

Terraprobe

*Consulting Geotechnical & Environmental Engineering
Construction Materials Inspection & Testing*

**UPDATED
PHASE ONE
ENVIRONMENTAL SITE ASSESSMENT
16114 AIRPORT ROAD
CALEDON, ONTARIO**

Prepared for: **Shacca Caledon Holdings**
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1.0 EXECUTIVE SUMMARY

Terraprobe Inc. (Terraprobe) was retained by Shacca Caledon Holdings c/o Glen Schnarr & Associates Inc. to complete a Phase One Environmental Site Assessment (ESA) of the property identified as 16114 Airport Road, Caledon, Ontario (Property). The Property is located at the northwest corner of the intersection of Walker Road West and Airport Road in the Town of Caledon, Ontario. Access to the Property is via Airport Road.

The Property is irregular in shape, and covers an area of approximately 4.1 ha (approximately 10.1 acres). The east portion of the Property is occupied by a residential dwelling. The remainder of the Property consists of undeveloped vacant lands. The western and southeastern portions of the Property are identified as wooded areas. The surrounding area is predominantly used for residential purposes. The Property is proposed to be redeveloped as a residential sub-division with internal roadways and a retail commercial building. The existing dwelling will be retained as a heritage building and proposed to be used for commercial purposes. The proposed development will be serviced with municipal piped water and sanitary sewer system.

The Town of Caledon (Town) has identified the requirement for a Phase One Environmental Site Assessment (ESA) completed in accordance with Ontario Regulation 153/04, as amended, as a condition for site plan approval process.

The Phase One ESA was completed as per the requirement of Ontario Regulation 153/04, as amended. Based on the records reviewed and site inspection, the following Potentially Contaminating Activities (PCAs) were identified within the Phase One Study Area (Study Area).

Off-site PCAs

- #28 – Gasoline and Associated Products Storage in Fixed Tanks
- Other 1 – Ontario Spills. A spill of 150 L of furnace oil (June 2010) was reported on 6 McCaffery's Lane - adjacent to the south of the Property

The Phase One ESA identified the following Areas of Potential Environmental Concern (APECs) on the Property:

APEC	Location of APEC on the Property	Details	Potential Contaminants of Concern (PCoCs)	Media Potentially Impacted
APEC 1	South Central Portion of the Property	#28 – Gasoline and Associated Products Storage in Fixed Tanks	Petroleum Hydrocarbons (PHCs) + Benzene, Toluene, Ethylbenzene, Xylene (BTEX)	Soil & Ground Water
APEC 2	South Central Portion of Property	Other 1 - Ontario Spills	PHCs + BTEX	Soil & Ground Water



Based on the findings of the Phase One ESA, in the event that a Record of Site Condition (RSC) is required for the Property, an RSC cannot be filed based on the Phase One ESA alone. Prior to the preparation and submission of an RSC, a Phase Two Environmental Site Assessment will be required to investigate the APECs that have been identified on the Property arising from the current and historical PCAs found within the Study Area and which may have resulted in adverse impact to the environmental condition of the Property.



2.0 INTRODUCTION

Terraprobe Inc. (Terraprobe) was retained by Shacca Caledon Holdings c/o Glen Schnarr & Associates Inc. to complete a Phase One Environmental Site Assessment (ESA) of the property identified as 16114 Airport Road, Caledon, Ontario (Property). The general location of the Property is presented in the Phase One Property Location (Figure 1).

2.1 Phase One Property Information

The Property information is provided in below.

Legal Description	Part of Lot 4, Concession 6, East of Hurontario Street, Town of Caledon, Regional Municipality of Peel
PIN	14289-0188 (LT) & 14289-0186 (LT)
Municipal Address	16114 Airport Road., Caledon, Ontario
Zoning	A2
Property Owner Information	Shacca Caledon Holdings c/o Glen Schnarr & Associates 700 – 10 Kingsbridge Garden Circle, Mississauga, Ontario L5R 3K6
Persons, other than Property Owner, who engaged the Qualified Person to conduct the Phase One ESA	Bruce McCall-Richmond Glen Schnarr & Associates Inc. 700 – 10 Kingsbridge Garden Circle Mississauga, ON L5R 3K6 Email: brucemr@gsai.ca

2.2 Site Description

The Property is located at the northwest corner of the intersection of Walker Road West and Airport Road in the Town of Caledon, Ontario. Access to the Property is via Airport Road.

The Property is irregular in shape and covers an area of approximately 4.1 ha (10.1 acres). The east portion of the Property is occupied by a residential dwelling. The remainder of the Property consists of undeveloped vacant lands. The western and southeastern portions of the Property are identified as wooded areas. The surrounding area is predominantly used for residential land use. The Property is currently residential land use as per Ontario Regulation 153/04 (O.Reg. 153/04). Site features are presented in Figure 2. Site photographs are shown in Appendix A. A site survey plan is shown in Appendix B.

2.3 Buildings

A single-storey residential building/house occupied the east central portion of the Property at the time of inspection. The house is currently unoccupied, however, it was previously utilized for dog breeding. It is understood the existing building will be kept as heritage building.



2.4 Purpose of Investigation

The Property is proposed for redevelopment into a residential subdivision. As per the Development Concept Plan prepared by Glen Schnarr & Associates Inc., dated April 12, 2016, the proposed development would consist of the following:

- 51 Condo Townhouse units
- Retail commercial Building A (Existing Heritage House)
- Retail commercial Building B (one storey retail plaza – approx. 940 m²)
- 2.6 to 3.0 m wide strip of land along the eastern and southeastern Property boundary to be dedicated for road widening purposes
- 15 m x 15 m turn rounding (daylight triangle) at the intersection of Airport Road and Walker Road West to be dedicated for road widening.

The proposed development will also include access roadways and parking areas, and will be serviced with municipal piped water and sanitary sewage system. The Town has identified the requirement for a Phase One Environmental Site Assessment (ESA) completed in accordance with Ontario Regulation 153/04, as amended, as a condition for site plan approval process.

The objective of the Phase One ESA was as follows:

- To assess the environmental condition of the Property.
- To identify potentially contaminating activities within the Study Area.
- Based on the above, to identify issues of obvious or potential environmental concern with respect to the Property.

The Phase One ESA was completed to satisfy the intent of the requirements, methodology and practices for a Phase One ESA as described in O.Reg.153/04, as amended.



3.0 SCOPE OF INVESTIGATION

The Phase One ESA involved the following principal tasks:

- A review of records and reports regarding historical and current occupancy and activities for the Property and Study Area.
- Interviews with available individuals having knowledge of current and/or past site activities.
- An inspection of the Property and observation of the Study Area.

The information on the Property and Study Area is summarized in this report. Sampling and analysis of soil, ground water, or other materials (e.g., construction materials, air) were not carried out as part of the investigation.

3.1 Records Review

The records review provides information on historical and current activities. The objectives of the records review were as follows:

- To obtain and review records that relate to the current and past uses, site features and activities at the Property.
- To obtain and review records that relate to potentially contaminating activities, water bodies, and areas of natural significance in the Study Area (in addition to the Property).
- Based on the above, to provide an assessment of actual and potential contaminating activities and concerns with respect to the environmental condition of the Property.

The following sources of information were reviewed:

- Archival information for the site including aerial photographs, topographic maps, historical maps and drawings.
- Site-specific environmental reports and/or company records (e.g., Certificates of Approval, waste generator registration, approvals, permits) provided to Terraprobe.
- Geological and hydrogeological information in published government maps and/or reports.
- Databases maintained by EcoLog ERIS containing environmentally related information from private, provincial, and federal sources.
- Fire insurance plans and insurance inspection reports (and related plans) on file with EcoLog ERIS.
- Published Ontario Ministry of the Environment, Conservation and Parks (MECP) directories related to registered PCB storage sites and active and closed landfill sites.
- The Ontario Ministry of Natural Resources and Forestry (MNRF) Natural Heritage Information Centre database for information specific to natural areas, such as locations of environmentally sensitive areas.
- Published information regarding an Official Plan for the area.



- Sensitivity mapping by the local Conservation Authority.

3.2 Interviews

The objectives of the interview were:

- To obtain information to assist in determining if an area of potential environmental concern exists.
- To identify details of potentially contaminating activities or potential contaminant pathways in, on or under the Property.

Key personnel were interviewed and asked questions related to specific site activities, such as:

- The nature of the operations.
- Handling and storage of environmentally sensitive products and related wastes.
- Environmental approvals and registrations.
- Knowledge of previous reports related to the environmental condition of the Property.
- Issues related to non-compliance, orders, or charges related to environmental conditions on the property.

3.3 Site Reconnaissance

The objectives of the site reconnaissance were:

- To identify potential environmental concerns based on observations of current and past uses, and potentially contaminating activities at the Property and in the Study Area.
- To identify potential pathways for contamination at the Property and Study Area.

The site reconnaissance included a review of issues of potential environmental concern, including the following:

- Activities and practices including site operations, processes and waste management currently carried out on the Property.
- Evidence of past waste disposal, landfill or fill placement on the Property.
- The presence of hazardous or toxic chemicals, materials or processes.
- The presence of existing or former aboveground or underground fuel storage tanks.
- Identification of heating and cooling systems.
- The presence of floor cracks, hydraulic hoists, elevators, sumps and drains, wells, pits and lagoons.
- Identification of water supply source to the Property.



- The presence of various designated substances and building materials, including friable and non-friable asbestos, PCB-containing materials and electrical equipment, lead-based paint, mould, and chlorofluorocarbons (CFCs) in air-conditioning and refrigeration equipment.
- Evidence of stained or odorous soils and stressed vegetation.

In addition, an inspection of adjacent properties within the Study Area (identified in Section 4.1.1) was completed to assess the potential for operations being carried out on those properties to impact on the environmental condition of the Property. The inspection of adjacent properties was limited to inspection from the Property boundaries and public areas (roads, sidewalks, etc.).

3.4 Documentation and Evaluation of Information

The information obtained from the records review, interviews and site reconnaissance was described, documented and evaluated as summarized below:

- Documentation of information, as noted in subsequent sections of the report.
- Description of potentially contaminating activities.
- Description of areas of potential environmental concern.
- Development of a Phase One Conceptual Site Model.
- Discussion of the need, if any, for further investigation.



4.0 RECORDS REVIEW

4.1 General

4.1.1 Phase One Study Area Determination

The Phase One Study Area (Study Area) consisted of properties located within a 250 m radius of the Property. Commercial properties were located to the south and east of the Property. The Phase One Study Area is shown on Figure 3.

Based on the historical property use and development on the Property and surrounding area, it was determined that a 250 m study area around the property was sufficient to identify issues of potential environmental concern that could potentially impact on the environmental condition of the Property.

4.1.2 First Developed Use Determination

The determination of first developed use was based on a review of historical documentation regarding the Phase One Property. A review of the aerial photographs indicated that the subject Property had a residential dwelling in its east central portion since 1946 or earlier. The Chain of Title search indicated that the Phase One Property was owned by private individuals since 1821, when the Property was purchased from the Crown. Based on the available data, it is assumed that the first developed use occurred within the time period from 1821 and 1946. No additional historical information was available prior to 1946 to refine the first developed use of the Property. Select aerial photographs and historic maps used for this assessment can be found in Appendix F.

4.1.3 Fire Insurance Plans and Insurance Inspection Reports

Terraprobe conducted a search of the Toronto Archive Library for Fire Insurance Plans (FIPs). No FIPs for the Town of Caledon were available for review.

4.1.4 Chain of Title

A chain of title was prepared for Terraprobe by Domson's Title Search Inc., a freelance title search consultant. Site ownership records dating back to 1821 were reviewed.

The Property was owned by individual owners since 1821, except for the period during April 13, 1994 to April 25, 1994, when it was owned by Joric Investments Ltd. No change in land use was recorded. The Property is currently owned by Shacca Caledon Holdings Inc. The results of the title search are presented in Appendix C.



4.1.5 City Directory Search

City directories were reviewed at the Metropolitan Toronto Reference Library. The City directories covered the period from 1986 to 2001. The review of the city directories (Criss-Cross) revealed that the Property has been used for residential purposes.

Results of City Directory Search

Phase One and Study Area Property	Year	Summary of Occupancy
16114 Airport Road	1991	Residential Property Use
	2001	Residential Property Use
16040 Airport Road	1996 - 2001	The Property was an automotive maintenance shop & Fuel Station
16048 Airport Road	1997 - 2001	Commercial Property Use
16135 Airport Road	2001	The Property comprised of Offices
16216 Airport Road	1991-2001	Commercial
2-10 Walkers Rd. W	1991-2001	Residential Houses
1-7 Walkers Rd. W	1991-2001	Residential Houses

4.1.6 Environmental Reports

Previous investigations for the Property, which were completed by Terraprobe, are summarized below:

Report Title	Phase One Environmental Site Assessment 16114 Airport Road, Caledon, Ontario
Report Date	January 5, 2017
Prepared By	Terraprobe Inc. (Report Authors- Shama M. Qureshi, P.Eng., P.Geo., QP _{RA} , Muhammad Shahid, P. Geo, QP _{ESA} , and Ahmad Sarwar, B.Sc., G.I.T.)
Prepared For	Shacca Caledon Holdings c/o Glen Schnarr & Associates Inc.

- A Phase One ESA was completed for a larger property including the wooded area to the west (Block 4, 5 & 6) as per the requirement of O.Reg. 153/04. The Phase One Environmental Site Assessment (ESA) identified the following Areas of Potential Environmental Concern (APEC) on the Phase One Property:

APEC	Location of APEC on the property	Details	Potential Contaminants of Concern (PCoCs)	Media Potentially Impacted
APEC 1	Eastern Portion of the property	PCA # 30 - Importation of Fill Material of Unknown Quality	Metals & Inorganics	Soil
APEC 2	South Central Portion of property	Other 1 - Ontario Spills	Petroleum Hydrocarbons (PHCs) + BTEX	Soil & Ground Water



- A Phase Two ESA would be required to investigate the APECs that have been identified on the Property. A Record of Site Condition (RSC) cannot be filed based on the Phase One ESA alone.

Report Title	Phase Two Environmental Site Assessment 16114 Airport Road, Caledon, Ontario
Report Date	February 8, 2017
Prepared By	Terraprobe Inc. (Report Authors- Shama M. Qureshi, P.Eng., P.Geo., QP _{RA} , Muhammad Shahid, P. Geo, QP _{ESA} , and Ahmad Sarwar, B.Sc., G.I.T.)
Prepared For	Shacca Caledon Holdings c/o Glen Schnarr & Associates Inc.

- The Phase Two Environmental Site Assessment (ESA) was completed for the Property as per the requirement of O.Reg. 153/04. The Phase Two ESA was conducted to investigate the two APECs identified the Property during the previous Phase One ESA.
- The investigation consisted of drilling of twenty one (21) boreholes and installation of nine (9) monitoring wells on the Property. The soil stratigraphy generally consisted of surficial layer of topsoil underlain by silty sand to sandy silt earth fill, which is underlain by native deposits of sand, sandy silt to silt and sand.
- The ground water elevation contours indicated that the direction of ground water flow is towards east/southeast.
- The applicable Site Condition Standards (SCS) are the Ontario Ministry of the Environment, Conservation and Parks (MECP) Standards identified as Table 2 Standards for Residential/Parkland/Institutional Property Use in a potable ground water condition.
- The parameters analysed for soil samples included: petroleum hydrocarbons (fraction F1 to F4), BTEX compounds, metals and inorganics and pH.
- All analytical soil sample results met the MECP Table 2 Site Condition Standards (SCS) for Residential Property Use for the analysed parameters.
- The ground water samples were collected from three (3) monitoring wells and analysed for PHCs and BTEX. The results of the ground water samples met the applicable Table 2 Standards for all analysed parameters.
- Based on the findings of the Phase Two ESA, the environmental status of the Property is considered to meet the applicable MECP Table 2 SCS.

4.2 Environmental Source Information

4.2.1 EcoLog ERIS

EcoLog Environmental Risk Information Services Ltd. (ERIS) is an organization that maintains and searches various government and private databases for property-related environmental information. A search of the EcoLog ERIS Ltd. databases was requested for the Property and Study Area. The ERIS Report is provided in Appendix D. There were no records found for the Property.



The potentially contaminating activities identified in the EcoLog ERIS Report are summarized below:

Location of PCA	PCA	Details
6 McCaffery's Lane - adjacent to the south of the Property	Others 1 - Ontario Spills	A spill of 150 L of furnace oil on 03/06/2010. Impact to soil was reported. This property is located potentially down-gradient from the Property with respect to the inferred ground water flow direction. However, due to close proximity, it has a potential to impact the Property.
16040 Airport Road, approximately 150 m southeast of the Property	#28 - Gasoline and Associated Products Storage in Fixed Tanks Others - O. Reg. 347 Waste Generators	Historic fuel storage facility with fuel storage tanks (expired in 1995) Generator of wastes (2010) including light fuels and oil skimmings & sludges. Given the distance and down-gradient location from the Property, the potential of causing impact to the Property is considered to be low.
16018 Airport Road, approximately 220 m southeast of the Property	#40 – Pesticides (including Herbicides, Fungicides and Anti-fouling Agents), manufacturing Processing and Bulk Storage) Others - O. Reg. 347 Waste Generators	Berney's Pro Hardware - Pesticide Vendor Berney's Pro Hardware listed as generator of wastes (1998 to 2011) including acid waste, heavy metals, alkaline wastes, other specified inorganics, etc. Given the distance and down-gradient location from the Property, the potential of causing impact to the Property is considered to be low.

4.2.2 Other Source Information

Other environmental source information was searched as part of the Phase One ESA. The information that was search includes:

- Freedom of Information (FOI) request to the Ontario Ministry of the Environment, Conservation and Parks (MECP). The FOI request determines if information regarding orders, investigations or other information on file with respect to the Property.
- Technical Standards and Safety Authority (TSSA) was contacted in regards to records related to storage tanks for petroleum related products with respect to the Property
- The local Conservation Authority was contacted to determine if the Property was considered regulated under the Conservation Authorities Act and Ontario Regulations 42/06, 146/06 to 182/06 and 97/04.
- Municipal Zoning and Official Plan information was reviewed

The information requests and responses are provided in Appendix E and are summarized below.



Information Request	Response
MECP FOI	A response from the MECP was received on October 24, 2016, indicating that no records were available for the subject Property.
MECP PCB Storage Sites and Landfill Sites	Directories published by the MECP related to waste disposal sites [Ref. 11] and PCB storage sites [Ref. 10], and the Brownfields Environmental Site Registry were reviewed. The Waste Disposal Site Inventory showed no records of closed disposal site within 250 m of the Property. No records of PCB storage sites were present on the Property and within the Study Area.
TSSA	The response from Ruchi Chohan at TSSA indicates that they have no record of any fuel storage tanks at the Property.
Conservation Authority	The response from Mr. Nick Cascone from Toronto and Region Conservation Authority (TRCA) was received on September 19, 2016. It was indicated that the western portion of the Site is located within the TRCA's Regulated Area of the Humber River Watershed.
Zoning	The City of Caledon zoning by-law and Official Plan was reviewed. The Property is zoned "A2 & RR, Rural Residential" as per City of Caledon Zoning By-law.

4.3 Physical Setting Sources

4.3.1 Aerial Photographs

Aerial photographs, satellite imagery and historic maps were reviewed. The state of development of the Property and Study Area is summarized in below. A selection of aerial photographs and historic maps are presented in Appendix F.

Date	Subject Property	Surrounding Area
1946	The Property was undeveloped with a residential structure, similar in configuration to the current building, located on the east central portion	The surrounding properties appeared to be predominantly agricultural. A residential dwelling is noted to be present immediately north of the subject Property. The properties in the southeast appear to be developed with residential buildings.
1960	No significant changes.	No significant changes.
1974	No significant changes observed. The resolution of this air photograph was poor. The details could not be discerned.	No significant changes.
1985	No significant changes observed.	No significant changes.
2004	No significant changes.	Properties to the north, east and south have been developed for residential land use.
2009	No significant changes	No significant change
2016	No significant change	No significant changes
2018	No significant changes	No significant changes

No Potentially Contaminating Activities were identified in the aerial photograph.



4.3.2 Topography Hydrology, Geology

A topographic map from the Ontario Ministry of Natural Resources and Forestry (MNRF) and the geological mapping produced by the Ontario Ministry of Northern Development and Mines - *Ontario Geological Survey* was reviewed. The information gleaned from the mapping is summarized below. The maps are provided in Appendix G.

Topography	The approximate elevation of the Property is 295 masl and slopes gently to the east-southeast towards Innis Lake & Widget Lake.
Hydrogeology	The nearest water body is Innis Lake and Widget Lake, which are located approximately 1.9 km southeast and 2.1 km east of the Property, respectively. The groundwater is expected to follow the local topography and flow towards the east-southeast.
Geology (overburden)	The overburden on the Property is comprised of glaciofluvial ice deposits consisting of sand & gravel, with minor amounts of silt, clay and till
Geology (bedrock)	The bedrock on the Property is comprised of shale, limestone, dolostone and siltstone, part of the Queenston Formation (55a)
Geology (depth to bedrock)	The depth to bedrock in the area is considered to be relatively shallow. Based on the MECP Well Records, bedrock was encountered at approximately 24.0 m depth below ground surface.

4.3.3 Fill Materials

Based on the subsurface investigation conducted by Terraprobe, no imported fill material of unknown quality was encountered. The fill material identified during the subsurface investigation at the site was noted to be consistent and resembling the on-site native soils. As such, the fill material is considered to be weathered/reworked native soils present at the site.

4.3.4 Water Bodies and Areas of Natural Significance

Mapping from the MNRF was reviewed to determine if water bodies were present on the Property and within the Study Area. The Ontario Ministry of Natural Resources National Heritage Information Centre database for listings of Areas of Natural or Scientific Interest (ANSIs) was reviewed. The information is summarized below.

Water Bodies (Study Area)	<ul style="list-style-type: none">• There is no significant surface water body located within the study area.
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Wetland (Property)	<p><u>Provincially Significant</u></p> <ul style="list-style-type: none"> Based on communications with Nicholas Carscone from the Toronto Region and Conservation Authority (TRCA), the western portion of the subject Property is classified as a Provincially Significant Wetland (PSW) by the TRCA. However, the MNR Heritage information database, classifies the western portion of the Property as a Non-Provincially Significant Wetland. <p><u>Non- Provincially Significant</u></p> <ul style="list-style-type: none"> The MNR heritage information database classifies the western portion of the Property as a Non-Provincially Significant Wetland. <p><u>Unevaluated</u></p> <ul style="list-style-type: none"> No Unevaluated wetlands are present on the Property.
Wetland (Study Area)	<p><u>Provincially Significant</u></p> <ul style="list-style-type: none"> No Provincially Significant wetlands are present in the Study Area. <p><u>Non- Provincially Significant</u></p> <ul style="list-style-type: none"> No Non- Provincially Significant wetlands are present in the Study Area. <p><u>Unevaluated</u></p> <ul style="list-style-type: none"> An unevaluated wetland is present immediately adjacent to the Site towards the south.
ANSIs (Property)	<p><u>Provincially Significant Life Science ANSI</u></p> <ul style="list-style-type: none"> No Life Science ANSIs were identified on the Property. <p><u>Provincially Significant Earth Science ANSI</u></p> <ul style="list-style-type: none"> No Earth Science ANSIs were identified on the Property.
ANSIs (Study Area)	<p><u>Provincially Significant Life Science ANSI</u></p> <ul style="list-style-type: none"> No Life Science ANSIs were identified in the Study Area. <p><u>Provincially Significant Earth Science ANSI</u></p> <ul style="list-style-type: none"> No Earth Science ANSIs were identified in the Study Area.

4.3.5 Well Records

The MECP well records database was searched through EcoLog ERIS and through the MECP online Water Well Database for records located on the Property and in the Study Area (within 500 m). A copy of the Well Records is provided in Appendix H and is summarized below.

Water Wells (Property)	<ul style="list-style-type: none"> No drinking water well was located on the Property Five monitoring wells were located on the Property
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Water Wells (Study Area)	<ul style="list-style-type: none">• Three (3) domestic water well were located within the Study Area• One (1) municipal water well was located approximately 390 m south of the Phase One Property (outside of the study area)• Five (5) monitoring wells and test holes were located within the Study Area• One (1) not used well was located within the Study Area
Stratigraphy	<ul style="list-style-type: none">• 0 to 15 m – Brown, Silt Clay• 15 to 24 m – Brown to Grey, Fine to Coarse Sand• 24 to 38 m – Grey Shale, Hard
Depth to Water Table	<ul style="list-style-type: none">• NA
Depth to Bedrock	<ul style="list-style-type: none">• Inferred bedrock encountered at 24.0 m

4.4 Site Operating Records

No site operating records were provided for review.



5.0 INTERVIEWS

An interview regarding the Property was not conducted, however a questionnaire was sent out to the client via email to obtain information regarding the Property. In response to the questionnaire, a previous Phase I Environmental Site Assessment (ESA) report, dated January 21, 2016 prepared by Edward Wong & Associates Inc. including a former interview response was provided for review. A review provided the following information:

- The subject and adjacent properties have not been used for commercial and/or industrial purposes.
- No registered or unregistered storage tanks (above and/or underground) have been stored on the Phase One Property.
- No vent pipes, fill pipes, or access ways have been present on the Property to indicate the presence of underground structures.
- No transformer, capacitor or any hydraulic equipment were present on the Property in the past.
- No hazardous substance or petroleum products, unidentified waste material, tires, automotive or industrial material have been dumped on the subject Property.



