



Ministry of
Environment

FINAL DETERMINATION
(Pursuant to Section 44 of the *Environmental Management Act*)

I have made a Final Determination that the site identified in Schedule A of this document is **not** a contaminated site.

This Final Determination is qualified by the requirements and conditions specified in Schedule B.

The site **does not have** concentrations of the substances specified in Schedule C that exceed the applicable standards and criteria prescribed in the Contaminated Sites Regulation for determining whether a site is a contaminated site.

I have issued this Final Determination 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.

This Final Determination should not be construed as an assurance that there are no hazards present at the site.

March 9, 2016
Date Issued

A handwritten signature in black ink, appearing to read "Alan W. McCammon".

Alan W. McCammon
For Director, *Environmental Management Act*

Schedule A

The site covered by this Final Determination is located south of Highway 1 and north of 96th Avenue, Surrey, British Columbia which is more particularly known and described as:

That Part Of District Lot 121 Group 2 New Westminster District Shown On Plan
EPP56136

PID: 029-687-322

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

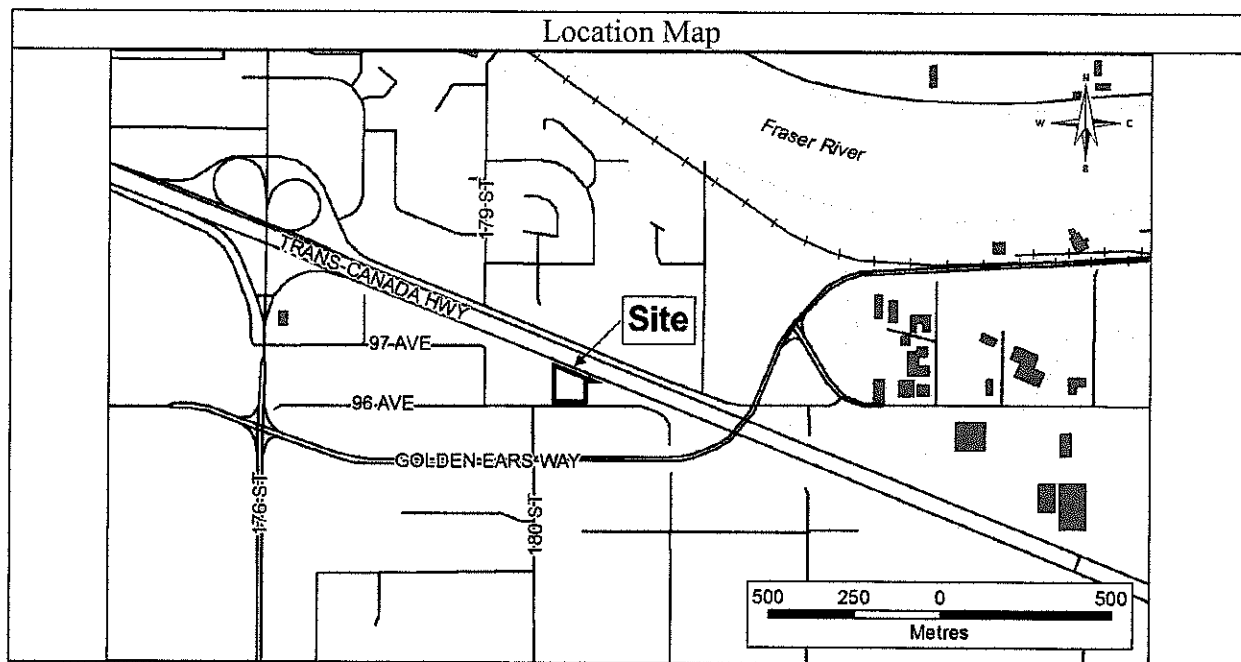
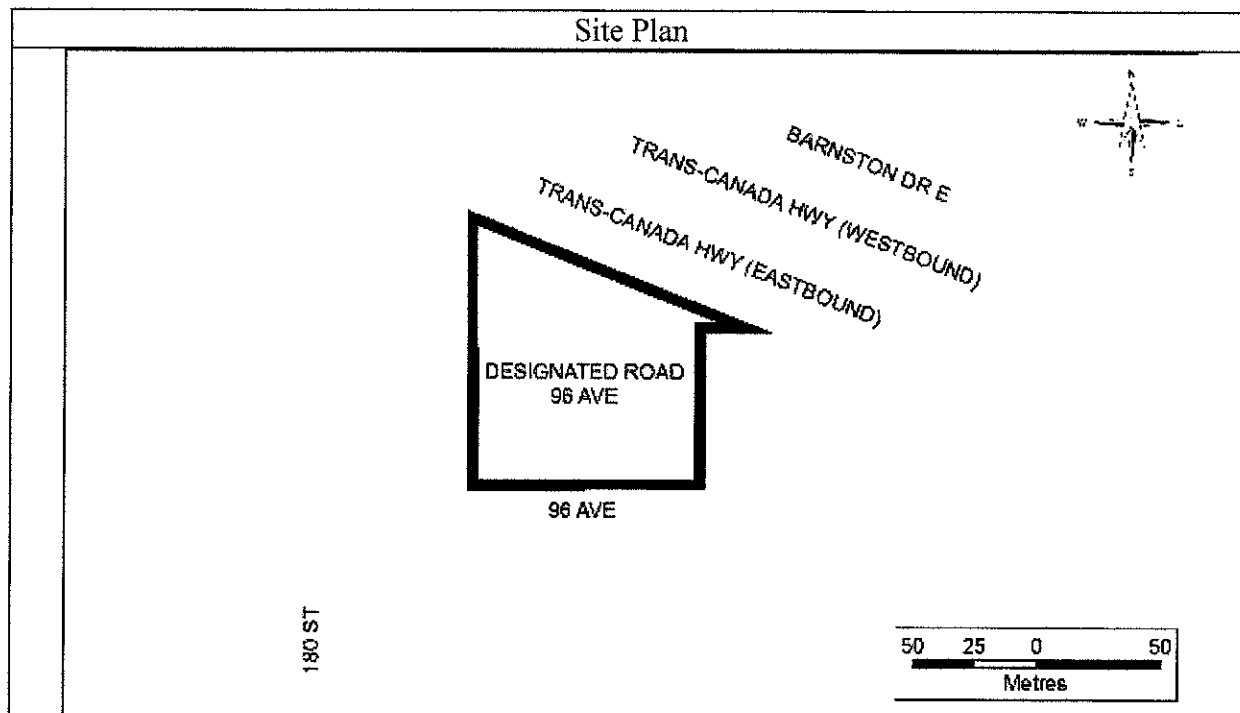
Latitude:	49°	10'	38.65"
Longitude:	122°	43'	20.45"

