



Ministry of
Environment

CERTIFICATE OF COMPLIANCE
(Pursuant to Section 53 of the *Environmental Management Act*)

THIS IS TO CERTIFY that as of the date indicated below, the site identified in Schedule A of this Certificate of Compliance has been satisfactorily remediated to meet the applicable Contaminated Sites Regulation remediation standards.

This Certificate of Compliance is qualified by the requirements and conditions specified in Schedule B.

The substances for which remediation has been satisfactorily completed and for which this Certificate of Compliance is valid are listed in Schedule C.

I have issued this Certificate of Compliance based on a review of relevant information including the documents listed in Schedule D. I, however, make no representation or warranty as to the accuracy or completeness of that information.

A Director may rescind this Certificate of Compliance if requirements and conditions imposed in the Certificate of Compliance are not complied with or any fees payable under Part 4 of the Act or regulations are outstanding.

This Certificate of Compliance should not be construed as an assurance that there are no hazards present at the site.

The substances to which this Certificate of Compliance applies migrated to the site from a neighbouring source. It should not be assumed that this Certificate of Compliance certifies the remediation of all contaminants at the site.

OCT 29 2015

Date Issued

A handwritten signature in black ink, appearing to be "Peter Kickham".

Peter Kickham
For Director, *Environmental Management Act*

Schedule A

The site covered by this Certificate of Compliance is a management area located at 213 East King Edward Ave, Vancouver, British Columbia which is more particularly known and described as:

Commencing at the southwest corner of a portion of Lot F (See 595274L), Block A, District Lot 301, Plan 5112.

Thence, at a bearing of 1 degree 4 minutes 8 seconds a distance of 22.35 m.

Thence, at a bearing of 91 degrees 22 minutes 14 seconds a distance of 5.85 m.

Thence, at a bearing of 181 degrees 4 minutes 8 seconds a distance of 22.37 m.

Thence, at a bearing of 271 degrees 33 minutes 52 seconds a distance of 5.85 m to the point of commencement, and comprising an area of 130.89 m².

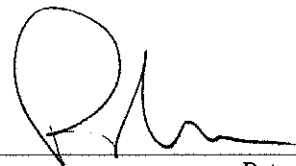
The site contains part of legal parcel depicted in an engineering drawing (130323-102) prepared by the Environment & Water business unit of SNC-Lavalin Inc., on February 11, 2015.

The approximate centre of the site using the NAD (North American Datum) 1983 convention is:

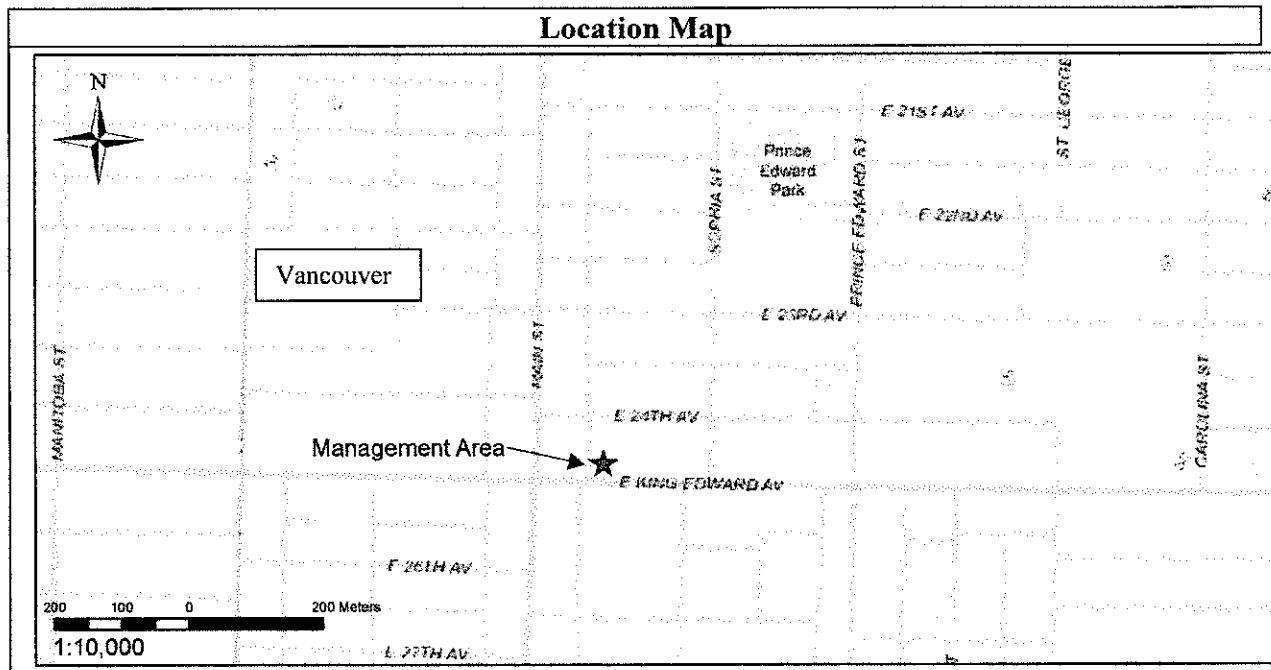
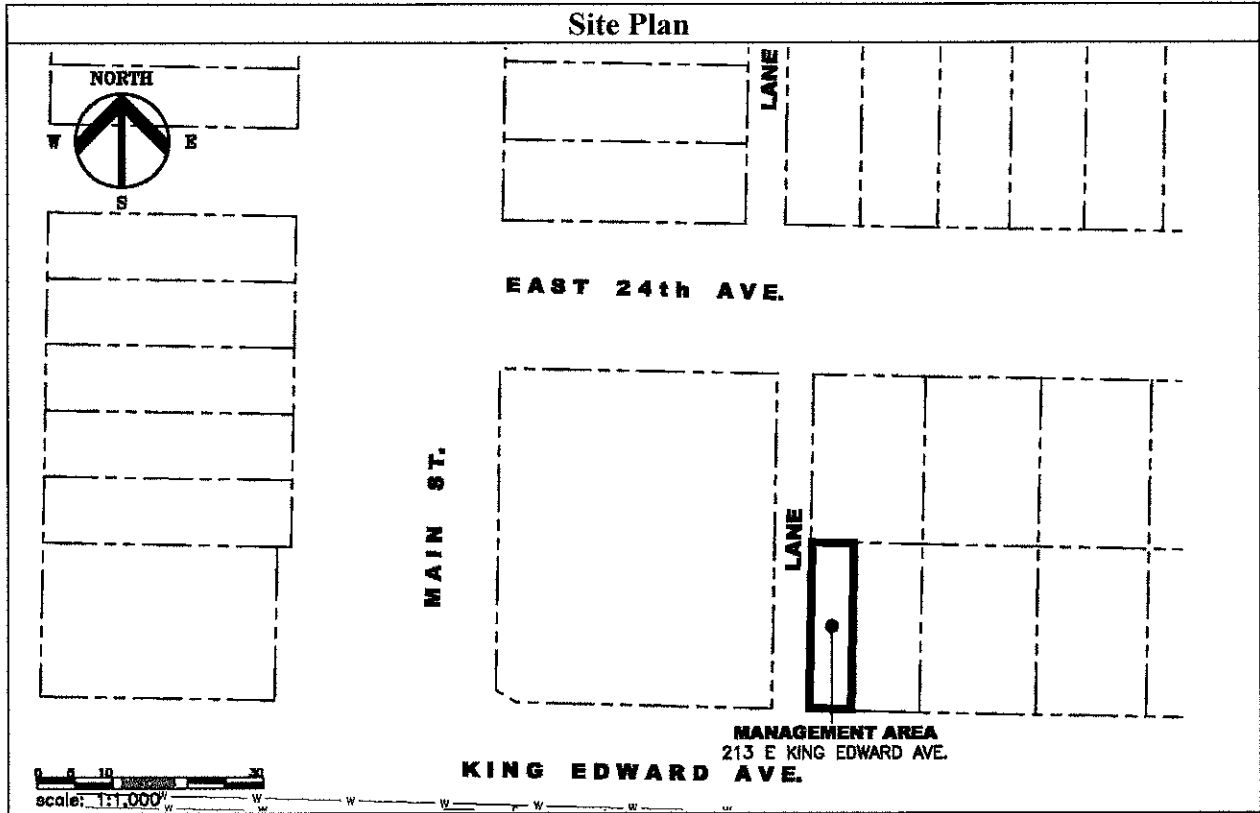
Latitude: 49° 14' 56.2"
Longitude: 123° 06' 0.90"