6.0 SITE RECONNAISSANCE

6.1 General Requirements

Date of Investigation	October 3, 2016	July 26, 2019
Time of Investigation	12:30 am	10:30 am
Weather Conditions	Cloudy	Sunny
Duration of Investigation	1 hours	1 hour
Was the Facility Operating?	No	No
Person(s) Conducting Investigation and Qualifications	Ahmad Sarwar, B. Sc., G.I.T. under the supervision of Muhammad Shahid, P.Geo., QP ^{ESA}	Jessie Hui Chung Wu, M. Env. Sc. under the supervision of Muhammad Shahid, P. Geo., QP ^{ESA}

6.2 Specific Observations at Phase One Property

The site reconnaissance included a walking tour of the Property, as well as compiling written and photographic records. Site features are illustrated on Figure 2, and photographs are presented in Appendix A.

6.2.1 Building Description

The east central portion of the Property is currently occupied by a two (2) storey house with a basement. The building was vacant at the time of site inspection. The building was previously used for dog breeding. The inside of the house has been torn, and is pending renovation. Very strong odours were noted to exist inside the House.

6.2.2 Designated substances and Other Special Attention Items

The inspection was carried out in accessible areas and included an assessment of the potential presence of the following materials:

- Designated substances (i.e., acrylonitrile, asbestos, arsenic, benzene, coke oven emissions, ethylene oxide, isocyanates, lead, mercury, silica, vinyl chloride).
- Polychlorinated biphenyls (PCBs).
- Ozone depleting substances.
- Urea-formaldehyde foam insulation (UFFI).
- Special attention items (i.e., mould radioactive materials).

The presence of these materials based on the site reconnaissance is summarized below.



Asbestos	No evidence of asbestos material was observed; however, based on the age of the building, it is likely that asbestos containing material may be present in the building materials.
Lead	No suspected lead-based paint or plumbing components were observed during the inspection of visually accessible areas; however, based on the age of the building, it is likely that the lead containing materials may be present.
Mercury	No materials containing mercury were observed during the site inspection, however based on the age of the building, the presence of mercury is considered to be likely within the building.
PCBs	No materials containing PCBs were observed during the site inspection.
Ozone Depleting Substances (ODS)	No ozone depleting substances were observed during the site inspection.
UFFI	No UFFI products were observed during the site inspection.
Mould	No mould or areas of excessive dampness were observed in the visible areas during the site inspection.
Radioactive Materials	No manmade sources of radiation were observed during the site inspection.
Herbicides and Pesticides	During the site inspection, no materials containing herbicides or pesticides were observed to be stored at the site. Herbicides or pesticides may have been applied to the landscaped areas in the past. Minor application of these materials is unlikely to have significantly affected the environmental condition of the subject site.

6.2.3 Below Ground Structures

The existing dwelling has one level basement noted during the Site inspection. A gas fired HVAC furnace was found in the basement along the west central portion.

6.2.4 Aboveground Storage Tanks

No aboveground storage tanks or evidence of historical aboveground storage tanks were observed at the Property during the site inspection.

6.2.5 Underground Storage Tanks

No underground storage tanks or evidence of historical underground storage tanks was observed during the site inspection. However, a Geophysical Survey was conducted on the Property in the vicinity of the building that identified a suspected underground storage tank (UST). Based on the geophysical survey, a potential UST anomaly was detected approximately 2 m south and 1.4 m west of the southeast corner of the building. An excavation was conducted on December 3, 2019 to remove the suspected UST. Upon excavation, the suspected UST was identified to be an abandoned historical septic tank and not a fuel oil



tank. The abandoned septic tank was decommissioned and removed off site. The excavation was filled and graded using soil on-site.

6.2.6 Exterior Site Conditions

The Property is irregular in shape, and covers an area of approximately 4.1 ha (10.1 acres). The topography of the Site is gently rolling to rolling, however, there is an overall slope towards Airport Road in the east. The Property is comprised of a rural homestead with associated paved driveway which leads to the building from Airport Road. The remainder of the Property is undeveloped and vacant. The western and southeastern portions of the Property are identified as wooded areas. A shed used for storing household waste was found along the northwestern corner of the building. All of the surface water runoff is directed towards a swale located along Airport Road, which ultimately discharges the surplus water into a storm sewer situated at the intersection of Walker Road and Airport Road. Additional details of the Property are provided below.

Water Sources	The water supply at the Property is serviced municipally, and enters into the Property from Airport Road. A water meter was found along the south side in the basement.
Current and Former Wells	No private or municipal wells were noted on the Property.
Sewage Works	The Property sewage is collected into septic tank located to the southwest of the house.
Railways	No existing rail lines were located on the Property.
Stained and Odorous Soils	No stained or odorous soils were observed during the site inspection.
Stressed Vegetation	No areas of stressed vegetation were noted during the site inspection.



Underground Utilities and Services	<p>The inspection of the Property indicated the following information related to utility services:</p> <ul style="list-style-type: none"> • Gas line enters the Property from Airport Road, towards the gas meter observed on the south face of the building by the southeast corner. • Water line enters the Site from Airport Road towards the water meter observed on the south face of the building by the southeast corner. • Underground communication lines enter the Property from Airport Road, and run towards the overhead satellite receiver located on the south face of the building by the southeast corner. • HydrOne line enters the Property from Airport Road and runs south of the building towards the hydro meter located in the basement on the west side. • A septic tile bed and tank was identified to be present underground approximately along the southwest corner of the building. • No drainage basin was observed on the Property. Drainage from the Property is expected to be towards the swale located along Airport Road.
Fill Materials	<p>No indication of any placement of imported fill material on the subject Property was noted. However, during the subsurface investigation, surficial layer of fill (weathered/reworked native soils) was encountered at the Property. The fill quality was confirmed to meet the applicable MECP Table 1 Site Condition Standards during Phase Two ESA completed at the Property.</p>
Watercourses, Ditches or Standing Water	<p>A swale located along Airport Road was observed, and all surface water runoff from the Property is expected to drain into this swale.</p>

6.2.7 Enhanced Investigation Property

Based on the activities noted on the Phase One Property (residential), the Phase One Property is not considered to be an Enhanced Investigation Property, in accordance with Section 32.1(b) of Regulation 153/04 (as amended).

6.3 Investigation of Phase One Study Area

At the time of the site inspection, the following land uses were noted on the properties immediately adjacent to the Property.

Direction	Land Uses
North	Residential houses along McKinley Crescent
East	16135 Airport Road – Wellness Center & Medical Spa (Commercial); Residential houses along Airport Road
South	Residential houses along Walker Road
West	Vacant lands and residential houses along Putney Road



The site inspection included a walking tour of the entire property, as well as compiling written and photographic records. The inspection of the Property and Study Area was conducted by Mr. Ahmad Sarwar, B. Sc., G.I.T. on October 3, 2016 and Ms. Jessie Hui Chung Wu, M. Env. Sc. on July 26, 2019.

6.3.1 Potentially Contaminating Activity

The potentially contaminating activities identified in the site inspection are summarized below:

Location of PCA	PCA	Details
South central portion of the Property	#28 – Gasoline and Associated Products Storage in Fixed Tanks	An aboveground storage tank (AST) was identified on the adjacent property to the south at 7 Walker Road West.



7.0 REVIEW AND EVALUATION OF INFORMATION

7.1 Current and Past Uses

Current and past uses of the Property were determined from historical aerial photographs, fire insurance plans, chain of title documents and city directories. The full list of current and past uses of the Property is provided in Appendix I, in a form approved by the Ontario Ministry of the Environment, Conservation and Parks under O. Reg. 153/04.

7.2 Potentially Contaminating Activities

The Phase One Environmental Site Assessment identified the following Potentially Contaminating Activities (PCAs) within the Phase One Property and the Study Area. The detailed locations of the PCAs are illustrated in Figure 4.

Location of PCA	PCA	Potential APEC (yes/no)	Justification/Comments
7 Walker Road West– Adjacent to the south central portion of the Property	#28 – Gasoline and Associated Products Storage in Fixed Tanks	Yes (APEC 1)	PCA has potential to cause an APEC on Property
6 McCaffery's Lane - Approximately 25 m to the south	Other 1 - Ontario Spills	Yes (APEC 2)	PCA has potential to cause an APEC on Property
16040 Airport Road, approximately 150 m southeast of the Property	#28 - Gasoline and Associated Products Storage in Fixed Tanks #52 – Storage, maintenance, fueling and repair of equipment, vehicles, and material used to maintain transportation systems. Others - O. Reg. 347 Waste Generators	No	Downgradient PCAs at significant distance from the Property. Ground Water impacts, if present, would be unlikely to cause contamination on the Property. The QP's assessment is that these PCAs will not cause an APEC on the Property.



Location of PCA	PCA	Potential APEC (yes/no)	Justification/Comments
16018 Airport Road, approximately 220 m southeast of the Property	#40 – Pesticides (including Herbicides, Fungicides and Anti-fouling Agents), manufacturing Processing and Bulk Storage) Others - O. Reg. 347 Waste Generators	No	Downgradient PCAs at significant distance from the Property. Ground Water impacts, if present, would be unlikely to cause contamination on the Property. The QP's assessment is that these PCAs will not cause an APEC on the Property.

7.3 Areas of Potential Environmental Concern

The Potentially Contaminating Activities identified in Section 7.2 were evaluated for their potential to create an Area of Potential Environmental Concern (APEC) on the Phase One Property through consideration of:

- The type of PCA
- The potential magnitude of the PCA (e.g. small-scale waste generation versus significant commercial activity)
- The Potential Contaminants of Concern (PCoC) associated with the PCA
- The nature of those PCoCs in terms of their mobility in soil, ground water, and sediment as applicable
- The anticipated direction of ground water flow
- The anticipated hydraulic conductivity of saturated media
- The distance between the PCA and the Property

The analysis and rationale used to determine that a particular PCA does not create an APEC is provided in Section 7.2. The APECs identified are presented in a form approved by the Director in Appendix J.

The physical area of each APEC is illustrated on Figure 5. Please note that the area illustrated does not necessarily represent the complete potential area of impact, but represents the most likely potential area of impact, and thus represents the area that would first require intrusive investigation in a Phase Two ESA should a Phase Two ESA be conducted.

7.4 Phase One Conceptual Site Model

The Phase One Conceptual Site Model (CSM) is presented in Appendix K which illustrated and includes Figure 1 through Figure 5.



7.5 Uncertainty or Absence of Information

The following uncertainties or absence of information may have impact on the Phase One Conceptual Site Model:

Component	Uncertainty of Absence of Information	Effect on Phase One CSM
Fire Insurance Plans	Fire Insurance Plans, which include the Phase One Property, were not available for review; however, sufficient information was provided through other sources. As such, there exists no known void or absence of information for this component.	No effect upon the Phase One CSM
Chain of Title	Chain of Title dating back to Crown ownership was obtained as part of the investigation. As such, there exists no known void or absence of information for this component.	No effect upon the Phase One CSM
Environmental Reports	A previous Phase One Environmental Site Assessment Report conducted by Edward Wong & Associates (2016) was made available to Terraprobe by the client. As such, there exists no known void or absence of information for this component.	No effect upon the Phase One CSM
Environmental Source Information	Environmental Source Information was searched through a combination of Environmental Risk Information Services (ERIS) and Freedom of Information requests (FOI). As such, there exists no known void or absence of information for this component.	No effect upon the Phase One CSM
Aerial Photographs	Aerial Photographs were obtained from combination federal, provincial, municipal and private sources. The series of air photos selected represent the development of the Phase One Property and Phase One Study Area. As such, there exists no known void or absence of information for this component.	No effect upon the Phase One CSM
Topography, Hydrogeology and Geology	The Topography, Hydrogeology and Geology were evaluated through available resources from the Ministry of Natural Resources as well as Water Well Records. As such, there exists no known void or absence of information for this component	No effect upon the Phase One CSM



Component	Uncertainty of Absence of Information	Effect on Phase One CSM
Water Bodies and Areas of Natural Significance	Water Bodies and Areas of Natural Significance were evaluated through available resources from the Ministry of Natural Resources, local conservation authorities and the Ministry of the Environment. As such, there exists no known void or absence of information for this component	No effect upon the Phase One CSM
Well Records	Well Records through the summary provided by Environmental Risk Information Services (ERIS) as well as the Ministry of the Environment Water Well Information System (WWIS). As such, there exists no known void or absence of information for this component	No effect upon the Phase One CSM
Site Reconnaissance	Unrestricted access to the Phase One Property was provided during the Site Reconnaissance. As such, there exists no known void or absence of information for this component	No effect upon the Phase One CSM
Interviews	The client was contacted for an interview, however, a Phase One ESA report was provided instead, with accompanying interview questionnaire answer sheet completed by the client. As such, there exists no known void or absence of information for this component.	No effect upon the Phase One CSM

Based upon the information obtained, as noted above, it is the belief of the QP_{ESA} that there is no known significant uncertainty or absence of information and that the Phase One Conceptual Site Model is valid.



8.0 CONCLUSIONS

8.1 Phase Two ESA Required Before Record of Site Condition

The Phase One ESA identified the Potentially Contaminating Activities (PCAs) and Areas of Potential Environmental Concern (APECs) as presented in Appendix J and summarized as follow:

Off-Site PCAs

- ERIS report (see Section 4.2.1) identified
 - Off-Site historical furnace oil leakage on March 6, 2010 at 6 McCaffery's Lane (approximately 10 m south of subject Property).
- Site Reconnaissance (see Section 6.3)
 - Off-site AST was observed adjacent to the south of the Property located at 7 Walker Road West.

Prior to the preparation and submission of a Record of Site Condition (RSC), if required, a Phase Two Environmental Site Assessment would be required to investigate the Areas of Potential Environmental Concern that have been identified on the Property arising from the current and historical PCAs found within the Study Area and which may have resulted in adverse impact to the environmental condition of the Property.

8.2 Record of Site Condition Based on Phase One ESA Alone

Based upon the review and evaluation of the information gathered from the Phase One ESA, a Record of Site Condition, if required, cannot be filed based upon a Phase One ESA alone.

8.3 Signatures

The Phase One Environmental Site Assessment has been completed by Jessie Hui Chung Wu, M. Env. Sc. under the direction and supervision of Muhammad Shahid, P.Geo., QP_{ESA}. The findings and conclusions presented in this report have been determined on the basis of the information that was obtained and reviewed, and on an assessment of the existing conditions on the Phase One Property and properties within the Phase One Study Area.



We trust this report meets with your requirements. Should you have any questions regarding the information presented, please do not hesitate to contact our office.

Yours truly,
Terraprobe Inc.



Jessie Hui Chung Wu, M. Env. Sc.
Project Manager



Muhammad Shahid, P.Geo., QP_{ESA}
Senior Project Manager



9.0 REFERENCES

1. Armstrong, D.K. and Dodge, J.E.P. *Paleozoic Geology Map of Southern Ontario*. Ontario Geological Survey, Miscellaneous Release--Data 219.
2. Chapman, L.J. and Putnam, D.F. 2007. *The Physiography of Southern Ontario*. Ontario Geological Survey, Miscellaneous Release--Data 228.
3. Gao, C., Shiota, J., Kelly, R. I., Brunton, F.R., van Haaften, S. 2006. Bedrock topography and overburden thickness mapping, southern Ontario; Ontario Geological Survey, Miscellaneous Release--Data 207.
4. Google Earth V 7.1.2.2041. (November 6, 2004). 16114 Airport Road, Caledon, Ontario 17T590688.06m E 4858308.24 m N, Eye alt 941 m. Digital Globe 2016. [December 5].
5. Google Earth V 7.1.2.2041. (August 14, 2009). 16114 Airport Road, Caledon, Ontario 17T590756.32m E 4858307.59 m N, Eye alt 941 m. Digital Globe 2016. [December 5].
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7. Google Earth V 7.1.2.2041. (April 19, 2016). 16114 Airport Road, Caledon, Ontario 17T590686.91m E 4858414.73m N, Eye alt 941 m. Digital Globe 2016. [December 5].
8. Ontario Geological Survey 2010. *Surficial Geology of Southern Ontario*. Ontario Geological Survey, Miscellaneous Release--Data 128-REV. ISBN 978-1-4435-2483-7
9. Ontario Geological Survey 2006. *Bedrock Topography and Overburden Thickness Mapping, Southern Ontario*. Ontario Geological Survey, Miscellaneous Release—Data 207.
10. Ontario Ministry of the Environment, January 1993. *Ontario Inventory of PCB Storage Sites*. ISBN 0-7778-0836-6.
11. Ontario Ministry of the Environment, June 1991. *Waste Disposal Site Inventory*. ISBN 0-7729-8409-3.
12. Town of Caledon— Schedule “A”, March 2016. *Zoning By-law 2006-50*. Assessed: September 12, 2016.
13. *Phase I Environmental Site Assessment, 16114 Airport Road, Caledon East, Ontario*, dated January 21, 2016, prepared by Edward Wong & Associates Inc.
14. *Phase One Environmental Site Assessment, 16114 Airport Road, Caledon, Ontario*, dated January 5, 2017, prepared by Terraprobe Inc. File No. 1-19-0543-41
15. *Phase Two Environmental Site Assessment, 16114 Airport Road, Caledon, Ontario*, dated February 8, 2017, prepared by Terraprobe Inc. File No. 1-19-0543-42



10.0 LIMITATIONS AND USE OF THE REPORT

This report was prepared for the exclusive use of Shacca Caledon Holdings c/o Glen Schnarr & Associates Inc. and is intended to provide an assessment of the environmental condition on the property identified as 16114 Airport Road, Caledon, Ontario.

Any use which a third party makes of this report, or any reliance on or decisions to be made based on it, are the responsibility of such third parties. Terraprobe Inc. accepts no responsibility for damages, if any, suffered by any third party as a result of decisions made or actions based on this report, including consequential financial effects on transactions or property values, or requirements for follow-up actions and costs.

The assessment should not be considered a comprehensive audit that eliminates all risks of encountering environmental problems. The information presented in this report is based on information collected during the completion of the Phase One Environmental Site Assessment by Terraprobe Inc. It is based on the conditions on the Phase One property at the time of the site inspection supplemented by a review of historical information to assess the environmental conditions on the Phase One, as reported herein.

Sampling and analysis of soil, ground water or any other material was not carried out as part of this assessment. Consequently, the presence and/or extent of any adverse environmental impact cannot be verified. The potential for environmental liability and/or environmental impact is an opinion that has been arrived at within the scope of this assessment.

In assessing the environmental conditions/history of the Phase One, Terraprobe Inc. has relied in good faith on information provided by others, as noted in this report, and has assumed that the information provided by those individuals is factual and accurate. Terraprobe Inc. accepts no responsibility for any deficiency, misstatement or inaccuracy in this report resulting from the information provided by those individuals.

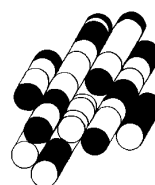
There is no warranty expressed or implied by this report regarding the environmental status of the Phase One. Professional judgement was exercised in gathering and analysing information collected by our staff, as well as that submitted by others. The conclusions presented are the product of professional care and competence, and cannot be construed as an absolute guarantee.

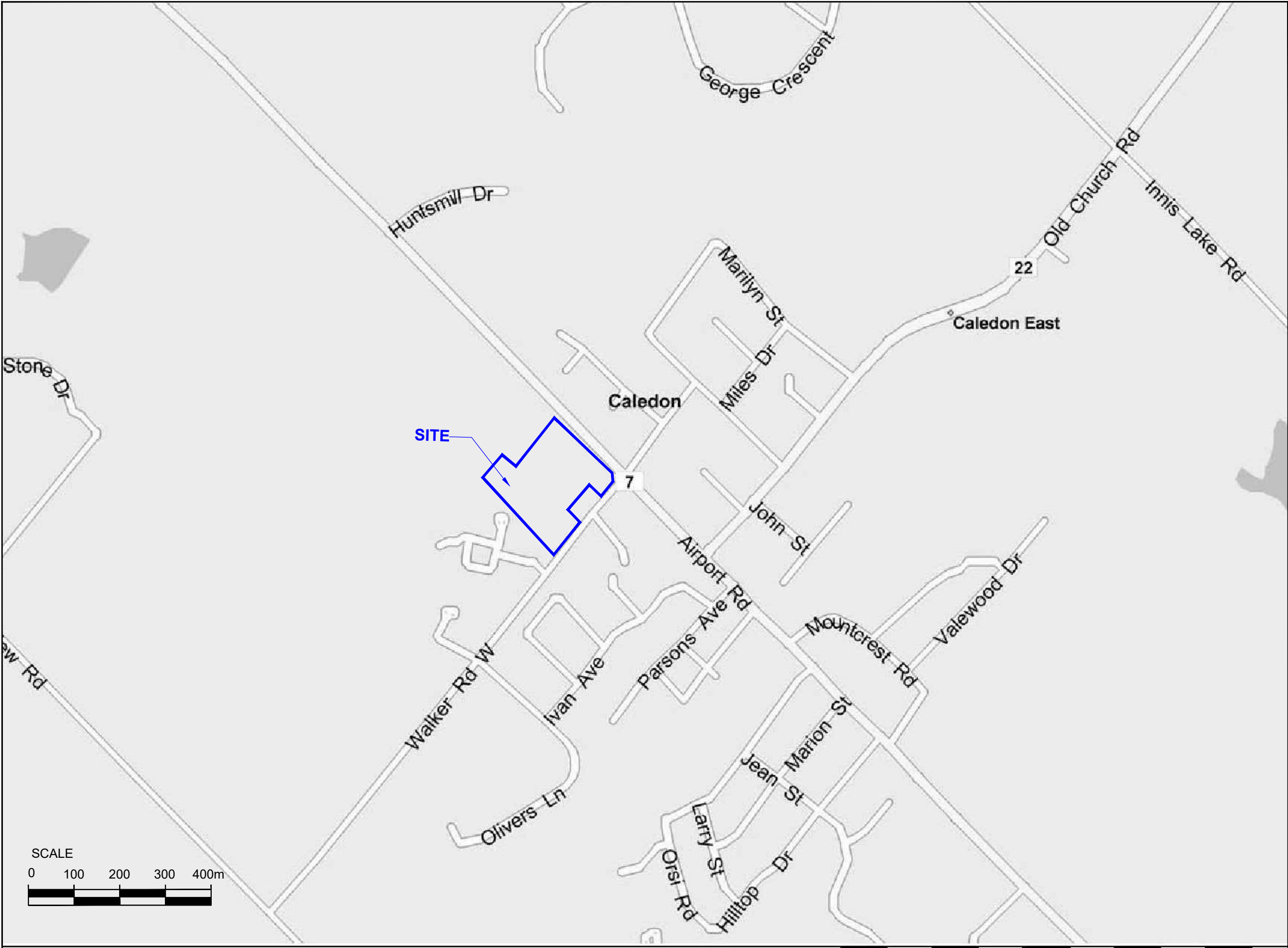
In the event that during future work new information regarding the environmental condition of the Phase One is encountered, or in the event that the outstanding responses from the regulatory agencies indicate outstanding issues on file with respect to the Phase One, Terraprobe Inc. should be notified in order that we may re-evaluate the findings of this assessment and provide amendments, as required.




FIGURES


TERRAPROBE INC.







