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Phase 1 Environmental Site Assessment

3275 Trafalgar Road
Oakville, Ontario
L6H 7C2

Prepared for:

New Horizon Development Group Inc.
3100 Harvester Road
Burlington, Ontario
L7N 3W8

File: 21262

December 2023

EXECUTIVE SUMMARY

Landtek Limited (Landtek) is pleased to submit this Phase 1 Environmental Site Assessment (ESA) report for the property located at 3275 Trafalgar Road in Oakville, Ontario (the Site). The work was initiated following authorization to proceed from Ms. Elisha Vankleef of New Horizon Development Group (the Client) in June of 2021.

The Phase 1 ESA was completed in accordance with the requirements described in CSA Standard Z768-01. Sampling and chemical analysis of soil, groundwater, and/or other materials was not carried out as part of this Phase 1 ESA. This assessment was completed with the understanding that a Record of Site Condition (RSC) is **not** required and therefore the requirements of Ontario Regulation 153/04 (as amended) (O. Reg. 153/04) were not performed.

FINDINGS

The following summary outlines the findings of the Phase 1 ESA:

- The Site is generally rectangular in shape and is vacant undeveloped land with no buildings or structures present. It is located approximately 400 m northwest of the intersection of Trafalgar Road and Threshing Mill Boulevard, with approximately 100 m of frontage on Trafalgar Road, in Oakville, Ontario and is approximately 3.94 hectares (9.75 acres). The Site is bound by institutional, residential and agricultural lands to the north and south, an area of natural and scientific interest (ANSI) identified as Oakville-Milton Wetlands and Uplands to the east, and Trafalgar Road to the west (followed by a federal property and agricultural lands). Development is intensifying adjacent to the southeast of the Site;

- The topography in the vicinity of the Site slopes in a south/south easterly direction. Based on local topography, the groundwater flow direction is expected to be in a southeast, towards Lake Ontario (via Morrison Creek) located approximately 7.0 km southeast of the Site;

- Morrison Creek and an ANSI, identified as Oakville-Milton Wetlands and Uplands, are located on the central portion of the Site. A portion of the Site is regulated by the Halton Conservation Authority;

- Based on a review of aerial photographs, the Site has been predominately undeveloped and/or agricultural in nature. From the mid to late 1970s to the early 2020s the Site was developed into a residential property with one (1) dwelling constructed. A construction equipment/vehicle operator training facility was reported to have operated on the Site from the 1970s to the early 2020s. The surrounding properties were developed from the 1970s to present. Residential development is intensifying adjacent to the southeast of the Site;

- The following previous environmental investigations were completed on the Site by others in 2020:

    - A Phase 1 ESA was completed on the Site by B.I.G. Consulting Inc. (BIG). The following potential sources of environmental concern were identified by BIG:

        1. Entire Site – unknown fill material;
        2. Southwestern Portion: Heating Oil above ground tank (AST);

3. Western Portion: Septic tank; and
4. Eastern Portion: Former usage of Pesticides.

- A Phase 2 ESA was recommended.

- A Phase 1 ESA was completed on the Site by MTE Consultants (MTE) in October of 2020. The following potential sources of environmental concern were identified:
  - Fill material of unknown quality was imported onto the Site. The interviewee also reported that grading was completed prior to the operation of a former construction equipment/vehicle operator training facility on the Site. The grading activities included the infilling of an on-Site wetland, pond and watercourse. The source and quality of the fill materials placed at the Site are not known.
  - There is potential that agricultural chemicals were historically used and stored at the Site
  - The residential dwelling was heated using a fuel oil fired boiler. It was reported that a fuel oil above ground storage tank (AST) was located in the northwest corner of the basement.
  - Farm equipment, construction machinery and storage trailers were observed on the Site. It is not known if equipment or vehicle repairs were conducted, or if equipment or vehicle repair fluids were historically stored on Site.
  - Numerous piles of miscellaneous materials (e.g., metal frames, concrete blocks, piping, wood, empty drums) were observed throughout the Site.
  - The Federal Contaminated Sites Inventory identified the property at 3292 Trafalgar Road (25m west) as the Trafalgar Coast Guard Radio Station. Soil at this property was identified as having metals contamination and a remedial action plan was reported to be under development.
- The results of the Phase 1 ESA identified potential sources of contamination at the Site and therefore a Phase II ESA was recommended.
- A subsequent Phase II ESA was completed by MTE on the Site in October of 2020.
  - The Phase II ESA included the collection and analysis of surface soil samples, and soil samples collected from boreholes advanced across the Site. Groundwater samples were collected from one newly installed groundwater monitoring well and three existing monitoring wells (no monitoring well construction details were provided for review). Soil samples were submitted for analysis of one or more of metals, hydride-forming metals (As, Sb, Se), organochlorine pesticides (OCs), polychlorinated biphenyls (PCBs), polycyclic aromatic hydrocarbons (PAHs), petroleum hydrocarbons (PHCs) and benzene, toluene, ethylbenzene and xylenes (BTEX). Groundwater samples were submitted for analysis of metals and inorganic parameters, PHCs and BTEX.
  - The subsurface stratigraphy was reported to generally consist of topsoil underlain by up to 5.3 m of soil fill or reworked native soil. Some non-soil materials including brick, wood, styrofoam and asphalt were reported in the shallow fill.
  - The analytical results were compared to the Ontario Regulation 153/04 Table 1 Full Depth Background Site Condition Standards (O. Reg. 153/04 Table 1 SCS) as a result of the on-Site Natural Heritage Feature (environmentally sensitive area) and a former wetland, which was proposed for rehabilitation. The analytical results were also compared to the O. Reg. 153/04 Table 2 Full Depth Generic Site Condition Standards in a Potable Ground Water Condition for residential/parkland/institutional property use and coarse textured soils (O. Reg. 153/04 Table 2 SCS), which are applicable in some areas of the Site that are greater than 30 m from the environmentally sensitive features discussed above.
  - The groundwater analytical results were below the O. Reg. 153/04 Table 2 SCS for RPI land-uses for all of the analyzed parameters. The analytical results for

some metals parameters (boron, copper, molybdenum and uranium) were above the O. Reg. 153/04 Table 1 SCS.
  - The MTE Phase II ESA identified some poor-quality fill materials above the O. Reg. 153/04 Table 1 SCS and the O. Reg. 153/04 Table 2 SCS in two areas of the Site. The vertical extent appears to be limited to depths of approximately 0.6 m to 0.8 m in these areas.
  - Some metals were identified in groundwater at concentrations above the O. Reg. 153/04 Table 1 SCS.

- At the time of Landtek's Site visit in 2021, the Site consisted of residential and agricultural land with two buildings and/or structures present, while the surrounding properties were institutional, agricultural, and residential. An updated Site Visit was completed in 2023 and the Site was a vacant undeveloped lot with no buildings or structures present; and,

- At the time of Landtek's U[dated Site visit in 2023, there was no evidence of chemical manufacturing/storage and/or above ground storage tanks (ASTs) on the Site. An underground storage tank (UST) was located in the residential building on the Site.

CONCLUSIONS

Based on Landtek's findings, issues of potential environmental concern were identified for the Site, including:

- Fill of unknown quality was historically imported onto the Site. A former provincially significant wetland and associated stream were infilled on the central portion of the Site;
- The reported presence of a former above ground fuel oil tank (AST) located in the northwest corner of the basement of the former residential dwelling;
- The Site being historically used for agricultural purposes (pesticide use) (pre 1930s to the 2020s);
- The reported former use of the Site as a construction equipment/vehicle operator training facility (1970s to early 2020s);
- Farm equipment, construction machinery, storage trailers and numerous piles of miscellaneous materials (e.g., metal frames, concrete blocks, piping, wood, empty drums) were observed throughout central / western portion of the Site; and,
- The previous investigations done on the Site by MTE in 2020 identified limited areas of poor-quality fill material above the O. Reg. 153/04 Table 1 SCS and the O. Reg. 153/04 Table 2 SCS in two areas of the Site. The vertical extent appears to be limited to depths of approximately 0.6 m to 0.8 m in these areas. Some metals were identified in groundwater at concentrations above the O. Reg. 153/04 Table 1 SCS.

RECOMMENDATIONS

Based on the results of the Phase 1 ESA completed for the Site, environmental concerns were identified for the Site, a Phase 2 ESA should be completed to verify the quality of the soils on the entire Site to confirm the suitability for the proposed redevelopment.

The residential dwelling was reported to have been serviced by a private drinking water well. If this well will not be used as part of the future development, it should be decommissioned in accordance with Ontario Regulation 903.

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Appendices

1.0 INTRODUCTION

Landtek Limited (Landtek) is pleased to submit this Phase 1 Environmental Site Assessment (ESA) report for the property located at 3275 Trafalgar Road in Oakville, Ontario (the Site), as shown below on **Figure 1**. The work was initiated following authorization to proceed from Ms. Elisha Vankleef of New Horizon Development Group (the Client) in June of 2021.

The Phase 1 ESA was completed in general accordance with the requirements described in CSA Standard Z768-01. Sampling and chemical analysis of soil, groundwater, and/or other materials was not carried out as part of this Phase 1 ESA. This assessment was completed with the understanding that a Record of Site Condition (RSC) is **not** required and therefore the requirements of Ontario Regulation 153/04 (as amended) were not performed.

2.0 SITE DESCRIPTION

The Site is generally rectangular in shape, vacant land with no buildings and/or structures present. From the mid to late 1970s to the early 2020s the Site was developed into a residential property with one (1) dwelling and one (1) barn constructed. The Site is located approximately 400 m northwest of the intersection of Trafalgar Road and Threshing Mill Boulevard, with approximately 100 m of frontage on Trafalgar Road, in Oakville, Ontario.

The Site is bound by institutional, residential, and agricultural lands to the north and south, an area of natural and scientific interest (ANSI) identified as Oakville-Milton Wetlands and Uplands to the east, and Trafalgar Road to the west (followed by a federal property and agricultural lands). Development is intensifying adjacent to the southeast of the Site.

Morrison Creek and an ANSI, identified as Oakville-Milton Wetlands and Uplands, are located on the central portion of the Site. A portion of the Site is regulated by the Halton Conservation Authority, as shown below in **Figure 2**.

The Site is approximately 3.94 hectares (9.75 acres). **Figure 1** shows the general location of the Site.

FIGURE 1
Location of Site

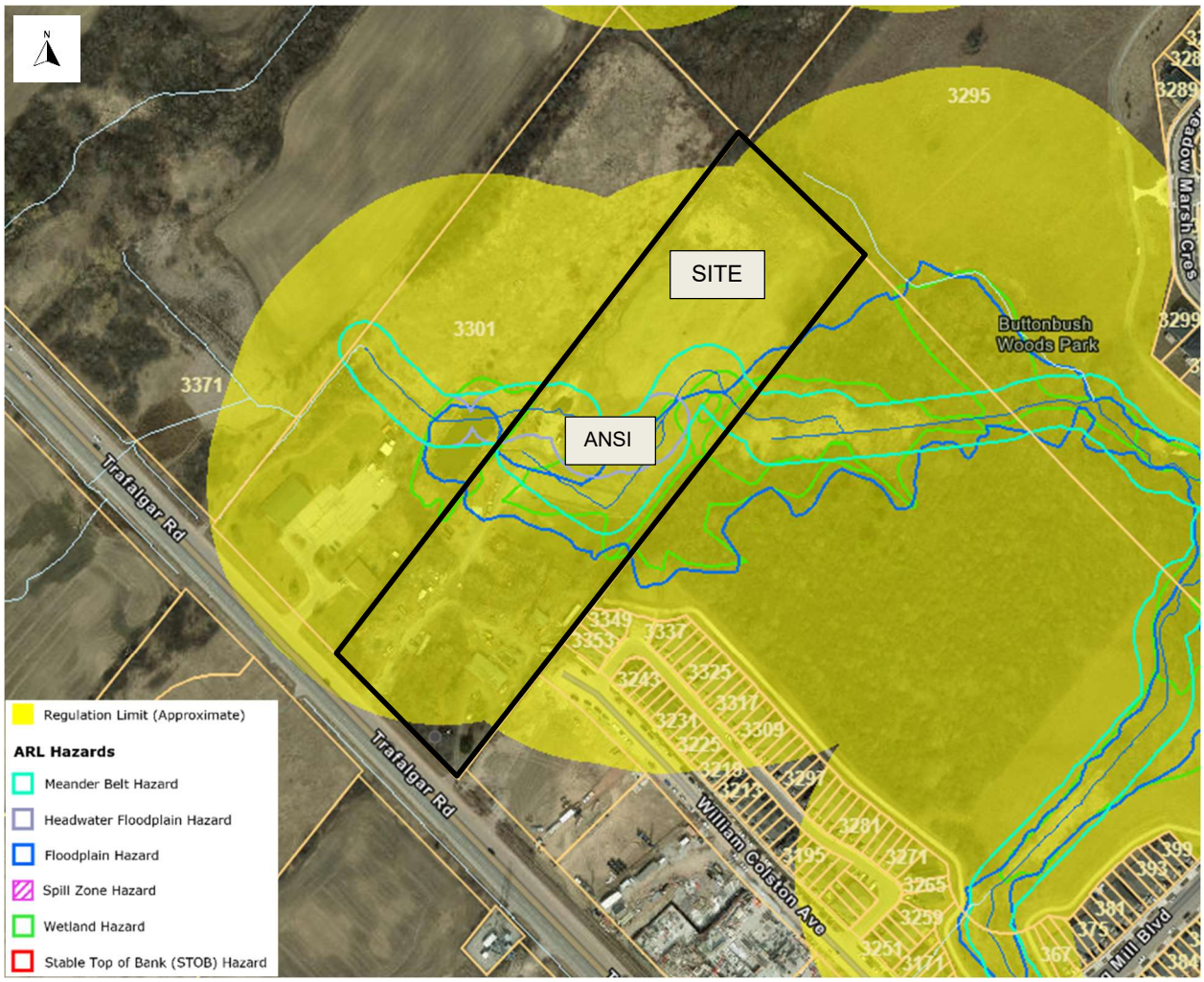


FIGURE 2
Halton Conservation Authority Regulated Lands

3.0 RECORDS REVIEW

3.1 Historical Maps

An historical map of the Township of North Trafalgar dated 1875 was reviewed and the relevant portion is presented in **Appendix B**. Information from this map indicates that the Site was owned by Eph Pest and appears to be used as agricultural/estate land.

3.2 Aerial Photographs

Aerial photographs of the Site were obtained from EcoLog ERIS, the Town of Oakville, Halton Region, Halton Conservation Authority, McMaster University, and current satellite imagery. The photographs are presented in **Appendix B** and the findings are summarized as follows:

Table 1: Aerial Photograph Descriptions

Year	Study Site	Surrounding Lands
1934	The Site appears to be utilized as agricultural lands. No buildings and/or structures are present.	The Study Area appears to be utilized as agricultural lands.
1960	The Site is similar to the 1934 aerial photograph. A wetland appears to be present on the central portion of the Site.	The Site is similar to the 1934 aerial photograph. The neighboring federal property has structures constructed.
1979	The Site is similar to the current configuration. A structure appears to be constructed on the property. Disturbed soils appear to be visible on the eastern portion of the Site.	The Site is similar to the 1960 aerial photograph., with the exception of the properties to the north of the Site, which appear to be constructed into rural residential.
1988	Similar to the 1979 aerial photograph.	Similar to the 1979 aerial photograph.
1995	Similar to the 1988 aerial photograph.	Similar to the 1988 aerial photograph.
1999	Similar to the 1995 aerial photograph.	Similar to the 1995 aerial photograph.
2006	The Site appears to be constructed into the current configuration.	Similar to the 1999 aerial photograph.
2012	The Site is similar to the 2006 satellite image.	The Site is similar to the 2006 satellite image.
2019	The Site is similar to the 2012 satellite image.	The Site is similar to the 2012 satellite image.

Based on the reviewed aerial images for the Site and Study Area, fill appears to be deposited across the Site circa 1979 aerial photograph (assumed to be associated with the development of the Site) and circa 1995 aerial photograph. No surrounding properties represent a concern to the Site.

3.3 Fire Insurance Plans and Underwriter's Reports

A request was placed with Ecolog ERIS for available fire insurance plans (FIPs) and/or underwriter's reports for the Phase 1 Property and/or the adjacent / neighbouring properties. The search indicated that no records were available for neither the Site and/or for the surrounding properties.

3.4 Site Occupancy Records

A municipal directory search was completed as part of the previous Phase I ESA report for the Site address and the addresses of adjoining and other nearby properties. The search was completed in approximate ten-year increments from 1960 to 2000. A summary of the potentially relevant information for the Site is provided below.

Table 1: Phase One Study Area Adjacent Occupancy Records

Address and Direction	Occupant and Dates
3275 Trafalgar Road	1981 – Inside-Out Insulation 1971-2000 -Residential
3292 Trafalgar Road (25 m west)	1971 Toronto Marine Radio

The Phase One Study Area has been occupied by mixed land use.

Based on the reviewed city directory for the Site and Study Area, no site listings or surrounding properties represent a concern to the Site.

3.5 Regulatory Information

3.5.1 Environmental Risk Information Service (ERIS)

An Ecolog ERIS search provides information from federal, provincial, and private source databases and was searched for information relating to the Site, and the adjoining and neighboring properties within the Study Area (250 m from the Site boundaries). The Ecolog ERIS report is presented in **Appendix C**. The available databases were searched to determine if the Site, adjoining and/or neighboring properties were listed and if the listing(s) relate to actual or potential environmental contamination to the Site.

No Provincial, Federal, and/or Private Records were available for the Site and a total of 16 records were listed for the 0.25 km search radius from ERIS. Based on the nature of the listing and the distance to the Site the environmentally significant database records are summarized as follows:

Property Address	Approximate Distance (m) /Direction to Site	Database / Source of Information	Details	Concerns
3355 Mockingbird Common	Adjacent to the south of the Site	Ontario Regulation 347 Waste Generators Summary	This property was listed as a generator of light fuels from in 2021.	Based on the short duration this PCA is not anticipated to represent an APEC to the Site.

