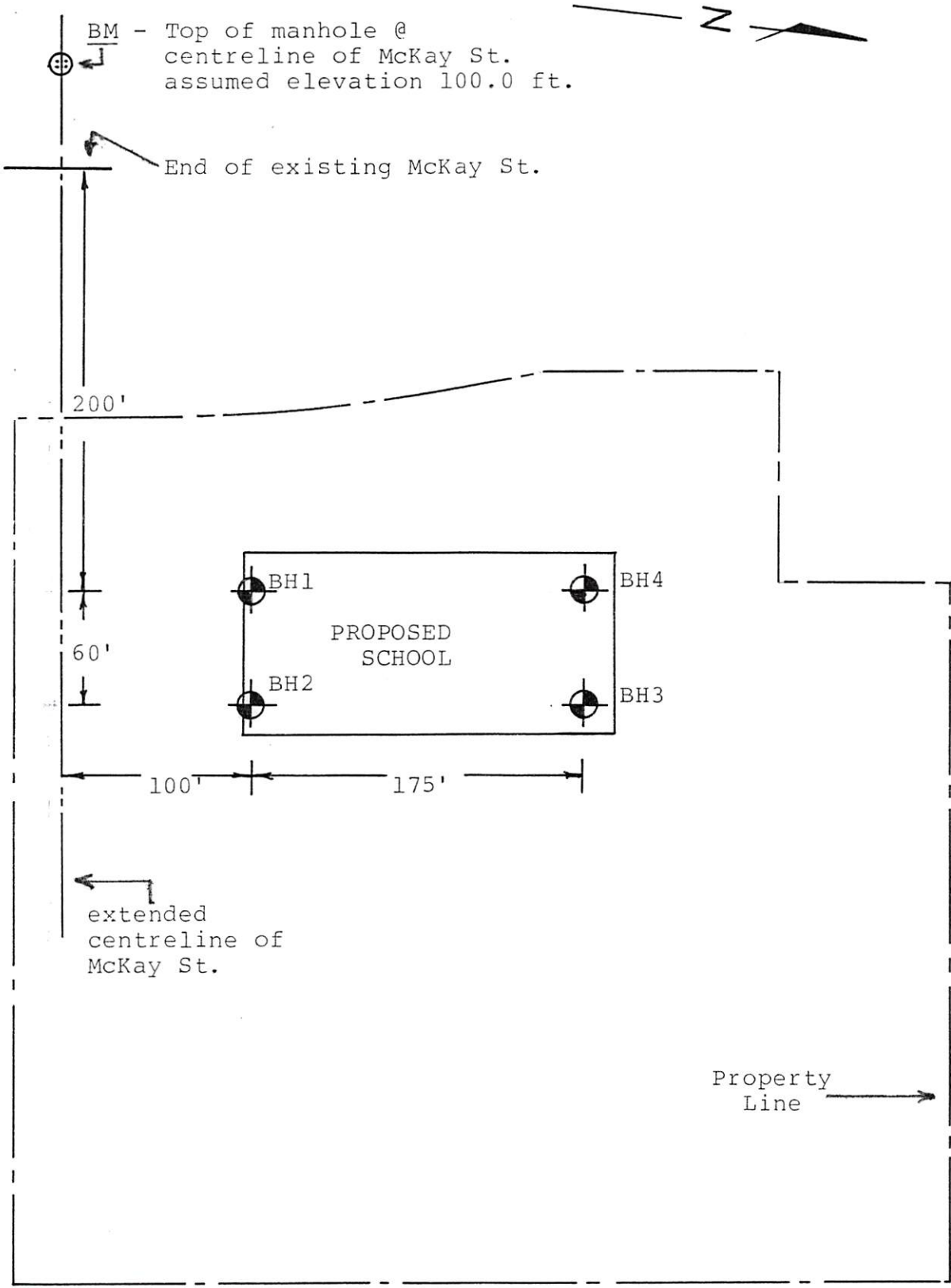
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APPENDIX 'F'

1981 Geotechnical Investigation

Ref. No. 330-1-9

Enclosure No. 1



BM - Top of manhole @
centreline of McKay St.
assumed elevation 100.0 ft.

End of existing McKay St.

200'

60'

100'

175'

extended
centreline of
McKay St.