Terraprobe Inc.
Consulting Geotechnical & Environmental Engineering
Construction Materials, Inspection & Testing
11 Indell Lane - Brampton Ontario L6T 3Y3 (905) 796-2650



Reference:
Microsoft Streets & Trips 2011

Notes:

Legend:

Phase One Property Boundary

Project Title:
Updated Phase One Environmental Site Assessment

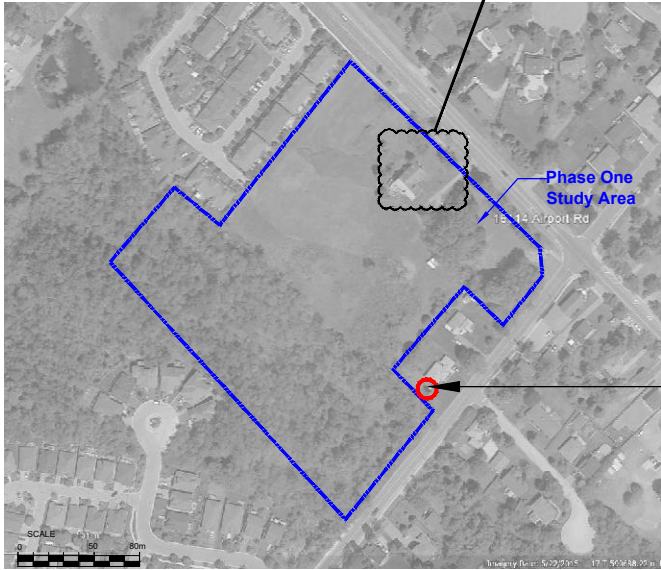
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16114 Airport Road, Caledon, Ontario

Figure Title:
PHASE ONE PROPERTY LOCATION

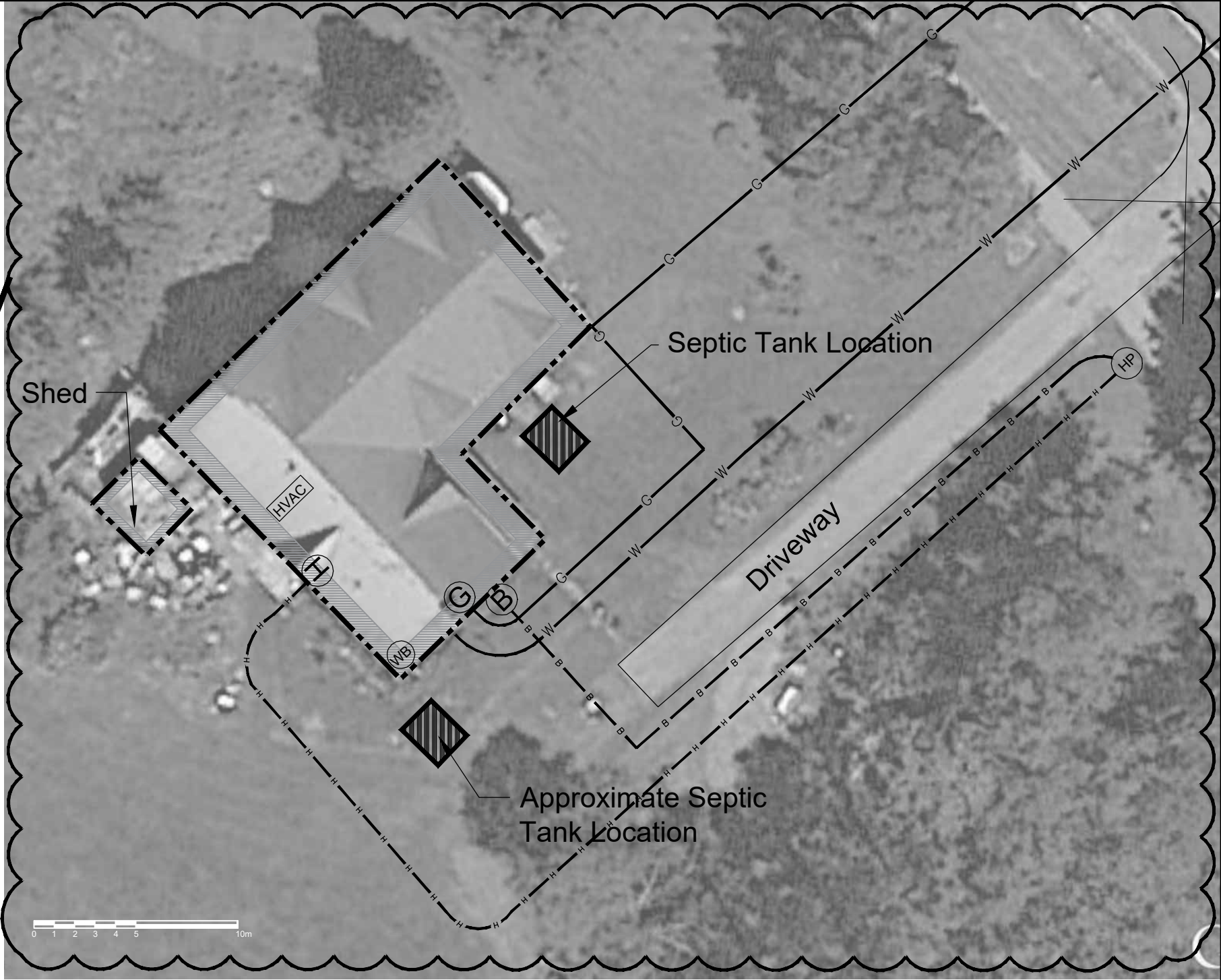
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Drawn By: SS	Scale: As Shown
Reviewed By: MS	Figure No.: 1
Date: December 2019	


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AST Location






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Reference:
Google Earth


Notes:


Legend:


Phase One Property Boundary


Gas Meter


Over Head Bell Satellite

Water Boiler

Hydro Meter (Basement)

HVAC Furnace (Basement)

Hydro Pole

AST Location on Adjacent Property

Project Title:

Updated Phase One Environmental Site Assessment

Site Location:

16114 Airport Road, Caledon, Ontario

Figure Title:

PHASE ONE PROPERTY

Designed By:

JW

Drawn By:

MV

Reviewed By:

MS

Date:

December 2019

File No.:

1-16-0543-41.1

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Figure No.:


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Reference:
Google Earth

Notes:

Legend:

Phase One Property Boundary

Residential Use

Commercial Use

Institutional Use

Conservation Area

Roads/ Community

Project Title:
Updated Phase One Environmental Site Assessment

Site Location:
16114 Airport Road, Caledon, Ontario

Figure Title:
PHASE ONE STUDY AREA

Designed By: JW

Drawn By: SS

Reviewed By: MS

Date: December 2019

File No.: 1-16-0543-41.1

Scale: As Shown


Figure No.: 3



Reference:

Google Earth

Notes:
PCA - Potentially Contaminating Activity
#00 PCA Causing APEC
#00 PCA Not Causing APEC

Legend:	
	Phase One Property Boundary
PCA1	#28 -Gasoline and Associated Products Storage in Fixed Tanks
PCA2	Other 1- Ontario Spills
PCA3	Other 2- Retail Storage Tank and O.Reg. 347 Waste Generator Summary
PCA4	Other 3- Pesticide Register & O.Reg. 347 Waste Generator Summary

Project Title:

Updated Phase One Environmental Site Assessment

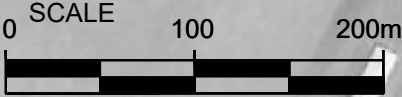
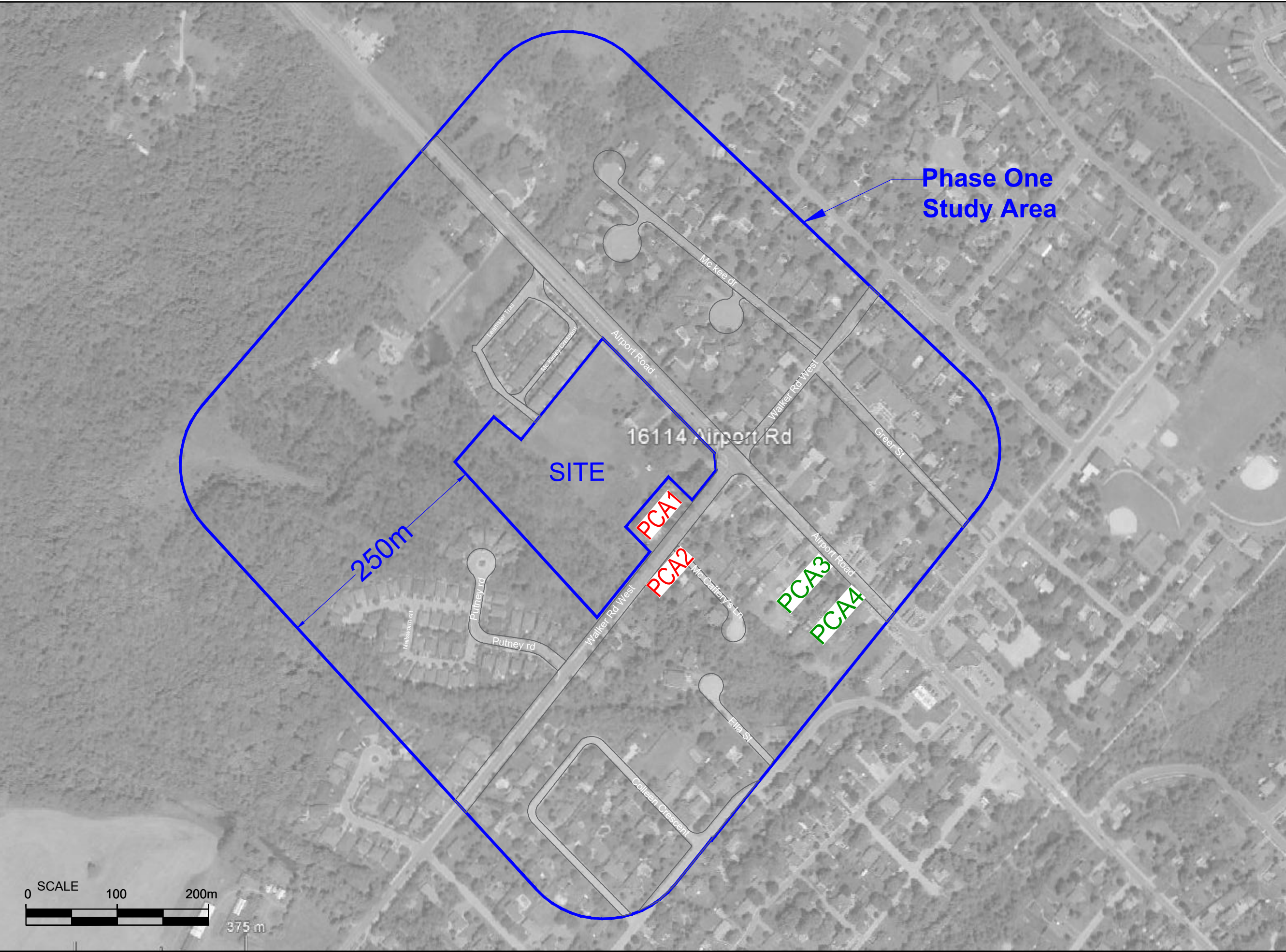
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Figure Title:

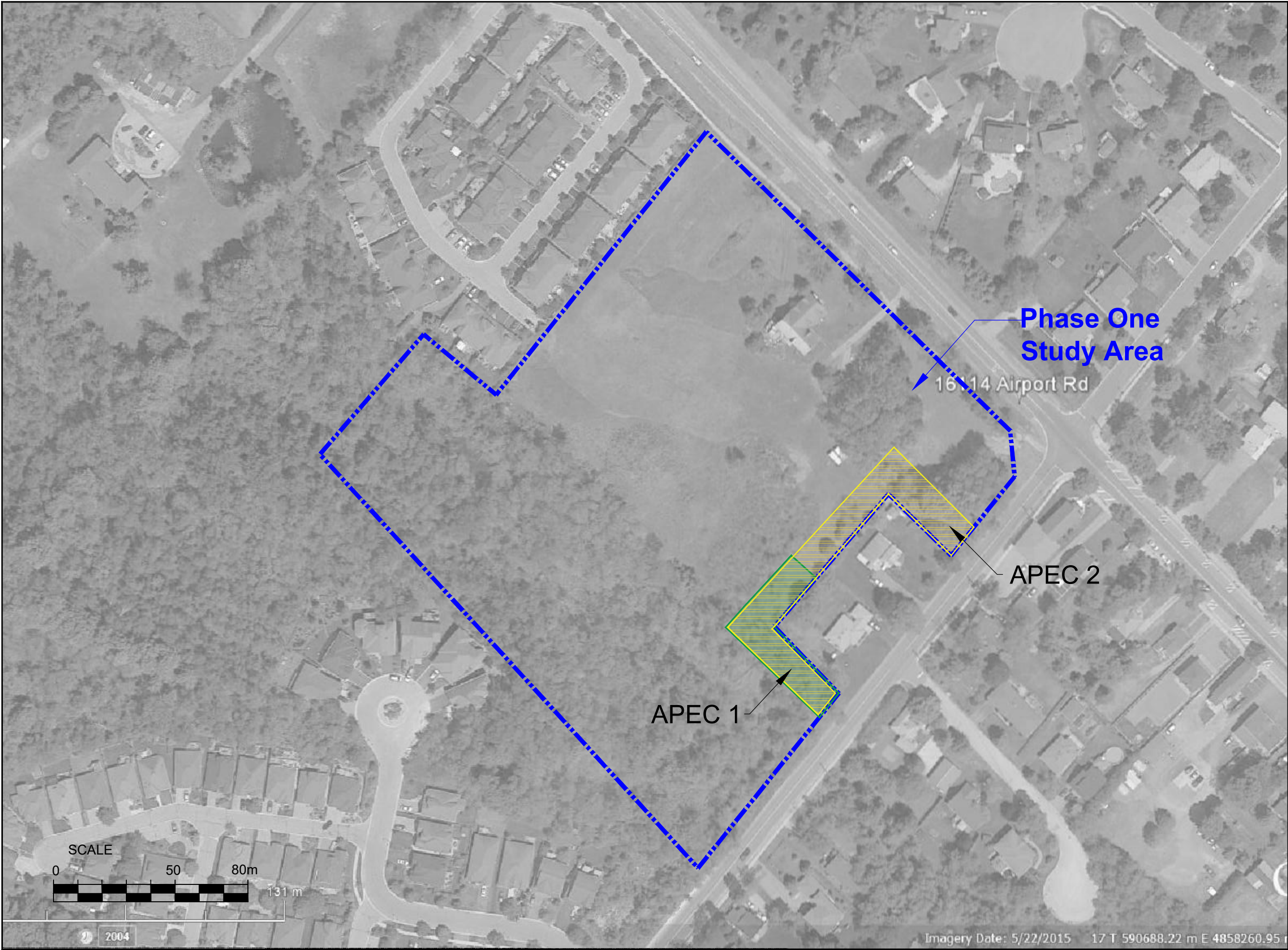
PCA LOCATIONS


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Reviewed By: MS	Figure No.: 4
Date: December 2019	




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Reference:
Google Earth

Notes:

Legend:

Phase One Property Boundary

APEC 1

APEC 2

Project Title:
Updated Phase One Environmental Site Assessment

Site Location:
16114 Airport Road, Caledon, Ontario

Figure Title:
APEC LOCATIONS

Designed By:
JW

Drawn By:
MV

Reviewed By:
MS

Date:
December 2019

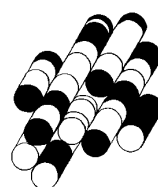
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1-16-0543-41.1

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Figure No.:
5

APPENDIX A

TERRAPROBE INC.





Photograph 1

Location: 16114 Airport Road

Viewing: North

Description: Entrance into Building from the front of the building. Suspected UST located to the south of the building.



Photograph 2

Location: 16114 Airport Road

Viewing: Northwest

Description: Central portion of the Property. A monitoring well was observed. Residential units located to the north of the Property.



Photograph 3

Location: 16114 Airport Road

Viewing: East-northeast

Description: Back entrance to the building. Hydro meter observed on the back wall.





Photograph 4

Location: 16114 Airport Road
Viewing: South
Description: South central portion of the Property. Bushes/ shrubs observed at the centre of the Property and heavy forested area locate on the western portion of the Property. Another monitoring well observed on the south central portion of the site.



Photograph 5

Location: South central portion of the Property
Viewing: Northeast
Description: An aboveground storage tank was observed on the neighboring property locate at 7 Walker Road West.



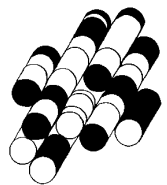
Photograph 6

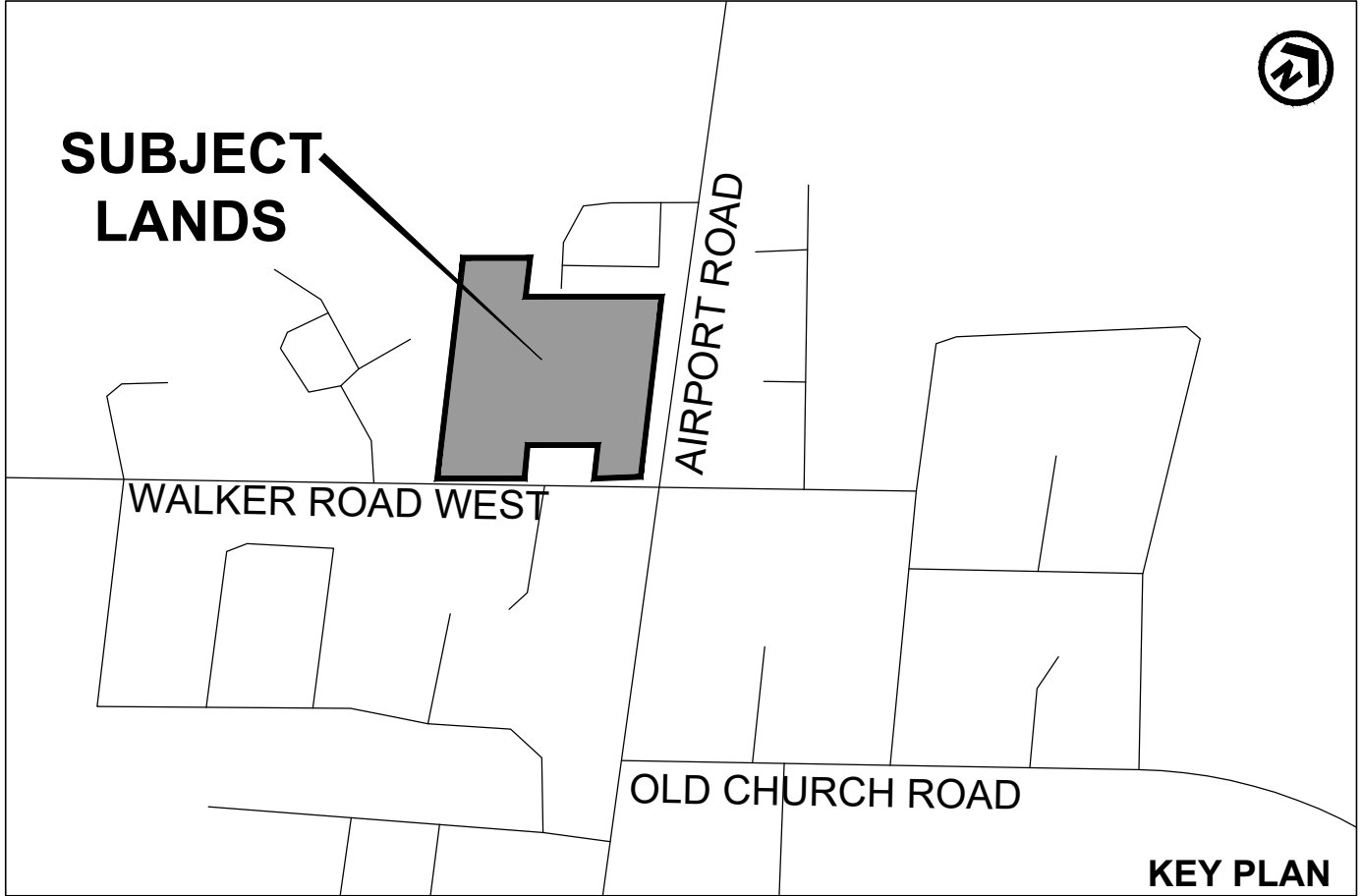
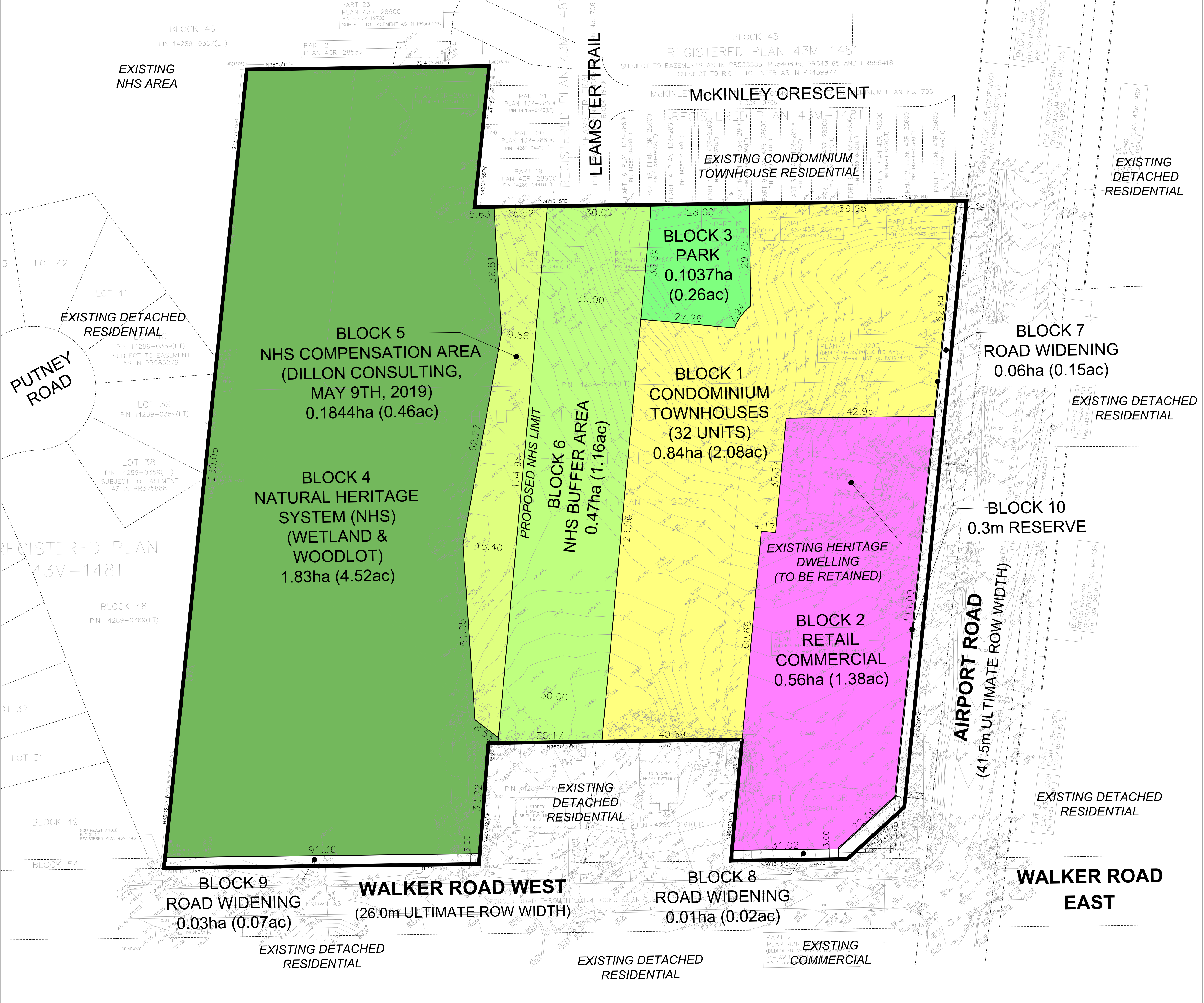
Location: Southeastern portion of the Property
Viewing: Northwest
Description: Two monitoring wells were observed near the southeastern corner of the Property.



APPENDIX B

TERRAPROBE INC.





DRAFT PLAN OF SUBDIVISION
FILE # 21T-17005C
SHACCA CALEDON HOLDINGS INC.

16114 AIRPORT ROAD
PART 1, PLAN OF PART OF LOT 4
CONCESSION 6, E.H.S. (CHING),
TOWN OF CALEDON
REGIONAL MUNICIPALITY OF PEEL

OWNERS CERTIFICATE
I HEREBY AUTHORIZE GLEN SCHNARR & ASSOCIATES INC. TO PREPARE AND
SUBMIT THIS DRAFT PLAN OF SUBDIVISION TO THE TOWN OF CALEDON FOR
APPROVAL.

SIGNED
MR. UGO GULIA
SHACCA CALEDON HOLDINGS INC.

DATE APRIL 20, 2017

SURVEYORS CERTIFICATE
I HEREBY CERTIFY THAT THE BOUNDARIES OF THE LANDS TO BE SUBDIVIDED AS
SHOWN ON THIS PLAN AND THEIR RELATIONSHIP TO ADJACENT LANDS ARE
CORRECTLY AND ACCURATELY SHOWN.

SIGNED
ALISTER SANKEY, O.L.S.
DAVID B. SEARLES SURVEYING LTD.
ONTARIO LAND SURVEYORS
4255 SHERWOODTOWNE BLVD. SUITE 206,
MISSISSAUGA ON, L4Z 1Y5
PHONE: 905-273-6840

DATE MARCH 30, 2017

ADDITIONAL INFORMATION
(UNDER SECTION 51(17) OF THE PLANNING ACT) INFORMATION REQUIRED BY
CLAUSES A,B,C,D,E,F,G, & J ARE SHOWN ON THE DRAFT AND KEY PLANS.

- H) MUNICIPAL AND PIPED WATER TO BE PROVIDED
I) SANDY LOAM AND CLAY LOAM
K) SANITARY AND STORM SEWERS TO BE PROVIDED

LAND USE SCHEDULE

LAND USE	LOTS / BLOCKS	AREA (ha)	AREA (ac)	UNITS	DENSITY (uph)
CONDOMINIUM TOWNHOUSES	1	0.84	2.08	32	38.1
RETAIL COMMERCIAL	2	0.56	1.38		
PARK	3	0.10	0.26		
NATURAL HERITAGE SYSTEM	4	1.83	4.52		
NHS COMPENSATION AREA	5	0.18	0.46		
NHS BUFFER AREA	6	0.47	1.16		
ROAD WIDENING	7-9	0.10	0.25		
0.3m RESERVE	10	0.00	0.00		
TOTAL	10	4.09	10.10	32	38.1

NOTES

- WETLAND /WOODLOT, COMPENSATION AREA & BUFFER LIMITS
PROVIDED BY DILLON CONSULTING, MAY 9, 2019

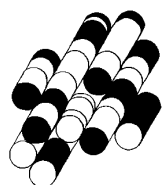


SCALE 1:500
(24 x 36)
AUGUST 28, 2019



APPENDIX C

TERRAPROBE INC.



CHAIN OF TITLE REPORT

Project # 1-16-0545-41
Address: 16114 Airport Road, Caledon
Legal Part Lot 4 Con 6 EHS
Description: Part 1, 43R20293
Except Parts 1 & 2, 43R21686
PIN# 14289-0188 (LT)

Searched at: Brampton
LRO #: 43

Page 1

INSTR #	DOC. TYPE	REG. DATE	PARTY FROM	PARTY TO
	Patent	04 12 1821	Crown	Elizabeth TARBON
9034	Deed	26 03 1861	Elizabeth Tarbon	James MUNSIE
684	Deed	02 11 1870	James Munsie	James WALKER
9746	Deed	20 07 1895	James Walker	Samuel ALLISON
3603	Will	08 11 1928	Samuel Allison - Estate	Thomas W. ALLISON
18188	Mortgage	13 10 1930	Thomas W. Allison	Agricultural Development Board (Mortgagee)
19622	Deed (Power of Sale)	22 06 1940	Agricultural Development Board (Thomas W. Allison defaulted in Mtg #18188)	Thomas Esler ALLISON
RO998810	Deed	28 02 1992	Thomas Esler Allison	Marina Lucille TURNER
RO1062491	Deed	13 04 1994	Marina Lucille Turner	Joric Investments Ltd.

Cont'd on Page 2

CHAIN OF TITLE REPORT

Project # 1-16-0545-41
Address: 16114 Airport Road, Caledon
Legal Part Lot 4 Con 6 EHS
Description: Part 1, 43R20293
Except Parts 1 & 2, 43R21686
PIN# 14289-0188 (LT)

Searched at: Brampton
LRO #: 43

INSTR #	DOC. TYPE	REG. DATE	PARTY FROM	PARTY TO
RO1063361	Deed	25 04 1994	Joric Investments Ltd.	Marina Lucille TURNER
PR2880829	Deed (Present Owner)	10 03 2016	Marina Lucille Turner	Shacca Caledon Holdings Inc.