Property Address	Approximate Distance (m) /Direction to Site	Database / Source of Information	Details	Concerns
Various	Various	Water Well Information System and Boreholes	Various water wells and boreholes are located within the Phase One Study Area. Stratigraphy is described as clays. Bedrock was reported as shale at depths ranging from 6.0 m (20 ft) to 19.5 m (64 ft) below ground surface. Depth to groundwater was reported to range from approximately 4.8 m (16 ft) to 6.6 m (22 ft).	None

Based on the Ecolog ERIS records review, no Site listings or surrounding properties were anticipated to represent environmental concerns to the Site.

3.5.2 Ministry of the Environment Conservation and Parks (MECP)

A request was sent to the MECP Freedom of Information (FOI) and Protection of Privacy Office, in order to determine if there were any recorded environmental issues or violations associated with the Site and/or have issued any approvals, licenses, or permits for the locations, including registration as a PCB storage facility, and/or if a waste generator number ever been assigned to any of the properties, issued control orders or violation notices, and/or if the MOE has knowledge or record that the Site has ever been used or is currently being used for waste disposal.

A response to the above noted request was received at the time of report preparation. The response did not contain relevant environmental information relating to the Site.

Reports Submitted to the Town of Oakville (under Freedom of Information)

A request was sent to the Town of Oakville Freedom of Information (FOI) and Protection of Privacy office in order to determine if there were any recorded environmental issues or violations associated with the Site and/or have issued any approvals, licenses, or permits for the locations, including registration as a PCB storage facility, and/or if a waste generator number has ever been assigned to any of the properties, issued control orders or violation notices, and/or if the MOE has knowledge or record that any of the subject properties have ever been used or is currently being used for waste disposal.

A response to the above noted request was not received at the time of report preparation. If the response contains relevant environmental information relating to the Site, an addendum to this report will be issued.

3.6 Geological Data and Groundwater

The Ontario Geology Survey has a web application, OGS Earth, which provides geoscience data, collected by the Mines and Minerals division, which can be viewed using user-friendly geographic

information programs such as Google Earth. The Surficial Geology and Bedrock Geology applications were reviewed to determine the geologic characteristics mapped at the Site. A review of this data as well as MECP water well records indicate that the predominant Quaternary geology at the Site likely consists of variable layers of glaciolacustrine deposits of silt to silty clay deposits.

There is no indication that there are significant depths of fill on the property associated with old landforms such as ravines and watercourses. However, as discussed in **Section 5**, a provincially significant wetland formerly located on the central portion of the Site was infilled.

The Bedrock geology at the Site likely consists of limestone, shale, dolostone and/or siltstone of the Queenston Formation.

Depth to bedrock on the Site was referenced from the Ecolog ERIS report Borehole and Water Well Information System databases; Depth to shale bedrock in the Study Area was documented to range from 6.0 m (20 ft) to 19.5 m (64 ft) below ground surface. Depth to groundwater was reported to range from approximately 4.8 m (16 ft) to 6.6 m (22 ft).

Surface water is directed via overland flow into ditches located on the southern portion of the Site overland flow onto and/or neighbouring / adjacent properties.

A tributary of Morrison Creek, an area of natural and scientific interest (ANSI), including a provincially significant wetland (PSW) is located on the central portion of the Site. Based on the local topography, the direction of groundwater flow is inferred to be to the southeast, towards Lake Ontario (via Morrison Creek) located approximately 7.0 km southeast of the Site. Nearby service/utility trenches and/or fill strata may create preferential pathways for groundwater to move and may affect the local groundwater flow direction.

Regional topography from Ministry of Natural Resources and Forestry website was reviewed and indicates the following:

- The elevation of the Site ranges between 180.0 and 184.5 meters above sea level (masl);
- Topography in the vicinity of the Site generally slopes southeast towards Morrison Creek; and,
- The majority of the Study Area appears to be in an agricultural and residential area.

A portion of the Site contains Halton Conservation Authority regulated lands, as shown on **Figure 2**.

3.7 Previous Environmental Reports and Additional Information

The following previous environmental reports were provided to Landtek for review:

"***DRAFT*** *– Phase I Environmental Site Assessment, 3275 Trafalgar Road, Oakville, Ontario, prepared for Disrikt Capital, prepared by B.I.G. Consulting Inc., Project Number BIGC-ENV-384A, dated June 25, 2020*"

A Phase 1 ESA was completed on the Site by B.I.G. Consulting Inc. (BIG) in 2020.

BIG identified the following potential sources of environmental concerns:

5. Entire Site – unknown fill material;
6. Southwestern Portion: Heating Oil above ground tank (AST);
7. Western Portion: Septic tank; and

8. Eastern Portion: Former usage of Pesticides.

A Phase 2 ESA was recommended.

"Phase I Environmental Site Assessment, 3275 Trafalgar Road, Oakville, ON, prepared for Wyatt Development Group, prepared by MTE Consultants, MTE File No.: 48113-100, dated October 12, 2020"

A Phase 1 ESA was completed on the Site by MTE Consultants (MTE) in 2020.

The results of the Phase I ESA identified the following potential environmental concerns at the Site:

- The ground surface in the eastern portion of the Site is uneven and two piles of soil fill were observed. Aerial photos and information provided by the Site interviewee (owner) indicated that fill material was historically placed in this area of the Site. The interviewee also reported that grading was completed prior to the operation of a former construction equipment/vehicle operator training facility on the Site. The grading activities included the infilling of an on-Site wetland, pond and watercourse. The source and quality of the fill materials placed at the Site are not known.
- The farm buildings on the Site were constructed in the 1970s and the Site has been used for agricultural purposes since prior to the 1930s. There is potential that agricultural chemicals were historically used and stored at the Site.
- The residential dwelling is currently heated using a fuel oil fired boiler. It was reported that a fuel oil above ground storage tank (AST) is located in the northwest corner of the basement. The basement of the residence was not accessible by MTE during the Phase I ESA Site visit.
- Farm equipment, construction machinery and storage trailers were observed on the Site. It is not known if equipment or vehicle repairs were conducted, or if equipment or vehicle repair fluids were historically stored on Site.
- Numerous piles of miscellaneous materials (e.g., metal frames, concrete blocks, piping, wood, empty drums) were observed throughout the Site.
- A small plastic un-used diesel fuel AST was located in the central area of the Site, north of the barn.
- The Federal Contaminated Sites Inventory identified the property at 3292 Trafalgar Road (25m west) as the Trafalgar Coast Guard Radio Station. Soil at this property was identified as having metals contamination and a remedial action plan was reported to be under development. If the contamination at this property is limited to metals in soil, the potential to affect the Site would be considered low.

The results of the Phase I ESA identified potential sources of contamination at the Site and therefore a Phase II ESA was recommended.

The residential dwelling was reported to be serviced by a private drinking water well. If this well will not be used as part of the future development, it should be decommissioned in accordance with Ontario Regulation 903.

"DRAFT – Phase II Environmental Site Assessment, *3275 Trafalgar Road, Oakville, ON, prepared for Wyatt Development Group, prepared by MTE Consultants, MTE File No.: 48113-100, dated October 20, 2020*"

A Phase II ESA was completed on the Site in 2020 to address the potential environmental concerns identified in the MTE Phase I ESA (2020).

The Phase II ESA included the collection and analysis of surface soil samples, and soil samples collected from boreholes advanced across the Site. Groundwater samples were collected from one newly installed monitoring well and three existing monitoring wells (no details were provided). Soil samples were submitted for analysis of one or more of metals, hydride-forming metals (As, Sb, Se), organochlorine pesticides (OCs), polychlorinated biphenyls (PCBs), polycyclic aromatic hydrocarbons (PAHs), petroleum hydrocarbons (PHCs) and benzene, toluene, ethylbenzene and xylenes (BTEX). Groundwater samples were submitted for analysis of metals and inorganic parameters, PHCs and BTEX.

The subsurface stratigraphy was reported to generally consist of topsoil underlain by up to 5.3 m of soil fill or reworked native soil, over native clayey silt till in the western half of the Site and native sandy silt in the eastern half of the Site. Shale bedrock was encountered at depths ranging from 2.1 m to 6.6 m. Some non-soil materials including brick, wood, styrofoam and asphalt were reported in the shallow fill.

The analytical results were compared to the Ontario Regulation 153/04 Table 1 Full Depth Background Site Condition Standards (O. Reg. 153/04 Table 1 SCS) as a result of the on-Site Natural Heritage Feature (environmentally sensitive area) and the former wetland, which was proposed for rehabilitation. The analytical results were also compared to the O. Reg. 153/04 Table 2 Full Depth Generic Site Condition Standards in a Potable Ground Water Condition for residential/parkland/institutional property use and coarse textured soils (O. Reg. 153/04 Table 2 SCS), which are applicable in some areas of the Site that are greater than 30 m from the environmentally sensitive features discussed above.

The soil analytical results were below the O. Reg. 153/04 Table 1 SCS with the exception of the following two locations:

- BH115-20 (0.1 m - 0.6 m) – PHC F2-F4; and,
- BH129-20 (0 m - 0.6 m) – molybdenum, zinc, lead, PHC F2 - F4

The soil analytical results were below the O. Reg. 153/04 Table 2 SCS with the exception of the above two locations and the following additional location:

- BH115-20 (0.1 m - 0.6 m) - zinc, PHC F3 and PHC F4;
- BH129-10 (0 m - 0.6 m) - zinc were also above the O. Reg. 153/04 Table 2 RPI SCS.

The vertical extent of these parameters in soil was delineated at each borehole location though the analysis of deeper samples collected at depths of 0.6 m - 1.2 m (BH115-20) and 0.8 m - 1.4 m (BH129-20). The lateral extent has not been determined.

The measured depth to groundwater was reported to be between 3.1 m and 4.3 m below ground surface and the water table occurs in the shale bedrock. The groundwater analytical results were below the O. Reg. 153/04 Table 2 SCS for RPI land-uses for all of the analyzed parameters. The analytical results for select metals parameters (boron, copper, molybdenum and uranium) were above the O. Reg. 153/04 Table 1 SCSs.

The MTE Phase II ESA identified some poor-quality fill materials above the O. Reg. 153/04 Table 1 SCS and the O. Reg. 153/04 Table 2 SCS in two areas of the Site. The vertical extent appears to be limited to depths of approximately 0.6 m to 0.8 m in these areas. Additional sampling would

be needed to determine the lateral extent. If the Site is to be redeveloped for residential use, these soils should be removed from the Site and confirmatory samples collected following their removal.

Some metals were identified in groundwater at concentrations above the O. Reg. 153/04 Table 1 SCS. Given that the groundwater table occurs in the shale bedrock, and concentrations of all analyzed parameters were below the O. Reg. 153/04 Table 2 RPI SCS, these exceedances would not be considered a concern for future residential use of the proposed development areas of the Site (i.e., 30 m away from the wetland boundary and outside of the Natural Heritage Feature).

4.0 OBSERVED SITE CONDITIONS

Landtek conducted a visual assessment of the Site on July 23rd, 2021. An updated Site visit was completed on December 15, 2023. The following sections summarize the observed Site conditions.

The Site visit consisted of a visual reconnaissance of the Site and neighbouring properties from publicly accessible areas. Landtek was unaccompanied for the walkover.

Photographs of typical Site conditions are shown in **Appendix D**.

4.1 Site Uses and Structures

The Site is located in a predominately agricultural/residential area of Oakville, Ontario. At the time of Landtek's Site visit in 2021, the Site consisted of residential and agricultural lands with two buildings and/or structures present. In 2023, the Site was vacant undeveloped lands with no buildings and/or structures present.

4.2 Site Specific Observations

Observations of Site conditions were made during the Site reconnaissance and are summarized in the table below.

Description	Reported and/or Observed On-Site	Comments
Air Emissions	No	None reported.
Storage Tanks: ASTs	No	None observed during the Site visit.
Storage Tanks: USTs	No	None observed during the Site visit.
Hazardous Substances and Petroleum Products	No	None observed during the Site visit.
Hazardous Waste Management	No	None reported.
Unidentified Substance Containers	No	None observed during the Site visit.
Drums	No	None observed during the Site visit.
Hydraulic Equipment	No	None observed during the Site visit.
Fill Material	Yes	On the central portion of the property.
Wells	Yes	The Site is supplied by a potable groundwater well.
Drains, Sumps, Oil/Water Separators/Sand Traps	No	No Sumps, Drains or Oil/Water Separators/Sand Traps were identified during the Site visit.
Stained Soil, Stained Pavement, Corrosion to Pavement	No	Not identified during the Site visit.
Strong, Pungent, or Noxious Odors	No	Not identified during the Site visit.
Stressed Vegetation	No	None observed during the Site visit.

Description	Reported and/or Observed On-Site	Comments
Utilities (Electricity/ Natural Gas)	No	The site is not serviced by municipal hydro and gas; however, the Study Area is serviced.
Water Supply	Yes	Water supplied to Site by on site groundwater well.
Wastewater	No	No wastewater generation identified during Site visit.
Septic	Yes	Site uses a septic tank and septic bed.
Storm Water	Yes	Storm water drains via overland flow to the adjacent properties, or via infiltration.
Pits, Ponds, Lagoons	No	Not identified during the Site visit.

Based on the Site visit completed by Landtek, there may be some environmental concern with the area on the central portion of the property that has been infilled with fill of unknown quality.

The residential dwelling was reported to have been serviced by a private drinking water well. If this well will not be used as part of the future development, it should be decommissioned in accordance with Ontario Regulation 903.

4.3 Hazardous Materials

The following sections summarize substances that are more likely to be found in construction materials and building equipment.

4.3.1 Asbestos Containing Materials (ACM's)

No buildings and/or structures are constructed on the Site, as such not a concern.

4.3.2 Lead-Based Materials

No buildings and/or structures are constructed on the Site, as such not a concern.

4.3.3 Ozone Depleting Substances (ODS's)

No items suspected of containing ODS's were observed at the time of the visual Site inspection.

4.3.4 Polychlorinated biphenyls (PCBs)

There were no transformers or fluorescent lights observed on Site.

4.3.5 Urea Formaldehyde Foam Insulation (UFFI)

UFFI was not observed during the visual Site inspection.

4.3.6 Microbial Contamination (Mould)

The presence of mould contamination in buildings has become a concern to building tenants and owners due to potential health effects on occupants and users. No buildings and/or structures are constructed on the Site, as such not a concern.

4.3.7 Radon Gas

Radon (Rn222) is a naturally occurring inert, colorless, odorless radioactive gas derived from the decay of radium (R226). Radium occurs in geologic formations containing uranium, granite, shale, phosphate, or pitchblende and was commercially used in luminescent products. Radium decays into reactive, radioactive daughter particles that attach themselves to other particles such as dust and are a lung cancer risk. Radon can move through permeable rocks and soils and can eventually seep into buildings. The movement of radon into buildings is controlled largely by the soil permeability under a foundation and access to the interior of buildings through openings in the foundation. Radon is heavier than air and is more likely to be present in sub-grade areas (including basements).

According to the Cross-Canada Survey of Radon Concentrations (March 2012) conducted by Health Canada, the site is located in the Halton Regional Health Unit, where 95.1 % of the tests conducted revealed radon levels below the Canadian Radon Guideline of 200 Bq/m3 (Health Canada). As such, the Site is located in an area of low radon potential.

4.4 Adjacent Site Conditions / Uses

Direction to Site	Details
North	Institutional, residential, and agricultural properties.
East	An area of natural and scientific interest (ANSI) identified as Oakville-Milton Wetlands and Uplands
South	Residential and agricultural properties.
West	Trafalgar Road followed by a federal property and agricultural lands.

No concerns are anticipated.

5.0 INTERVIEWS

A representative for the Site (Ms. Michelle Mattern of New Horizon Development Group Inc.) was interviewed via telephone and email correspondence. The information provided appeared to be accurate. The Site Representative provided the following information about the Site:

- The Site has been utilized as a residential property since the mid to late 1970s when the current residential dwelling on the property was constructed (first developed use);
- No USTs are currently on the Site;
- The building on the Site is heated by fuel oil ASTs;
- Large volume of fill material was imported onto the Site in the early to mid 1990s. The source was reportedly from the nearby Highway 407 construction;
- A wetland was infilled on the Site; and,
- The Site utilizes potable groundwater wells and a septic system.

Based on an interview completed by MTE in 2020 (**Section 3.7**), “The interviewee also reported that grading was completed prior to the operation of a former construction equipment/vehicle operator training facility on the Site. The grading activities included the infilling of an on-Site wetland, pond and watercourse. The source and quality of the fill materials placed at the Site are not known.”

6.0 SUMMARY OF FINDINGS

The following summary outlines the findings of the Phase 1 ESA:

- The Site is generally rectangular in shape and is vacant undeveloped land with no buildings or structures present. It is located approximately 400 m northwest of the intersection of Trafalgar Road and Threshing Mill Boulevard, with approximately 100 m of frontage on Trafalgar Road, in Oakville, Ontario and is approximately 3.94 hectares (9.75 acres). The Site is bound by institutional, residential and agricultural lands to the north and south, an area of natural and scientific interest (ANSI) identified as Oakville-Milton Wetlands and Uplands to the east, and Trafalgar Road to the west (followed by a federal property and agricultural lands);

- The topography in the vicinity of the Site slopes in a south/south easterly direction. Based on local topography, the groundwater flow direction is expected to be in a southeast, towards Lake Ontario (via Morrison Creek) located approximately 7.0 km southeast of the Site;

- Morrison Creek and an ANSI, identified as Oakville-Milton Wetlands and Uplands, are located on the central portion of the Site. A portion of the Site is regulated by the Halton Conservation Authority;

- Based on a review of historical information sources (i.e., aerial photographs, environmental database searches, physical setting sources, and a Site reconnaissance), some Site and/or adjacent property listings are considered to represent a potential environmental concern to the Site;

    - Fill appears to be deposited across the Site circa 1979 aerial photograph (assumed to be associated with the development of the Site) and circa 1995 aerial photograph
    - A former provincially significant wetland was infilled on the Site
    - The presence of an above ground fuel oil tank (AST) on the Site
    - The Site being historically used for agricultural purposes (pesticide use)
    - The property south adjacent to the Site was listed as a generator of light fuels in 2021

- Based on a review of aerial photographs, the Site has been predominately undeveloped and/or agricultural in nature. From the mid to late 1970s the Site was developed into a residential property with one (1) dwelling constructed. The surrounding properties were developed from the 1970s to the present;

- The following previous environmental investigations were completed on the Site by others 2020:
    - A Phase 1 ESA was completed on the Site by B.I.G. Consulting Inc. (BIG) in 2020. Environmental concerns were identified;
    - A Phase 1 ESA was completed on the Site by MTE Consultants (MTE) in October of 2020. The results of the Phase I ESA identified potential sources of contamination at the Site and therefore a Phase II ESA was recommended.
    - A subsequent Phase II ESA was completed by MTE on the Site in October of 2020.