Property
Line

BOREHOLE LOCATION PLAN

Scale 1" = 80'

CLIENT: DURHAM BOARD OF EDUCATION
 PROJECT: Proposed School
 LOCATION: Cannington, Ontario
 DATUM ELEVATION: Local

DRILLING DATA
 Method: Auger
 Diameter: 4-1/2 inches
 Date: November 10, 1981

SUBSURFACE PROFILE		SAMPLES			PENETRATION RESISTANCE <small>Blows/foot</small>					WATER CONTENT %			UNIT WEIGHT			
ELEVATION Ft.	DEPTH Ft.	DESCRIPTION	SYMBOL	GROUND WATER	NUMBER	TYPE	N Blows/foot	20	40	60	80	100		PLASTIC LIMIT	NATURAL LIMIT	LIQUID LIMIT
								UNDRAINED SHEAR STRENGTH								
								1000	2000	3000	4000	5000	5	15	25	
95.4	0	12" Topsoil Very stiff brown CLAYEY SILT			1	SS	17									
90.9	4.5	Compact brown CLAYEY SAND TILL with some fine to coarse gravel and occasional cobbles or boulders			2	SS	19									
		Moist with wet seams			3	SS	20									
84.9	10.5	Very dense grey SILTY SAND TILL with some fine to coarse gravel and occasional cobbles or boulders			4	SS	44									
		Damp with moist seams			5	SS	100/6"									
79.9	15.5	END OF BOREHOLE														
BOREHOLE NO. 4																
96.1	0	11" Topsoil Compact brown CLAYEY SAND TILL with some fine to coarse gravel and occasional cobbles or boulders			1	SS	21									
		Moist			2	SS	12									
					3	SS	16									
					4	SS	33									
83.6	12.5	Very dense grey SILTY SAND TILL with some fine to coarse gravel and occasional cobbles or boulders														
		Damp with moist seams			5	SS	50/6"									
80.1	16.0															

APPENDIX 'G'