ServiceOntario

LAND
REGISTRY
OFFICE #43

14289-0188 (LT)

PARCEL REGISTER (ABBREVIATED) FOR PROPERTY IDENTIFIER

PAGE 1 OF 3
PREPARED FOR Bertucci
ON 2016/09/27 AT 10:53:29

PROPERTY DESCRIPTION: PT LT 4 CON 6 EHS CALEDON PT 1, 43R20293, EXCEPT PTS 1 & 2, 43R21686; TOWN OF CALEDON

PROPERTY REMARKS:

ESTATE/QUALIFIER:

FEE SIMPLE

LT CONVERSION QUALIFIED

OWNERS' NAMES

SHACCA CALEDON HOLDINGS INC.

RECENTLY:

RE-ENTRY FROM 14289-0308

CAPACITY SHARE

PIN CREATION DATE:

1999/03/25

* 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/ CHRD
EFFECTIVE	2000/07/29	THE NOTATION OF THE	"BLOCK IMPLEMENTATION DATE" OF 1997/09/23 ON THIS PIN			
WAS REPLACED WITH THE	"PIN CREATION DATE" OF 1999/03/25					
** PRINTOUT	INCLUDES ALL DOCUMENT TYPES AND DELETED INSTRUMENTS SINCE: 1999/03/25 **					
**SUBJECT,	ON FIRST REGISTRATION UNDER THE LAND TITLES ACT, TO:					
**	SUBSECTION 44(1) OF THE LAND TITLES ACT, EXCEPT PARAGRAPH 11, PARAGRAPH 14, PROVINCIAL SUCCESSION DUTIES *					
**	AND ESCHEATS OR FORFEITURE TO THE CROWN.					
**	THE RIGHTS OF ANY PERSON WHO WOULD, BUT FOR THE LAND TITLES ACT, BE ENTITLED TO THE LAND OR ANY PART OF					
**	IT THROUGH LENGTH OF ADVERSE POSSESSION, PRESCRIPTION, MISDESCRIPTION OR BOUNDARIES SETTLED BY					
**	CONVENTION.					
**	ANY LEASE TO WHICH THE SUBSECTION 70(2) OF THE REGISTRY ACT APPLIES.					
**DATE OF CONVERSION TO	LAND TITLES: 1999/03/26 **					
43R18835	1991/10/29	PLAN REFERENCE				C
43R20293	1994/03/10	PLAN REFERENCE				C
RO1063361	1994/04/25	TRANSFER	\$2		TURNER, MARINA LUCILLE	C
RO1087131	1995/03/21	BYLAW				C
PR319572	2002/09/25	CERTIFICATE				
REMARKS: PENDING LITIGATION						
PR629933	2004/04/30	APL (GENERAL)				
				*** COMPLETELY DELETED ***		

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.



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LAND
REGISTRY
OFFICE #43

14289-0188 (LT)

PARCEL REGISTER (ABBREVIATED) FOR PROPERTY IDENTIFIER

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

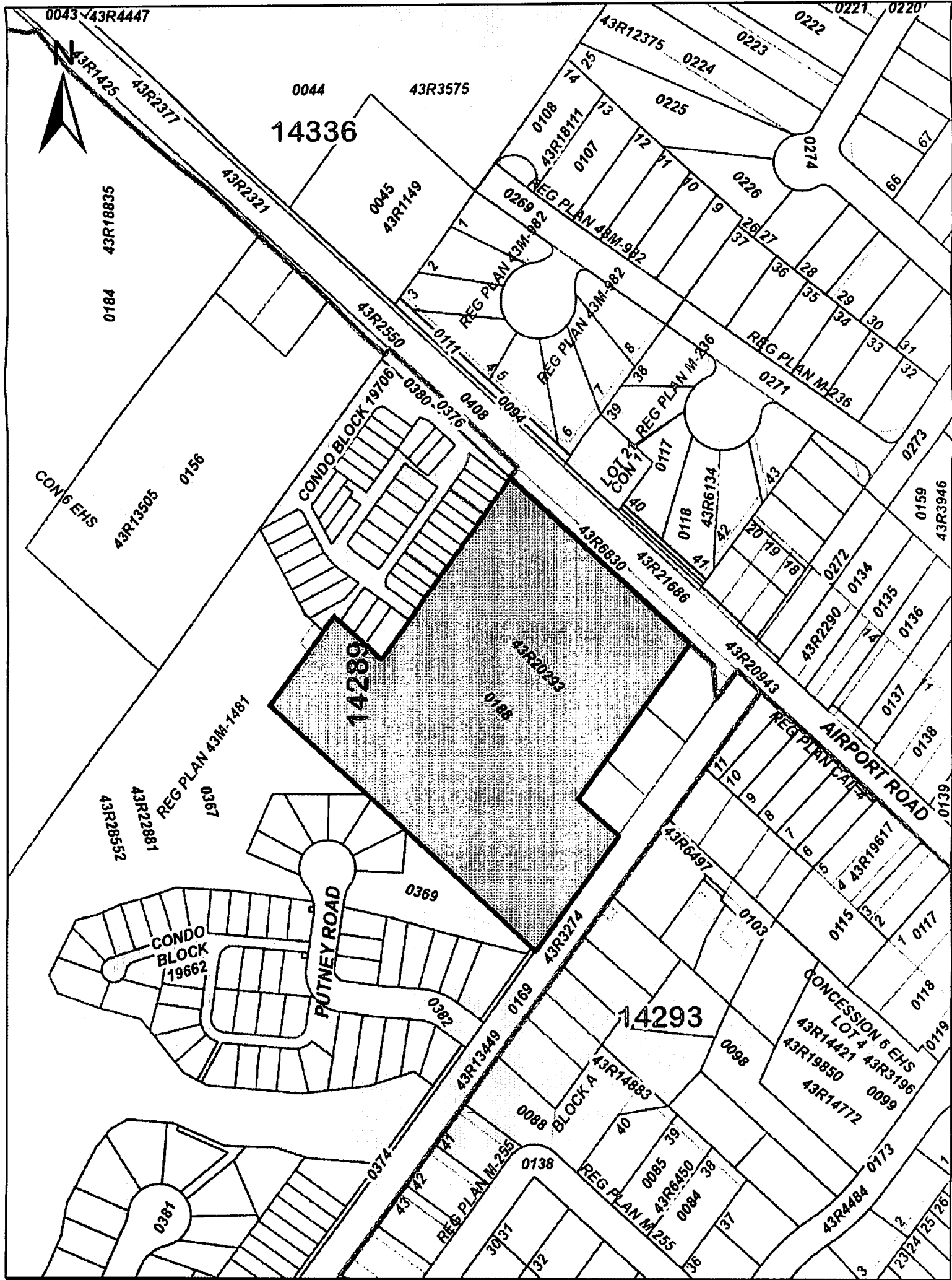
PAGE 2 OF 3
PREPARED FOR Bertucci
ON 2016/09/27 AT 10:53:29

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHRD
REMARKS: DELETES 94-00156. PR1360222	2007/10/25	CHARGE		MITCHELL, MICHAEL EDWIN *** COMPLETELY DELETED *** TURNER, MARINA LUCILLE	NICHOLAS C. TIBOLLO PROFESSIONAL CORPORATION	
REMARKS: DELETED BY PR2508753 VMIKLOSKA 2015/07/21 PR2201149	2012/05/28	ADL AMEND ORDER		*** COMPLETELY DELETED *** ONTARIO SUPERIOR COURT OF JUSTICE	855191 ONTARIO LIMITED	
REMARKS: VACATES PR319572 PR2478289	2013/12/17	CHARGE		*** COMPLETELY DELETED *** TURNER, MARINA LUCILLE	REGAN, KEITH	
PR2506297	2014/03/04	ADL (GENERAL)		*** COMPLETELY DELETED *** TURNER, MARINA LUCILLE	BENNINGER, HELEN MARIE BENNINGER, JEROME WALTER HEINZE, HEINZ HEINZE, EDITH	
REMARKS: DELETES S/T INTEREST IN RO1062412 PR2507932	2014/03/07	CHARGE		*** COMPLETELY DELETED *** TURNER, MARINA LUCILLE	BENNINGER, HELEN MARIE BENNINGER, JEROME WALTER HEINZE, HEINZ HEINZE, EDITH	
PR2507933	2014/03/07	POSTPONEMENT		*** COMPLETELY DELETED *** REGAN, KEITH	BENNINGER, HELEN MARIE BENNINGER, JEROME WALTER HEINZE, HEINZ HEINZE, EDITH	
REMARKS: PR2478289 TO PR2507932 PR2508753	2014/03/11	DISCH OF CHARGE		*** COMPLETELY DELETED *** NICHOLAS C. TIBOLLO PROFESSIONAL CORPORATION		
REMARKS: PR1360222. PR2680264	2015/03/02	CHARGE		*** COMPLETELY DELETED *** TURNER, MARINA LUCILLE	BENNINGER, HELEN MARIE BENNINGER, JEROME WALTER HEINZE, HEINZ HEINZE, EDITH	
PR2680672	2015/03/03	POSTPONEMENT		*** COMPLETELY DELETED *** REGAN, KEITH	BENNINGER, HELEN MARIE	

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REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHRD
PR2754544	2015/07/28	DISCH OF CHARGE		*** COMPLETELY DELETED *** BENNINGER, HELEN MARIE BENNINGER, JEROME WALTER HEINZE, HEINZ HEINZE, EDITH	BENNINGER, JEROME WALTER HEINZE, HEINZ HEINZE, EDITH	
PR2880829	2016/03/10	TRANSFER REMARKS: PLANNING ACT STATEMENTS.	\$3,000,000	TURNER, MARINA LUCILLE	SHACCA CALEDON HOLDINGS INC.	C
PR2880839	2016/03/10	CHARGE	\$1,400,000	SHACCA CALEDON HOLDINGS INC.	TURNER, MARINA LUCILLE	C
PR2880840	2016/03/10	DISCH OF CHARGE REMARKS: PR278289.		*** COMPLETELY DELETED *** REGAN, KEITH		
PR2880944	2016/03/10	DISCH OF CHARGE		*** COMPLETELY DELETED *** BENNINGER, HELEN MARIE BENNINGER, JEROME WALTER HEINZE, HEINZ HEINZE, EDITH		
PR2880264		REMARKS: PR2880264.				

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FOR D.B.



PROPERTY INDEX MAP
PEEL(No. 43)

LEGEND

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



0449
08050

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

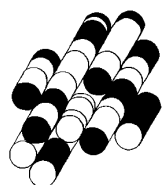
REFERENCE PLANS UNDERLYING MORE RECENT
REFERENCE PLANS ARE NOT ILLUSTRATED

THIS IS NOT A PLAN OF SURVEY



APPENDIX D

TERRAPROBE INC.





DATABASE REPORT

Project Property: 16114 Airport Rd
16114 Airport Rd
Caledon ON L7C1G4
Project No: 1-16-0545-41
Report Type: Quote - Custom-Build Your Own Report
Order No: 20160908090
Requested by: Terraprobe Ltd
Date Completed: September 15, 2016

**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: 16114 Airport Rd
16114 Airport Rd Caledon ON L7C1G4

Project No: 1-16-0545-41

Order Information:

Order No: 20160908090
Date Requested: September 8, 2016
Requested by: Terraprobe Ltd
Report Type: Quote - Custom-Build Your Own Report

Additional Products:

Executive Summary: Report Summary

Database	Name	Searched	Project Property	Boundary to 0.25km	Total
AAGR	Abandoned Aggregate Inventory	Y	0	0	0
AGR	Aggregate Inventory	Y	0	0	0
AMIS	Abandoned Mine Information System	Y	0	0	0
ANDR	Anderson's Waste Disposal Sites	Y	0	0	0
AUWR	Automobile Wrecking & Supplies	Y	0	0	0
BORE	Borehole	Y	0	2	2
CA	Certificates of Approval	Y	0	6	6
CFOT	Commercial Fuel Oil Tanks	Y	0	0	0
CHEM	Chemical Register	Y	0	0	0
COAL	Inventory of Coal Gasification Plants and Coal Tar Sites	Y	0	0	0
CONV	Compliance and Convictions	Y	0	0	0
CPU	Certificates of Property Use	Y	0	0	0
DRL	Drill Hole Database	Y	0	0	0
EASR	Environmental Activity and Sector Registry	Y	0	0	0
EBR	Environmental Registry	Y	0	0	0
ECA	Environmental Compliance Approval	Y	0	0	0
EEM	Environmental Effects Monitoring	Y	0	0	0
EHS	ERIS Historical Searches	Y	0	0	0
EIIS	Environmental Issues Inventory System	Y	0	0	0
EMHE	Emergency Management Historical Event	Y	0	0	0
EXP	List of TSSA Expired Facilities	Y	0	1	1
FCON	Federal Convictions	Y	0	0	0
FCS	Contaminated Sites on Federal Land	Y	0	0	0
FOFT	Fisheries & Oceans Fuel Tanks	Y	0	0	0
FST	Fuel Storage Tank	Y	0	0	0
FSTH	Fuel Storage Tank - Historic	Y	0	0	0
GEN	Ontario Regulation 347 Waste Generators Summary	Y	0	5	5
GHG	Greenhouse Gas Emissions from Large Facilities	Y	0	0	0
HINC	TSSA Historic Incidents	Y	0	1	1
IAFT	Indian & Northern Affairs Fuel Tanks	Y	0	0	0
INC	TSSA Incidents	Y	0	1	1
LIMO	Landfill Inventory Management Ontario	Y	0	0	0
MINE	Canadian Mine Locations	Y	0	0	0
MNR	Mineral Occurrences	Y	0	0	0
NATE	National Analysis of Trends in Emergencies System (NATES)	Y	0	0	0
NCPL	Non-Compliance Reports	Y	0	0	0

Database	Name	Searched	Project Property	Boundary to 0.25km	Total
NDFT	National Defense & Canadian Forces Fuel Tanks	Y	0	0	0
NDSP	National Defense & Canadian Forces Spills	Y	0	0	0
NDWD	National Defence & Canadian Forces Waste Disposal Sites	Y	0	0	0
NEBW	National Energy Board Wells	Y	0	0	0
NEES	National Environmental Emergencies System (NEES)	Y	0	0	0
NPCB	National PCB Inventory	Y	0	0	0
NPRI	National Pollutant Release Inventory	Y	0	0	0
OGW	Oil and Gas Wells	Y	0	0	0
OOGW	Ontario Oil and Gas Wells	Y	0	0	0
OPCB	Inventory of PCB Storage Sites	Y	0	0	0
ORD	Orders	Y	0	0	0
PAP	Canadian Pulp and Paper	Y	0	0	0
PCFT	Parks Canada Fuel Storage Tanks	Y	0	0	0
PES	Pesticide Register	Y	0	3	3
PINC	TSSA Pipeline Incidents	Y	0	1	1
PRT	Private and Retail Fuel Storage Tanks	Y	0	1	1
PTTW	Permit to Take Water	Y	0	0	0
REC	Ontario Regulation 347 Waste Receivers Summary	Y	0	0	0
RSC	Record of Site Condition	Y	0	0	0
RST	Retail Fuel Storage Tanks	Y	0	0	0
SCT	Scott's Manufacturing Directory	Y	0	0	0
SPL	Ontario Spills	Y	0	1	1
SRDS	Wastewater Discharger Registration Database	Y	0	0	0
TANK	Anderson's Storage Tanks	Y	0	0	0
TCFT	Transport Canada Fuel Storage Tanks	Y	0	0	0
VAR	TSSA Variances for Abandonment of Underground Storage Tanks	Y	0	0	0
WDS	Waste Disposal Sites - MOE CA Inventory	Y	0	0	0
WDSH	Waste Disposal Sites - MOE 1991 Historical Approval Inventory	Y	0	0	0
WWIS	Water Well Information System	Y	1	13	14
Total:			1	35	36

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>
1	WWIS		ON	-/0.0	-2.01	15

Executive Summary: Site Report Summary - Surrounding Properties

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
2	CA	CALEDON TOWN	WALKER RD W/MCCAFFREY LANE CALEDON TOWN ON	SE/24.6	-2.01	15
3	INC		ON	SE/29.2	-2.41	15
3	SPL		6 McCafferys Lane Caledon ON	SE/29.2	-2.41	16
4	CA	R.M. OF PEEL	WALKER RD W./AIRPORT RD. CALEDON TOWN ON	E/0.3	-2.01	16
4	CA	R.M. OF PEEL - LOT 4, CONC. 6 EHS	WALKER RD.W./AIRPORT RD. CALEDON TOWN ON	E/0.3	-2.01	17
4	CA	R.M. OF PEEL	WALKER RD W/AIRPORT RD. CALEDON TOWN ON	E/0.3	-2.01	17
5	BORE		ON	N/39.7	2.55	17
6	WWIS		ON	ESE/99.3	-2.01	18
6	WWIS		CALEDON EAST ON	ESE/99.3	-2.01	18
6	WWIS		CALEDON EAST ON	ESE/99.3	-2.01	18
6	WWIS		CALEDON EAST ON	ESE/99.3	-2.01	19
7	EXP	1024066 ONTARIO LTD O/A FUEL STATION	16040 AIRPORT RD RR 5 CALEDON EAST ON L0N 1E0	ESE/135.1	-2.01	19
7	GEN	1024066 ONTARIO LIMITED	16040 AIRPORT ROAD CALEDON EAST ON L7C 1E7	ESE/135.1	-2.01	19
7	PRT	1024066 ONTARIO LTD O/A FUEL STATION	16040 AIRPORT RD N CALEDON EAST ON	ESE/135.1	-2.01	20
8	CA	582302 ONTARIO LTD. - CLOUD HOMES CO. LT	MCKEE DRIVE LOT 21, CONC. 1 CALEDON TOWN ON	NNE/145.3	0.74	20
8	CA	582302 ONTARIO LTD. - CLOUD HOMES CO. LT	MCKEE DRIVE/LOT 21, CONC. 1 CALEDON TOWN ON	NNE/145.3	0.74	20
9	WWIS		lot 5 con 6 ON	NW/160.8	7.03	21
10	WWIS		ON	SSE/148.6	-3.01	21
11	WWIS		CALEDON EAST ON	SE/172.4	-3.01	22
12	BORE		ON	NNW/183.2	8.99	22
13	WWIS		con 6 ON	ESE/184.7	-3.01	23
14	WWIS		CALEDON EAST ON	ESE/182.5	-2.57	23
15	WWIS		ON	ESE/181.9	-2.42	24

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
<u>16</u>	PINC		21 MCKEE DR, CALEDON ON	N/173.9	2.23	<u>24</u>
<u>17</u>	HINC		20 WALKERS ROAD EAST CALEDON EAST ON	ENE/173.1	-0.01	<u>24</u>
<u>18</u>	WWIS		lot 8 con 6 ON	NNW/214.8	8.96	<u>25</u>
<u>19</u>	WWIS		lot 22 con 1 ON	NNW/207.2	8.77	<u>25</u>
<u>20</u>	WWIS		CALEDON EAST ON	ESE/215.0	-3.01	<u>26</u>
<u>21</u>	GEN	BERNEY'S PRO HARDWARE	16018 AIRPORT ROAD CALEDON EAST ON	ESE/211.7	-3.01	<u>26</u>
<u>21</u>	GEN	BERNEY'S PRO HARDWARE	16018 AIRPORT ROAD CALEDON EAST ON L0N 1E0	ESE/211.7	-3.01	<u>27</u>
<u>21</u>	GEN	BERNEY'S PRO HARDWARE	16018 AIRPORT ROAD CALEDON EAST ON	ESE/211.7	-3.01	<u>27</u>
<u>21</u>	GEN	BERNEY'S PRO HARDWARE	16018 AIRPORT ROAD CALEDON EAST ON	ESE/211.7	-3.01	<u>27</u>
<u>21</u>	PES	BERNEY'S PRO HARDWARE	16018 AIRPORT RD, R R 3 CALEDON EAST ON L7C 1E7	ESE/211.7	-3.01	<u>28</u>
<u>21</u>	PES	BERNEY'S PRO HARDWARE	16018 AIRPORT RD, R R 3 CALEDON EAST ON L7C 1E7	ESE/211.7	-3.01	<u>28</u>
<u>22</u>	PES	BERNEY'S PRO HARDWARE	16018 - 2 AIRPORT ROAD CALEDON EAST ON L0N 1E0	ESE/221.9	-3.01	<u>28</u>

Executive Summary: Summary By Data Source

BORE - Borehole

A search of the BORE database, dated 1875-Jul 2014 has found that there are 2 BORE site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
	ON	39.7	<u>5</u>
	ON	183.2	<u>12</u>

CA - Certificates of Approval

A search of the CA database, dated 1985-Oct 30, 2011* has found that there are 6 CA site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
CALEDON TOWN	WALKER RD W/MCCAFFREY LANE CALEDON TOWN ON	24.6	<u>2</u>
R.M. OF PEEL - LOT 4, CONC. 6 EHS	WALKER RD.W./AIRPORT RD. CALEDON TOWN ON	0.3	<u>4</u>
R.M. OF PEEL	WALKER RD W/AIRPORT RD. CALEDON TOWN ON	0.3	<u>4</u>
R.M. OF PEEL	WALKER RD W./AIRPORT RD. CALEDON TOWN ON	0.3	<u>4</u>
582302 ONTARIO LTD. - CLOUD HOMES CO. LT	MCKEE DRIVE/LOT 21, CONC. 1 CALEDON TOWN ON	145.3	<u>8</u>
582302 ONTARIO LTD. - CLOUD HOMES CO. LT	MCKEE DRIVE LOT 21, CONC. 1 CALEDON TOWN ON	145.3	<u>8</u>

EXP - List of TSSA Expired Facilities

A search of the EXP database, dated Current to Nov 2015 has found that there are 1 EXP site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
1024066 ONTARIO LTD O/A FUEL STATION	16040 AIRPORT RD RR 5 CALEDON EAST ON L0N 1E0	135.1	<u>7</u>

GEN - Ontario Regulation 347 Waste Generators Summary

A search of the GEN database, dated 1986-May 2015 has found that there are 5 GEN site(s) within approximately 0.25 kilometers of

the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
1024066 ONTARIO LIMITED	16040 AIRPORT ROAD CALEDON EAST ON L7C 1E7	135.1	<u>7</u>
BERNEY'S PRO HARDWARE	16018 AIRPORT ROAD CALEDON EAST ON	211.7	<u>21</u>
BERNEY'S PRO HARDWARE	16018 AIRPORT ROAD CALEDON EAST ON	211.7	<u>21</u>
BERNEY'S PRO HARDWARE	16018 AIRPORT ROAD CALEDON EAST ON L0N 1E0	211.7	<u>21</u>
BERNEY'S PRO HARDWARE	16018 AIRPORT ROAD CALEDON EAST ON	211.7	<u>21</u>

HINC - TSSA Historic Incidents

A search of the HINC database, dated 2006-June 2009* has found that there are 1 HINC site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
	20 WALKERS ROAD EAST CALEDON EAST ON	173.1	<u>17</u>

INC - TSSA Incidents

A search of the INC database, dated June 2009 - Nov 2015 has found that there are 1 INC site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
	ON	29.2	<u>3</u>

PES - Pesticide Register

A search of the PES database, dated 1988-Jun 2013 has found that there are 3 PES site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
BERNEY'S PRO HARDWARE	16018 AIRPORT RD, R R 3 CALEDON EAST ON L7C 1E7	211.7	<u>21</u>
BERNEY'S PRO HARDWARE	16018 AIRPORT RD, R R 3 CALEDON EAST ON L7C 1E7	211.7	<u>21</u>
BERNEY'S PRO HARDWARE	16018 - 2 AIRPORT ROAD CALEDON EAST ON L0N 1E0	221.9	<u>22</u>

PINC - TSSA Pipeline Incidents

A search of the PINC database, dated Nov 30, 2015 has found that there are 1 PINC site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
	21 MCKEE DR, CALEDON ON	173.9	<u>16</u>

PRT - Private and Retail Fuel Storage Tanks

A search of the PRT database, dated 1989-1996* has found that there are 1 PRT site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
1024066 ONTARIO LTD O/A FUEL STATION	16040 AIRPORT RD N CALEDON EAST ON	135.1	<u>7</u>

SPL - Ontario Spills

A search of the SPL database, dated 1988-Jun 2015 has found that there are 1 SPL site(s) within approximately 0.25 kilometers of the project property.