- The Phase II ESA included the collection and analysis of surface soil samples, and soil samples collected from boreholes advanced across the Site. Groundwater samples were collected from one newly installed monitoring well and three existing monitoring wells (no details provided). Soil samples were submitted for analysis of one or more of metals, hydride-forming metals (As, Sb, Se), organochlorine pesticides (OCs), polychlorinated biphenyls (PCBs), polycyclic aromatic hydrocarbons (PAHs), petroleum hydrocarbons (PHCs) and benzene, toluene, ethylbenzene and xylenes (BTEX). Groundwater samples were submitted for analysis of metals and inorganic parameters, PHCs and BTEX.
- The subsurface stratigraphy was reported to generally consist of topsoil underlain by up to 5.3 m of soil fill or reworked native soil. Some non-soil materials including brick, wood, styrofoam and asphalt were reported in the shallow fill.
- The analytical results were compared to the Ontario Regulation 153/04 Table 1 Full Depth Background Site Condition Standards (O. Reg. 153/04 Table 1 SCS) as a result of the on-Site Natural Heritage Feature (environmentally sensitive area) and a former wetland, which was proposed for rehabilitation. The analytical results were also compared to the O. Reg. 153/04 Table 2 Full Depth Generic Site Condition Standards in a Potable Ground Water Condition for residential/parkland/institutional property use and coarse textured soils (O. Reg. 153/04 Table 2 SCS), which are applicable in some areas of the Site that are greater than 30 m from the environmentally sensitive features discussed above.
- The groundwater analytical results were below the O. Reg. 153/04 Table 2 SCS for RPI land-uses for all of the analyzed parameters. The analytical results for some metals parameters (boron, copper, molybdenum and uranium) were above the O. Reg. 153/04 Table 1 SCS.
- The MTE Phase II ESA identified some poor-quality fill materials above the O. Reg. 153/04 Table 1 SCS and the O. Reg. 153/04 Table 2 SCS in two areas of the Site. The vertical extent appears to be limited to depths of approximately 0.6 m to 0.8 m in these areas.
- Some metals were identified in groundwater at concentrations above the O. Reg. 153/04 Table 1 SCS. Given that the groundwater table occurs in the shale bedrock, and concentrations of all analyzed parameters were below the O. Reg. 153/04 Table 2 RPI SCS, these exceedances would not be considered a concern for future residential use of the proposed development areas of the Site (i.e., 30 m away from the wetland boundary and outside of the Natural Heritage Feature)

- At the time of Landtek's Site visit, the Site consisted of residential and agricultural land with two buildings and/or structures present, while the surrounding properties were institutional, agricultural, and residential; and,

- At the time of Landtek's Site visit, there was no evidence of chemical manufacturing/storage and/or above ground storage tanks (ASTs) on the Site. An underground storage tank (UST) was located in the residential building on the Site

7.0 CONCLUSIONS

Based on Landtek's findings, issues of potential environmental concern were identified for the Site, including:

- Fill of unknown quality was historically imported onto the Site. A former provincially significant wetland and associated stream were infilled on the central portion of the Site;
- The reported presence of a former above ground fuel oil tank (AST) located in the northwest corner of the basement of the former residential dwelling;
- The Site being historically used for agricultural purposes (pesticide use) (pre 1930s to the 2020s);
- The reported former use of the Site as a construction equipment/vehicle operator training facility (1970s to early 2020s);
- Farm equipment, construction machinery, storage trailers and numerous piles of miscellaneous materials (e.g., metal frames, concrete blocks, piping, wood, empty drums) were observed throughout central / western portion of the Site; and,
- The previous investigations done on the Site by MTE in 2020 identified limited areas of poor-quality fill material above the O. Reg. 153/04 Table 1 SCS and the O. Reg. 153/04 Table 2 SCS in two areas of the Site. The vertical extent appears to be limited to depths of approximately 0.6 m to 0.8 m in these areas. Some metals were identified in groundwater at concentrations above the O. Reg. 153/04 Table 1 SCS.

8.0 RECOMMENDATIONS

Based on the results of the Phase 1 ESA completed for the Site, environmental concerns were identified for the Site, a Phase 2 ESA should be completed to verify the quality of the soils on the entire Site to confirm the suitability for the proposed redevelopment.

The residential dwelling was reported to have been serviced by a private drinking water well. If this well will not be used as part of the future development, it should be decommissioned in accordance with Ontario Regulation 903.

9.0 QUALIFICATIONS OF ASSESSOR(S) AND CLOSURE

Qualifications

Completion of the assessment was conducted by Ms. Lauren Blair, who has over two years of related environmental experience including completion of numerous Phase One and Two ESA's and Site remediation activities on a variety of agricultural, residential, industrial, commercial, and industrial properties.

Senior review of the assessment was conducted by Mr. Paul J Blunt, P.Eng. who has conducted and supervised Environmental Site Assessments for more than 25 years. Mr. Blunt obtained a B.Sc. in Chemical Engineering from University of Windsor in 1987 and is a licensed Professional Engineer in the Province of Ontario. Mr. Blunt has conducted and supervised Phase 1 Environmental Site Assessments over 1500 environmental site assessments on a variety of agricultural, residential, industrial, commercial, and industrial properties. Mr. Blunt also has extensive experience in conducting Phase 2 Environmental Site Assessments and is therefore familiar with how to assess potential concerns identified during the Phase 1 ESA. Mr. Blunt has conducted and supervised environmental projects throughout Canada, the United States and Australia.

We trust that this report is satisfactory for your purposes at this time. If you have any questions, please do not hesitate to contact our office.

Yours truly,

LANDTEK LIMITED

Lauren Blair

Paul Blunt, P.Eng., QP_{ESA}

APPENDIX A

LIMITATION OF THE REPORT

Limitations of the Report

This report was prepared for the sole use of the Client, their legal counsel, and Client designated and authorized financial and mortgage institutions. It is intended to provide an evaluation of the current environmental conditions at the subject Site. Any use of this report, or decisions made based on it, by an unauthorized party is the responsibility of the unauthorized party. Landtek Limited accepts no responsibility for damages of any type suffered by the unauthorized party as a result of actions or decisions made based on this report.

Our professional services have been performed, our findings obtained, and our recommendations prepared in accordance with customary principles and practices in the fields of environmental science and engineering. The findings within this ESA utilized information that was practically reviewable per O. Reg. 153/04, meaning that only relevant data relating to the Site has been incorporated into the findings, disregarding extraordinary analysis of irrelevant data. The investigation conducted for this ESA was limited to data that was reasonably ascertainable, meaning that the information was publicly available, obtainable within the cost and time constraints under the scope of services for this project, and practically available.

It should be noted that all surficial environmental assessments are inherently limited in the sense that conclusions are drawn and recommendations developed from information obtained from limited research and Site evaluation. Subsurface conditions were not field investigated as part of this study and may differ from the conditions implied by the surficial observations. Additionally, the passage of time may result in a change in the environmental characteristics at this Site and surrounding properties. Landtek does not warrant against future operations or conditions, or against operations or conditions present of a type or at a location not investigated.

The conclusions and recommendations given in this report are based on information obtained from various sources noted and a visual examination of the Site. It is based on the conditions of the subject property at the time of the field investigation supplemented by a review of historical information to assess environmental conditions at the Site reported. Landtek Limited assumes that information provided by others is factual and accurate, and accepts no responsibility for any deficiency, misstatement, of inaccuracy in this report from information provided by others.

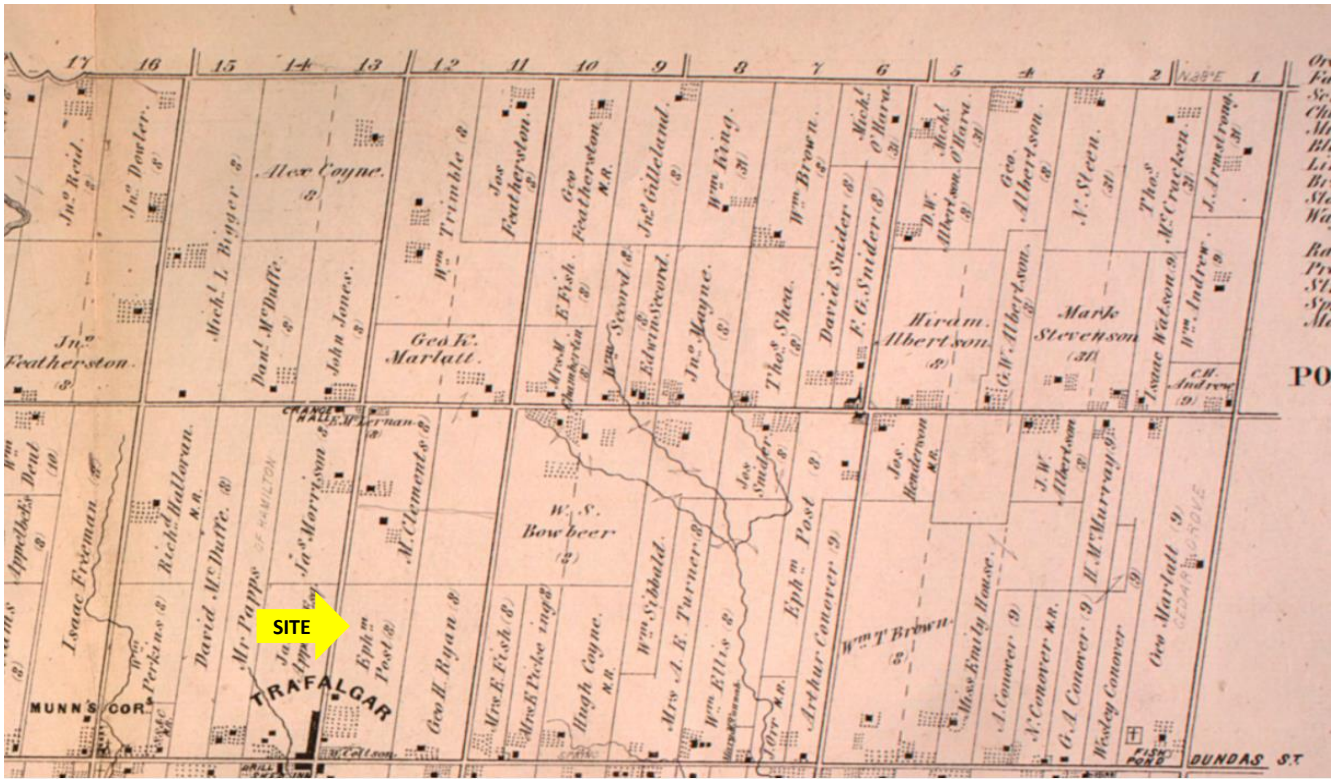
The primary direction of groundwater flow is assumed to follow topography, unless otherwise indicated by measurement of potentiometric surface or other quantifiable data.

Sampling and analysis of soil, groundwater, or other materials was not carried out as part of the scope of work. The findings of the assessment cannot be extended to reflect portions of the Site that were unavailable for direct observation by Landtek Limited.

This assessment should not be considered a comprehensive audit that eliminates all risks of encountering environmental problems. There is no warranty expressed or implied by this report concerning the status of the study Site.

APPENDIX B

HISTORICAL MAP AND AERIAL PHOTOGRAPHS



Source: Canadian County Atlas Digital Project

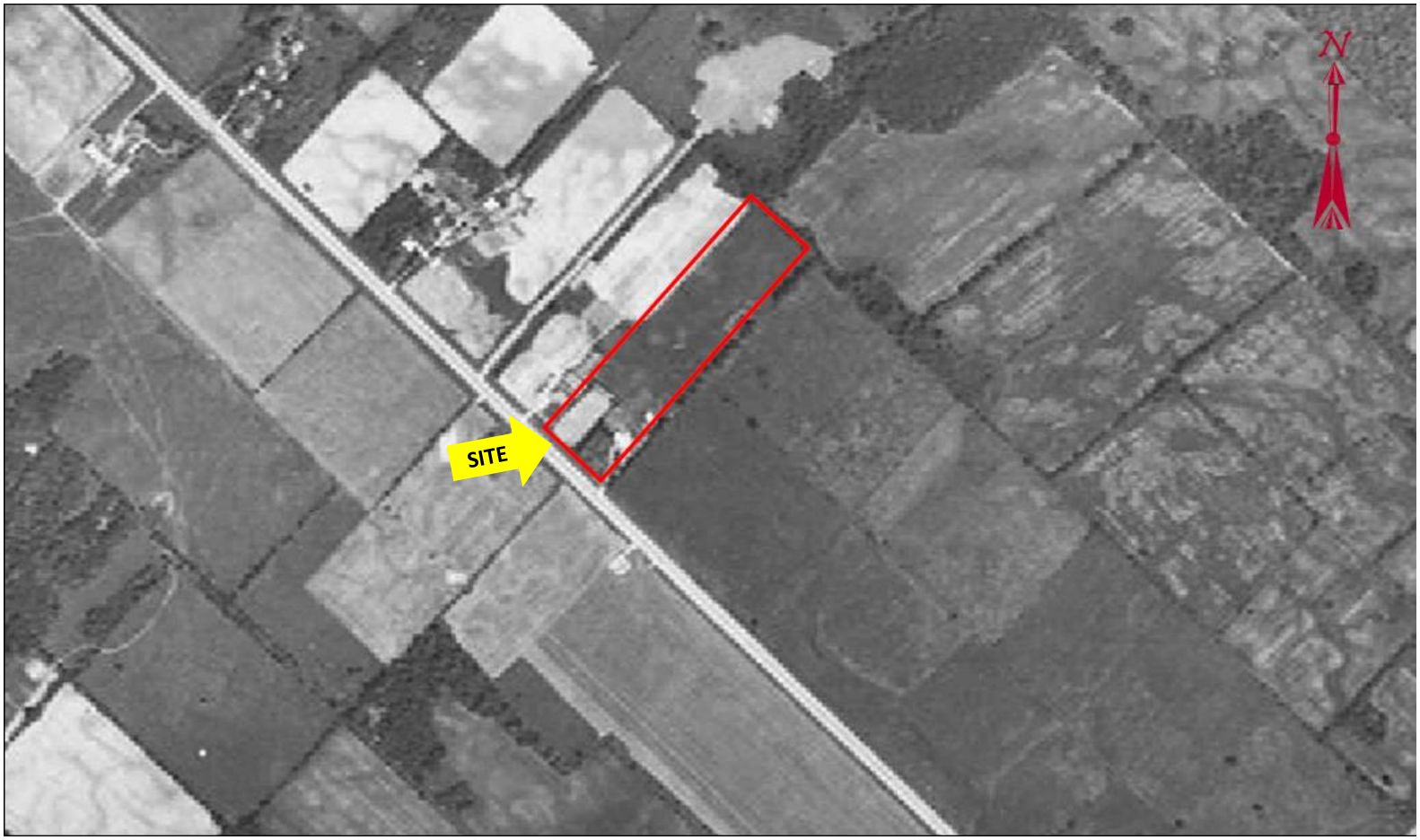
LANDTEK LIMITED		
Scale:	NTS	Date: May 2023
Project:	Phase 1 ESA 3275 Trafalgar Road Oakville, Ontario	
Title:	1875 Historical Map	
Project No.	21262	

Source: EcoLog ERIS

LANDTEK LIMITED		
Scale:	NTS	Date: May 2023
Project:	Phase 1 ESA 3275 Trafalgar Road Oakville, Ontario	
Title:	1934 Aerial Photograph	
Project No.	21262	