Statement of Limitations

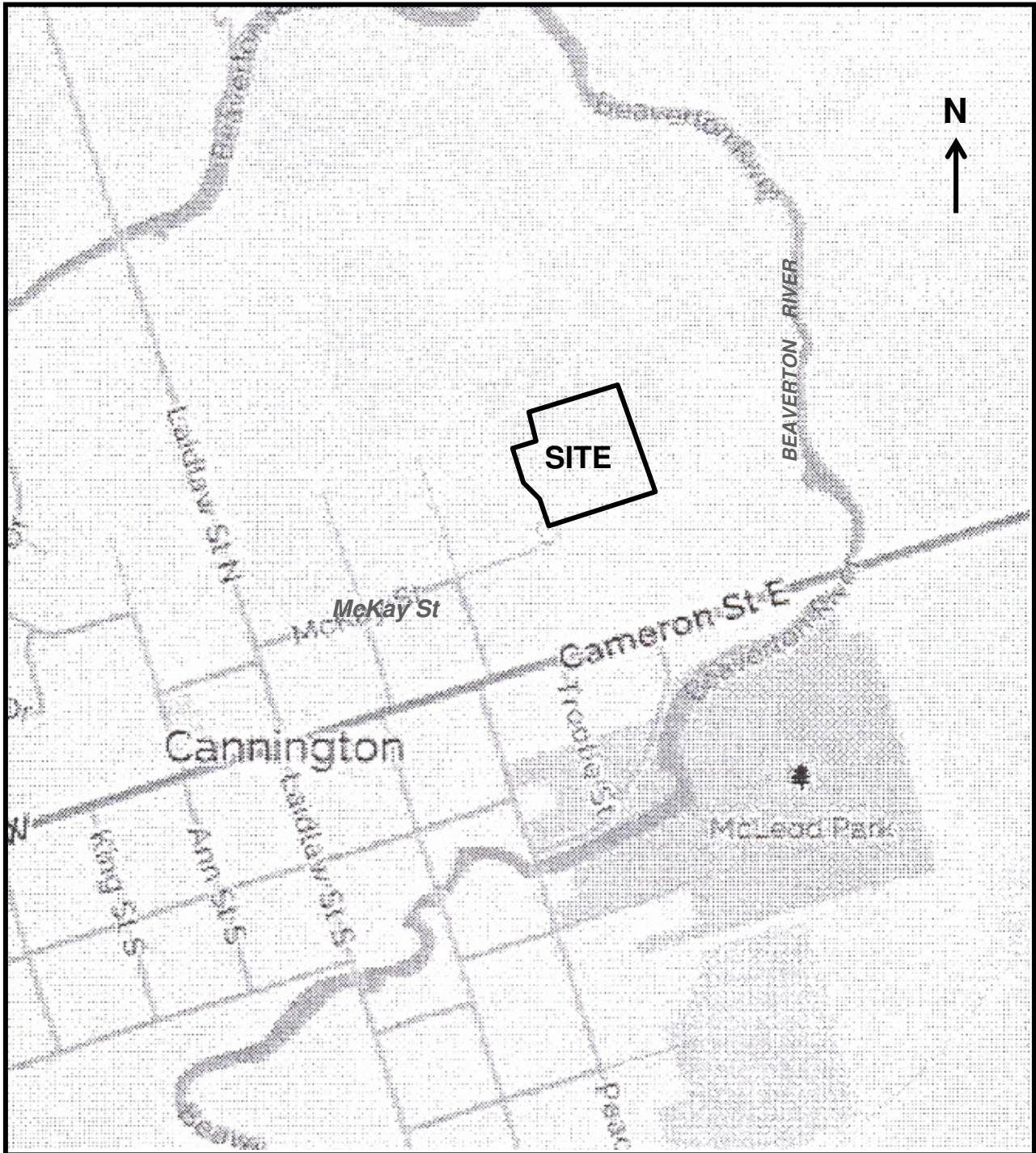
STATEMENT OF LIMITATIONS


It is noted that this study was focussed on identifying any present or potential environmental damage relating to the property located at No. 100 McKay Street in Cannington, Ontario.

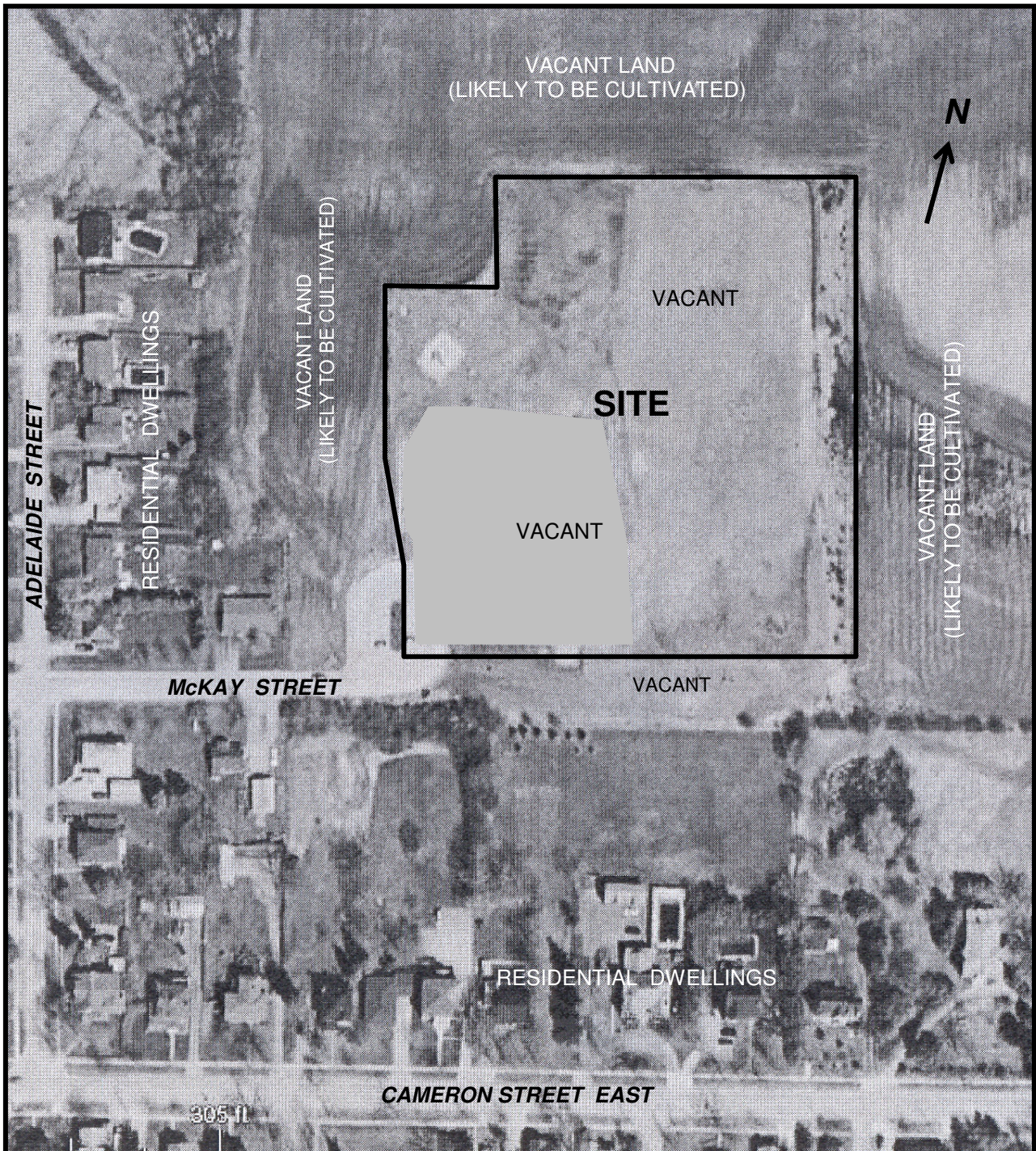
The conclusions presented in this report are professional opinions based upon a cursory historical search, visual observations, and limited information provided by persons knowledgeable about past and current activities on these properties. As such, V.A. Wood Associates Limited cannot be held responsible for environmental conditions at the site that were not apparent from the available information.