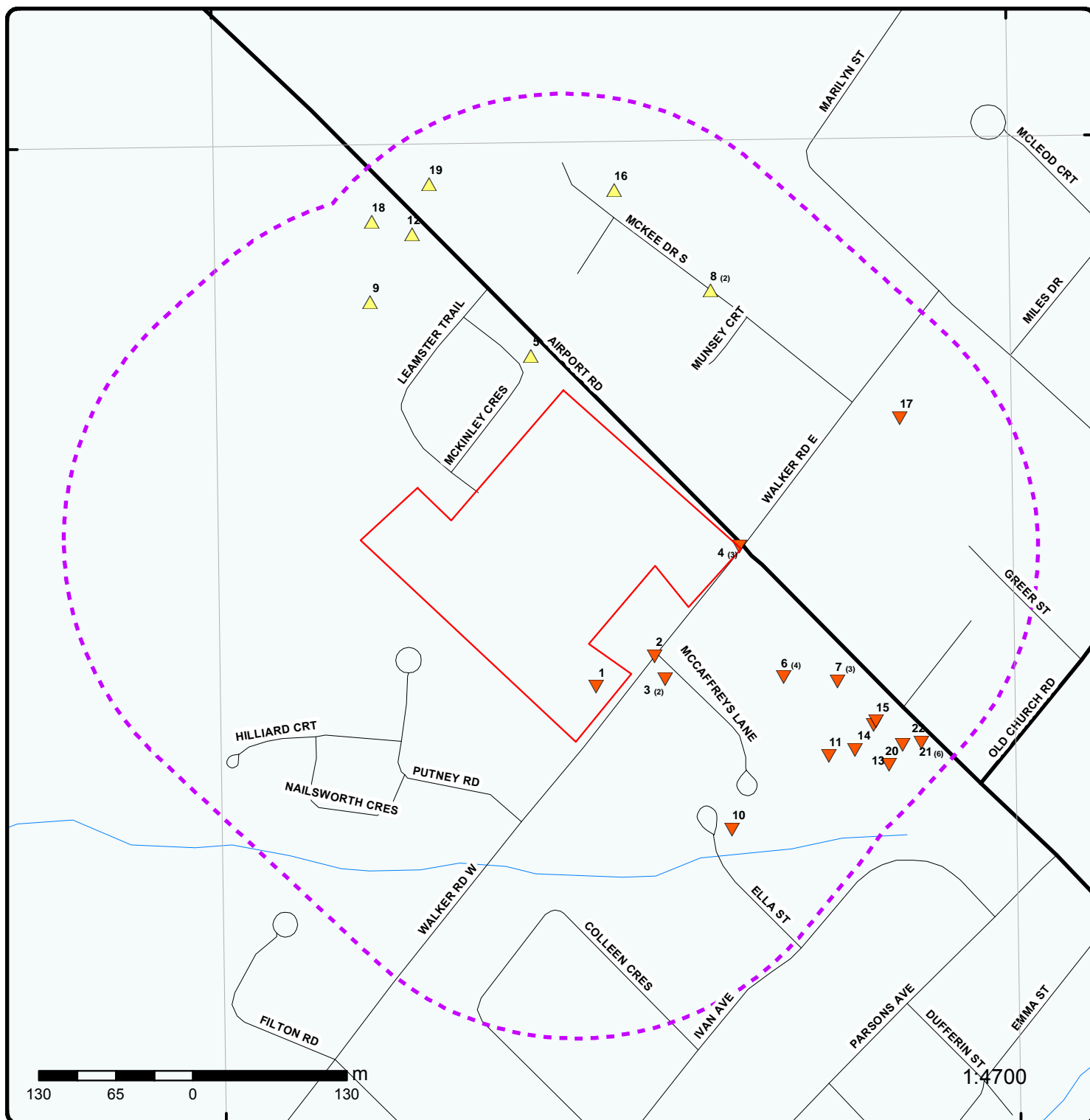
<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
	6 McCafferys Lane Caledon ON	29.2	<u>3</u>

WWIS - Water Well Information System

A search of the WWIS database, dated 1955-Mar 2014 has found that there are 14 WWIS site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
	ON	0.0	<u>1</u>
	CALEDON EAST ON	99.3	<u>6</u>
	CALEDON EAST ON	99.3	<u>6</u>
	CALEDON EAST ON	99.3	<u>6</u>
	ON	99.3	<u>6</u>
	lot 5 con 6 ON	160.8	<u>9</u>
	ON	148.6	<u>10</u>
	CALEDON EAST ON	172.4	<u>11</u>

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
	con 6 ON	184.7	<u>13</u>
	CALEDON EAST ON	182.5	<u>14</u>
	ON	181.9	<u>15</u>
	lot 8 con 6 ON	214.8	<u>18</u>
	lot 22 con 1 ON	207.2	<u>19</u>
	CALEDON EAST ON	215.0	<u>20</u>



Map

Address: 16114 Airport Rd, Caledon, ON, L7C1G4

Order No: 20160908090



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		

79°52'30"W

43°52'30"N

43°52'30"N



Aerial

Address: 16114 Airport Rd, Caledon, ON, L7C1G4

Source: ESRI World Imagery

Order No: 20160908090

ERIS
ENVIRONMENTAL RISK INFORMATION SERVICES



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Detail Report

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
1	1 of 1	-/0.0	294.0	ON	WWIS
<div> <div> Well ID: 7213634 Concession: County: PEEL Easting Nad83: 590705 Zone: 17 Primary Water Use: Sec. Water Use: Pump Rate: Flow Rate: Specific Capacity: Construction Method: Elevation (m): Depth to Bedrock: Water Type: </div> <div> Lot: Concession Name: Municipality: CALEDON TOWN (CALEDON TWP) Northing Nad83: 4858149 Utm Reliability: margin of error : 30 m - 100 m Construction Date: Well Depth: Static Water Level: Clear/Cloudy: Final Well Status: Flowing (y/n): Elevation Reliability: Overburden/Bedrock: Casing Material: </div> </div>					
2	1 of 1	SE/24.6	294.0	CALEDON TOWN WALKER RD W/MCCAFFREY LANE CALEDON TOWN ON	CA
<div> Certificate #: 3-0262-95- Application Year: 95 Issue Date: 3/24/1995 Approval Type: Municipal sewage Status: Approved Application Type: Client Name: Client Address: Client City: Client Postal Code: Project Description: Contaminants: Emission Control: </div>					
3	1 of 2	SE/29.2	293.6	ON	INC
<div> Incident ID: 2490244 Incident Number: 338754 SR Type: FS-Perform L1 Incident Insp Status Code: Causal Analysis Complete Summary: 6 McCaffery's Lane, Caledon - Leak Drainage System: No Sub Surface Contam.: Unknown Aff. Prop. Use Water: Unknown Contam. Migrated: Yes Contact Natural Env.: No Near Body of Water: Yes Approx. Quant. Rel.: 150 litres Equipment Model: Serial No.: </div>					

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
Residential App. Type: Commercial App. Type: Industrial App. Type: Institutional App. Type: Venting Type: Vent Connector Mater.: Vent Chimney Mater.: Notes: Pipeline Type: Pipeline Involved: Pipe Material: Depth Ground Cover: Regulator Location: Regulator Type: Operation Pressure: Pipeline Notes: Liquid Prop Make: Granby Liquid Prop Model: S602 Liquid Prop Serial No: 24559C Equipment Type: Cylinder Capacity: Cylinder Capac. Units: Cylinder Material Type: Steel Tank Capacity: 910L Tank Material Type: Steel Tank Storage Type: Tank Location Type: Outdoors Pump Flow Rate Capac.: Liquid Prop Notes: Leak bottom of outdoor oil tank.Appears corroded from inside tank to outside of tank Leak bottom of outdoor oil tank.Appears corroded from inside tank to outside of tank					
3	2 of 2	SE/29.2	293.6	6 McCafferys Lane Caledon ON	SPL
Ref NO: 8385-83AUMT Contaminant Code: 13 Contaminant Name: FURNACE OIL Contaminant Quantity: 150 L Incident Cause: Tank (Above Ground) Leak Incident Dt: Incident Reason: Other - Reason not otherwise defined Incident Summary: Brian Fuels, Furnace oil 150L to grnd cntnd MOE Reported Dt: 3/6/2010 Environmental Impact: Not Anticipated Nature of Impact: Soil Contamination Receiving Medium: SAC Action Class: Land Spills Sector Source Type: Other Site Municipality:					
4	1 of 3	E/0.3	294.0	R.M. OF PEEL WALKER RD W./AIRPORT RD. CALEDON TOWN ON	CA
Certificate #: 3-0027-95- Application Year: 95 Issue Date: 1/24/1995 Approval Type: Municipal sewage Status: Cancelled Application Type: Client Name: Client Address: Client City:					

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
Client Postal Code: Project Description: Contaminants: Emission Control:					
4	2 of 3	E/0.3	294.0	R.M. OF PEEL - LOT 4, CONC. 6 EHS WALKER RD.W./AIRPORT RD. CALEDON TOWN ON	CA
Certificate #: 7-0929-92- Application Year: 92 Issue Date: 9/18/1992 Approval Type: Municipal water Status: Approved Application Type: Client Name: Client Address: Client City: Client Postal Code: Project Description: Contaminants: Emission Control:					
4	3 of 3	E/0.3	294.0	R.M. OF PEEL WALKER RD W/AIRPORT RD. CALEDON TOWN ON	CA
Certificate #: 3-0093-95- Application Year: 95 Issue Date: 2/3/1995 Approval Type: Municipal sewage Status: Approved Application Type: Client Name: Client Address: Client City: Client Postal Code: Project Description: Contaminants: Emission Control:					
5	1 of 1	N/39.7	298.6	ON	BORE
Borehole ID: 589752 Use: Drill Method: Easting: 590650 Location Accuracy: Elev. Reliability Note: Total Depth m: 1.2 Township: Lot: Completion Date: Primary Water Use: --- Details --- Stratum ID: 218339349 Bottom Depth(m): 1.2					
Type: Outcrop Status: Unknown UTM Zone: 17 Northing: 4858428 Orig. Ground Elev m: 299 DEM Ground Elev m: 298 Primary Name: OGS-OLW-62-1625 Concession: Municipality: Static Water Level: -999.9 Sec. Water Use:					
Top Depth(m): 0.0 Stratum Desc: fsa si					

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
6	1 of 4	ESE/99.3	294.0	ON	WWIS
Well ID: 7173515		Lot:			
Concession:		Concession Name:			
County: PEEL		Municipality: CALEDON TOWN (CALEDON EAST)			
Easting Nad83: 590863		Northing Nad83: 4858157			
Zone: 17		Utm Reliability: margin of error : 30 m - 100 m			
Primary Water Use: Monitoring and Test Hole		Construction Date: 10-MAY-11			
Sec. Water Use:		Well Depth: 20 ft			
Pump Rate:		Static Water Level:			
Flow Rate:		Clear/Cloudy:			
Specific Capacity:		Final Well Status: Observation Wells			
Construction Method: Direct Push		Flowing (y/n):			
Elevation (m):		Elevation Reliability:			
Depth to Bedrock:		Overburden/Bedrock:			
Water Type:		Casing Material: Not stated			
--- Details ---					
Thickness: 10 ft		Original Depth: 10 ft			
Material Colour: BROWN		Material: SAND, GRAVEL, SOFT			
+					
Thickness: 10 ft		Original Depth: 20 ft			
Material Colour: GREY		Material: SAND, WATER-BEARING			

6	2 of 4	ESE/99.3	294.0	CALEDON EAST ON	WWIS
Well ID: 7163748		Lot:			
Concession:		Concession Name:			
County: PEEL		Municipality: CALEDON TOWN (CALEDON EAST)			
Easting Nad83: 590863		Northing Nad83: 4858157			
Zone: 17		Utm Reliability: margin of error : 10 - 30 m			
Primary Water Use: Monitoring and Test Hole		Construction Date: 10-MAY-11			
Sec. Water Use:		Well Depth: 20 ft			
Pump Rate:		Static Water Level:			
Flow Rate:		Clear/Cloudy:			
Specific Capacity:		Final Well Status: Monitoring and Test Hole			
Construction Method: Other Method		Flowing (y/n):			
Elevation (m):		Elevation Reliability:			
Depth to Bedrock:		Overburden/Bedrock:			
Water Type:		Casing Material: Not stated			
--- Details ---					
Thickness: 10 ft		Original Depth: 10 ft			
Material Colour: BROWN		Material: SAND, GRAVEL, SOFT			
+					
Thickness: 10 ft		Original Depth: 20 ft			
Material Colour: GREY		Material: SAND, , WATER-BEARING			

6	3 of 4	ESE/99.3	294.0	CALEDON EAST ON	WWIS
Well ID: 7163747		Lot:			
Concession:		Concession Name:			
County: PEEL		Municipality: CALEDON TOWN (CALEDON EAST)			
Easting Nad83: 590863		Northing Nad83: 4858157			
Zone: 17		Utm Reliability: margin of error : 10 - 30 m			
Primary Water Use: Monitoring and Test Hole		Construction Date: 10-MAY-11			

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
<div> <div> Sec. Water Use: Pump Rate: Flow Rate: Specific Capacity: Construction Method: Other Method Elevation (m): Depth to Bedrock: Water Type: </div> <div> Well Depth: 20 ft Static Water Level: Clear/Cloudy: Final Well Status: Monitoring and Test Hole Flowing (y/n): Elevation Reliability: Overburden/Bedrock: Casing Material: Not stated </div> </div> <div> <div> --- Details --- Thickness: 10 ft Material Colour: BROWN + Thickness: 10 ft Material Colour: GREY </div> <div> Original Depth: 10 ft Material: SAND, GRAVEL, SOFT Original Depth: 20 ft Material: SAND, , WATER-BEARING </div> </div>					
6	4 of 4	ESE/99.3	294.0	CALEDON EAST ON	WWIS
<div> <div> Well ID: 7163746 Concession: County: PEEL Easting Nad83: 590863 Zone: 17 Primary Water Use: Monitoring and Test Hole Sec. Water Use: Pump Rate: Flow Rate: Specific Capacity: Construction Method: Other Method Elevation (m): Depth to Bedrock: Water Type: </div> <div> Lot: Concession Name: Municipality: CALEDON TOWN (CALEDON EAST) Northing Nad83: 4858157 Utm Reliability: margin of error : 10 - 30 m Construction Date: 10-MAY-11 Well Depth: 20 ft Static Water Level: Clear/Cloudy: Final Well Status: Monitoring and Test Hole Flowing (y/n): Elevation Reliability: Overburden/Bedrock: Casing Material: Not stated </div> </div> <div> <div> --- Details --- Thickness: 10 ft Material Colour: BROWN + Thickness: 10 ft Material Colour: GREY </div> <div> Original Depth: 10 ft Material: SAND, GRAVEL, SOFT Original Depth: 20 ft Material: SAND, , WATER-BEARING </div> </div>					
7	1 of 3	ESE/135.1	294.0	1024066 ONTARIO LTD O/A FUEL STATION 16040 AIRPORT RD RR 5 CALEDON EAST ON L0N 1E0	EXP
<div> <div> Instance ID: TSSA Program Area: Maximum Hazard Rank: Facility Type: Expired Date: 1/1/1993 Instance Number: 9757736 Instance Type: FS Facility Status: EXPIRED Description: </div> </div>					
7	2 of 3	ESE/135.1	294.0	1024066 ONTARIO LIMITED 16040 AIRPORT ROAD CALEDON EAST ON L7C 1E7	GEN

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
Generator #:		ON6267318			
Approval Yrs:		2010			
SIC Code:		419120			
SIC Description:		Petroleum Product Agents and Brokers			
--- Details ---					
Waste Code:		251			
Waste Description:		OIL SKIMMINGS & SLUDGES			
+					
Waste Code:		221			
Waste Description:		LIGHT FUELS			
7	3 of 3	ESE/135.1	294.0	1024066 ONTARIO LTD O/A FUEL STATION 16040 AIRPORT RD N CALEDON EAST ON	PRT
Location ID:		2523			
Type:		retail			
Expiry Date:		1995-12-31			
Capacity (L):		13858			
Licence #:		0076380203			
8	1 of 2	NNE/145.3	296.7	582302 ONTARIO LTD. - CLOUD HOMES CO. LT MCKEE DRIVE LOT 21, CONC. 1 CALEDON TOWN ON	CA
Certificate #:		7-1987-89-			
Application Year:		89			
Issue Date:		11/29/1989			
Approval Type:		Municipal water			
Status:		Approved			
Application Type:					
Client Name:					
Client Address:					
Client City:					
Client Postal Code:					
Project Description:					
Contaminants:					
Emission Control:					
8	2 of 2	NNE/145.3	296.7	582302 ONTARIO LTD. - CLOUD HOMES CO. LT MCKEE DRIVE/LOT 21, CONC. 1 CALEDON TOWN ON	CA
Certificate #:		3-2400-89-			
Application Year:		89			
Issue Date:		11/29/1989			
Approval Type:		Municipal sewage			
Status:		Approved			
Application Type:					
Client Name:					
Client Address:					
Client City:					
Client Postal Code:					
Project Description:					
Contaminants:					
Emission Control:					

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
9	1 of 1	NW/160.8	303.0	lot 5 con 6 ON	WWIS
Well ID:		4905724	Lot:		005
Concession:		06	Concession Name:		HS E
County:		PEEL	Municipality:		CALEDON TOWN (CALEDON TWP)
Easting Nad83:		590514.4	Northing Nad83:		4858473
Zone:		17	Utm Reliability:		margin of error : 100 m - 300 m
Primary Water Use:		Livestock	Construction Date:		16-MAY-80
Sec. Water Use:		Domestic	Well Depth:		86 ft
Pump Rate:		6 GPM	Static Water Level:		12 ft
Flow Rate:			Clear/Cloudy:		CLEAR
Specific Capacity:			Final Well Status:		Water Supply
Construction Method:		Rotary (Convent.)	Flowing (y/n):		N
Elevation (m):		301.4	Elevation Reliability:		
Depth to Bedrock:			Overburden/Bedrock:		Overburden
Water Type:		FRESH	Casing Material:		FRESH, SULPHUR
--- Details ---					
Thickness:		28 ft	Original Depth:		28 ft
Material Colour:			Material:		SAND, CLAY, SILTY
+					
Thickness:		4 ft	Original Depth:		32 ft
Material Colour:			Material:		CLAY, BOULDERS
+					
Thickness:		8 ft	Original Depth:		40 ft
Material Colour:		RED	Material:		CLAY
+					
Thickness:		43 ft	Original Depth:		83 ft
Material Colour:		GREY	Material:		CLAY, STONES
+					
Thickness:		3 ft	Original Depth:		86 ft
Material Colour:			Material:		SAND, STONES
10	1 of 1	SSE/148.6	293.0	ON	WWIS
Well ID:		4900676	Lot:		
Concession:			Concession Name:		
County:		PEEL	Municipality:		CALEDON TOWN (CALEDON EAST)
Easting Nad83:		590819.5	Northing Nad83:		4858029
Zone:		17	Utm Reliability:		margin of error : 100 m - 300 m
Primary Water Use:		Not Used	Construction Date:		22-DEC-58
Sec. Water Use:			Well Depth:		126 ft
Pump Rate:		13 GPM	Static Water Level:		2 ft
Flow Rate:			Clear/Cloudy:		CLEAR
Specific Capacity:			Final Well Status:		Test Hole
Construction Method:		Cable Tool	Flowing (y/n):		N
Elevation (m):		293.12	Elevation Reliability:		
Depth to Bedrock:		78	Overburden/Bedrock:		Mixed in a Layer
Water Type:		FRESH	Casing Material:		FRESH, MINERIAL
--- Details ---					
Thickness:		1 ft	Original Depth:		1 ft
Material Colour:		BLACK	Material:		TOPSOIL
+					
Thickness:		17 ft	Original Depth:		18 ft
Material Colour:		BROWN	Material:		CLAY, FINE SAND, STONES

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
+					
Thickness:	17 ft			Original Depth:	35 ft
Material Colour:	GREY			Material:	FINE SAND
+					
Thickness:	6 ft			Original Depth:	41 ft
Material Colour:	GREY			Material:	FINE SAND, CLAY
+					
Thickness:	25 ft			Original Depth:	66 ft
Material Colour:				Material:	QUICKSAND
+					
Thickness:	12 ft			Original Depth:	78 ft
Material Colour:	GREY			Material:	CLAY
+					
Thickness:	3 ft			Original Depth:	81 ft
Material Colour:				Material:	HARDPAN, SHALE
+					
Thickness:	45 ft			Original Depth:	126 ft
Material Colour:				Material:	SHALE, MEDIUM SAND

11	1 of 1	SE/172.4	293.0	CALEDON EAST ON	WWIS
Well ID:	7181211			Lot:	
Concession:				Concession Name:	
County:	PEEL			Municipality:	CALEDON TOWN (CALEDON TWP)
Easting Nad83:	590901			Northing Nad83:	4858091
Zone:	17			Utm Reliability:	margin of error : 30 m - 100 m
Primary Water Use:	Monitoring and Test Hole			Construction Date:	23-APR-12
Sec. Water Use:				Well Depth:	12 ft
Pump Rate:				Static Water Level:	
Flow Rate:				Clear/Cloudy:	
Specific Capacity:				Final Well Status:	Test Hole
Construction Method:	Direct Push			Flowing (y/n):	
Elevation (m):				Elevation Reliability:	
Depth to Bedrock:				Overburden/Bedrock:	
Water Type:				Casing Material:	Not stated
--- Details ---					
Thickness:	1 ft			Original Depth:	1 ft
Material Colour:	BROWN			Material:	TOPSOIL
+					
Thickness:	2 ft			Original Depth:	3 ft
Material Colour:	BROWN			Material:	SAND
+					
Thickness:	9 ft			Original Depth:	12 ft
Material Colour:	BROWN			Material:	SAND, SILT

12	1 of 1	NNW/183.2	305.0	ON	BORE
Borehole ID:	590607			Type:	Outcrop
Use:				Status:	Unknown
Drill Method:				UTM Zone:	17
Easting:	590550			Northing:	4858531

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
Location Accuracy: Elev. Reliability Note: Total Depth m: 1.5 Township: Lot: Completion Date: Primary Water Use:				Orig. Ground Elev m: 304 DEM Ground Elev m: 304 Primary Name: OGS-OLW-62-1624 Concession: Municipality: Static Water Level: -999.9 Sec. Water Use:	
--- Details ---					
	Stratum ID:	218339348		Top Depth(m): 0.0	
	Bottom Depth(m):	1.5		Stratum Desc: csa gr	
13	1 of 1	ESE/184.7	293.0	con 6 ON	WWIS
Well ID: 4908767 Concession: 06 County: PEEL Easting Nad83: 590923 Zone: 17 Primary Water Use: Sec. Water Use: Pump Rate: Flow Rate: Specific Capacity: Construction Method: Not Known Elevation (m): 293.05 Depth to Bedrock: Water Type:				Lot: Concession Name: HS E Municipality: CALEDON TOWN (CALEDON TWP) Northing Nad83: 4858096 Utm Reliability: margin of error : 3 - 10 m Construction Date: 24-APR-01 Well Depth: Static Water Level: Clear/Cloudy: Final Well Status: Abandoned-Other Flowing (y/n): Elevation Reliability: Overburden/Bedrock: No formation data Casing Material:	
14	1 of 1	ESE/182.5	293.4	CALEDON EAST ON	WWIS
Well ID: 7181213 Concession: County: PEEL Easting Nad83: 590939 Zone: 17 Primary Water Use: Monitoring and Test Hole Sec. Water Use: Pump Rate: Flow Rate: Specific Capacity: Construction Method: Direct Push Elevation (m): Depth to Bedrock: Water Type:				Lot: Concession Name: Municipality: CALEDON TOWN (CALEDON TWP) Northing Nad83: 4858117 Utm Reliability: margin of error : 30 m - 100 m Construction Date: 23-APR-12 Well Depth: 12 ft Static Water Level: Clear/Cloudy: Final Well Status: Test Hole Flowing (y/n): Elevation Reliability: Overburden/Bedrock: Casing Material: Not stated	
--- Details ---					
	Thickness:	2 ft		Original Depth: 3 ft	
	Material Colour:	BROWN		Material: SAND	
	+				
	Thickness:	9 ft		Original Depth: 12 ft	
	Material Colour:	BROWN		Material: SAND, SILT	
	+				
	Thickness:	1 ft		Original Depth: 1 ft	
	Material Colour:	BROWN		Material: TOPSOIL	

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
15	1 of 1	ESE/181.9	293.6	ON	WWIS
Well ID: 7211171 Concession: County: PEEL Easting Nad83: 590941 Zone: 17 Primary Water Use: Sec. Water Use: Pump Rate: Flow Rate: Specific Capacity: Construction Method: Elevation (m): Depth to Bedrock: Water Type:		Lot: Concession Name: Municipality: CALEDON TOWN (CALEDON TWP) Northing Nad83: 4858120 Utm Reliability: margin of error : 30 m - 100 m Construction Date: 29-JUL-13 Well Depth: Static Water Level: Clear/Cloudy: Final Well Status: Flowing (y/n): Elevation Reliability: Overburden/Bedrock: Casing Material:			
16	1 of 1	N/173.9	298.2	21 MCKEE DR, CALEDON ON	PINC
Incident ID: Tank Status: RC Established Attribute Category: FS-Perform P-line Inc Invest Task Number: 4533507 Type: FS-Pipeline Incident Incident Number: 1137184 Status Code: Pipeline Damage Reason Est Summary: 21 MCKEE DR, CALEDON - 1 1/4" PIPELINE HIT Spills Action Centre: Reported By: tony.harnett@enbridge.com Affiliation: Method Details: E-mail Fuel Category: Natural Gas Fuel Occurrence Type: Date of Occurrence: Occurrence Start Date: 9/24/2013 Health Impact: Occurrence Desc: Environment Impact: Property Damage: No Service Interrupt: Fuel Type: Enforce Policy: Yes Operation Type: Damage Reason: Excavation practices not sufficient Public Relation: Pipeline System: Pipeline Type: Depth: Pipe Material: Regualtor Location: PSIG: Regulator Type: Notes:					
17	1 of 1	ENE/173.1	296.0	20 WALKERS ROAD EAST CALEDON EAST ON	HINC
External File Num: FS INC 0803-01158 Date of Occurrence: 3/12/2008 Fuel Occurrence Type: Vapour Release Fuel Type Involved: Natural Gas					