Source: ERIS EcoLog

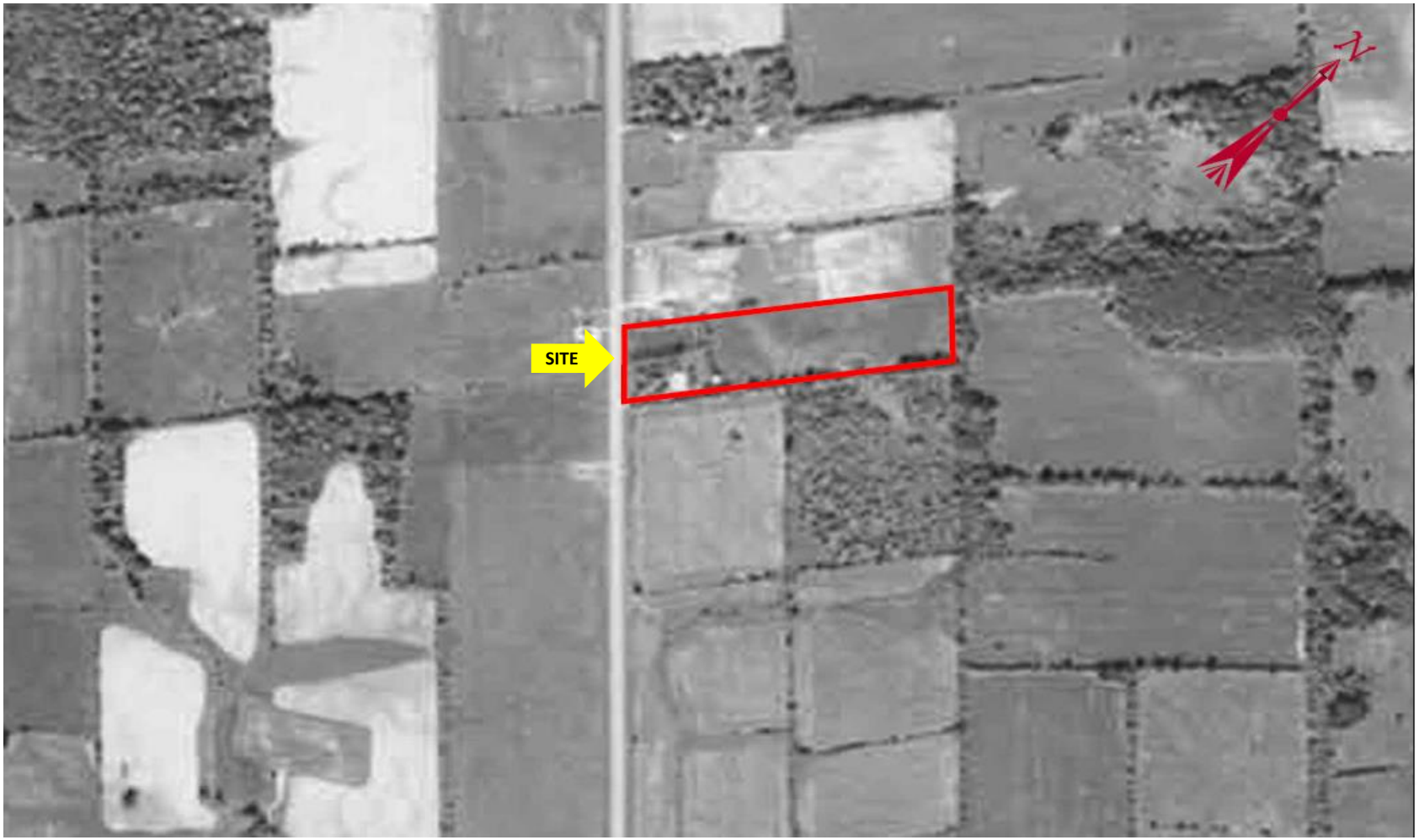
LANDTEK LIMITED		
Scale:	NTS	Date: May 2023
Project:	Phase 1 ESA 3275 Trafalgar Road Oakville, Ontario	
Title:	1960 Aerial Photograph	
Project No.	21262	



Source: ERIS EcoLog

LANDTEK LIMITED

Scale:	NTS	Date: May 2023
Project:	Phase 1 ESA 3275 Trafalgar Road Oakville, Ontario	
Title:	1979 Aerial Photograph	
Project No.	21262	



Source: ERIS EcoLog

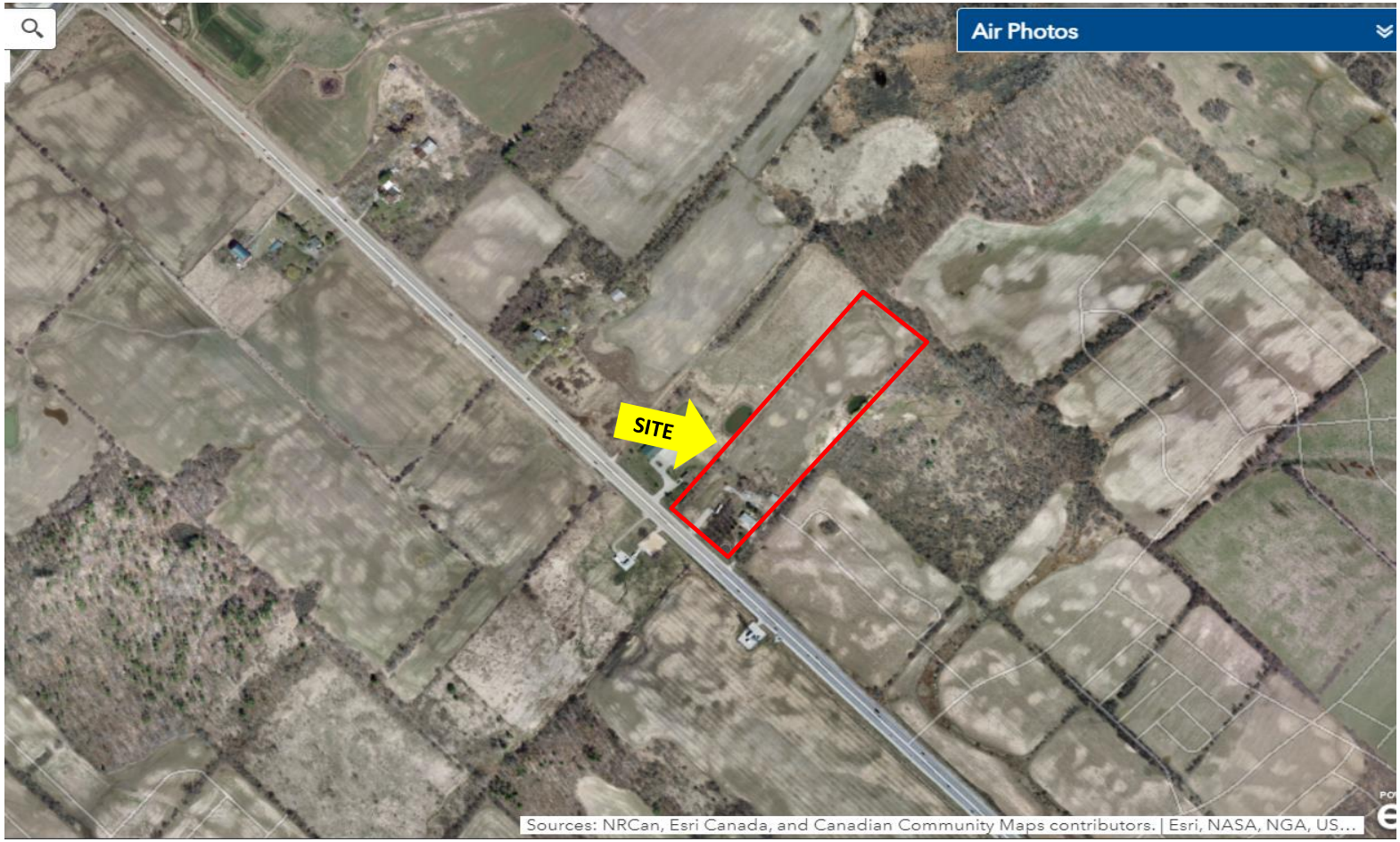
LANDTEK LIMITED		
Scale:	NTS	Date: May 2023
Project:	Phase 1 ESA 3275 Trafalgar Road Oakville, Ontario	
Title:	1988 Aerial Photograph	
Project No.	21262	

LANDTEK LIMITED

Scale:	NTS	Date: May 2023
Project:	Phase 1 ESA 3275 Trafalgar Road Oakville, Ontario	
Title:	1995 Aerial Photograph	
Project No.	21262	

LANDTEK LIMITED

Scale:	NTS	Date: May 2023
Project:	Phase 1 ESA 3275 Trafalgar Road Oakville, Ontario	
Title:	1999 Aerial Photograph	
Project No.	21262	



Sources: NRCan, Esri Canada, and Canadian Community Maps contributors. | Esri, NASA, NGA, US...

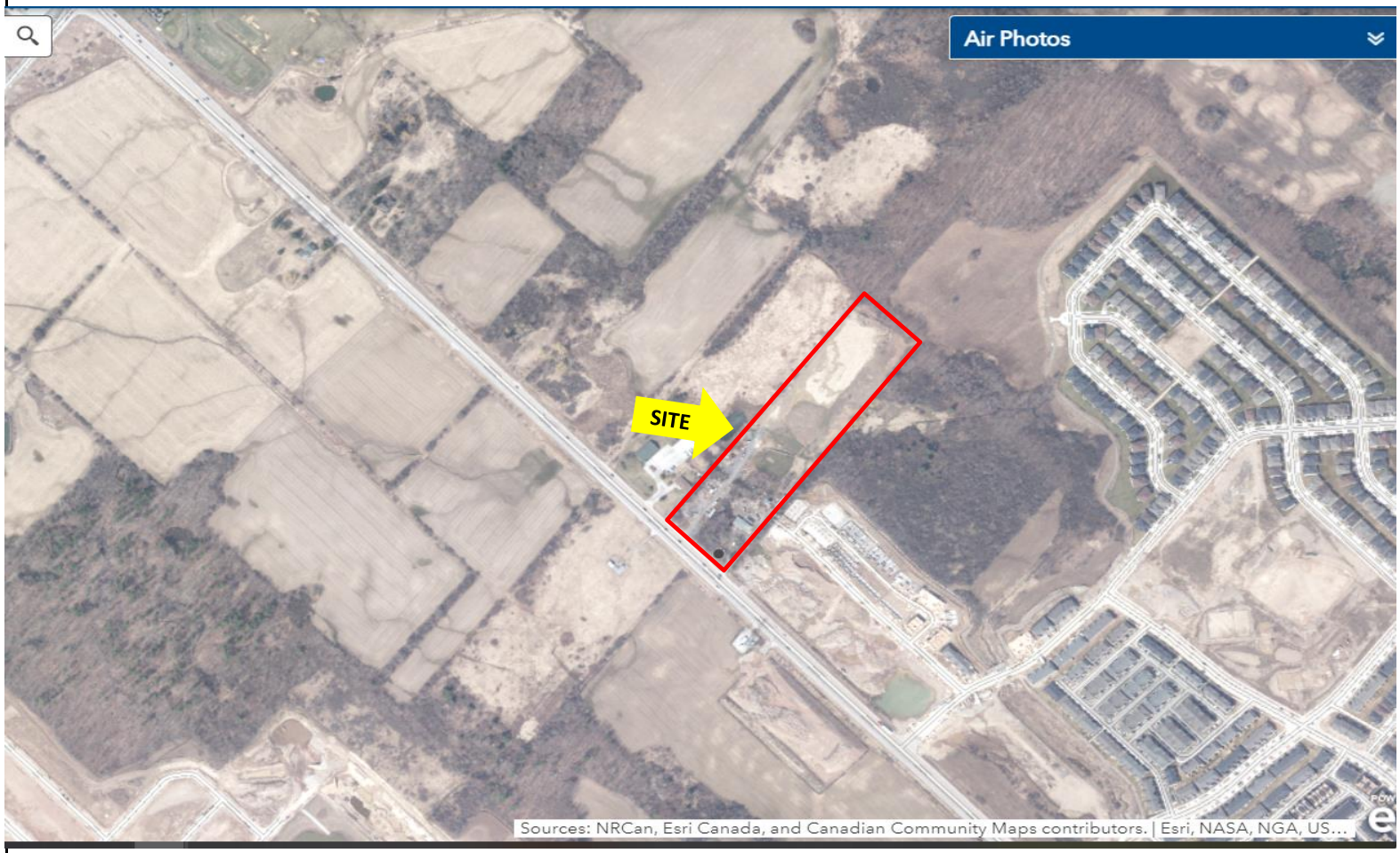
LANDTEK LIMITED

Scale:	NTS	Date: May 2023
Project:	Phase 1 ESA 3275 Trafalgar Road Oakville, Ontario	
Title:	2006 Aerial Photograph	
Project No.	21262	

Sources: NRCan, Esri Canada, and Canadian Community Maps contributors. | Esri, NASA, NGA, US...

LANDTEK LIMITED

Scale:	NTS	Date: May 2023
Project:	Phase 1 ESA 3275 Trafalgar Road Oakville, Ontario	
Title:	2012 Aerial Photograph	
Project No.	21262	



Sources: NRCan, Esri Canada, and Canadian Community Maps contributors. | Esri, NASA, NGA, US...

LANDTEK LIMITED

Scale:	NTS	Date: May 2023
Project:	Phase 1 ESA 3275 Trafalgar Road Oakville, Ontario	
Title:	2019 Aerial Photograph	
Project No.	21262	

APPENDIX C

ENVIRONMENTAL RISK INFORMATION SYSTEM (ERIS) DATA

DATABASE REPORT

Project Property:	*Trafalgar Rd* *3301 Trafalgar Road* *Oakville ON L6H 7C2*
Project No:	*21262*
Report Type:	*Quote - Custom-Build Your Own Report*
Order No:	*21071400236*
Requested by:	*Landtek Limited*
Date Completed:	*July 22, 2021*

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

Table of Contents

Executive Summary

Property Information:

Project Property:	*Trafalgar Rd* *3301 Trafalgar Road Oakville ON L6H 7C2*
Project No:	*21262*

Coordinates:

Latitude:	*43.4960537*
Longitude:	*-79.7295912*
UTM Northing:	*4,816,686.96*
UTM Easting:	*602,712.49*
UTM Zone:	*17T*

Elevation:	*593 FT* *180.63 M*

Order Information:

Order No:	*21071400236*
Date Requested:	*July 14, 2021*
Requested by:	*Landtek Limited*
Report Type:	*Quote - Custom-Build Your Own Report*

Historical/Products:

City Directory Search	*CD - Subject Site plus 5 Adjacent Properties*
Insurance Products	*Fire Insurance Maps/Inspection Reports/Site Plans*
Topographic Map	*ANSI Map & Ontario Base Map (OBM)*

Executive Summary: Report Summary

Database	Name	Searched	Project Property	Within 0.30 km	Total
AAGR	*Abandoned Aggregate Inventory*	Y	0	0	0
AGR	*Aggregate Inventory*	Y	0	0	0
AMIS	*Abandoned Mine Information System*	Y	0	0	0
ANDR	*Anderson's Waste Disposal Sites*	Y	0	0	0
AST	*Aboveground Storage Tanks*	Y	0	0	0
AUWR	*Automobile Wrecking & Supplies*	Y	0	0	0
BORE	*Borehole*	Y	0	0	0
CA	*Certificates of Approval*	Y	0	0	0
CDRY	*Dry Cleaning Facilities*	Y	0	0	0
CFOT	*Commercial Fuel Oil Tanks*	Y	0	0	0
CHEM	*Chemical Manufacturers and Distributors*	Y	0	0	0
CHM	*Chemical Register*	Y	0	0	0
CNG	*Compressed Natural Gas Stations*	Y	0	0	0
COAL	*Inventory of Coal Gasification Plants and Coal Tar Sites*	Y	0	0	0
CONV	*Compliance and Convictions*	Y	0	0	0
CPU	*Certificates of Property Use*	Y	0	0	0
DRL	*Drill Hole Database*	Y	0	0	0
DTNK	*Delisted Fuel Tanks*	Y	0	0	0
EASR	*Environmental Activity and Sector Registry*	Y	0	0	0
EBR	*Environmental Registry*	Y	0	0	0
ECA	*Environmental Compliance Approval*	Y	0	1	1
EEM	*Environmental Effects Monitoring*	Y	0	0	0
EHS	*ERIS Historical Searches*	Y	0	7	7
EIIS	*Environmental Issues Inventory System*	Y	0	0	0
EMHE	*Emergency Management Historical Event*	Y	0	0	0
EPAR	*Environmental Penalty Annual Report*	Y	0	0	0
EXP	*List of Expired Fuels Safety Facilities*	Y	0	0	0
FCON	*Federal Convictions*	Y	0	0	0
FCS	*Contaminated Sites on Federal Land*	Y	0	0	0
FOFT	*Fisheries & Oceans Fuel Tanks*	Y	0	0	0
FRST	*Federal Identification Registry for Storage Tank Systems (FIRSTS)*	Y	0	0	0
FST	*Fuel Storage Tank*	Y	0	0	0
FSTH	*Fuel Storage Tank - Historic*	Y	0	0	0
GEN	*Ontario Regulation 347 Waste Generators Summary*	Y	0	1	1
GHG	*Greenhouse Gas Emissions from Large Facilities*	Y	0	0	0
HINC	*TSSA Historic Incidents*	Y	0	0	0
IAFT	*Indian & Northern Affairs Fuel Tanks*	Y	0	0	0

Database	Name	Searched	Project Property	Within 0.30 km	Total
INC	Fuel Oil Spills and Leaks	Y	0	0	0
LIMO	Landfill Inventory Management Ontario	Y	0	0	0
MINE	Canadian Mine Locations	Y	0	0	0
MNR	Mineral Occurrences	Y	0	0	0
NATE	National Analysis of Trends in Emergencies System (NATES)	Y	0	0	0
NCPL	Non-Compliance Reports	Y	0	0	0
NDFT	National Defense & Canadian Forces Fuel Tanks	Y	0	0	0
NDSP	National Defense & Canadian Forces Spills	Y	0	0	0
NDWD	National Defence & Canadian Forces Waste Disposal Sites	Y	0	0	0
NEBI	National Energy Board Pipeline Incidents	Y	0	0	0
NEBP	National Energy Board Wells	Y	0	0	0
NEES	National Environmental Emergencies System (NEES)	Y	0	0	0
NPCB	National PCB Inventory	Y	0	0	0
NPRI	National Pollutant Release Inventory	Y	0	0	0
OGWE	Oil and Gas Wells	Y	0	0	0
OOGW	Ontario Oil and Gas Wells	Y	0	0	0
OPCB	Inventory of PCB Storage Sites	Y	0	0	0
ORD	Orders	Y	0	0	0
PAP	Canadian Pulp and Paper	Y	0	0	0
PCFT	Parks Canada Fuel Storage Tanks	Y	0	0	0
PES	Pesticide Register	Y	0	0	0
PINC	Pipeline Incidents	Y	0	0	0
PRT	Private and Retail Fuel Storage Tanks	Y	0	0	0
PTTW	Permit to Take Water	Y	0	0	0
REC	Ontario Regulation 347 Waste Receivers Summary	Y	0	0	0
RSC	Record of Site Condition	Y	0	0	0
RST	Retail Fuel Storage Tanks	Y	0	0	0
SCT	Scott's Manufacturing Directory	Y	0	0	0
SPL	Ontario Spills	Y	0	0	0
SRDS	Wastewater Discharger Registration Database	Y	0	0	0
TANK	Anderson's Storage Tanks	Y	0	0	0
TCFT	Transport Canada Fuel Storage Tanks	Y	0	0	0
VAR	Variances for Abandonment of Underground Storage Tanks	Y	0	0	0
WDS	Waste Disposal Sites - MOE CA Inventory	Y	0	0	0
WDSH	Waste Disposal Sites - MOE 1991 Historical Approval Inventory	Y	0	0	0
WWIS	Water Well Information System	Y	0	7	7
	Total:		0	16	16