March 9, 2016


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For Director, *Environmental Management Act*



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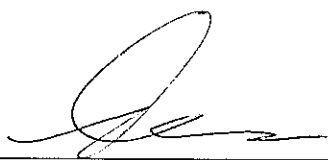

 Alan W. McCammon
 For Director, *Environmental Management Act*

Schedule B
Requirements and Conditions

This Schedule contains no requirements or conditions.

March 9, 2016
Date Issued

SITE Identification Number 18585
Version 8.0 R



Alan W. McCammon
For Director, *Environmental Management Act*

Schedule C

Substances and Uses

Substances evaluated in soil for residential land soil use:

To meet numerical remediation standards prescribed for defining whether a site is contaminated:

- Antimony, arsenic, barium, beryllium, cadmium, chromium, cobalt, copper, lead, lithium, manganese, mercury, molybdenum, nickel, selenium, silver, strontium, tin, uranium, vanadium, and zinc;
- VPHs, LEPHs, and HEPHs;
- Benzene, ethylbenzene, methyl tert-butyl ether, styrene, toluene, and xylene;
- Benz[a]anthracene, benzo[a]pyrene, benzo[b]fluoranthene, benzo[k]fluoranthene, dibenz[a,h]anthracene, indeno [1,2,3-cd] pyrene, naphthalene, phenanthrene, and pyrene.

March 9, 2016

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Alan W. McCammon
For Director, *Environmental Management Act*

Schedule D

Documents

- *Summary of Site Condition*, prepared by Don Williams / Tetra Tech EBA Inc., dated November 2015;
- *Stage 2 Preliminary Site Investigation, 17937 – 96 Avenue; Part of District Lot 121 – 96 Avenue; and 18087 – 96 Avenue, Surrey, BC*, prepared by Lora Paul and Don Williams / Tetra Tech EBA Inc., dated November 2015; and
- *Stage 1 Preliminary Site Investigation, Part of District Lot 121 96th Avenue, Surrey, BC* prepared by Brian Beulah, Lora Paul, and Don Williams / Tetra Tech EBA Inc., dated November 2015.

March 9, 2016

Date Issued



Alan W. McCammon
For Director, *Environmental Management Act*