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
Status Desc: Job Type Desc: Oper. Type Involved: Service Interruptions: Property Damage: Fuel Life Cycle Stage: Root Cause: Reported Details: Fuel Category: Occurrence Type: Affiliation: County Name: Approx. Quant. Rel: Nearby body of water: Enter Drainage Syst.: Approx. Quant. Unit: Environmental Impact:		Completed - No Action Required Incident/Near-Miss Occurrence (FS) Private Dwelling No No Utilization Gaseous Fuel Incident Industry Stakeholder (Licensee/Registration/Certificate Holder, Facility Owner, etc.) Peel			
18	1 of 1	NNW/214.8	305.0	lot 8 con 6 ON	WWIS
Well ID: Concession: County: Easting Nad83: Zone: Primary Water Use: Sec. Water Use: Pump Rate: Flow Rate: Specific Capacity: Construction Method: Elevation (m): Depth to Bedrock: Water Type:	4907104 06 PEEL 590516 17 Domestic 10 GPM Boring 304.37 Not stated	Lot: Concession Name: Municipality: Northing Nad83: Utm Reliability: Construction Date: Well Depth: Static Water Level: Clear/Cloudy: Final Well Status: Flowing (y/n): Elevation Reliability: Overburden/Bedrock: Casing Material:		008 HS E CALEDON TOWN (CALEDON TWP) 4858541 margin of error : 10 - 30 m 10-MAR-89 42 ft 18 ft CLEAR Water Supply N Overburden SALTY, SULPHUR	
--- Details ---					
Thickness: Material Colour: + Thickness: Material Colour: + Thickness: Material Colour:	1 ft BROWN 19 ft BROWN 22 ft BROWN	Original Depth: Material: Original Depth: Material: Original Depth: Material:		1 ft TOPSOIL, HARD 20 ft CLAY, HARD 42 ft SAND, LOOSE	
19	1 of 1	NNW/207.2	304.8	lot 22 con 1 ON	WWIS
Well ID: Concession: County: Easting Nad83: Zone: Primary Water Use: Sec. Water Use: Pump Rate: Flow Rate: Specific Capacity: Construction Method:	4905698 01 PEEL 590564.4 17 Domestic 5 GPM Cable Tool	Lot: Concession Name: Municipality: Northing Nad83: Utm Reliability: Construction Date: Well Depth: Static Water Level: Clear/Cloudy: Final Well Status: Flowing (y/n):		022 CON CALEDON TOWN (ALBION) 4858573 margin of error : 100 m - 300 m 31-AUG-78 60 ft 20 ft Water Supply N	

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
Elevation (m):	305.08			Elevation Reliability:	
Depth to Bedrock:				Overburden/Bedrock:	Overburden
Water Type:	FRESH			Casing Material:	FRESH
--- Details ---					
Thickness:	2 ft			Original Depth:	2 ft
Material Colour:				Material:	TOPSOIL
+					
Thickness:	18 ft			Original Depth:	20 ft
Material Colour:				Material:	SAND, CLAY
+					
Thickness:	30 ft			Original Depth:	50 ft
Material Colour:				Material:	CLAY, GRAVEL, SAND
+					
Thickness:	10 ft			Original Depth:	60 ft
Material Colour:				Material:	HARDPAN
20	1 of 1	ESE/215.0	293.0	CALEDON EAST ON	WWIS
Well ID:	7181212			Lot:	
Concession:				Concession Name:	
County:	PEEL			Municipality:	CALEDON TOWN (CALEDON TWP)
Easting Nad83:	590952			Northing Nad83:	4858083
Zone:	17			Utm Reliability:	margin of error : 30 m - 100 m
Primary Water Use:	Monitoring and Test Hole			Construction Date:	23-APR-12
Sec. Water Use:				Well Depth:	12 ft
Pump Rate:				Static Water Level:	
Flow Rate:				Clear/Cloudy:	
Specific Capacity:				Final Well Status:	Test Hole
Construction Method:	Direct Push			Flowing (y/n):	
Elevation (m):				Elevation Reliability:	
Depth to Bedrock:				Overburden/Bedrock:	
Water Type:				Casing Material:	Not stated
--- Details ---					
Thickness:	1 ft			Original Depth:	1 ft
Material Colour:	BROWN			Material:	TOPSOIL
+					
Thickness:	2 ft			Original Depth:	3 ft
Material Colour:	BROWN			Material:	SAND
+					
Thickness:	9 ft			Original Depth:	12 ft
Material Colour:	BROWN			Material:	SAND, SILT
21	1 of 6	ESE/211.7	293.0	BERNEY'S PRO HARDWARE 16018 AIRPORT ROAD CALEDON EAST ON	GEN
Generator #:	ON2257600				
Approval Yrs:	2009				
SIC Code:	444130				
SIC Description:	Hardware Stores				
--- Details ---					
Waste Code:	112				
Waste Description:	ACID WASTE - HEAVY METALS				

Map Key	Number of Records	Direction/ Distance (m)	Elevation (m)	Site	DB
<div> <div>+</div> <div>Waste Code: 121</div> <div>Waste Description: ALKALINE WASTES - HEAVY METALS</div> </div> <div> <div>+</div> <div>Waste Code: 122</div> <div>Waste Description: ALKALINE WASTES - OTHER METALS</div> </div> <div> <div>+</div> <div>Waste Code: 146</div> <div>Waste Description: OTHER SPECIFIED INORGANICS</div> </div>					
21	2 of 6	ESE/211.7	293.0	BERNEY'S PRO HARDWARE 16018 AIRPORT ROAD CALEDON EAST ON L0N 1E0	GEN
<div> <div>Generator #:</div> <div>ON2257600</div> </div> <div> <div>Approval Yrs:</div> <div>98,99,00,01,03,04,05,06,07,08</div> </div> <div> <div>SIC Code:</div> <div>3061</div> </div> <div> <div>SIC Description:</div> <div>BASIC HARDWARE IND.</div> </div> <div> <div>--- Details ---</div> <div> <div>Waste Code:</div> <div>112</div> </div> <div> <div>Waste Description:</div> <div>ACID WASTE - HEAVY METALS</div> </div> <div> <div>+</div> <div>Waste Code:</div> <div>122</div> </div> <div> <div>Waste Description:</div> <div>ALKALINE WASTES - OTHER METALS</div> </div> <div> <div>+</div> <div>Waste Code:</div> <div>146</div> </div> <div> <div>Waste Description:</div> <div>OTHER SPECIFIED INORGANICS</div> </div> <div> <div>+</div> <div>Waste Code:</div> <div>121</div> </div> <div> <div>Waste Description:</div> <div>ALKALINE WASTES - HEAVY METALS</div> </div> </div>					
21	3 of 6	ESE/211.7	293.0	BERNEY'S PRO HARDWARE 16018 AIRPORT ROAD CALEDON EAST ON	GEN
<div> <div>Generator #:</div> <div>ON2257600</div> </div> <div> <div>Approval Yrs:</div> <div>2011</div> </div> <div> <div>SIC Code:</div> <div>444130</div> </div> <div> <div>SIC Description:</div> <div>Hardware Stores</div> </div> <div> <div>--- Details ---</div> <div> <div>Waste Code:</div> <div>146</div> </div> <div> <div>Waste Description:</div> <div>OTHER SPECIFIED INORGANICS</div> </div> <div> <div>+</div> <div>Waste Code:</div> <div>122</div> </div> <div> <div>Waste Description:</div> <div>ALKALINE WASTES - OTHER METALS</div> </div> <div> <div>+</div> <div>Waste Code:</div> <div>121</div> </div> <div> <div>Waste Description:</div> <div>ALKALINE WASTES - HEAVY METALS</div> </div> <div> <div>+</div> <div>Waste Code:</div> <div>112</div> </div> <div> <div>Waste Description:</div> <div>ACID WASTE - HEAVY METALS</div> </div> </div>					
21	4 of 6	ESE/211.7	293.0	BERNEY'S PRO HARDWARE 16018 AIRPORT ROAD CALEDON EAST ON	GEN
<div> <div>Generator #:</div> <div>ON2257600</div> </div> <div> <div>Approval Yrs:</div> <div>2010</div> </div> <div> <div>SIC Code:</div> <div>444130</div> </div> <div> <div>SIC Description:</div> <div>Hardware Stores</div> </div> <div> <div>--- Details ---</div> </div>					

<i>Map Key</i>	<i>Number of Records</i>	<i>Direction/ Distance (m)</i>	<i>Elevation (m)</i>	<i>Site</i>	<i>DB</i>
Waste Code: 122 Waste Description: ALKALINE WASTES - OTHER METALS + Waste Code: 146 Waste Description: OTHER SPECIFIED INORGANICS + Waste Code: 112 Waste Description: ACID WASTE - HEAVY METALS + Waste Code: 121 Waste Description: ALKALINE WASTES - HEAVY METALS					
<u>21</u>	5 of 6	ESE/211.7	293.0	BERNEY'S PRO HARDWARE 16018 AIRPORT RD, R R 3 CALEDON EAST ON L7C 1E7	PES
Licence No.: Licence Type: Limited Vendor					
<u>21</u>	6 of 6	ESE/211.7	293.0	BERNEY'S PRO HARDWARE 16018 AIRPORT RD, R R 3 CALEDON EAST ON L7C 1E7	PES
Licence No.: Licence Type: Vendor					
<u>22</u>	1 of 1	ESE/221.9	293.0	BERNEY'S PRO HARDWARE 16018 - 2 AIRPORT ROAD CALEDON EAST ON L0N 1E0	PES
Licence No.: 23-01-05029-0 Licence Type: Limited Vendor					

Unplottable Summary

Total: 15 Unplottable sites

DB	Company Name/Site Name	Address	City	Postal
AAGR		Lot 21 Con 1	Caledon ON	
CA		Part of Lot 4, Concession 6	Caledon ON	
CA		Lot 4, Conc. 6, Part 1, Ref 43R-22881, (Old Paisley Estates)	Caledon ON	
CA	Old Paisley Estates	Lot 4, Conc. 6, Part 1, RP 43R-22881	Caledon ON	
CA	Old Paisley Estates	Lot 4, Conc. 6, Part 1, RP 43R-22881	Caledon ON	
CA	CALEDON TOWN	AIRPORT RD./GREER ST./LARRY ST	CALEDON TOWN ON	
CA	KENT LANE HOMES LTD.	IVAN AVE.	CALEDON TOWN ON	
PRT	TOHAN SHELL	AIRPORT RD	CALEDON EAST ON	
SPL	UNKNOWN	AIRPORT ROAD	CALEDON ON	
SPL	ONTARIO HYDRO	CONC 1 W. 1/2 OF LOT 22 AIRPORT RD. NEAR CALEDON E. MOTOR VEHICLE (OPERATING FLUID)	CALEDON TOWN ON	
SPL	HOLLY PARK MEAT PACKERS	OLD CHURCH ROAD CALEDON PLANT OLD CHURCH RD	CALEDON TOWN ON	
SPL	TANK TRUCK	OLD CHURCH RD,E OF HUMBERSTATION RD. TANK TRUCK (CARGO)	CALEDON TOWN ON	
WWIS		lot 5	ON	
WWIS		lot 4	ON	
WWIS		lot 4	ON	

Unplottable Report

Site:	Lot 21 Con 1 Caledon ON	Database: AAGR
Type:	Pit	
Region/County:	Peel	
Township:	Caledon	
Concession:	1	
Lot:	21	
Size (ha):		
Landuse:		
Comments:	Oak Ridges Moraine, rehabilitated	

Site:	Part of Lot 4, Concession 6 Caledon ON	Database: CA
Certificate #:	5356-4SZHVS	
Application Year:	02	
Issue Date:	2/18/02	
Approval Type:	Municipal & Private sewage	
Status:	Approved	
Application Type:	New Certificate of Approval	
Client Name:	Di Gregorio Investments Ltd.	
Client Address:	4 Holland Drive Units 8 & 9	
Client City:	Bolton	
Client Postal Code:	L7E 1G1	
Project Description:	This application is for a Stormwater Management Facility.	
Contaminants:		
Emission Control:		

Site:	Lot 4, Conc. 6, Part 1, Ref 43R-22881, (Old Paisley Estates) Caledon ON	Database: CA
Certificate #:	7351-4NGJPS	
Application Year:	00	
Issue Date:	8/24/00	
Approval Type:	Municipal & Private water	
Status:	Approved	
Application Type:	New Certificate of Approval	
Client Name:	Old Paisley Estates Inc.	
Client Address:	4100 Yonge Street, Suite 310	
Client City:	Toronto	
Client Postal Code:	M2P 2B5	
Project Description:	Construction of watermain on Filton Road and Putney Road.	
Contaminants:		
Emission Control:		

Site:	Old Paisley Estates Lot 4, Conc. 6, Part 1, RP 43R-22881 Caledon ON	Database: CA
Certificate #:	4432-4NGJFW	
Application Year:	01	
Issue Date:	2/20/01	
Approval Type:	Municipal & Private sewage	

Status: Approved
Application Type: New Certificate of Approval
Client Name: Old Paisley Estates Inc.
Client Address: 4100 Yonge Street, Suite 310
Client City: Toronto
Client Postal Code: M2P 2B5
Project Description: Construction of sanitary sewers on Filton Road, Putney Road and Airport Road. Construction of storm sewers on Filton Road and Putney Road.
Contaminants:
Emission Control:

Site: **Old Paisley Estates**
Lot 4, Conc. 6, Part 1, RP 43R-22881 Caledon ON

Database:
CA

Certificate #: 0807-4TYPBK
Application Year: 01
Issue Date: 3/1/01
Approval Type: Municipal & Private sewage
Status: Approved
Application Type: New Certificate of Approval
Client Name: Old Paisley Estates Inc.
Client Address: 4100 Yonge Street, Suite 310
Client City: Toronto
Client Postal Code: M2P 2B5
Project Description: SWM Facility approx. 60 m E. from center of cul-de-sac of Filton Rd., and , N.E. Corner of Walker Rd. N. & Putney Rd., approx. 300 m W. from Intersection of Airport Rd. and Walker Rd. W.
Contaminants:
Emission Control:

Site: **CALEDON TOWN**
AIRPORT RD./GREER ST./LARRY ST CALEDON TOWN ON

Database:
CA

Certificate #: 3-0660-94-
Application Year: 94
Issue Date: 6/21/1994
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: **KENT LANE HOMES LTD.**
IVAN AVE. CALEDON TOWN ON

Database:
CA

Certificate #: 3-0520-87-
Application Year: 87
Issue Date: 4/29/1987
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: TOHAN SHELL
AIRPORT RD CALEDON EAST ON

Database:
[PRT](#)

Location ID: 18970
Type: retail
Expiry Date: 1993-01-31
Capacity (L): 2000
Licence #: 0076353457

Site: UNKNOWN
AIRPORT ROAD CALEDON ON

Database:
[SPL](#)

Ref NO: 187786
Contaminant Code:
Contaminant Name:
Contaminant Quantity:
Incident Cause: UNKNOWN
Incident Dt: 10/2/2000
Incident Reason: UNKNOWN
Incident Summary: UNKNOWN SOURCE:100L DIESEL FUEL SOME TO CATCHBASIN BOOMED, CLEANING UP
MOE Reported Dt: 10/2/2000
Environmental Impact: POSSIBLE
Nature of Impact: Water course or lake
Receiving Medium: WATER
SAC Action Class:
Sector Source Type:
Site Municipality: 21401

Site: ONTARIO HYDRO
CONC 1 W. 1/2 OF LOT 22 AIRPORT RD. NEAR CALEDON E. MOTOR VEHICLE (OPERATING FLUID) CALEDON TOWN ON

Database:
[SPL](#)

Ref NO: 69171
Contaminant Code:
Contaminant Name:
Contaminant Quantity:
Incident Cause: TRUCK/TRAILER OVERTURN
Incident Dt: 4/14/1992
Incident Reason: ERROR
Incident Summary: ONTARIO HYDRO:135L DIESEL FUEL LEAK FROM SADDLE TANK OF LIFT TRUCK
MOE Reported Dt: 4/14/1992
Environmental Impact: POSSIBLE
Nature of Impact: Soil Contamination
Receiving Medium: LAND
SAC Action Class:
Sector Source Type:
Site Municipality: 21401

Site: HOLLY PARK MEAT PACKERS
OLD CHURCH ROAD CALEDON PLANT OLD CHURCH RD CALEDON TOWN ON

Database:
[SPL](#)

Ref NO: 159144
Contaminant Code:
Contaminant Name:
Contaminant Quantity:
Incident Cause: UNKNOWN
Incident Dt: 8/18/1998
Incident Reason: UNKNOWN
Incident Summary: HOLLY PARK- 400-1200L RAW SEWAGE TO GROUND FROM SEPTIC SYSTEM.
MOE Reported Dt: 8/18/1998
Environmental Impact: CONFIRMED

Nature of Impact: Soil contamination
Receiving Medium: LAND
SAC Action Class:
Sector Source Type:
Site Municipality: 21401

Site: TANK TRUCK
OLD CHURCH RD,E OF HUMBERSTATION RD. TANK TRUCK (CARGO) CALEDON TOWN ON

Database:
SPL

Ref NO: 103087
Contaminant Code:
Contaminant Name:
Contaminant Quantity:
Incident Cause: CONTAINER OVERFLOW
Incident Dt: 7/22/1994
Incident Reason: ERROR
Incident Summary: BLEAMAR LTD->450 LITERS BLOOD/WATER MIX TO GROUND& DITCH AND POND,FD,PEEL.
MOE Reported Dt: 7/22/1994
Environmental Impact: POSSIBLE
Nature of Impact: Water course or lake
Receiving Medium: LAND / WATER
SAC Action Class:
Sector Source Type:
Site Municipality: 21401

Site:
lot 5 ON

Database:
WWIS

Well ID:	6714537	Lot:	005
Concession:		Concession Name:	
County:	WELLINGTON	Municipality:	PEEL TOWNSHIP
Easting Nad83:		Northing Nad83:	
Zone:	17	Utm Reliability:	unknown UTM
Primary Water Use:	Domestic	Construction Date:	15-AUG-03
Sec. Water Use:		Well Depth:	180 ft
Pump Rate:	30 GPM	Static Water Level:	18 ft
Flow Rate:		Clear/Cloudy:	CLEAR
Specific Capacity:		Final Well Status:	Water Supply
Construction Method:	Rotary (Air)	Flowing (y/n):	N
Elevation (m):		Elevation Reliability:	
Depth to Bedrock:		Overburden/Bedrock:	Overburden
Water Type:	FRESH, Not stated	Casing Material:	FRESH
--- Details ---			
Thickness:	80 ft	Original Depth:	80 ft
Material Colour:	BROWN	Material:	CLAY, SAND, STONES
+			
Thickness:	98 ft	Original Depth:	178 ft
Material Colour:	BROWN	Material:	CLAY
+			
Thickness:	2 ft	Original Depth:	180 ft
Material Colour:		Material:	GRAVEL

Site:
lot 4 ON

Database:
WWIS

Well ID:	4909093	Lot:	004
Concession:		Concession Name:	
County:	PEEL	Municipality:	CALEDON TOWN (CALEDON EAST)
Easting Nad83:		Northing Nad83:	
Zone:	17	Utm Reliability:	unknown UTM
Primary Water Use:	Domestic	Construction Date:	26-NOV-02
Sec. Water Use:		Well Depth:	80 ft
Pump Rate:	1 GPM	Static Water Level:	5 ft

Flow Rate:
Specific Capacity:
Construction Method: Cable Tool
Elevation (m):
Depth to Bedrock: 45
Water Type: Not stated

Clear/Cloudy: CLEAR
Final Well Status: Water Supply
Flowing (y/n): N
Elevation Reliability:
Overburden/Bedrock: Mixed in a Layer
Casing Material: FRESH, MINERIAL

--- Details ---

Thickness: 1 ft
Material Colour: BROWN
 +
Thickness: 19 ft
Material Colour: BROWN
 +
Thickness: 10 ft
Material Colour: BROWN
 +
Thickness: 15 ft
Material Colour: GREY
 +
Thickness: 5 ft
Material Colour: GREY
 +
Thickness: 10 ft
Material Colour: RED
 +
Thickness: 20 ft
Material Colour: RED

Original Depth: 1 ft
Material: TOPSOIL

Original Depth: 20 ft
Material: MEDIUM SAND, CLAY, MUCK

Original Depth: 30 ft
Material: COARSE SAND, SILT, CLAY

Original Depth: 45 ft
Material: COARSE SAND, GRAVEL, LAYERED

Original Depth: 50 ft
Material: COARSE SAND, SHALE, GRAVEL

Original Depth: 60 ft
Material: SHALE, SOFT

Original Depth: 80 ft
Material: SHALE, LAYERED, SOFT

Site:
 lot 4 ON

Database:
 WWIS

Well ID: 6714583
Concession:
County: WELLINGTON
Easting Nad83:
Zone: 17
Primary Water Use: Domestic
Sec. Water Use:
Pump Rate: 30 GPM
Flow Rate:
Specific Capacity:
Construction Method: Rotary (Air)
Elevation (m):
Depth to Bedrock:
Water Type: FRESH

Lot: 004
Concession Name:
Municipality: PEEL TOWNSHIP
Northing Nad83:
Utm Reliability: unknown UTM
Construction Date: 20-AUG-03
Well Depth: 182 ft
Static Water Level: 20 ft
Clear/Cloudy: CLEAR
Final Well Status: Water Supply
Flowing (y/n): N
Elevation Reliability:
Overburden/Bedrock: Overburden
Casing Material: FRESH

--- Details ---

Thickness: 95 ft
Material Colour: BROWN
 +
Thickness: 9 ft
Material Colour: BROWN
 +
Thickness: 76 ft
Material Colour: BROWN
 +
Thickness: 2 ft
Material Colour:

Original Depth: 95 ft
Material: CLAY, STONES

Original Depth: 104 ft
Material: SAND

Original Depth: 180 ft
Material: CLAY, STONES

Original Depth: 182 ft
Material: GRAVEL

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 Mar 2015

Abandoned Mine Information System:

Provincial [AMIS](#)

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

Government Publication Date: 1800-Oct 2014

Anderson's Waste Disposal Sites:

Private [ANDR](#)

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

Government Publication Date: 1860s-Present

Automobile Wrecking & Supplies:

Private [AUWR](#)

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

Government Publication Date: 2001-Jul 2014

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: 1948-Dec 2015

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: 1992, 1999-Jul 2014

Inventory of Coal Gasification Plants and Coal Tar Sites:

Provincial

COAL

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

Government Publication Date: Apr 1987 and Nov 1988*

Compliance and Convictions:

Provincial

CONV

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

Government Publication Date: 1989-Feb 2014

Certificates of Property Use:

Provincial

CPU

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

Government Publication Date: 1994-Jan 2016

Drill Hole Database:

Provincial

DRL

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

Government Publication Date: 1886-Jun 2014

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: Feb 29, 2016

Environmental Registry:

Provincial

EBR

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

Government Publication Date: 1994-Jan 2016

Environmental Compliance Approval:

Provincial

ECA

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

Government Publication Date: Feb 29, 2016

Environmental Effects Monitoring:

Federal

EEM

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

Government Publication Date: 1992-2007*

ERIS Historical Searches:

Private

EHS

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

Government Publication Date: 1999-Aug 2014

Environmental Issues Inventory System:

Federal

EIS

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 EIS provides information on the reserve under investigation, inventory number, name of site, environmental issue, site action (Remediation, Site Assessment), and date investigation completed.

Government Publication Date: 1992-2001*

Emergency Management Historical Event:

Provincial

EMHE

The Emergency Management Historical Event data class will store the locations of historical occurrences of emergency events. Events captured will include those assigned to the Ministry of Natural Resources by Order-In-Council (OIC) under the Emergency Management and Civil Protection Act as well as events where MNR provided requested emergency response assistance. Many of these events will have involved community evacuations, significant structural loss, and/or involvement of MNR emergency response staff. These events fall into one of ten (10) type categories: Dam Failure; Drought / Low Water; Erosion; Flood; Forest Fire; Soil and Bedrock Instability; Petroleum Resource Center Event, EMO Requested Assistance, Continuity of Operations Event, Other Requested Assistance.

Government Publication Date: May 31, 2014

List of TSSA Expired Facilities:

Provincial

EXP

This is a list of all expired facilities that fall under the TSSA (TSSA Act & Safety Regulations), including the six regulations that exist under the Fuels Safety Division. It will include facilities such as private fuel outlets, bulk plants, fuel oil tanks, gasoline stations, marinas, propane filling stations, liquid fuel tanks, piping systems, etc. These tanks have been removed and automatically fall under the expired facilities inventory held by TSSA.

Government Publication Date: Current to Nov 2015

Federal Convictions:

Federal

FCON

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

Government Publication Date: 1988-Jun 2007*

Contaminated Sites on Federal Land:

Federal

FCS

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

Government Publication Date: June 2000-Oct 2015

Fisheries & Oceans Fuel Tanks:

Federal

FOFT

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

Government Publication Date: 1964-Sept 2003

Fuel Storage Tank:

Provincial

FST

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

Government Publication Date: 2010-Nov 2015

Fuel Storage Tank - Historic:

Provincial

[FSTH](#)

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: 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-May 2015

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: Dec 31, 2013

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: June 2009 - Nov 2015

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: 2012

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-Apr 2013

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: 1994-2013

National Defense & Canadian Forces Fuel Tanks:

Federal

NDFT

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

Government Publication Date: Up to May 2001*

National Defense & Canadian Forces Spills:

Federal

NDSP

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

Government Publication Date: Mar 1999-Aug 2010

National Defence & Canadian Forces Waste Disposal Sites:

Federal

NDWD

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

Government Publication Date: 2001-Apr 2007*

National Energy Board Wells:

Federal

NEBW

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

Government Publication Date: 1920-Feb 2003*

National Environmental Emergencies System (NEES):

Federal

NEES

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

Government Publication Date: 1974-2003*

National PCB Inventory:

Federal

NPCB

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

Government Publication Date: 1988-2008*

National Pollutant Release Inventory:

Federal

NPRI

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

Government Publication Date: Dec 31, 2014

Oil and Gas Wells:

Private

OGW

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

Government Publication Date: 1988-2015

Ontario Oil and Gas Wells:

Provincial

OOGW

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

Government Publication Date: 1800-Aug 2015

Inventory of PCB Storage Sites:

Provincial

OPCB

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

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

Orders:

Provincial

ORD

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

Government Publication Date: 1994-Jan 2016

Canadian Pulp and Paper:

Private

PAP

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

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

Parks Canada Fuel Storage Tanks:

Federal

PCFT

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

Government Publication Date: 1920-Jan 2005*

Pesticide Register:

Provincial

PES

The Ontario Ministry of Environment maintains a database of all manufacturers and vendors of registered pesticides.