Executive Summary: Site Report Summary - Project Property

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

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

Executive Summary: Site Report Summary - Surrounding Properties

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
1	WWIS		lot 12 con 1 ON ***Well ID:*** 2802105	WSW/31.3	0.22	15
2	WWIS		lot 12 con 1 ON ***Well ID:*** 2806985	W/42.3	0.22	17
3	EHS		3292 Trafalgar Rd Oakville ON L6H7B9	SSW/96.0	0.22	20
4	WWIS		TRAFALGAR RD. SOUTH OF HWY 407 TO GLENASHTON DR. MILTON ON ***Well ID:*** 7224933	W/131.0	0.76	21
5	ECA	Dundas-Trafalgar Inc.	Part of Lot 12, Concession 1 North of Dundas Oakville ON M2N 3A1	SSE/155.7	0.06	23
6	EHS		3275 Trafalgar Road Oakville ON L6H 7C2	E/188.1	-0.78	24
6	EHS		3275 Trafalgar Road Oakville ON L6H 7C2	E/188.1	-0.78	24
6	EHS		3275 Trafalgar Road Oakville ON L6H 7C2	E/188.1	-0.78	24
6	EHS		3275 Trafalgar Road Oakville ON L6H 7C2	E/188.1	-0.78	24
7	EHS		3292 Trafalgar Rd Oakville ON L6H 7B9	SSW/192.4	-0.78	24
8	WWIS		3871 TRAFALGAR RD. lot 12 con 1 OAKVILLE ON ***Well ID:*** 7132311	WNW/199.2	2.39	25
9	WWIS		lot 13 con 1 ON	SW/203.6	0.03	27

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
			Well ID: 2802112			
10	GEN	Branthaven Homes	3355 Mockingbird Common Oakville ON L6H 7C2	ESE/205.2	0.18	30
11	EHS		3075 Trafalgar Road Oakville ON L6H 7C2	SE/220.2	0.31	30
12	WWIS		DUNDAS ST E & TRAFALGAR Oakville ON ***Well ID:*** 7323167	ESE/241.1	0.30	31
13	WWIS		lot 12 con 1 ON ***Well ID:*** 2802106	WNW/260.3	3.77	34

Executive Summary: Summary By Data Source

ECA - Environmental Compliance Approval

A search of the ECA database, dated Oct 2011- Jun 30, 2021 has found that there are 1 ECA site(s) within approximately 0.30 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
Dundas-Trafalgar Inc.	Part of Lot 12, Concession 1 North of Dundas Oakville ON M2N 3A1	SSE	155.74	5

EHS - ERIS Historical Searches

A search of the EHS database, dated 1999-Jan 31, 2021 has found that there are 7 EHS site(s) within approximately 0.30 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
	3292 Trafalgar Rd Oakville ON L6H7B9	SSW	96.01	3
	3075 Trafalgar Road Oakville ON L6H 7C2	SE	220.20	11

Lower Elevation	Address	Direction	Distance (m)	Map Key
	3275 Trafalgar Road Oakville ON L6H 7C2	E	188.08	6
	3275 Trafalgar Road Oakville ON L6H 7C2	E	188.08	6
	3275 Trafalgar Road Oakville ON L6H 7C2	E	188.08	6
	3275 Trafalgar Road Oakville ON L6H 7C2	E	188.08	6

	3292 Trafalgar Rd Oakville ON L6H 7B9	SSW	192.43	7

GEN - Ontario Regulation 347 Waste Generators Summary

A search of the GEN database, dated 1986-Apr 30, 2021 has found that there are 1 GEN site(s) within approximately 0.30 kilometers of the project property.

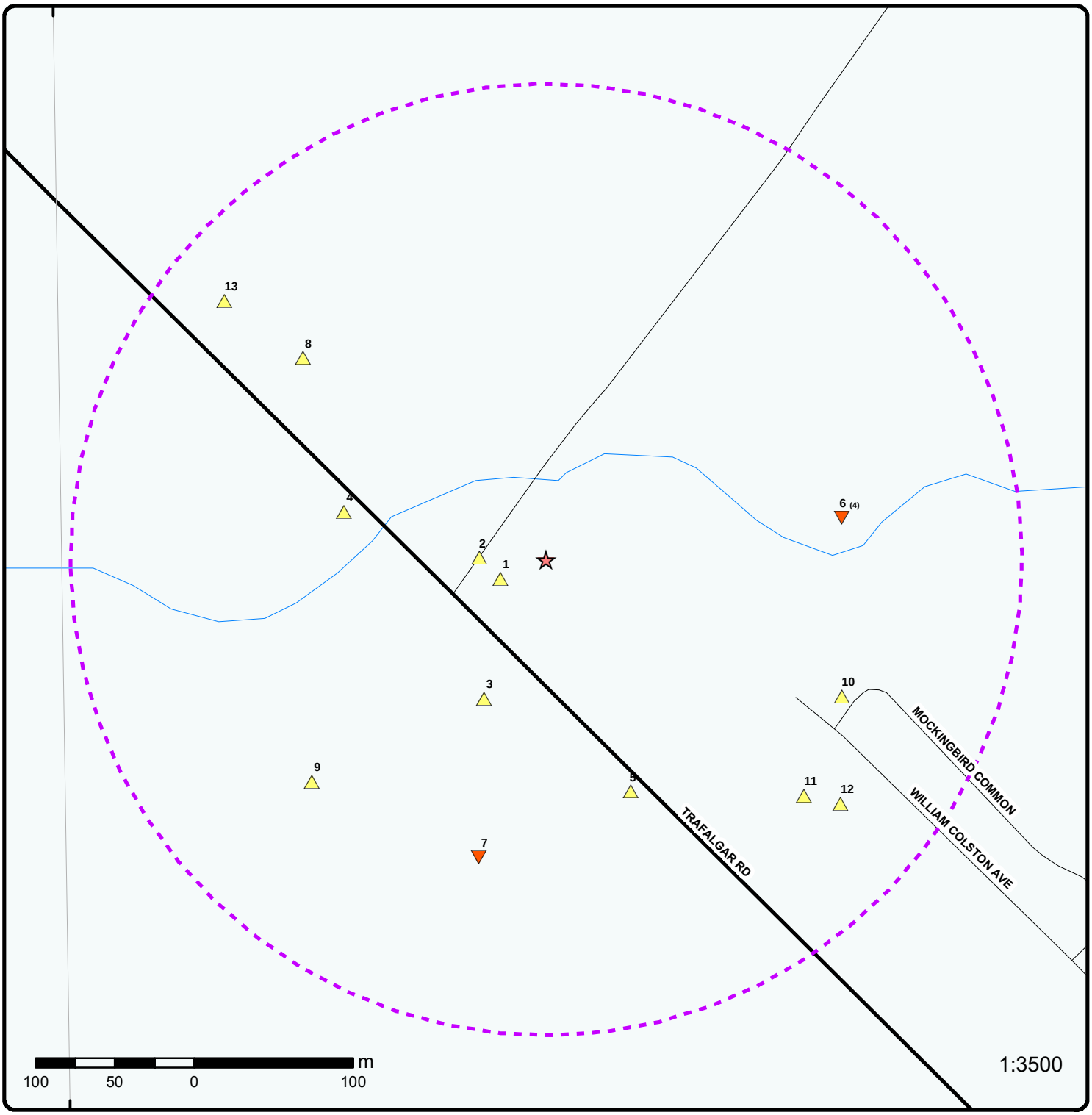
Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
Branthaven Homes	3355 Mockingbird Common Oakville ON L6H 7C2	ESE	205.20	10

WWIS - Water Well Information System

A search of the WWIS database, dated Apr 30, 2021 has found that there are 7 WWIS site(s) within approximately 0.30 kilometers of the project property.

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
	lot 12 con 1 ON ***Well ID:*** 2802105	WSW	31.27	1
	lot 12 con 1 ON ***Well ID:*** 2806985	W	42.30	2
	TRAFALGAR RD. SOUTH OF HWY 407 TO GLENASHTON DR. MILTON ON ***Well ID:*** 7224933	W	130.98	4
	3871 TRAFALGAR RD. lot 12 con 1 OAKVILLE ON ***Well ID:*** 7132311	WNW	199.25	8
	lot 13 con 1 ON ***Well ID:*** 2802112	SW	203.62	9
	DUNDAS ST E & TRAFALGAR Oakville ON ***Well ID:*** 7323167	ESE	241.08	12
	lot 12 con 1 ON	WNW	260.28	13

Equal/Higher Elevation	Address	Direction	Distance (m)	Map Key
	Well ID: 2802106			



Map: 0.3 Kilometer Radius

Order Number: 21071400236

Address: 3301 Trafalgar Road, Oakville, ON

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

Source: © 2015 DMTI Spatial Inc.

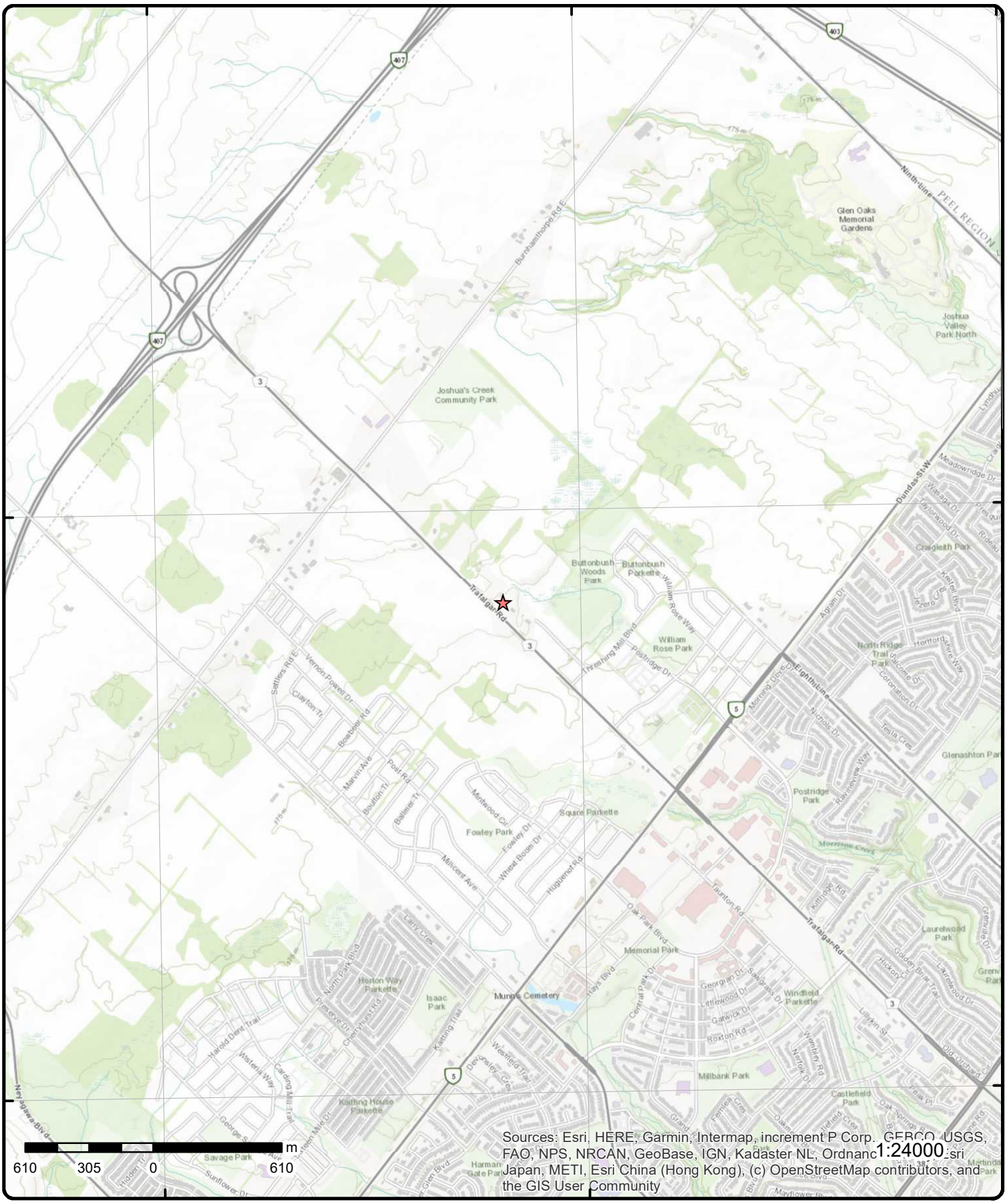
Aerial **Year: 2019**

Address: 3301 Trafalgar Road, Oakville, ON

Source: ESRI World Imagery

Order Number: 21071400236

ERIS



Topographic Map

Address: 3301 Trafalgar Road, ON

Source: ESRI World Topographic Map

Order Number: 21071400236

ERIS

Detail Report

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
1	1 of 1	WSW/31.3	180.8 / 0.22	lot 12 con 1 ON	WWIS

Well ID:	2802105	**Data Entry Status:**	
Construction Date:		**Data Src:**	1
Primary Water Use:	Domestic	**Date Received:**	9/4/1962
Sec. Water Use:	0	**Selected Flag:**	True
Final Well Status:	Water Supply	**Abandonment Rec:**	
Water Type:		**Contractor:**	1308
Casing Material:		**Form Version:**	1
Audit No:		**Owner:**	
Tag:		**Street Name:**	
Construction Method:		**County:**	HALTON
Elevation (m):		**Municipality:**	OAKVILLE TOWN
Elevation Reliability:		**Site Info:**	
Depth to Bedrock:		**Lot:**	012
Well Depth:		**Concession:**	01
Overburden/Bedrock:		**Concession Name:**	DS N
Pump Rate:		**Easting NAD83:**	
Static Water Level:		**Northing NAD83:**	
Flowing (Y/N):		**Zone:**	
Flow Rate:		**UTM Reliability:**	
Clear/Cloudy:			

PDF URL (Map): https://d2khazk8e83rdv.cloudfront.net/moe_mapping/downloads/2Water/Wells_pdfs/280\2802105.pdf

Additional Detail(s) (Map)

Well Completed Date:	1962/06/23
Year Completed:	1962
Depth (m):	6.096
Latitude:	43.4959500010624
Longitude:	-79.7299507116578
Path:	280\2802105.pdf

Bore Hole Information

Bore Hole ID:	10148659	**Elevation:**	180.712417
DP2BR:	19.00	**Elevrc:**	
Spatial Status:		**Zone:**	17
Code OB:	r	**East83:**	602683.60
Code OB Desc:	Bedrock	**North83:**	4816675.00
Open Hole:		**Org CS:**	
Cluster Kind:		**UTMRC:**	5
Date Completed:	23-Jun-1962 00:00:00	**UTMRC Desc:**	margin of error : 100 m - 300 m
Remarks:		**Location Method:**	p5
Elevrc Desc:			
Location Source Date:			
Improvement Location Source:			
Improvement Location Method:			
Source Revision Comment:			
Supplier Comment:			

Overburden and Bedrock

Materials Interval

Formation ID:	931427666
Layer:	2
Color:	7
General Color:	RED
Mat1:	05
Most Common Material:	CLAY
Mat2:	13
Mat2 Desc:	BOULDERS
Mat3:	
Mat3 Desc:	
Formation Top Depth:	8.0
Formation End Depth:	19.0
Formation End Depth UOM:	ft

Overburden and Bedrock Materials Interval

Formation ID:	931427665
Layer:	1
Color:	6
General Color:	BROWN
Mat1:	05
Most Common Material:	CLAY
Mat2:	
Mat2 Desc:	
Mat3:	
Mat3 Desc:	
Formation Top Depth:	0.0
Formation End Depth:	8.0
Formation End Depth UOM:	ft

Overburden and Bedrock Materials Interval

Formation ID:	931427667
Layer:	3
Color:	7
General Color:	RED
Mat1:	17
Most Common Material:	SHALE
Mat2:	
Mat2 Desc:	
Mat3:	
Mat3 Desc:	
Formation Top Depth:	19.0
Formation End Depth:	20.0
Formation End Depth UOM:	ft

Method of Construction & Well Use

Method Construction ID:	962802105
Method Construction Code:	6
Method Construction:	Boring
Other Method Construction:	

Pipe Information

Pipe ID:	10697229
Casing No:	1

Comment:
Alt Name:

Construction Record - Casing

Casing ID:	930252956
Layer:	1
Material:	3
Open Hole or Material:	CONCRETE
Depth From:	
Depth To:	20
Casing Diameter:	30
Casing Diameter UOM:	inch
Casing Depth UOM:	ft

Results of Well Yield Testing

Pump Test ID:	992802105
Pump Set At:	
Static Level:	8.0
Final Level After Pumping:	18.0
Recommended Pump Depth:	18.0
Pumping Rate:	5.0
Flowing Rate:	
Recommended Pump Rate:	3.0
Levels UOM:	ft
Rate UOM:	GPM
Water State After Test Code:	1
Water State After Test:	CLEAR
Pumping Test Method:	1
Pumping Duration HR:	1
Pumping Duration MIN:	0
Flowing:	No

Water Details

Water ID:	933604148
Layer:	1
Kind Code:	1
Kind:	FRESH
Water Found Depth:	20.0
Water Found Depth UOM:	ft

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
2	1 of 1	W/42.3	180.8 / 0.22	lot 12 con 1 ON	WWIS

Well ID:	2806985	***Data Entry Status:***	
Construction Date:		***Data Src:***	1
Primary Water Use:	Domestic	***Date Received:***	8/16/1988
Sec. Water Use:		***Selected Flag:***	True
Final Well Status:	Water Supply	***Abandonment Rec:***	
Water Type:		***Contractor:***	4005
Casing Material:		***Form Version:***	1
Audit No:	31051	***Owner:***	
Tag:		***Street Name:***	
Construction Method:		***County:***	HALTON
Elevation (m):		***Municipality:***	OAKVILLE TOWN
Elevation Reliability:		***Site Info:***	
Depth to Bedrock:		***Lot:***	012
Well Depth:		***Concession:***	01
Overburden/Bedrock:		***Concession Name:***	DS N
Pump Rate:		***Easting NAD83:***	