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Schedule B

Requirements and Conditions

1. Any changes in land, vapour or water uses must be promptly identified by the responsible person in a written submission to the Director. An application for an amendment or new Certificate of Compliance may be necessary. The uses to which this condition applies are described in Schedule C and in the site investigation documents listed in Schedule D.

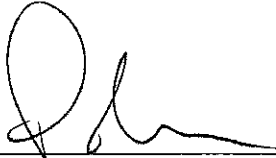
The documents listed in Schedule D indicate that vapour attenuation factors were applied to meet Contaminated Sites Regulation risk-based standards at the Management Area. These vapour attenuation factors were selected based on assumptions about the structures, locations and depths of trenches expected at the site. These assumptions include the following:

- (a) Buildings at the Management Area and on surrounding properties will either be of slab on grade construction or will have a maximum slab depth of 3 m below current grade.

Any inconsistencies that arise between the structures, locations and depths of proposed range of structures, assumed in the selection of vapour attenuation factors in the documents listed in Schedule D must be promptly identified by the responsible person in a written submission to the Director. An application for an amendment or new Certificate of Compliance may be necessary.

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Schedule C
Substances and Uses

Substances remediated in soil for residential land soil use:

To meet numerical remediation standards:

- VPHs.

Substances remediated in water for drinking water use:

To meet numerical remediation standards:

- Ethylbenzene, toluene.

Substances remediated in soil vapour for residential land vapour use:

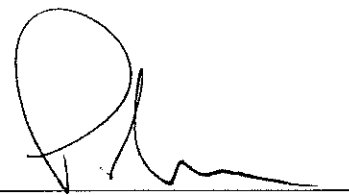
To meet numerical remediation standards:

- Benzene;
- VPHv;
- n-Hexane; and
- 1,2,4-Trimethylbenzene.

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Site Identification Number 16179
Version 8.0 R



Peter Kickham
For Director, *Environmental Management Act*

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Schedule D

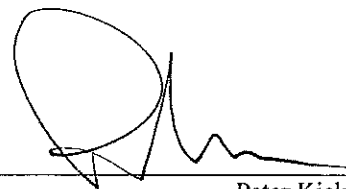
Documents

Summary of Site Condition for Chew MA (213 East King Edward Avenue, Vancouver, BC), prepared by SNC-Lavalin Inc., Environment & Water., dated May 21, 2015; and

Updated Stage 1 PSI, Detailed Site Investigation, Confirmation of Remediation, Management Area Adjacent to Former Shell Site, 4000 Main Street, Vancouver, Location Code: C01211 prepared by SNC-Lavalin Inc., Environment & Water, dated April 1, 2015.

OCT 29 2015

Date Issued



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For Director, *Environmental Management Act*