Government Publication Date: 1988-Jun 2013

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: Nov 30, 2015

Private and Retail Fuel Storage Tanks:

Provincial

PRT

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

Government Publication Date: 1989-1996*

Permit to Take Water:

Provincial

PTTW

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

Government Publication Date: 1994-Jan 2016

Ontario Regulation 347 Waste Receivers Summary:

Provincial

REC

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

Government Publication Date: 1986-2013

Record of Site Condition:

Provincial

RSC

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

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

Government Publication Date: 1997-Sept 2001, Oct 2004-Jan 2016

Retail Fuel Storage Tanks:

Private

RST

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

Government Publication Date: 1999-Jul 2014

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-Jun 2015

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: 1990-2013

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-Mar 2007

TSSA Variances for Abandonment of Underground Storage Tanks:

Provincial

VAR

The TSSA, under the Liquid Fuels Handling Code and the Fuel Oil Code, all underground storage tanks must be removed within two years of disuse. If removal of a tank is not feasible, you may apply to seek a variance from this code requirement. This is a list of all variances granted for abandoned tanks.

Government Publication Date: Current to Nov 2015

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: Feb 29, 2016

Waste Disposal Sites - MOE 1991 Historical Approval Inventory:

Provincial

WDSH

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

Government Publication Date: Up to Oct 1990*

Water Well Information System:

Provincial

WWIS

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

Government Publication Date: 1955-Mar 2014

Definitions

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

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

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

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

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

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

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

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

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

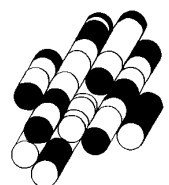
Map Key: The map key number is assigned according to closest proximity from the project property. Map Key numbers always start at #1. The project property will always have a map key of '1' if records are available. If there is a number in brackets beside the main number, this will indicate the number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

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

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

APPENDIX E

TERRAPROBE INC.



Ministry of the Environment
and Climate Change

Freedom of Information and
Protection of Privacy Office

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

Ministère de l'Environnement et de
l'Action en matière de changement
climatique

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

12^e étage
40, avenue St. Clair ouest
Toronto ON M4V 1M2
Tél. : (416) 314-4075
Téléc.: (416) 314-4285



October 24, 2016

Gabriela Huerta
Terraprobe Inc
11 Indell Lane
Brampton, ON L6T 3Y3

Dear Gabriela Huerta:

RE: ***Freedom of Information and Protection of Privacy Act Request***
Our File # A-2016-06085, Your Reference 1-16-0543-41

This letter is in response to your request made pursuant to the *Freedom of Information and Protection of Privacy Act* relating to 16114 Airport Rd, Caledon.

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

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

If you have any questions regarding this matter, please contact Richard Beernaert at richard.beernaert@ontario.ca.

Yours truly,

FW Tracey Goodwin
FOI Manager (A)

From: [Nicholas Cascone](#)
To: [Gabriela Huerta](#)
Subject: Re: Fw: Planning Services Request
Date: Monday, September 19, 2016 3:29:14 PM

Hello Gabriela,

Thank you for your enquiry. I can confirm that a large portion of the subject property is located within TRCA's Regulated Area of the Humber River Watershed. As such, a TRCA permit pursuant to Ontario Regulation 166/06 will most likely be required prior to any development occurring on site. Based on my review, the subject property is ultimately regulated by a stream corridor and Provincially Significant Wetland (PSW) feature located on the western portion of the site. Furthermore, vegetation contiguous with the PSW feature extends towards the centre of the property. Please note, according to both TRCA and Provincial policy, a development buffer of 30 metres is required from any PSW and contiguous vegetation. I trust this information is of assistance. Please let me know if you have any further questions.

Regards,

Nick Cascone, M.Sc.PI | Assistant Planner, Planning and Development |

Toronto and Region Conservation Authority |

 416.661.6600 x5927 |  416.661.6898 |  ncascone@trca.on.ca |  www.trca.on.ca |

Head Office location & courier address: 101 Exchange Avenue, Vaughan, ON, L4K 5R6 |

Mailing address: 5 Shoreham Drive, Toronto, ON, M3N 1S4 |

Service Request Details:

First Name: Gabriela

Last Name: Huerta

Organization: Terraprobe Inc.

E-mail: ghuerta@terraprobe.ca

Phone: 9057962650

Address: 16114 Airport Road

City: Caledon

Province: ON

Postal Code: L6Y 0C1

I/We are the owner of the Subject Property: No

Have you contacted TRCA staff previously regarding this property?: No

Preliminary Questions, Special Instructions or Reason for Inquiry I am doing a Phase One Environmental Assessment and I will like to know if and how this property is regulated by the TRCA. I previously emailed CVCA and they told me that this property is outside their jurisdiction and to contact TRCA.

Date of Submission: 2016-09-19 14:34:38 UTC

Latitude: 43.8721156

Longitude: -79.86985579999998

[Click here to see location of service request](#)

*****PLEASE CONSIDER THE ENVIRONMENT BEFORE PRINTING, STORING OR FORWARDING THIS MESSAGE****

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Thank you."

From: [Ruchi Chohan](#) on behalf of [Public Information Services](#)
To: [Gabriela Huerta](#)
Subject: RE: TSSA search request for 1-16-0543-41
Date: Monday, September 12, 2016 3:18:44 PM
Attachments: [image001.png](#)
[image002.png](#)
[image003.png](#)
[image004.png](#)

Hello Gabriela,

Thank you for your inquiry.

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

For a further search in our archives please submit your request in writing to Public Information Services via e-mail (publicinformationsservices@tssa.org) or through mail along with a fee of \$56.50 (including HST) per location. The fee is payable with credit card (Visa or MasterCard) or with a Cheque made payable to TSSA.

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

Thank you and have a good day!

Ruchi



Ruchi Chohan | Public Information Agent

Facilities and Business Services

345 Carlingview Drive

Toronto, Ontario M9W 6N9

Tel: +1-416-734-3417 | Fax: +1-416-231-4903 | E-Mail: rchohan@tssa.org

www.tssa.org



From: Gabriela Huerta [<mailto:ghuerta@terraprobe.ca>]

Sent: Monday, September 12, 2016 3:11 PM

To: Public Information Services <publicinformationsservices@tssa.org>

Subject: TSSA search request for 1-16-0543-41

Good afternoon,

I am doing a Phase One Assessment and I will like to request a preliminary basic record search for the following properties in Caledon, please:

16114 Airport Rd
If you require additional information, just let me know.

Thank you,

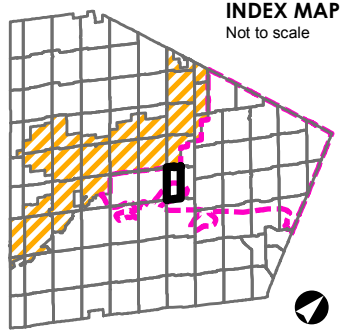
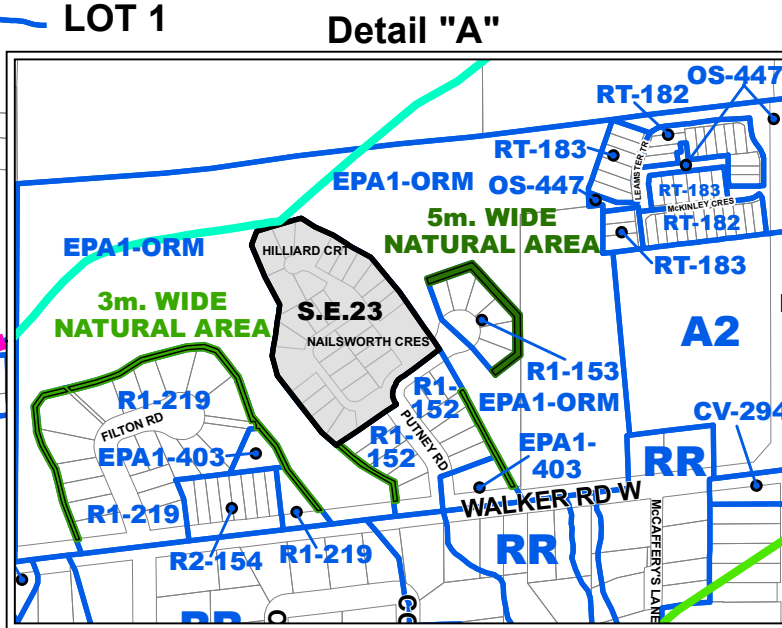
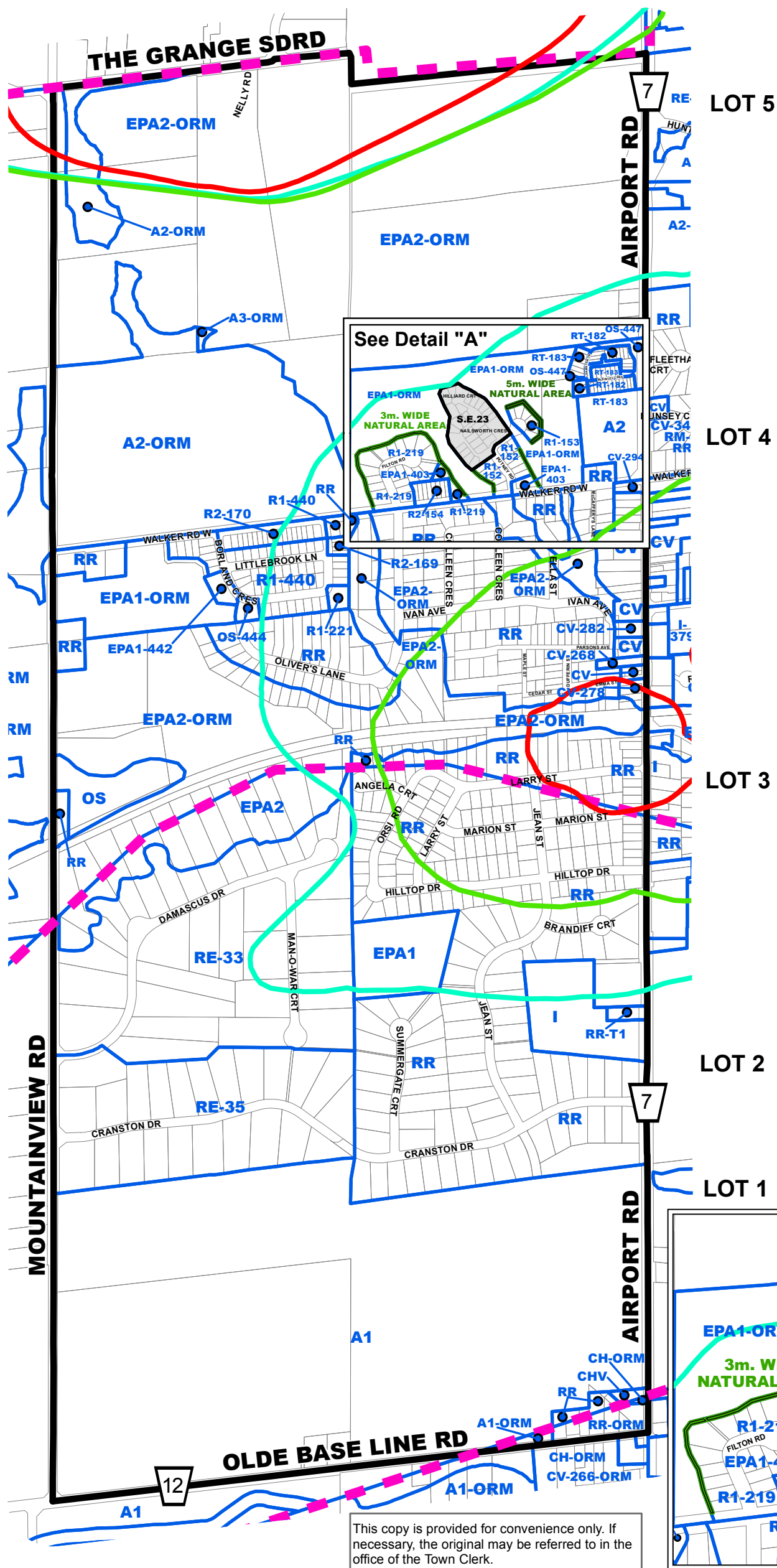
Gabriela Huerta
Phase One Specialist

Terraprobe Inc.

Consulting Geotechnical & Environmental Engineering
Construction Materials, Inspection & Testing
11 Indell Lane - **Brampton**, Ontario Canada L6T 3Y3
Ph. [\(905\) 796-2650](tel:9057962650) / Fax: [\(905\) 796-2250](tel:9057962250)
www.terraprobe.ca

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CON. 6 E.H.S. (CAL)



A2 ZONE SYMBOL

A2-### ZONE SYMBOL

Note: Number of suffixes represent Exceptions which can be looked up in the Exceptions section of the By-law.

 **ZONE BOUNDARY** **STRUCTURAL
ENVELOPE MAP**
**NIAGARA ESCARPMENT DEVELOPMENT
CONTROL AREA**

Lands lying within the Development Control area pursuant to the Niagara Planning and Development Act are subject to permit requirements under Ontario Regulations 685/50, as amended.

**OAK RIDGES MORaine CONSERVATION
PLAN AREA BOUNDARY**

WELLHEAD PROTECTION AREA BOUNDARY

 WP-2
 WP-5
 WP-10
 WP-25

Zone Maps amended to indicate the 2, 5, 10, and 25 year Wellhead Protection Areas.

BY-LAW 2006-50

ZONE MAP 36a
SCHEDULE "A"



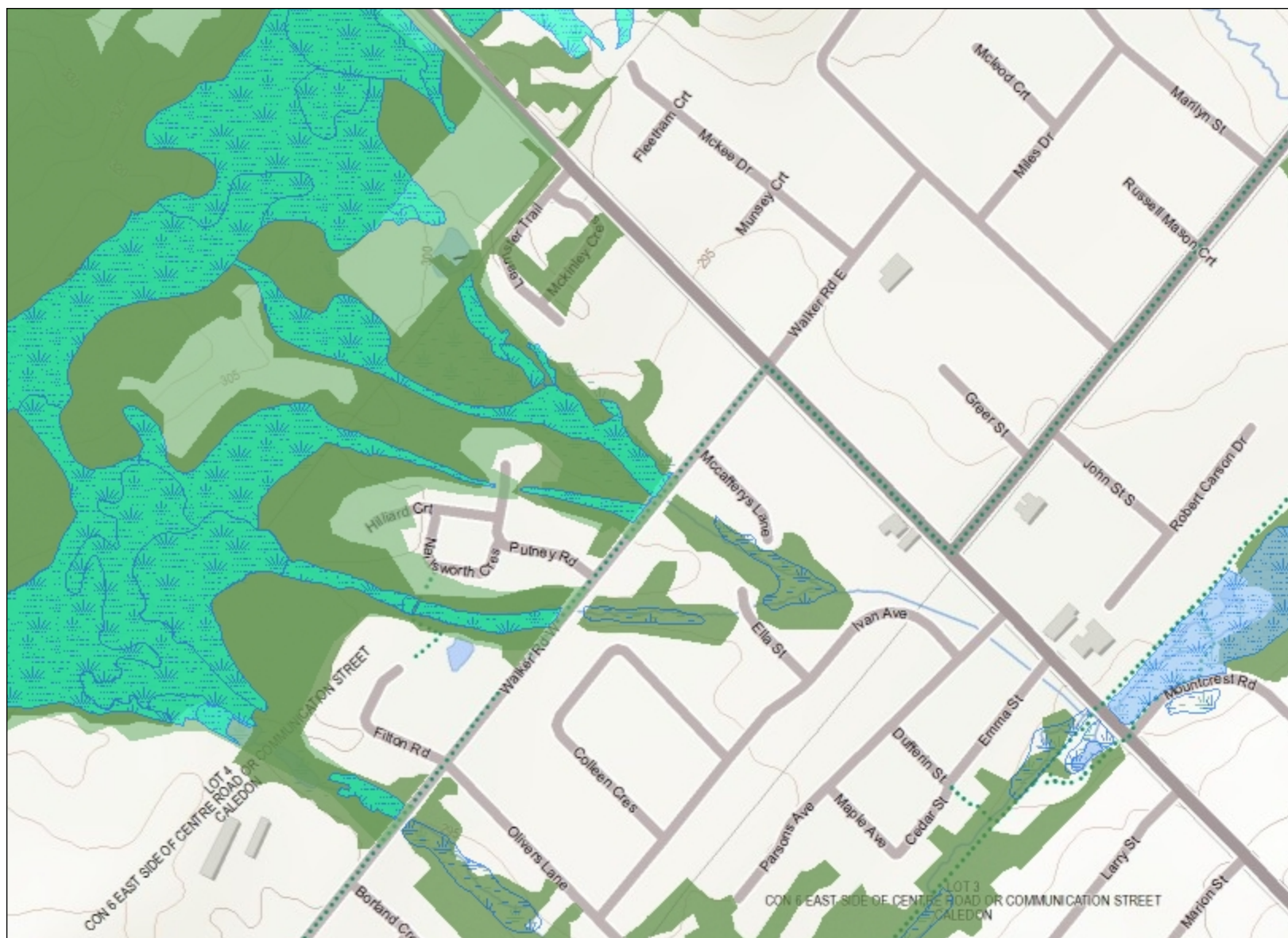
TOWN OF CALEDON

Date:
3 April 2006

Revised:
March 24, 2016

File:
S:\POLICY SECTION\GIS\zoning_bylaw\2015_mxd

36a



Legend

- Assessment Parcel
- Woodland
- Conservation Reserve
- Provincial Park
- Natural Heritage System
- Ecoregion
- Wetland
 - Provincially Significant Wetland Evaluated
 - Non - Provincially Significant Wetland Evaluated
 - Unevaluated Wetland

- Area of Natural Heritage & Scientific Interest (ANSI)
 - Provincially Significant Life Science ANSI
 - Provincially Significant Earth Science ANSI

Greenbelt Plan

- Boundary
- River Valley Connections

Land Use Designations

- Protected Countryside
- Towns and Villages
- Hamlets
- Urban River Valley
- Specialty Crop Area

Niagara Escarpment Plan (NEP)

- Boundary
- Parks and Open Space System

Land Use Designations

- Escarpment Natural Area
- Escarpment Protection Area
- Escarpment Rural Area
- Mineral Resource Extraction Area
- Escarpment Recreation Area
- Urban Area
- Minor Urban Centre

Oak Ridges Moraine Conservation Plan (ORM)

- Boundary
- Natural Core Area
- Natural Linkage Area
- Countryside Area
- Rural Settlement
- Palgrave Estates Residential Community
- Settlement Area

0 0.3 km

Projection: Web Mercator



The Ontario Ministry of Natural Resources and Forestry shall not be liable in any way for the use of, or reliance upon, this map or any information on this map. This map should not be used for: navigation, a plan of survey, routes, nor locations.

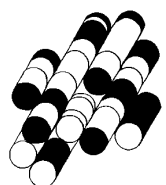
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APPENDIX F

TERRAPROBE INC.



Z:\1-Project Files\2016\1-16-0543-16-0543-16-0543-41.1.dwg, MV



Reference:
The National Air Photo Library
(NAPL) of Natural Resources
Canada



Terraprobe

11 Indell Lane, Brampton, Ontario, L6T 3Y3
Tel: (905) 796-2650 Fax: (905) 796-2250

Title:

AERIAL PHOTOGRAPH

File No.

1-16-0543-41.1

YEAR :

1946

Z:\1-Project Files\2016\1-16-0543-16-0543-41.1.dwg, MV



Reference:

The National Air Photo Library
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Canada



Terraprobe

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Title:

AERIAL PHOTOGRAPH

File No.

1-16-0543-41.1

YEAR :

1960



Reference:

The National Air Photo Library
(NAPL) of Natural Resources
Canada



Terraprobe

11 Indell Lane, Brampton, Ontario, L6T 3Y3
Tel: (905) 796-2650 Fax: (905) 796-2250

Title:

AERIAL PHOTOGRAPH

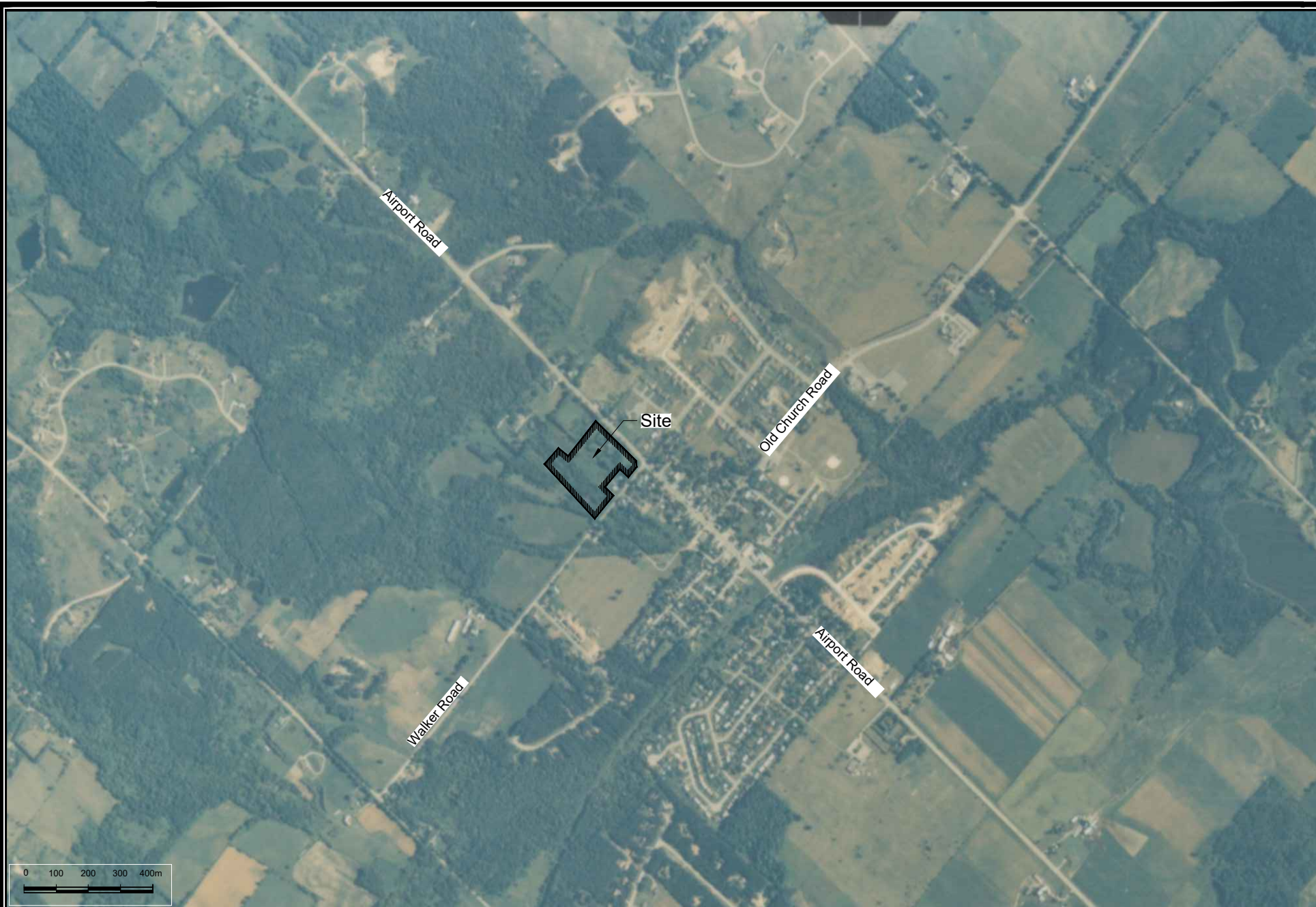
File No.

1-16-0543-41.1

YEAR :

1974

Z:\1-Project Files\2016\1-16-0543-16-0543-16-0543-41.1.dwg, MV



Reference:

The National Air Photo Library
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Canada



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11 Indell Lane, Brampton, Ontario, L6T 3Y3
Tel: (905) 796-2650 Fax: (905) 796-2250

Title:

AERIAL PHOTOGRAPH

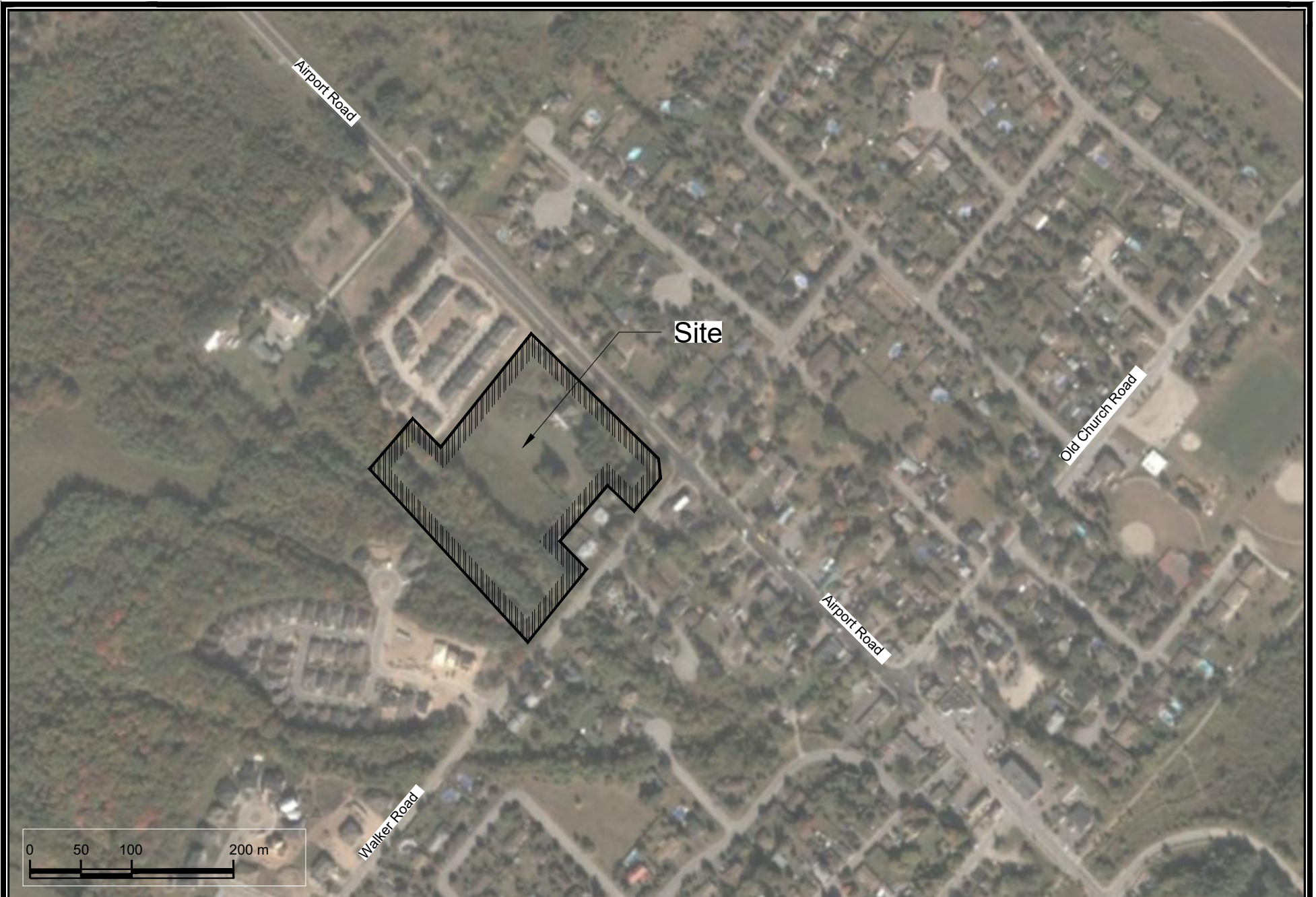
File No.