Static Water Level:
Flowing (Y/N):
Flow Rate:
Clear/Cloudy:
Northing NAD83:
Zone:
UTM Reliability:

PDF URL (Map): https://d2khazk8e83rdv.cloudfront.net/moe_mapping/downloads/2Water/Wells_pdfs/280\2806985.pdf

Additional Detail(s) (Map)

Well Completed Date: 1988/07/26
Year Completed: 1988
Depth (m): 19.812
Latitude: 43.4960688688902
Longitude: -79.7301139577046
Path: 280\2806985.pdf

Bore Hole Information

Bore Hole ID: 10153248
DP2BR: 16.00
Spatial Status:
Code OB: r
Code OB Desc: Bedrock
Open Hole:
Cluster Kind:
Date Completed: 26-Jul-1988 00:00:00
Remarks:
Elevrc Desc:
Location Source Date:
Improvement Location Source:
Improvement Location Method:
Source Revision Comment:
Supplier Comment:
Elevation: 180.289779
Elevrc:
Zone: 17
East83: 602670.20
North83: 4816688.00
Org CS:
UTMRC: 3
UTMRC Desc: margin of error : 10 - 30 m
Location Method: gps

Overburden and Bedrock Materials Interval

Formation ID: 931445204
Layer: 1
Color: 6
General Color: BROWN
Mat1: 05
Most Common Material: CLAY
Mat2: 77
Mat2 Desc: LOOSE
Mat3:
Mat3 Desc:
Formation Top Depth: 0.0
Formation End Depth: 16.0
Formation End Depth UOM: ft

Overburden and Bedrock Materials Interval

Formation ID: 931445205
Layer: 2
Color: 7
General Color: RED
Mat1: 17
Most Common Material: SHALE
Mat2: 73
Mat2 Desc: HARD

Mat3:
Mat3 Desc:
Formation Top Depth: 16.0
Formation End Depth: 65.0
Formation End Depth UOM: ft

Method of Construction & Well Use

Method Construction ID: 962806985
Method Construction Code: 1
Method Construction: Cable Tool
Other Method Construction:

Pipe Information

Pipe ID: 10701818
Casing No: 1
Comment:
Alt Name:

Construction Record - Casing

Casing ID: 930260650
Layer: 1
Material: 1
Open Hole or Material: STEEL
Depth From:
Depth To: 20
Casing Diameter: 6
Casing Diameter UOM: inch
Casing Depth UOM: ft

Construction Record - Casing

Casing ID: 930260651
Layer: 2
Material: 4
Open Hole or Material: OPEN HOLE
Depth From:
Depth To: 65
Casing Diameter:
Casing Diameter UOM: inch
Casing Depth UOM: ft

Results of Well Yield Testing

Pump Test ID: 992806985
Pump Set At:
Static Level: 9.0
Final Level After Pumping: 53.0
Recommended Pump Depth: 62.0
Pumping Rate: 6.0
Flowing Rate:
Recommended Pump Rate: 5.0
Levels UOM: ft
Rate UOM: GPM
Water State After Test Code: 2
Water State After Test: CLOUDY
Pumping Test Method: 2
Pumping Duration HR: 1
Pumping Duration MIN: 0

Flowing: No

Draw Down & Recovery

Pump Test Detail ID: 934971502
Test Type: Draw Down
Test Duration: 60
Test Level: 53.0
Test Level UOM: ft

Draw Down & Recovery

Pump Test Detail ID: 934710523
Test Type: Draw Down
Test Duration: 45
Test Level: 53.0
Test Level UOM: ft

Draw Down & Recovery

Pump Test Detail ID: 934177356
Test Type: Draw Down
Test Duration: 15
Test Level: 53.0
Test Level UOM: ft

Draw Down & Recovery

Pump Test Detail ID: 934451373
Test Type: Draw Down
Test Duration: 30
Test Level: 53.0
Test Level UOM: ft

Water Details

Water ID: 933610434
Layer: 1
Kind Code: 5
Kind: Not stated
Water Found Depth: 48.0
Water Found Depth UOM: ft

Water Details

Water ID: 933610435
Layer: 2
Kind Code: 5
Kind: Not stated
Water Found Depth: 61.0
Water Found Depth UOM: ft

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3 ***1 of 1*** ***SSW/96.0*** ***180.8 / 0.22*** ***3292 Trafalgar Rd Oakville ON L6H7B9*** ***EHS***

Order No: 20130906024
Status: C
Report Type: Standard Report
Report Date: 17-SEP-13
Date Received: 06-SEP-13
Nearest Intersection:
Municipality:
Client Prov/State: ON
Search Radius (km): .25
X: -79.730095

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

Previous Site Name: ***Y:*** 43.495271
Lot/Building Size:
Additional Info Ordered:

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4 | ***1 of 1*** | ***W/131.0*** | ***181.4 / 0.76*** | ***TRAFALGAR RD. SOUTH OF HWY 407 TO GLENASHTON DR. MILTON ON*** | ***WWIS***

Well ID:	7224933	***Data Entry Status:***	
Construction Date:		***Data Src:***	
Primary Water Use:	Monitoring	***Date Received:***	7/31/2014
Sec. Water Use:		***Selected Flag:***	True
Final Well Status:	Observation Wells	***Abandonment Rec:***	
Water Type:		***Contractor:***	7472
Casing Material:		***Form Version:***	7
Audit No:	Z189607	***Owner:***	
Tag:	A165985	***Street Name:***	TRAFALGAR RD. SOUTH OF HWY 407 TO GLENASHTON DR.
Construction Method:		***County:***	HALTON
Elevation (m):		***Municipality:***	OAKVILLE TOWN
Elevation Reliability:		***Site Info:***	
Depth to Bedrock:		***Lot:***	
Well Depth:		***Concession:***	
Overburden/Bedrock:		***Concession Name:***	
Pump Rate:		***Easting NAD83:***	
Static Water Level:		***Northing NAD83:***	
Flowing (Y/N):		***Zone:***	
Flow Rate:		***UTM Reliability:***	
Clear/Cloudy:			

PDF URL (Map):

Additional Detail(s) (Map)

Well Completed Date:	2014/06/25
Year Completed:	2014
Depth (m):	9.2
Latitude:	43.4963416272487
Longitude:	-79.7311620406095
Path:	

Bore Hole Information

Bore Hole ID:	1005006699	***Elevation:***	180.086395
DP2BR:		***Elevrc:***	
Spatial Status:		***Zone:***	17
Code OB:		***East83:***	602585.00
Code OB Desc:		***North83:***	4816717.00
Open Hole:		***Org CS:***	UTM83
Cluster Kind:		***UTMRC:***	4
Date Completed:	25-Jun-2014 00:00:00	***UTMRC Desc:***	margin of error : 30 m - 100 m
Remarks:		***Location Method:***	wwr
Elevrc Desc:			
Location Source Date:			
Improvement Location Source:			
Improvement Location Method:			
Source Revision Comment:			
Supplier Comment:			

Overburden and Bedrock Materials Interval

Formation ID:	1005259436
Layer:	1
Color:	6
General Color:	BROWN
Mat1:	01
Most Common Material:	FILL
Mat2:	11
Mat2 Desc:	GRAVEL
Mat3:	77
Mat3 Desc:	LOOSE
Formation Top Depth:	0.0
Formation End Depth:	1.5
Formation End Depth UOM:	m

Overburden and Bedrock Materials Interval

Formation ID:	1005259438
Layer:	3
Color:	2
General Color:	GREY
Mat1:	17
Most Common Material:	SHALE
Mat2:	11
Mat2 Desc:	GRAVEL
Mat3:	79
Mat3 Desc:	PACKED
Formation Top Depth:	4.599999904632568
Formation End Depth:	9.199999809265137
Formation End Depth UOM:	m

Overburden and Bedrock Materials Interval

Formation ID:	1005259437
Layer:	2
Color:	2
General Color:	GREY
Mat1:	05
Most Common Material:	CLAY
Mat2:	06
Mat2 Desc:	SILT
Mat3:	79
Mat3 Desc:	PACKED
Formation Top Depth:	1.5
Formation End Depth:	4.599999904632568
Formation End Depth UOM:	m

Annular Space/Abandonment Sealing Record

Plug ID:	1005259447
Layer:	2
Plug From:	5.90000009536743
Plug To:	9.19999980926514
Plug Depth UOM:	m

Annular Space/Abandonment Sealing Record

Plug ID:	1005259446

Layer:	1
Plug From:	0
Plug To:	5.90000009536743
Plug Depth UOM:	m

Method of Construction & Well Use

Method Construction ID:	1005259445
Method Construction Code:	6
Method Construction:	Boring
Other Method Construction:	

Pipe Information

Pipe ID:	1005259435
Casing No:	0
Comment:	
Alt Name:	

Construction Record - Screen

Screen ID:	1005259443
Layer:	1
Slot:	10
Screen Top Depth:	6.19999980926514
Screen End Depth:	9.19999980926514
Screen Material:	5
Screen Depth UOM:	m
Screen Diameter UOM:	cm
Screen Diameter:	6.40000009536743

Water Details

Water ID:	1005259440
Layer:	
Kind Code:	
Kind:	
Water Found Depth:	
Water Found Depth UOM:	m

Hole Diameter

Hole ID:	1005259439
Diameter:	21.0
Depth From:	0.0
Depth To:	9.199999809265137
Hole Depth UOM:	m
Hole Diameter UOM:	cm

5 ***1 of 1*** ***SSE/155.7*** ***180.7 / 0.06*** ***Dundas-Trafalgar Inc.***
Part of Lot 12, Concession 1 North of Dundas
Oakville ON M2N 3A1 ***ECA***

Approval No:	5768-A9KLNZ	**MOE District:**	Halton-Peel
Approval Date:	2016-05-13	**City:**	
Status:	Approved	**Longitude:**	-79.72896
Record Type:	ECA	**Latitude:**	43.494729
Link Source:	IDS	**Geometry X:**	
SWP Area Name:	Halton	**Geometry Y:**	
Approval Type:	ECA-MUNICIPAL AND PRIVATE SEWAGE WORKS		

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

Project Type:	MUNICIPAL AND PRIVATE SEWAGE WORKS
Business Name:	Dundas-Trafalgar Inc.
Address:	Part of Lot 12, Concession 1 North of Dundas
Full Address:	
Full PDF Link:	https://www.accessenvironment.ene.gov.on.ca/instruments/7169-A7GJ5N-14.pdf

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6 | *1 of 4* | *E/188.1* | *179.8 / -0.78* | ***3275 Trafalgar Road Oakville ON L6H 7C2*** | ***EHS***

Order No:	20200310437	**Nearest Intersection:**	
Status:	C	**Municipality:**	
Report Type:	Custom Report	**Client Prov/State:**	ON
Report Date:	13-MAR-20	**Search Radius (km):**	.1
Date Received:	10-MAR-20	**X:**	-79.7272832
Previous Site Name:		**Y:**	43.4962641
Lot/Building Size:			
Additional Info Ordered:			

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6 | *2 of 4* | *E/188.1* | *179.8 / -0.78* | ***3275 Trafalgar Road Oakville ON L6H 7C2*** | ***EHS***

Order No:	20200310437	**Nearest Intersection:**	
Status:	C	**Municipality:**	
Report Type:	Custom Report	**Client Prov/State:**	ON
Report Date:	13-MAR-20	**Search Radius (km):**	.1
Date Received:	10-MAR-20	**X:**	-79.7272832
Previous Site Name:		**Y:**	43.4962641
Lot/Building Size:			
Additional Info Ordered:			

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6 | *3 of 4* | *E/188.1* | *179.8 / -0.78* | ***3275 Trafalgar Road Oakville ON L6H 7C2*** | ***EHS***

Order No:	20200310437	**Nearest Intersection:**	
Status:	C	**Municipality:**	
Report Type:	Custom Report	**Client Prov/State:**	ON
Report Date:	13-MAR-20	**Search Radius (km):**	.1
Date Received:	10-MAR-20	**X:**	-79.7272832
Previous Site Name:		**Y:**	43.4962641
Lot/Building Size:			
Additional Info Ordered:			

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6 | *4 of 4* | *E/188.1* | *179.8 / -0.78* | ***3275 Trafalgar Road Oakville ON L6H 7C2*** | ***EHS***

Order No:	20200310437	**Nearest Intersection:**	
Status:	C	**Municipality:**	
Report Type:	Custom Report	**Client Prov/State:**	ON
Report Date:	13-MAR-20	**Search Radius (km):**	.1
Date Received:	10-MAR-20	**X:**	-79.7272832
Previous Site Name:		**Y:**	43.4962641
Lot/Building Size:			
Additional Info Ordered:			

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7 | *1 of 1* | *SSW/192.4* | *179.8 / -0.78* | ***3292 Trafalgar Rd Oakville ON L6H 7B9*** | ***EHS***

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

Order No:	20090729028	**Nearest Intersection:**	
Status:	C	**Municipality:**	
Report Type:	Custom Report	**Client Prov/State:**	ON
Report Date:	8/10/2009	**Search Radius (km):**	0.25
Date Received:	7/29/2009	**X:**	-79.730152
Previous Site Name:		**Y:**	43.49437
Lot/Building Size:			
Additional Info Ordered:	Fire Insur. Maps and/or Sire Plans		

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8 | **1 of 1** | **WNW/199.2** | **183.0 / 2.39** | **3871 TRAFALGAR RD. lot 12 con 1 OAKVILLE ON** | **WWIS**

Well ID:	7132311	**Data Entry Status:**	
Construction Date:		**Data Src:**	
Primary Water Use:	Not Used	**Date Received:**	10/21/2009
Sec. Water Use:		**Selected Flag:**	True
Final Well Status:	Abandoned-Other	**Abandonment Rec:**	Yes
Water Type:		**Contractor:**	7219
Casing Material:		**Form Version:**	7
Audit No:	Z098405	**Owner:**	
Tag:	A085721	**Street Name:**	3871 TRAFALGAR RD.
Construction Method:		**County:**	HALTON
Elevation (m):		**Municipality:**	OAKVILLE TOWN
Elevation Reliability:		**Site Info:**	
Depth to Bedrock:		**Lot:**	012
Well Depth:		**Concession:**	01
Overburden/Bedrock:		**Concession Name:**	DS N
Pump Rate:		**Easting NAD83:**	
Static Water Level:		**Northing NAD83:**	
Flowing (Y/N):		**Zone:**	
Flow Rate:		**UTM Reliability:**	
Clear/Cloudy:			

PDF URL (Map): https://d2khazk8e83rdv.cloudfront.net/moe_mapping/downloads/2Water/Wells_pdfs/713\7132311.pdf

Additional Detail(s) (Map)

Well Completed Date:	2009/10/07
Year Completed:	2009
Depth (m):	
Latitude:	43.4972183982369
Longitude:	-79.7314652658292
Path:	713\7132311.pdf

Bore Hole Information

Bore Hole ID:	1002753522	**Elevation:**	181.278518
DP2BR:		**Elevrc:**	
Spatial Status:		**Zone:**	17
Code OB:		**East83:**	602559.00
Code OB Desc:		**North83:**	4816814.00
Open Hole:		**Org CS:**	UTM83
Cluster Kind:		**UTMRC:**	3
Date Completed:	07-Oct-2009 00:00:00	**UTMRC Desc:**	margin of error : 10 - 30 m
Remarks:		**Location Method:**	wwr
Elevrc Desc:			
Location Source Date:			
Improvement Location Source:			
Improvement Location Method:			
Source Revision Comment:			
Supplier Comment:			

Annular Space/Abandonment Sealing Record

Plug ID:	1002960143
Layer:	2
Plug From:	1.51999998092651
Plug To:	3.96000003814697
Plug Depth UOM:	m

Annular Space/Abandonment Sealing Record

Plug ID:	1002960145
Layer:	4
Plug From:	13.710000038147
Plug To:	18.2800006866455
Plug Depth UOM:	m

Annular Space/Abandonment Sealing Record

Plug ID:	1002960142
Layer:	1
Plug From:	0
Plug To:	1.51999998092651
Plug Depth UOM:	m

Annular Space/Abandonment Sealing Record

Plug ID:	1002960144
Layer:	3
Plug From:	3.96000003814697
Plug To:	13.710000038147
Plug Depth UOM:	m

Method of Construction & Well Use

Method Construction ID:	1002960150
Method Construction Code:	
Method Construction:	
Other Method Construction:	

Pipe Information

Pipe ID:	1002960138
Casing No:	0
Comment:	
Alt Name:	

Construction Record - Casing

Casing ID:	1002960147
Layer:	1
Material:	1
Open Hole or Material:	STEEL
Depth From:	0
Depth To:	20.4200000762939
Casing Diameter:	15.2399997711182

Casing Diameter UOM:	cm
Casing Depth UOM:	m

Construction Record - Screen

Screen ID:	1002960148
Layer:	
Slot:	
Screen Top Depth:	
Screen End Depth:	
Screen Material:	
Screen Depth UOM:	m
Screen Diameter UOM:	cm
Screen Diameter:	

Results of Well Yield Testing

Pump Test ID:	1002960139
Pump Set At:	
Static Level:	5.480000019073486
Final Level After Pumping:	
Recommended Pump Depth:	
Pumping Rate:	
Flowing Rate:	
Recommended Pump Rate:	
Levels UOM:	m
Rate UOM:	LPM
Water State After Test Code:	0
Water State After Test:	
Pumping Test Method:	0
Pumping Duration HR:	
Pumping Duration MIN:	
Flowing:	

Water Details

Water ID:	1002960146
Layer:	
Kind Code:	
Kind:	
Water Found Depth:	
Water Found Depth UOM:	m

Hole Diameter

Hole ID:	1002960141
Diameter:	15.239999771118164
Depth From:	0.0
Depth To:	20.420000076293945
Hole Depth UOM:	m
Hole Diameter UOM:	cm

9	***1 of 1***	***SW/203.6***	***180.7 / 0.03***	***lot 13 con 1 ON***	***WWIS***