This report was prepared by V.A. Wood Associates Limited for Durham Region Non-Profit Housing Corporation, c/o SHS Consulting. The material in it reflects V.A. Wood Associates Limited judgement in light of the information available to it at the time of preparation. Any use which a third party makes of this report, or any reliance on decisions to be made based on it, are the responsibility of such Third Parties. V.A. Wood Associates Limited accepts no responsibility for damages, if any, suffered by any Third Party as a result of decisions made or actions based on this report.

ENCLOSURES




 <p>V. A. WOOD ASSOCIATES LIMITED CONSULTING GEOTECHNICAL ENGINEERS 1080 TAPSCOTT ROAD, UNIT 24, SCARBOROUGH, ONTARIO M1X 1E7 TELEPHONE: (416) 292-2868 • FAX No: (416) 292-5375</p>	CLIENT: DRN-PHC c/o SHS CONSULTING	
<p style="text-align: center;">LOCATION PLAN</p>	SCALE: NTS	
	DATE: February 2018	
PHASE I ENVIRONMENTAL SITE ASSESSMENT 100 MCKAY STREET, CANNINGTON, ONTARIO	REFERENCE NO. 0330E-18-1	ENCLOSURE NO. 1



 <p>V. A. WOOD ASSOCIATES LIMITED CONSULTING GEOTECHNICAL ENGINEERS 1080 TAPSCOTT ROAD, UNIT 24, SCARBOROUGH, ONTARIO M1X 1E7 TELEPHONE: (416) 292-2868 • FAX No: (416) 292-5375</p>	CLIENT: DRN-PHC c/o SHS CONSULTING	
<p align="center">SITE PLAN</p>	SCALE: NTS	
	DATE: February 2018	
PHASE I ENVIRONMENTAL SITE ASSESSMENT 100 McKAY STREET, CANNINGTON, ONTARIO	REFERENCE NO. 0330E-18-1	ENCLOSURE NO. 2



View of the property looking north and east from McKay St.

 <p>V. A. WOOD ASSOCIATES LIMITED CONSULTING GEOTECHNICAL ENGINEERS 1080 TAPSCOTT ROAD, UNIT 24, SCARBOROUGH, ONTARIO M1X 1E7 TELEPHONE: (416) 292-2868 • FAX No: (416) 292-5375</p>	CLIENT: DRN-PHC c/o SHS CONSULTING	
<p align="center">SITE PHOTOGRAPHS</p>	SCALE: NTS	
	DATE: February 2018	
PHASE I ENVIRONMENTAL SITE ASSESSMENT 100 MCKAY STREET, CANNINGTON, ONTARIO	REFERENCE NO. 0330E-18-1	ENCLOSURE NO. 3