1-16-0543-41.1

YEAR :

1985

Z:\1-Project Files\2016\1-16-0543-16-0543-16-0543-41.1.dwg, MV



Reference:
Image © 2004 Google Inc



Terraprobe

11 Indell Lane, Brampton, Ontario, L6T 3Y3
Tel: (905) 796-2650 Fax: (905) 796-2250

Title:

SATELLITE IMAGE

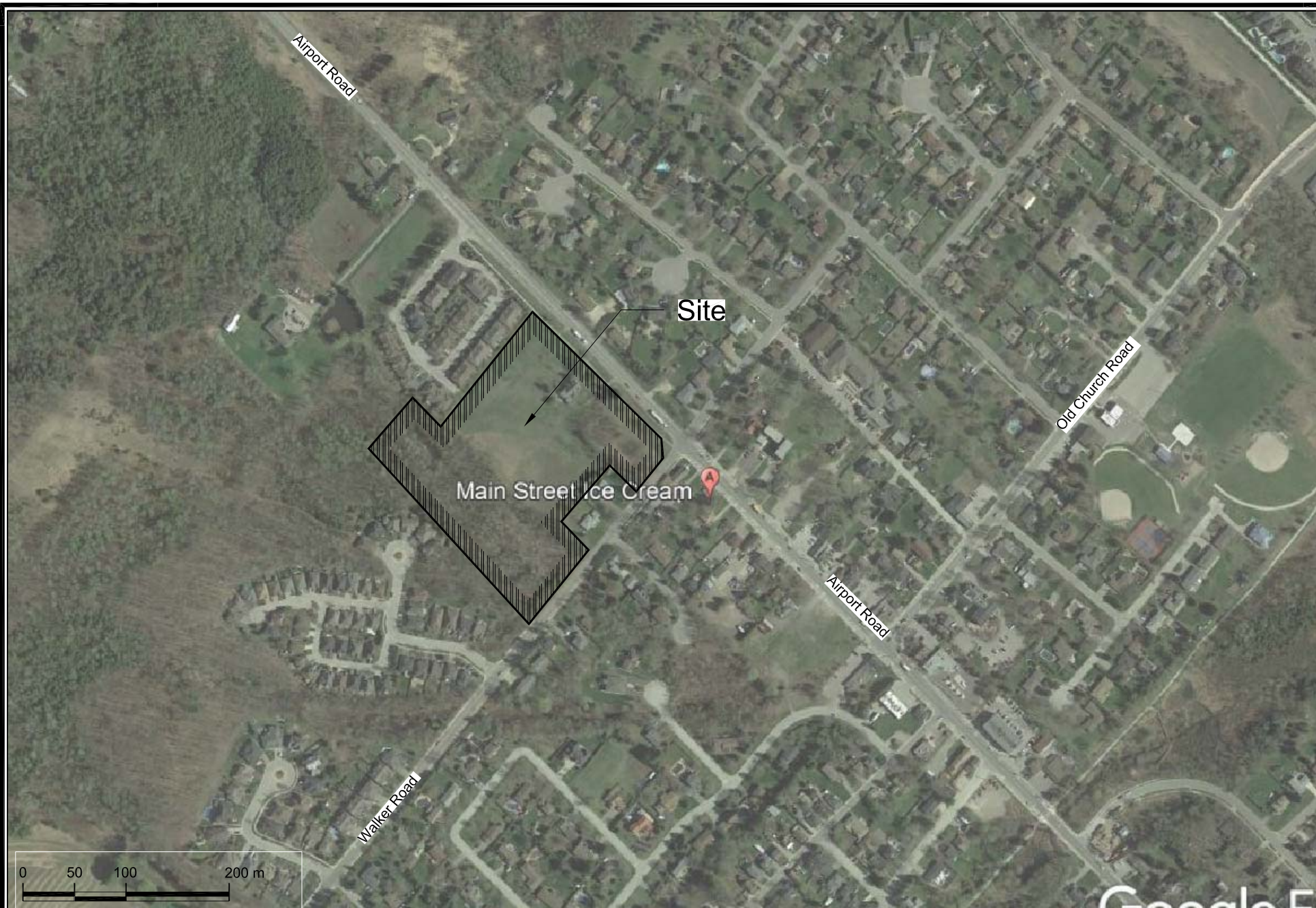
File No.

1-16-0543-41.1

YEAR :

2004

Z:\1-Project Files\2016\1-16-0543 - 16114 Airport Rd, Caledon\411.1-Updated Phase One ESA\A. Dwg, Log\AutoCAD\1-16-0543-41.1.dwg, MV



Reference:
Image © 2018 Google Inc



Terraprobe
11 Indell Lane, Brampton, Ontario, L6T 3Y3
Tel: (905) 796-2650 Fax: (905) 796-2250

Title:

SATELLITE IMAGE

File No.

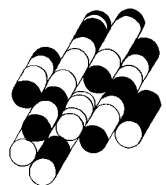
1-16-0543-43.2

YEAR:

2018

APPENDIX G

TERRAPROBE INC.



Z:\1-Project Files\2016\1-16-0543-16-0543-16-0543-41.1.dwg, MV



Reference:
Image © Geography
Network Canada



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11 Indell Lane, Brampton, Ontario, L6T 3Y3
Tel: (905) 796-2650 Fax: (905) 796-2250

Title:

Ontario Base Map

File No.

1-16-0543-41.1

YEAR :

1982

55a

*Shale, limestone, dolostone,
siltstone*

Queenston Formation

 **16114 Airport Rd**

Patterson St



**7 Glaciofluvial
deposits**

*river deposits and delta
topset facies*

22



16114 Airport Rd

12

7

Rd

Castledon

**6 Ice-contact stratified
depositsice-contact
stratified deposits**

*sand and gravel, minor silt, clay
and till*

22

16114 Airport Rd

Drift Thickness (m)

High : 262

Low : 0



16114 Airport Rd

22

The Gore Rd

St Andrews Rd

Olde Base Line Rd

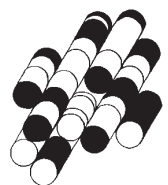
Airport Rd

Horseshoe

Heart

APPENDIX H

TERRAPROBE INC.



Well Computer Print Out Data as of September 16 2016

Page: 1 / 3

TOWNSHIP CONCESSION (LOT)	UTM ¹	DATE ² CNTR ³	CASING DIA ⁴	WATER ^{5,6} DETAIL	STAT LVL/PUMP LVL ⁷ RATE ⁸ /TIME HR:MIN	WATER USE ⁹	SCREEN INFO ¹⁰	WELL # (AUDIT#) WELL TAG # STATE ¹² DEPTHS TO WHICH FORMATIONS EXTEND ^{5,11}
CALEDON TOWN (ALBION CON 01(020)	17 591090 4858021 W	1960/08 2801	10	FR 0039	003 / 029 155 / 24:0	MN	65 10	4900038 () LOAM 0002 MSND SILT 0020 BLUE CLAY 0039 GRVL MSND CLAY 0046 MSND SILT 0049 FSND 0059 MSND 0067 FSND SILT 0117
CALEDON TOWN (ALBION CON 01(021)	17 591052 4858258 W	2014/04 7147	76	FR 0005				7219791 (Z180528) A
CALEDON TOWN (ALBION CON 01(022)	17 590564 4858573 W	1978/08 3561	07	FR 0060	020 / 020 005 / 24:0	DO		4905698 () LOAM 0002 SAND CLAY 0020 CLAY GRVL SAND 0050 HPAN 0060
CALEDON TOWN (CALEDON HS E 06(003)	17 591088 4857863 W	2012/08 7147	35					7186062 (Z142251) A
CALEDON TOWN (CALEDON HS E 06(005)	17 590514 4858473 W	1980/05 3317	05 05	FR 0083	012 / 060 006 / 3:0	ST DO	83 3	4905724 () SAND CLAY SLTY 0028 CLAY BLDR 0032 RED CLAY 0040 GREY CLAY STNS 0083 SAND STNS 0086
CALEDON TOWN (CALEDON HS E 06(008)	17 590516 4858541 W	1989/03 4919	30 30	UK 0022	018 / 034 010 / 1:0	DO		4907104 (47176) BRWN LOAM HARD 0001 BRWN CLAY HARD 0020 BRWN SAND LOOS 0042
CALEDON TOWN (CALEDON HS E 06()	17 590923 4858096 W	2001/04 4011						4908767 (229072) A
CALEDON TOWN (CALEDON ()	17 590705 4858149 W	2013/09 7360						7213634 (C23036) A142456 P
CALEDON TOWN (CALEDON ()	17 590901 4858091 W	2012/04 7241	02			MT	2 10	7181211 (Z148309) A129308 BRWN LOAM 0001 BRWN SAND 0003 BRWN SAND SILT 0012
CALEDON TOWN (CALEDON ()	17 590952 4858083 W	2012/04 7241	02			MT	2 10	7181212 (Z148447) A132390 BRWN LOAM 0001 BRWN SAND 0003 BRWN SAND SILT 0012
CALEDON TOWN (CALEDON ()	17 590939 4858117 W	2012/04 7241	02			MT	2 10	7181213 (Z148310) A129309 BRWN LOAM 0001 BRWN SAND 0003 BRWN SAND SILT 0012
CALEDON TOWN (CALEDON ()	17 590941 4858120 W	2013/07 7247	02			MT	15 5	7211171 (Z166401) A144393 BRWN SAND GRVL 0020

Well Computer Print Out Data as of September 16 2016

Page: 2 / 3

TOWNSHIP CONCESSION (LOT)	UTM ¹	DATE ² CNTR ³	CASING DIA ⁴	WATER ^{5,6} DETAIL	STAT LVL/PUMP LVL ⁷ RATE ⁸ /TIME HR:MIN	WATER USE ⁹	SCREEN INFO ¹⁰	WELL # (AUDIT#) WELL TAG # STATE ¹² DEPTHS TO WHICH FORMATIONS EXTEND ^{5,11}
CALEDON TOWN (CALEDON ())	17 590949 4858010 W	2015/09 7221	03			MO		7249506 (Z221450) A010248 A
CALEDON TOWN (CALEDON ())	17 590561 4858532 W	2014/10 7190						7232320 (Z189761) A
CALEDON TOWN (CALEDON ())	17 590863 4858157 W	2011/05 7241	01			MT	5 15	7173515 (Z131914) A111598 BRWN SAND GRVL SOFT 0010 GREY SAND WBRG 0020
CALEDON TOWN (CALEDON ())	17 590863 4858157 W	2011/05 7241	01			MT	5 15	7163748 (Z131915) A111634 BRWN SAND GRVL SOFT 0010 GREY SAND WBRG 0020
CALEDON TOWN (CALEDON ())	17 590863 4858157 W	2011/05 7241	01			MT	5 15	7163747 (Z131913) A111591 BRWN SAND GRVL SOFT 0010 GREY SAND WBRG 0020
CALEDON TOWN (CALEDON ())	17 590863 4858157 W	2011/05 7241	01			MT	10 10	7163746 (Z131912) A108782 BRWN SAND GRVL SOFT 0010 GREY SAND WBRG 0020
CALEDON TOWN (CALEDON ())	17 590820 4858029 W	1958/12 2904	06 06	FR 0095 FR 0083	002 / 120 013 / 4:0	NU		4900676 () BLCK LOAM 0001 BRWN CLAY FSND STNS 0018 GREY FSND 0035 GREY FSND CLAY 0041 QSND 0066 GREY CLAY 0078 HPAN SHLE 0081 SHLE MSND 0126
CALEDON TOWN (CALEDON ())	17 590949 4858010 W	2004/05 1129	02				14 10	4909686 (Z17484) A010248 LOAM 0001 BRWN SILT SAND GRVL 0006 BRWN CSND 0009 BRWN PEAT 0010 BRWN SILT 0012 GREY FSND 0016 GREY SILT FSND 0024
CALEDON TOWN (CALEDON ())	17 591081 4857930 W	1954/09 3512	04	FR 0152	072 / 121 002 / 1:0	DO		4900675 () YLLW CLAY 0006 YLLW MSND 0023 BLUE CLAY 0080 QSND 0121 BLUE CLAY 0152 FSND 0160

Notes:

1. UTM in Zone, Easting, Northing and Datum is NAD83; L: UTM estimated from Centroid of Lot; W: UTM not from Lot Centroid
2. Date Work Completed
3. Well Contractor Licence Number
4. Casing diameter in inches
5. Unit of Depth in Feet
6. See Table 4 for Meaning of Code
7. STAT LVL: Static Water Level in Feet ; PUMP LVL: Water Level After Pumping in Feet
8. Pump Test Rate in GPM, Pump Test Duration in Hour : Minutes
9. See Table 3 for Meaning of Code
10. Screen Depth and Length in feet
11. See Table 1 and 2 for Meaning of Code
12. A: Abandonment; P: Partial Data Entry Only

1. Core Material and Descriptive terms											
Code	Description	...	Code	Description	...	Code	Description	...	Code	Description	...
BLDR	BOULDERS		FCRD	FRACTURED		IRFM	IRON FORMATION		PORS	POROUS	
BSLT	BASALT		FGRD	FINE-GRAINED		LIMY	LIMY		PRDG	PREVIOUSLY DUG	
CGRD	COARSE-GRAINED		FGVL	FINE GRAVEL		LMSN	LIMESTONE		PRDR	PREV. DRILLED	
CGVL	COARSE GRAVEL		FILL	FILL		LOAM	TOPSOIL		QRTZ	QUARTZITE	
CHRT	CHERT		FLDS	FELDSPAR		LOOS	LOOSE		QSND	QUICKSAND	
CLAY	CLAY		FLNT	FLINT		LTCL	LIGHT-COLOURED		QTZ	QUARTZ	
CLN	CLEAN		FOSS	FOSILIFEROUS		LYRD	LAYERED		ROCK	ROCK	
CLYY	CLAYEY		FSND	FINE SAND		MARL	MARL		SAND	SAND	
CMTD	CEMENTED		GNIS	GNEISS		MGRD	MEDIUM-GRAINED		SHLE	SHALE	
CONG	CONGLOMERATE		GRNT	GRANITE		MGVL	MEDIUM GRAVEL		SHLY	SHALY	
CRYS	CRYSTALLINE		GRSN	GREENSTONE		MRBL	MARBLE		SHRP	SHARP	
CSND	COARSE SAND		GRVL	GRAVEL		MSND	MEDIUM SAND		SHST	SCHIST	
DKCL	DARK-COLOURED		GRWK	GREYWACKE		MUCK	MUCK		SILT	SILT	
DLMT	DOLOMITE		GVLY	GRAVELLY		OBDN	OVERBURDEN		SLTE	SLATE	
DNSE	DENSE		GYPS	GYP SUM		PCKD	PACKED		SLTY	SILTY	
DRTY	DIRTY		HARD	HARD		PEAT	PEAT		SNDS	SANDSTONE	
DRY	DRY		HPAN	HARDPAN		PGVL	PEA GRAVEL		SNDY	SANDY	

2. Core Color	
Code	Description
WHIT	WHITE
GREY	GREY
BLUE	BLUE
GREN	GREEN
YLLW	YELLOW
BRWN	BROWN
RED	RED
BLCK	BLACK
BLGY	BLUE-GREY

3. Water Use			
Code	Description	Code	Description
DO	Domestic	OT	Other
ST	Livestock	TH	Test Hole
IR	Irrigation	DE	Dewatering
IN	Industrial	MO	Monitoring
CO	Commercial	MT	Monitoring & Test Hole
MN	Municipal		
PS	Public		
AC	Cooling And A/C		
NU	Not Used		

4. Water Detail			
Code	Description	Code	Description
FR	Fresh	GS	Gas
SA	Salty	IR	Iron
SU	Sulphur		
MN	Mineral		
UK	Unknown		

APPENDIX I

TERRAPROBE INC.

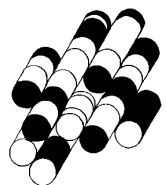


TABLE OF CURRENT AND PAST USES OF THE PHASE ONE PROPERTY

(Refer to clause 16(2)(b), Schedule D, O. Reg. 153/04)

Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, Etc.
2016 to Present	Shacca Caledon Holdings Inc.	Residential dwelling	Residential Use	2016 and 2019 SI: Property appears to be undeveloped with a residential dwelling in its east central portion
1994 to 2016	Marina Lucille Turner		Residential Use	2004, 2009, 2013 & 2016 SI: Property appears to be undeveloped with a residential dwelling in its east central portion CD: In 2001, the Property was used for residential purposes
1994 to 1994	Joric Investments Ltd.		Residential Use	No Other Observations
1992 to 1994	Marina Lucille Turner		Residential Use	
1940 to 1992	Thomas Esler Allison		Residential Use	1946, 1974 & 1985 AP: Property appears to be undeveloped with a residential dwelling in its east central portion CD: In 1991, the Property was used for residential purposes
1930 to 1940	Agricultural Development Board	Agricultural or Other Use	Agriculture or Other Use	No Other Observations
1928 to 1930	Thomas W. Allison	Agricultural or Other Use	Agriculture or Other Use	
1895 to 1928	Samuel Allison	Agricultural or Other Use	Agriculture or Other Use	
1870 to 1895	James Walker	Agricultural or Other Use	Agriculture or Other Use	
1861 to 1870	James Munsie	Agricultural or Other Use	Agriculture or Other Use	
1821 to 1861	Elizabeth Tarbon	Agricultural or Other Use	Agriculture or Other Use	
Prior to 1821	Crown Ownership	Agricultural or Other Use	Agriculture or Other Use	

Notes:

SI is satellite imagery

AP is aerial photograph

CD is city directory

FIP is fire insurance plan

HM is Historic Map

OBM is Ontario Base Map

For each owner, specify one of the following types of Property Use (as defined in O.Reg. 153/04) that applies:

Agriculture or Other, Commercial, Community, Industrial, Institutional, Parkland, Residential

APPENDIX J

TERRAPROBE INC.

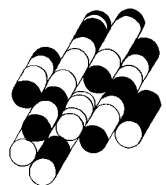


TABLE OF AREAS OF POTENTIAL ENVIRONMENTAL CONCERN

(Refer to clause 16(2)(a), Schedule D, O. Reg. 153/04)

Area of Potential Environmental Concern	Location of Area of Potential Environmental Concern on Phase One Property	Potentially Contaminating Activity	Location of PCA (on-site or off-site)	Contaminants of Potential Concern	Media Potentially Impacted (Ground water, soil and/or sediment)
APEC 1	Southwest Central Portion of the Phase One Property	PCA#28 - Gasoline and Associated Products Storage in Fixed Tanks	off-site	PHC, BTEX	Soil and Ground Water
APEC 2	South Central Portion of the Phase One Property	Others 1 - Ontario Spills	off-site	PHC, BTEX	Soil and Ground Water

Notes:

1 - Area of Potential Environmental Concern means the area on, in or under a phase one property where one or more contaminants are potentially present, as determined through the phase one environmental site assessment, including through,

(a) identification of past or present uses on, in or under the phase one property, and

(b) identification of potentially contaminating activity.

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

3 - when completing this column, identify all contaminants of potential concern using the Method Groups as identified in the

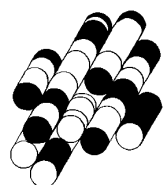
Protocol for in the Assessment of Properties under Part XV.1 of the Environmental Protection Act, March 9, 2004, amended as of July 1, 2011, as specified below:

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

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

APPENDIX K

TERRAPROBE INC.



16114 AIRPORT ROAD, CALEDON, ONTARIO

PHASE ONE CONCEPTUAL SITE MODEL

Phase One CSM		Information Pertaining to Property
Figures of the Phase One Study Area are provided that:		
i.	Show any existing buildings and structures,	One double-storey residential building occupied the eastern portion of the Property at the time of the site inspection. A storage shed was also located on the western portion of the Property (Figure 2).
ii.	Identify and locate water bodies located in whole or in part on the Phase One Study Area	A review of topographic mapping indicates that there is no significant surface water body located within the study area.
iii.	Identify and locate any Area of Natural Significance located in whole or in part on the Phase One Study Area	Terraprobe reviewed the Ontario Ministry of Natural Resources and Forestry (MNRF) NHIC database and contacted the Toronto and Region Conservation Authority (TRCA). Based on the response from Nicholas Carscone from the TRCA, the western portion of the subject Property is classified as a Provincially Significant Wetland (PSW) by the TRCA. Based on the MNR NHIC database, an unevaluated wetland is present adjacently to the subject Property towards the south.
iv.	Locate any drinking water wells at the Phase One Property	No drinking water wells were identified on the Property during the site inspection. Five (5) monitoring wells were located on the Property.
v.	Show roads, including names, within the Phase One Study Area	The Property is bounded to the east by Airport Road and Walkers Road to the south. All roads and their corresponding names within the Study Area are presented in Figure 3.
vi.	Show use of properties adjacent to the Phase One Property	The land uses of the adjacent properties are shown in Figure 3. The surrounding properties are predominantly used for residential, commercial and institutional purposes. Conservation areas are present west and north of the subject Property.
vii.	Identify and locate area where any potentially contaminating activity has occurred, and show tanks in such areas	Potentially Contaminating Activities (PCAs) located on the Property and within the Study Area are presented on Figure 4.
viii.	Identify and locate any areas of potential environmental concern	Two (2) Areas of Potential Environmental Concern (APEC) were identified on the Property. The location of the APEC is presented on Figure 5, and the description of the APEC and potential Contaminants of Concern are described on the Table of Areas of Potential Environmental Concern.
The following is a description and assessment of:		
i.	Any areas where potentially contaminating activity on or potentially affecting the Phase One Property has occurred,	Two (2) PCA's have been identified that are either on or affecting the Phase One Property, and includes: <ul style="list-style-type: none"> PCA-1: #28 Gasoline and Associated Products Storage in Fixed Tanks. An aboveground storage tank was observed on the neighboring site at 7 Walker Road West. PCA-2: Other 1 Ontario Spills (Others). A spill of 150L of furnace oil on adjacent site to the south of the Property.
ii.	Any contaminants of potential concern,	Contaminants of Potential Concern (COPCs) identified the Property include: <ul style="list-style-type: none"> PHCs BTEX The COPCs have the potential to be present in the soil and ground water.
iii.	The potential for underground utilities, if any present, to affect contaminant distribution and transport,	The Property is serviced with underground water main, hydro, gas and bell/communication, and enters the Property from Airport Road. Storm sewer catch basins and manholes are located Walkers Road. It is likely that the underground utilities will affect contaminant distribution and transport.

iv. Available regional or site specific geological and hydrogeological information,	<p>Topography</p> <ul style="list-style-type: none"> The approximate elevation of the Property is 295 masl and slopes gently to the east-southeast towards Innis Lake & Widget Lake. <p>Hydrogeology</p> <ul style="list-style-type: none"> The nearest water body is Innis Lake and Widget Lake, which are located approximately 1.9 km southeast and 2.1 km east of the Site, respectively. The groundwater is expected to follow the local topography and flow towards the east-southeast. <p>Geology (overburden)</p> <ul style="list-style-type: none"> The overburden on the Site is comprised of glaciofluvial ice deposits consisting of sand & gravel, with minor amounts of silt, clay and till. <p>Geology (bedrock)</p> <ul style="list-style-type: none"> The bedrock on the Site is comprised of shale, limestone, dolostone and siltstone, part of the Queenston Formation (55a). <p>Geology (depth to bedrock)</p> <ul style="list-style-type: none"> The depth to bedrock in the area is considered to be shallow. Based on the MECP Well Records, bedrock was encountered at approximately 24.0 m below ground surface.
v. How any uncertainty or absence of information obtained in each of the components of the Phase One ESA could affect the validity of the model.	No uncertainty was encountered while conducting the Phase One ESA that could affect the validity of the model.

Figures:

Figure 1 – Phase One Property Location

Figure 2 – Phase One Property

Figure 3 – Phase One Study Area

Figure 4 – PCA Locations

Figure 5 – APEC Locations