Well ID:	2802112	***Data Entry Status:***	
Construction Date:		***Data Src:***	1
Primary Water Use:	Public	***Date Received:***	11/25/1953
Sec. Water Use:	0	***Selected Flag:***	True
Final Well Status:	Water Supply	***Abandonment Rec:***	
Water Type:		***Contractor:***	4623
Casing Material:		***Form Version:***	1

Audit No:		**Owner:**	
Tag:		**Street Name:**	
Construction Method:		**County:**	HALTON
Elevation (m):		**Municipality:**	OAKVILLE TOWN
Elevation Reliability:		**Site Info:**	
Depth to Bedrock:		**Lot:**	013
Well Depth:		**Concession:**	01
Overburden/Bedrock:		**Concession Name:**	DS N
Pump Rate:		**Easting NAD83:**	
Static Water Level:		**Northing NAD83:**	
Flowing (Y/N):		**Zone:**	
Flow Rate:		**UTM Reliability:**	
Clear/Cloudy:			

PDF URL (Map): https://d2khazk8e83rdv.cloudfront.net/moe_mapping/downloads/2Water/Wells_pdfs/280\2802112.pdf

Additional Detail(s) (Map)

Well Completed Date:	1953/10/12
Year Completed:	1953
Depth (m):	15.24
Latitude:	43.4948140702617
Longitude:	-79.7314463408474
Path:	280\2802112.pdf

Bore Hole Information

Bore Hole ID:	10148666	**Elevation:**	180.148895
DP2BR:	8.00	**Elevrc:**	
Spatial Status:		**Zone:**	17
Code OB:	r	**East83:**	602564.60
Code OB Desc:	Bedrock	**North83:**	4816547.00
Open Hole:		**Org CS:**	
Cluster Kind:		**UTMRC:**	9
Date Completed:	12-Oct-1953 00:00:00	**UTMRC Desc:**	unknown UTM
Remarks:		**Location Method:**	p9
Elevrc Desc:			
Location Source Date:			
Improvement Location Source:			
Improvement Location Method:			
Source Revision Comment:			
Supplier Comment:			

Overburden and Bedrock Materials Interval

Formation ID:	931427683
Layer:	3
Color:	7
General Color:	RED
Mat1:	17
Most Common Material:	SHALE
Mat2:	
Mat2 Desc:	
Mat3:	
Mat3 Desc:	
Formation Top Depth:	8.0
Formation End Depth:	50.0
Formation End Depth UOM:	ft

Overburden and Bedrock Materials Interval

Formation ID: 931427682
Layer: 2
Color:
General Color:
Mat1: 05
Most Common Material: CLAY
Mat2: 13
Mat2 Desc: BOULDERS
Mat3:
Mat3 Desc:
Formation Top Depth: 2.0
Formation End Depth: 8.0
Formation End Depth UOM: ft

Overburden and Bedrock Materials Interval

Formation ID: 931427681
Layer: 1
Color:
General Color:
Mat1: 02
Most Common Material: TOPSOIL
Mat2:
Mat2 Desc:
Mat3:
Mat3 Desc:
Formation Top Depth: 0.0
Formation End Depth: 2.0
Formation End Depth UOM: ft

Method of Construction & Well Use

Method Construction ID: 962802112
Method Construction Code: 1
Method Construction: Cable Tool
Other Method Construction:

Pipe Information

Pipe ID: 10697236
Casing No: 1
Comment:
Alt Name:

Construction Record - Casing

Casing ID: 930252967
Layer: 2
Material: 4
Open Hole or Material: OPEN HOLE
Depth From:
Depth To: 50
Casing Diameter: 5
Casing Diameter UOM: inch
Casing Depth UOM: ft

Construction Record - Casing

Casing ID: 930252966

Layer:	1
Material:	1
Open Hole or Material:	STEEL
Depth From:	
Depth To:	16
Casing Diameter:	5
Casing Diameter UOM:	inch
Casing Depth UOM:	ft

Results of Well Yield Testing

Pump Test ID:	992802112
Pump Set At:	
Static Level:	8.0
Final Level After Pumping:	
Recommended Pump Depth:	
Pumping Rate:	4.0
Flowing Rate:	
Recommended Pump Rate:	
Levels UOM:	ft
Rate UOM:	GPM
Water State After Test Code:	1
Water State After Test:	CLEAR
Pumping Test Method:	1
Pumping Duration HR:	
Pumping Duration MIN:	
Flowing:	No

Water Details

Water ID:	933604155
Layer:	1
Kind Code:	1
Kind:	FRESH
Water Found Depth:	40.0
Water Found Depth UOM:	ft

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10 | ***1 of 1*** | ***ESE/205.2*** | ***180.8 / 0.18*** | ***Branthaven Homes***
3355 Mockingbird Common
Oakville ON L6H 7C2 | ***GEN***

Generator No:	ON3716380	**PO Box No:**	
Status:	Registered	**Country:**	Canada
Approval Years:	As of Apr 2021	**Choice of Contact:**	
Contam. Facility:		**Co Admin:**	
MHSW Facility:		**Phone No Admin:**	
SIC Code:			
SIC Description:			

Detail(s)

Waste Class:	221 L
Waste Class Desc:	Light fuels

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11 | ***1 of 1*** | ***SE/220.2*** | ***180.9 / 0.31*** | ***3075 Trafalgar Road***
Oakville ON L6H 7C2 | ***EHS***

Order No:	20312700106	**Nearest Intersection:**	
Status:	C	**Municipality:**	
Report Type:	Custom Report	**Client Prov/State:**	ON
Report Date:	03-DEC-20	**Search Radius (km):**	.25
Date Received:	27-NOV-20	**X:**	-79.7276132

Previous Site Name:		***Y:***	43.49469111
Lot/Building Size:			
Additional Info Ordered:	City Directory		

12 | ***1 of 1*** | ***ESE/241.1*** | ***180.9 / 0.30*** | ***DUNDAS ST E & TRAFALGAR Oakville ON*** | ***WWIS***

Well ID:	7323167	***Data Entry Status:***	
Construction Date:		***Data Src:***	
Primary Water Use:	Monitoring	***Date Received:***	11/22/2018
Sec. Water Use:		***Selected Flag:***	True
Final Well Status:	Observation Wells	***Abandonment Rec:***	
Water Type:		***Contractor:***	7472
Casing Material:		***Form Version:***	7
Audit No:	Z290871	***Owner:***	
Tag:	A258727	***Street Name:***	DUNDAS ST E & TRAFALGAR
Construction Method:		***County:***	HALTON
Elevation (m):		***Municipality:***	OAKVILLE TOWN
Elevation Reliability:		***Site Info:***	
Depth to Bedrock:		***Lot:***	
Well Depth:		***Concession:***	
Overburden/Bedrock:		***Concession Name:***	
Pump Rate:		***Easting NAD83:***	
Static Water Level:		***Northing NAD83:***	
Flowing (Y/N):		***Zone:***	
Flow Rate:		***UTM Reliability:***	
Clear/Cloudy:			

PDF URL (Map):

Additional Detail(s) (Map)

Well Completed Date:	2018/09/28
Year Completed:	2018
Depth (m):	9.144
Latitude:	43.4946422224188
Longitude:	-79.7273263830879
Path:	

Bore Hole Information

Bore Hole ID:	1007317342	***Elevation:***	
DP2BR:		***Elevrc:***	
Spatial Status:		***Zone:***	17
Code OB:		***East83:***	602898.00
Code OB Desc:		***North83:***	4816533.00
Open Hole:		***Org CS:***	UTM83
Cluster Kind:		***UTMRC:***	4
Date Completed:	28-Sep-2018 00:00:00	***UTMRC Desc:***	margin of error : 30 m - 100 m
Remarks:		***Location Method:***	wwr
Elevrc Desc:			
Location Source Date:			
Improvement Location Source:			
Improvement Location Method:			
Source Revision Comment:			
Supplier Comment:			

Overburden and Bedrock Materials Interval

Formation ID:	1007672762

Layer: 3
Color: 2
General Color: GREY
Mat1: 05
Most Common Material: CLAY
Mat2: 11
Mat2 Desc: GRAVEL
Mat3: 79
Mat3 Desc: PACKED
Formation Top Depth: 5.0
Formation End Depth: 15.0
Formation End Depth UOM: ft

Overburden and Bedrock Materials Interval

Formation ID: 1007672763
Layer: 4
Color: 7
General Color: RED
Mat1: 17
Most Common Material: SHALE
Mat2:
Mat2 Desc:
Mat3: 92
Mat3 Desc: WEATHERED
Formation Top Depth: 15.0
Formation End Depth: 30.0
Formation End Depth UOM: ft

Overburden and Bedrock Materials Interval

Formation ID: 1007672760
Layer: 1
Color: 6
General Color: BROWN
Mat1: 02
Most Common Material: TOPSOIL
Mat2:
Mat2 Desc:
Mat3: 77
Mat3 Desc: LOOSE
Formation Top Depth: 0.0
Formation End Depth: 1.0
Formation End Depth UOM: ft

Overburden and Bedrock Materials Interval

Formation ID: 1007672761
Layer: 2
Color: 6
General Color: BROWN
Mat1: 01
Most Common Material: FILL
Mat2: 11
Mat2 Desc: GRAVEL
Mat3: 77
Mat3 Desc: LOOSE
Formation Top Depth: 1.0
Formation End Depth: 5.0
Formation End Depth UOM: ft

Annular Space/Abandonment Sealing Record

Plug ID:	1007672771
Layer:	2
Plug From:	19
Plug To:	30
Plug Depth UOM:	ft

Annular Space/Abandonment Sealing Record

Plug ID:	1007672770
Layer:	1
Plug From:	0
Plug To:	19
Plug Depth UOM:	ft

Method of Construction & Well Use

Method Construction ID:	1007672769
Method Construction Code:	6
Method Construction:	Boring
Other Method Construction:	

Pipe Information

Pipe ID:	1007672759
Casing No:	0
Comment:	
Alt Name:	

Construction Record - Screen

Screen ID:	1007672767
Layer:	1
Slot:	10
Screen Top Depth:	20
Screen End Depth:	30
Screen Material:	5
Screen Depth UOM:	ft
Screen Diameter UOM:	inch
Screen Diameter:	2.5

Water Details

Water ID:	1007672765
Layer:	
Kind Code:	
Kind:	
Water Found Depth:	
Water Found Depth UOM:	ft

Hole Diameter

Hole ID:	1007672764
Diameter:	6.0
Depth From:	0.0

Depth To:	30.0
Hole Depth UOM:	ft
Hole Diameter UOM:	inch

13 **1 of 1** **WNW/260.3** **184.4 / 3.77** **lot 12 con 1 ON** **WWIS**

Well ID:	2802106	**Data Entry Status:**	
Construction Date:		**Data Src:**	1
Primary Water Use:	Domestic	**Date Received:**	12/7/1965
Sec. Water Use:	0	**Selected Flag:**	True
Final Well Status:	Water Supply	**Abandonment Rec:**	
Water Type:		**Contractor:**	1612
Casing Material:		**Form Version:**	1
Audit No:		**Owner:**	
Tag:		**Street Name:**	
Construction Method:		**County:**	HALTON
Elevation (m):		**Municipality:**	OAKVILLE TOWN
Elevation Reliability:		**Site Info:**	
Depth to Bedrock:		**Lot:**	012
Well Depth:		**Concession:**	01
Overburden/Bedrock:		**Concession Name:**	DS N
Pump Rate:		**Easting NAD83:**	
Static Water Level:		**Northing NAD83:**	
Flowing (Y/N):		**Zone:**	
Flow Rate:		**UTM Reliability:**	
Clear/Cloudy:			

PDF URL (Map): https://d2khazk8e83rdv.cloudfront.net/moe_mapping/downloads/2Water/Wells_pdfs/280\2802106.pdf

Additional Detail(s) (Map)

Well Completed Date:	1965/10/05
Year Completed:	1965
Depth (m):	20.7264
Latitude:	43.4975492502146
Longitude:	-79.7320693566993
Path:	280\2802106.pdf

Bore Hole Information

Bore Hole ID:	10148660	**Elevation:**	181.590667
DP2BR:	16.00	**Elevrc:**	
Spatial Status:		**Zone:**	17
Code OB:	r	**East83:**	602509.60
Code OB Desc:	Bedrock	**North83:**	4816850.00
Open Hole:		**Org CS:**	
Cluster Kind:		**UTMRC:**	5
Date Completed:	05-Oct-1965 00:00:00	**UTMRC Desc:**	margin of error : 100 m - 300 m
Remarks:		**Location Method:**	p5
Elevrc Desc:			
Location Source Date:			
Improvement Location Source:			
Improvement Location Method:			
Source Revision Comment:			
Supplier Comment:			

Overburden and Bedrock Materials Interval

Formation ID:	931427670
Layer:	3

Color:	7
General Color:	RED
Mat1:	17
Most Common Material:	SHALE
Mat2:	
Mat2 Desc:	
Mat3:	
Mat3 Desc:	
Formation Top Depth:	16.0
Formation End Depth:	68.0
Formation End Depth UOM:	ft

Overburden and Bedrock Materials Interval

Formation ID:	931427669
Layer:	2
Color:	6
General Color:	BROWN
Mat1:	05
Most Common Material:	CLAY
Mat2:	
Mat2 Desc:	
Mat3:	
Mat3 Desc:	
Formation Top Depth:	2.0
Formation End Depth:	16.0
Formation End Depth UOM:	ft

Overburden and Bedrock Materials Interval

Formation ID:	931427668
Layer:	1
Color:	
General Color:	
Mat1:	02
Most Common Material:	TOPSOIL
Mat2:	
Mat2 Desc:	
Mat3:	
Mat3 Desc:	
Formation Top Depth:	0.0
Formation End Depth:	2.0
Formation End Depth UOM:	ft

Method of Construction & Well Use

Method Construction ID:	962802106
Method Construction Code:	1
Method Construction:	Cable Tool
Other Method Construction:	

Pipe Information

Pipe ID:	10697230
Casing No:	1
Comment:	
Alt Name:	

Construction Record - Casing

Casing ID: 930252958
Layer: 2
Material: 4
Open Hole or Material: OPEN HOLE
Depth From:
Depth To: 68
Casing Diameter: 6
Casing Diameter UOM: inch
Casing Depth UOM: ft

Construction Record - Casing

Casing ID: 930252957
Layer: 1
Material: 1
Open Hole or Material: STEEL
Depth From:
Depth To: 17
Casing Diameter: 6
Casing Diameter UOM: inch
Casing Depth UOM: ft

Results of Well Yield Testing

Pump Test ID: 992802106
Pump Set At:
Static Level: 9.0
Final Level After Pumping: 14.0
Recommended Pump Depth: 55.0
Pumping Rate: 2.0
Flowing Rate:
Recommended Pump Rate: 2.0
Levels UOM: ft
Rate UOM: GPM
Water State After Test Code: 1
Water State After Test: CLEAR
Pumping Test Method: 1
Pumping Duration HR: 1
Pumping Duration MIN: 30
Flowing: No

Water Details

Water ID: 933604149
Layer: 1
Kind Code: 1
Kind: FRESH
Water Found Depth: 65.0
Water Found Depth UOM: ft

Unplottable Summary

Total: 17 Unplottable sites

DB	Company Name/Site Name	Address	City	Postal
CA	Uptown Core Lands	Lot 13, Concession 1	Oakville ON	
CA		Part of Lot 12, Concession 1	Oakville ON	
CA		Part of Lot 12, Concession 1	Oakville ON	
CA	R.M. OF HALTON	TRAFALGAR RD./REGIONAL RD. #3	MILTON TOWN ON	
CA	R.M. OF HALTON	TRAFALGAR RD.	OAKVILLE TOWN ON	
CA	Trafalgar Road Townhouse Development	Trafalgar Road	Oakville ON	
CA		Trafalgar Road	Oakville ON	
CA		Trafalgar Road	Oakville ON	
CA	Uptown Core Lands	Lot 13, Concession 1	Oakville ON	
CA	The Regional Municipality of Halton	Trafalgar Rd	Milton ON	
CA	The Regional Municipality of Halton	Trafalgar Rd	Oakville ON	
CA		Trafalgar Road	Oakville ON	
CA	R.M. OF HALTON	TRAFALGAR RD.	OAKVILLE TOWN ON	
EBR	Dundas-Trafalgar Inc.	Part of Lot 12, Concession 1 North of Dundas Oakville Regional Municipality of Halton L6H 7C2 TOWN OF OAKVILLE	ON	
ECA	The Regional Municipality of Halton	Trafalgar Rd	Milton ON	L6M 3L1
ECA	Dundas - Trafalgar Inc.	Part of Lot 12, Concession 1 North of Dundas	Oakville ON	M2N 3A1
PTTW	Dundas-Trafalgar Inc.	Dewatering for Construction of SWM Facility Part of Lot 12 Concession 1 North of Dundas, Town of Oakville, Regional Municipality of Halton REGIONAL	MUNICIPALITY OF HALTON TOWN OF OAKVILLE ON	

Unplottable Report

Site: ***Uptown Core Lands***
Lot 13, Concession 1 Oakville ON

Database: ***CA***

Certificate #:	8514-4TST3N
Application Year:	01
Issue Date:	2/12/01
Approval Type:	Municipal & Private sewage
Status:	Approved
Application Type:	New Certificate of Approval
Client Name:	Silwell Developments Limited
Client Address:	1 Yorkdale Road, Suite 510
Client City:	Toronto
Client Postal Code:	M6A 3A1
Project Description:	Storm and sanitary sewers to be constructed on Roxton Road, Gatwick Drive
Contaminants:	
Emission Control:	

Site:
Part of Lot 12, Concession 1 Oakville ON

Database: ***CA***

Certificate #:	2366-4W4RFR
Application Year:	01
Issue Date:	5/1/01
Approval Type:	Municipal & Private water
Status:	Approved
Application Type:	New Certificate of Approval
Client Name:	Penex Property (Trafalgar) Ltd.
Client Address:	370 King Street West, Suite 400
Client City:	Toronto
Client Postal Code:	M5V 1J9
Project Description:	Construction of watermains on Streets 'A' and 'B'
Contaminants:	
Emission Control:	

Site:
Part of Lot 12, Concession 1 Oakville ON

Database: ***CA***

Certificate #:	2846-4W4QYF
Application Year:	01
Issue Date:	5/1/01
Approval Type:	Municipal & Private sewage
Status:	Approved
Application Type:	New Certificate of Approval
Client Name:	Penex Property (Trafalgar) Ltd.
Client Address:	370 King Street West, Suite 400
Client City:	Toronto
Client Postal Code:	M5V 1J9
Project Description:	Construction of storm and sanitary sewers on Streets 'A' and 'B' and storm sewer only on the easement from approx. 72m north of Street 'A'
Contaminants:	
Emission Control:	

Site: ***R.M. OF HALTON***
TRAFALGAR RD./REGIONAL RD. #3 MILTON TOWN ON

Database: ***CA***

Certificate #:	3-0562-94-

Application Year: 94
Issue Date: 6/1/1994
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: ***R.M. OF HALTON***
TRAFALGAR RD. OAKVILLE TOWN ON

Database: ***CA***

Certificate #: 3-1237-89-
Application Year: 89
Issue Date: 7/7/1989
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: ***Trafalgar Road Townhouse Development***
Trafalgar Road Oakville ON

Database: ***CA***

Certificate #: 1210-5DETKS
Application Year: 02
Issue Date: 8/29/02
Approval Type: Municipal & Private sewage
Status: Approved
Application Type: New Certificate of Approval
Client Name: Manor Hill Properties Inc.
Client Address: 115 Sheppard Avenue West
Client City: Toronto
Client Postal Code: M2N 1M7
Project Description: Approval is sought for the construction of storm and sanitary sewers on Street A.
Contaminants:
Emission Control:

Site:
Trafalgar Road Oakville ON

Database: ***CA***

Certificate #: 3206-53FKG3
Application Year: 01
Issue Date: 10/15/01
Approval Type: Municipal & Private water
Status: Approved
Application Type: New Certificate of Approval
Client Name: The Corporation of the Regional Municipality of Halton
Client Address: 1151 Bronte Road
Client City: Oakville
Client Postal Code: L6M 3L1
Project Description: This application is for the construction of watermains on Trafalgar Road.
Contaminants:
Emission Control:

Site:
Trafalgar Road Oakville ON

Database:
CA

Certificate #:	4501-4RXKUF
Application Year:	00
Issue Date:	12/21/00
Approval Type:	Municipal & Private water
Status:	Approved
Application Type:	New Certificate of Approval
Client Name:	Longboat Development (1986) Corporation
Client Address:	228 Lakewood Drive
Client City:	Oakville
Client Postal Code:	L6K 1B2
Project Description:	This is an application for Municipal and Private Water Works Certificate of Approval to construct a watermain.
Contaminants:	
Emission Control:	

Site: ***Uptown Core Lands***
Lot 13, Concession 1 Oakville ON

Database:
CA

Certificate #:	0362-4TSSQJ
Application Year:	01
Issue Date:	2/12/01
Approval Type:	Municipal & Private water
Status:	Approved
Application Type:	New Certificate of Approval
Client Name:	Silwell Developments Limited
Client Address:	1 Yorkdale Road, Suite 510
Client City:	Toronto
Client Postal Code:	M6A 3A1
Project Description:	Installation of watermains on Georgian Drive, Littlewood Drive
Contaminants:	
Emission Control:	

Site: ***The Regional Municipality of Halton***
Trafalgar Rd Milton ON

Database:
CA

Certificate #:	7295-77FT9A
Application Year:	2007
Issue Date:	10/1/2007
Approval Type:	Municipal and Private Sewage Works
Status:	Approved
Application Type:	
Client Name:	
Client Address:	
Client City:	
Client Postal Code:	
Project Description:	
Contaminants:	
Emission Control:	

Site: ***The Regional Municipality of Halton***
Trafalgar Rd Oakville ON

Database:
CA

Certificate #:	9290-74AH77
Application Year:	2007
Issue Date:	6/25/2007
Approval Type:	Municipal and Private Sewage Works
Status:	Approved
Application Type:	
Client Name:	
Client Address:	
Client City:	
Client Postal Code:	

Project Description:
Contaminants:
Emission Control:

Site: ***Database:***
Trafalgar Road Oakville ON ***CA***

Certificate #:	8127-4RXLP7
Application Year:	00
Issue Date:	12/21/00
Approval Type:	Municipal & Private sewage
Status:	Approved
Application Type:	New Certificate of Approval
Client Name:	Longboat Development (1986) Corporation
Client Address:	228 Lakewood Drive
Client City:	Oakville
Client Postal Code:	L6K 1B2
Project Description:	This is an application for Municipal and Private Sewage Works Certificate of Approval to construct a sanitary sewer.
Contaminants:	
Emission Control:	

Site: ***R.M. OF HALTON*** ***Database:***
TRAFALGAR RD. OAKVILLE TOWN ON ***CA***

Certificate #:	7-1043-89-
Application Year:	89
Issue Date:	7/7/1989
Approval Type:	Municipal water
Status:	Approved
Application Type:	
Client Name:	
Client Address:	
Client City:	
Client Postal Code:	
Project Description:	
Contaminants:	
Emission Control:	

Site: ***Dundas-Trafalgar Inc.*** ***Database:***
Part of Lot 12, Concession 1 North of Dundas Oakville Regional Municipality of Halton L6H 7C2 TOWN OF OAKVILLE ON ***EBR***

EBR Registry No:	012-6924	***Decision Posted:***	
Ministry Ref No:	7169-A7GJ5N	***Exception Posted:***	
Notice Type:	Instrument Decision	***Section:***	
Notice Stage:		***Act 1:***	
Notice Date:	May 19, 2016	***Act 2:***	
Proposal Date:	February 29, 2016	***Site Location Map:***	
Year:	2016		

Instrument Type:	(EPA Part II.1-sewage) - Environmental Compliance Approval (project type: sewage)
Off Instrument Name:	
Posted By:	
Company Name:	Dundas-Trafalgar Inc.
Site Address:	
Location Other:	
Proponent Name:	
Proponent Address:	90 Sheppard avenue East , 500, Toronto Ontario, Canada M2N 3A1
Comment Period:	
URL:	

Site Location Details:

Part of Lot 12, Concession 1 North of Dundas Oakville Regional Municipality of Halton L6H 7C2 TOWN OF OAKVILLE

Site: ***The Regional Municipality of Halton***
Trafalgar Rd Milton ON L6M 3L1

Database: ***ECA***

Approval No:	7295-77FT9A	***MOE District:***	
Approval Date:	2007-10-01	***City:***	
Status:	Approved	***Longitude:***	
Record Type:	ECA	***Latitude:***	
Link Source:	IDS	***Geometry X:***	
SWP Area Name:		***Geometry Y:***	
Approval Type:	ECA-MUNICIPAL AND PRIVATE SEWAGE WORKS		
Project Type:	MUNICIPAL AND PRIVATE SEWAGE WORKS		
Business Name:	The Regional Municipality of Halton		
Address:	Trafalgar Rd		
Full Address:			
Full PDF Link:	https://www.accessenvironment.ene.gov.on.ca/instruments/1642-77EH7B-14.pdf		

Site: ***Dundas - Trafalgar Inc.***
Part of Lot 12, Concession 1 North of Dundas Oakville ON M2N 3A1

Database: ***ECA***

Approval No:	5527-A5FJZQ	***MOE District:***	
Approval Date:	2015-12-30	***City:***	
Status:	Revoked and/or Replaced	***Longitude:***	
Record Type:	ECA	***Latitude:***	
Link Source:	IDS	***Geometry X:***	
SWP Area Name:		***Geometry Y:***	
Approval Type:	ECA-MUNICIPAL AND PRIVATE SEWAGE WORKS		
Project Type:	MUNICIPAL AND PRIVATE SEWAGE WORKS		
Business Name:	Dundas - Trafalgar Inc.		
Address:	Part of Lot 12, Concession 1 North of Dundas		
Full Address:			
Full PDF Link:	https://www.accessenvironment.ene.gov.on.ca/instruments/0125-A57PWY-14.pdf		

Site: ***Dundas-Trafalgar Inc.***
Dewatering for Construction of SWM Facility Part of Lot 12 Concession 1 North of Dundas, Town of Oakville, Regional Municipality of Halton REGIONAL MUNICIPALITY OF HALTON TOWN OF OAKVILLE ON

Database: ***PTTW***

EBR Registry No:	012-6537	***Decision Posted:***	
Ministry Ref No:	3028-A65HL3	***Exception Posted:***	
Notice Type:	Instrument Decision	***Section:***	
Notice Stage:		***Act 1:***	
Notice Date:	March 09, 2016	***Act 2:***	
Proposal Date:	January 25, 2016	***Site Location Map:***	
Year:	2016		
Instrument Type:	(OWRA s. 34) - Permit to Take Water		
Off Instrument Name:			
Posted By:			
Company Name:	Dundas-Trafalgar Inc.		
Site Address:			
Location Other:			
Proponent Name:			
Proponent Address:	90 Sheppard Avenue East , Suite 500, Toronto Ontario, Canada M2N 3A1		
Comment Period:			
URL:			

Site Location Details:

Dewatering for Construction of SWM Facility Part of Lot 12 Concession 1 North of Dundas, Town of Oakville, Regional Municipality of Halton REGIONAL MUNICIPALITY OF HALTON TOWN OF OAKVILLE

Appendix: Database Descriptions

Environmental Risk Information Services (ERIS) can search the following databases. The extent of historical information varies with each database and current information is determined by what is publicly available to ERIS at the time of update. ***Note:*** *Databases denoted with " * " indicates that the database will no longer be updated. See the individual database description for more information.*

Abandoned Aggregate Inventory: Provincial AAGR

The MAAP Program maintains a database of abandoned pits and quarries. Please note that the database is only referenced by lot and concession and city/town location. The database provides information regarding the location, type, size, land use, status and general comments.*

Government Publication Date: Sept 2002*

Aggregate Inventory: Provincial AGR

The Ontario Ministry of Natural Resources maintains a database of all active pits and quarries. The database provides information regarding the registered owner/operator, location name, operation type, approval type, and maximum annual tonnage.

Government Publication Date: Up to Sep 2020

Abandoned Mine Information System: Provincial AMIS

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

Government Publication Date: 1800-Oct 2018

Anderson's Waste Disposal Sites: Private ANDR

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

Government Publication Date: 1860s-Present

Aboveground Storage Tanks: Provincial AST

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

Government Publication Date: May 31, 2014

Automobile Wrecking & Supplies: Private AUWR

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

Government Publication Date: 1999-Dec 31, 2020

Borehole: Provincial BORE

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

Government Publication Date: 1875-Jul 2018

Certificates of Approval: Provincial CA

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

Government Publication Date: 1985-Oct 30, 2011*

Dry Cleaning Facilities: Federal CDRY

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

Government Publication Date: Jan 2004-Dec 2018

Commercial Fuel Oil Tanks: Provincial CFOT

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

Government Publication Date: Jul 31, 2020

Chemical Manufacturers and Distributors: Private CHEM

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

Government Publication Date: 1999-Jan 31, 2020

Chemical Register: Private CHM

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

Government Publication Date: 1999-Dec 31, 2020

Compressed Natural Gas Stations: Private CNG

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

Government Publication Date: Dec 2012 -Apr 2021

Inventory of Coal Gasification Plants and Coal Tar Sites: Provincial COAL

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

Government Publication Date: Apr 1987 and Nov 1988*

Compliance and Convictions: Provincial CONV

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

Government Publication Date: 1989-Nov 2020

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-May 31, 2021

Drill Hole Database: Provincial DRL

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

Government Publication Date: 1886 - Sep 2020

Delisted Fuel Tanks: Provincial DTNK

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

Government Publication Date: Jul 31, 2020

Environmental Activity and Sector Registry: Provincial EASR

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

Government Publication Date: Oct 2011- Jun 30, 2021

Environmental Registry: Provincial EBR

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

Government Publication Date: 1994-May 31, 2021

Environmental Compliance Approval: Provincial ECA

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

Government Publication Date: Oct 2011- Jun 30, 2021

Environmental Effects Monitoring: Federal EEM

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

Government Publication Date: 1992-2007*

ERIS Historical Searches: Private EHS

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

Government Publication Date: 1999-Jan 31, 2021

Environmental Issues Inventory System: Federal EIIS

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

Government Publication Date: 1992-2001*

Emergency Management Historical Event: Provincial EMHE

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

Government Publication Date: Dec 31, 2016

Environmental Penalty Annual Report: Provincial EPAR

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

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

List of Expired Fuels Safety Facilities: Provincial EXP

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

Government Publication Date: Jul 31, 2020

Federal Convictions: Federal FCON

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

Government Publication Date: 1988-Jun 2007*

Contaminated Sites on Federal Land: Federal FCS

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

Government Publication Date: Jun 2000-Apr 2021

Fisheries & Oceans Fuel Tanks: Federal FOFT

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

Government Publication Date: 1964-Sep 2019

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

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

Government Publication Date: May 31, 2018

Fuel Storage Tank: Provincial FST

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

Government Publication Date: Jul 31, 2020

Fuel Storage Tank - Historic: Provincial FSTH

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

Government Publication Date: Pre-Jan 2010*

Ontario Regulation 347 Waste Generators Summary: Provincial GEN

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

Government Publication Date: 1986-Apr 30, 2021

Greenhouse Gas Emissions from Large Facilities: Federal GHG

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

Government Publication Date: 2013-Dec 2019

TSSA Historic Incidents: Provincial HINC

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

Government Publication Date: 2006-June 2009*

Indian & Northern Affairs Fuel Tanks: Federal IAFT

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

Government Publication Date: 1950-Aug 2003*

Fuel Oil Spills and Leaks: Provincial INC

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

Government Publication Date: Jul 31, 2020

Landfill Inventory Management Ontario: Provincial LIMO

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

Government Publication Date: Feb 28, 2019

Canadian Mine Locations: Private MINE

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

Government Publication Date: 1998-2009*

Mineral Occurrences: Provincial MNR

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

Government Publication Date: 1846-Dec 2020

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

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

Government Publication Date: 1974-1994*

Non-Compliance Reports: Provincial NCPL

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

Government Publication Date: Dec 31, 2019

National Defense & Canadian Forces Fuel Tanks: Federal NDFT

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

Government Publication Date: Up to May 2001*

National Defense & Canadian Forces Spills: Federal NDSP

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

Government Publication Date: Mar 1999-Apr 2018

National Defence & Canadian Forces Waste Disposal Sites: Federal NDWD

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

Government Publication Date: 2001-Apr 2007*

National Energy Board Pipeline Incidents: Federal NEBI

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

Government Publication Date: 2008-Mar 31, 2021

National Energy Board Wells: Federal NEBP

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

Government Publication Date: 1920-Feb 2003*

National Environmental Emergencies System (NEES): Federal NEES

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

Government Publication Date: 1974-2003*

National PCB Inventory: Federal NPCB

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

Government Publication Date: 1988-2008*

National Pollutant Release Inventory: Federal NPRI

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

Government Publication Date: 1993-May 2017

Oil and Gas Wells: Private OGWE

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

Government Publication Date: 1988-Feb 28, 2021

Ontario Oil and Gas Wells: Provincial OOGW

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

Government Publication Date: 1800-Jun 2020

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-Apr 30, 2021

Canadian Pulp and Paper: Private PAP

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

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

Parks Canada Fuel Storage Tanks: Federal PCFT

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

Government Publication Date: 1920-Jan 2005*

Pesticide Register: Provincial PES

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

Government Publication Date: Oct 2011- Jun 30, 2021

Pipeline Incidents: Provincial PINC

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

Government Publication Date: Oct 31, 2020

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-May 31, 2021

Ontario Regulation 347 Waste Receivers Summary: Provincial REC

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

Government Publication Date: 1986-1990, 1992-2018

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-May 2021

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-Dec 31, 2020

Scott's Manufacturing Directory: Private SCT

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

Government Publication Date: 1992-Mar 2011*

Ontario Spills: Provincial SPL

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

Government Publication Date: 1988-Aug 2020

Wastewater Discharger Registration Database: Provincial SRDS

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

Government Publication Date: 1990-Dec 31, 2018

Anderson's Storage Tanks: Private TANK

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

Government Publication Date: 1915-1953*

Transport Canada Fuel Storage Tanks: Federal TCFT

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

Government Publication Date: 1970 - Dec 2020

Variances for Abandonment of Underground Storage Tanks: Provincial VAR

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

Government Publication Date: Jul 31, 2020

Waste Disposal Sites - MOE CA Inventory: Provincial WDS

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

Government Publication Date: Oct 2011- Jun 30, 2021

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

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

Government Publication Date: Up to Oct 1990*

Water Well Information System: Provincial WWIS

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

Government Publication Date: Apr 30, 2021

Definitions

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

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

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

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

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

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

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

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

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

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

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

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

APPENDIX D

PHOTOGRAPHS OF TYPICAL SITE CONDITIONS

Photograph 1	
Central / northern portion of the Site, facing east.	

Photograph 2	
Central portion of the Site, facing south.	

LANDTEK LIMITED

Project No.	21262	Date: December 2023
Phase One ESA 3275 Trafalgar Road Oakville, Ontario		
Title:	Typical Site Condition Photographs	

Photograph 3	
Central portion of the Site, facing east. Former wetland area.	

Photograph 4	
Central / northern portion of the Site, facing southwest.	

LANDTEK LIMITED

Project No. 21262	Date: December 2023
Phase One ESA 3275 Trafalgar Road Oakville, Ontario	
Title:	Typical Site Condition Photographs

Photograph 5	
Central portion of the Site, facing southeast.	

Photograph 6	
Northern portion of the Site, facing east.	

LANDTEK LIMITED

Project No. 21262	Date: December 2023
Phase One ESA 3275 Trafalgar Road Oakville, Ontario	
Title:	Typical Site Condition Photographs

Photograph 2	
Exterior of 3275 Trafalgar, facing northeast.	

LANDTEK LIMITED

Project No. 21262	Date: December 2023
Phase One ESA 3275 Trafalgar Road Oakville, Ontario	
Title:	Typical Site Condition Photographs