



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.

June 29, 2016
Date Issued


Lavinia Zanini, P.Geo.
For Director, *Environmental Management Act*

Schedule A

The site covered by this Certificate of Compliance is located on a portion (management area) of 438 Birch Avenue, 100 Mile House, British Columbia which is more particularly known and described as:

The 438 Birch site - Commencing at the southwest corner of Lot 1 District Lot 32 Lillooet District Plan 29403 Except Plan KAP44592.

Thence, at a bearing of 9 degrees 52 minutes 36 seconds a distance of 11.4 m.

Thence, at a bearing of 99 degrees 57 minutes 25 seconds a distance of 22.4 m.

Thence, at a bearing of 61 degrees 33 minutes 41 seconds a distance of 8.8 m.

Thence, at a bearing of 181 degrees 5 minutes 55 seconds a distance of 3.9 m.

Thence, at a bearing of 186 degrees 18 minutes 0 seconds a distance of 2.1 m.

Thence, at a bearing of 186 degrees 26 minutes 17 seconds a distance of 11.6 m.

Thence, at a bearing of 281 degrees 12 minutes 31 seconds a distance of 30.7 m to the point of commencement, and comprising an area of 376.5 m².

PID: Portion of 004-325-478

The site contains part of legal parcel depicted in an engineering drawing 132814-420 prepared by SNC-Lavalin Inc., Environment and Water, on March 2, 2016.

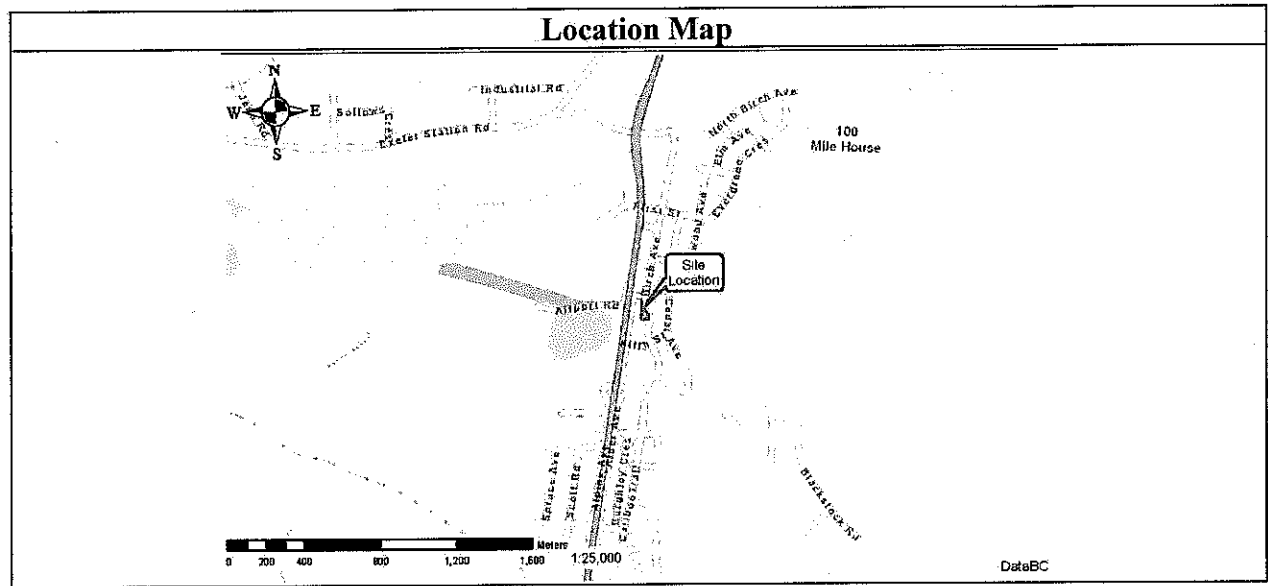
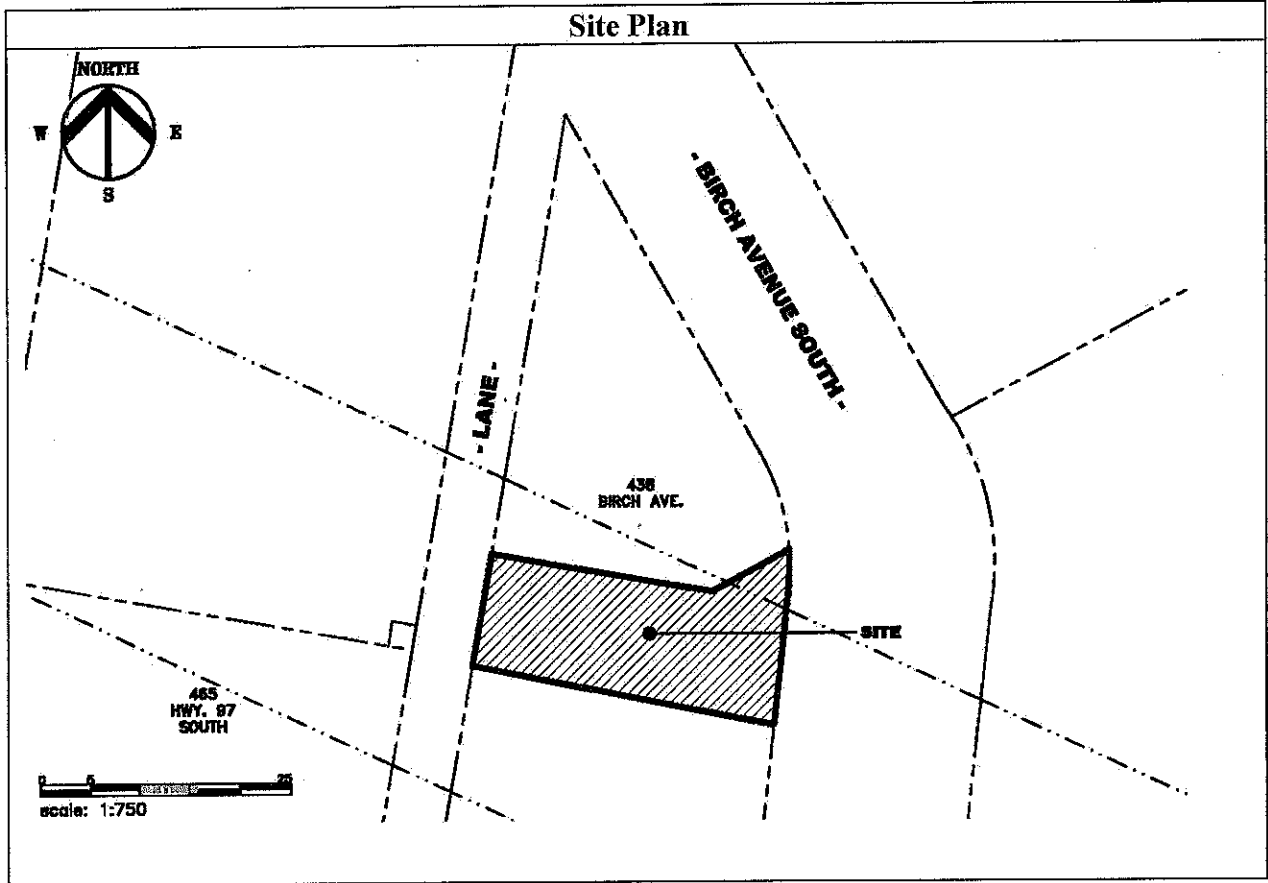
The approximate centre of the site using the NAD (North American Datum) 1983 convention is:

Latitude: 51° 38' 28.6"
Longitude: 121° 17' 46.4"

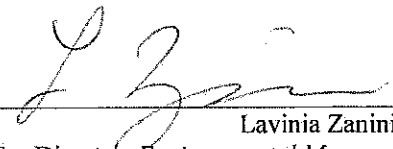
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Schedule B

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 numerical standards at the site. These vapour attenuation factors were selected based on assumptions about the structures, locations and depths of buildings existing or expected at the site. These assumptions include the following:

- (a) That no buildings will be constructed over the Spectra/Pembina right-of-way portion of the site.
- (b) Future buildings on the site outside of the Spectra/Pembina right-of-way must be slab on-grade.

Any inconsistencies that arise between the structures, locations and depths of proposed or constructed buildings at the site and the range of structures, locations and depths of buildings 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.

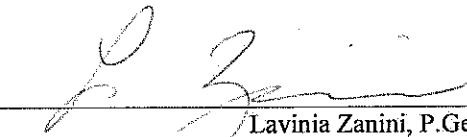
2. The principal risk controls which must be present or implemented and must be maintained at the site include the following:
 - (a) Groundwater must not be used as a drinking water source.
3. If requested by the Director, the responsible person must provide a signed statement indicating whether the principal risk controls listed in clause 2 of this Schedule have been and continue to be met. This may include providing a signed statement by an Approved Professional.
4. Performance verification must be undertaken as specified in the Performance Verification Plan listed in Schedule D or as specified in a modification of the plan approved by the Director.

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5. Where required under a Performance Verification Plan for the site, records of performance verification actions and results must be maintained by the responsible person or their agent. The records must be available for inspection by the Director.
6. The Director must be notified promptly by the persons responsible for the site if performance verification actions indicate that any institutional and engineering controls required in clause 2 of this Schedule are not being met. The following information must be submitted to the Director with the notification, or as soon as practicable thereafter:
 - (a) The time period over which institutional and engineering controls did not meet the requirements of Schedule B;
 - (b) The nature of the excursions;
 - (c) The temporary or permanent corrective measures implemented or to be implemented;
 - (d) An implementation schedule; and
 - (e) Supporting documentation.
7. If requested by the Director, a report signed by an Approved Professional must be submitted for review to the Director and must include the following:
 - (a) An evaluation of the performance of the institutional and engineering controls;
 - (b) Recommendations for modification of any plans referenced above, along with supporting rationale;
 - (c) Interpretation of current and cumulative results of the performance verification actions undertaken according to the plans described in clause 4 above; and
 - (d) Supporting documentation.

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Schedule C

Substances and Uses

Substances remediated in soil for commercial land soil use:

To meet risk-based remediation standards:

- Benzene.

Substances remediated in water for drinking water use:

To meet risk-based remediation standards:

- Benzene, ethylbenzene, and toluene.


Substances remediated in water for freshwater aquatic life water use:

To meet risk-based remediation standards:

- Toluene;
- VPHw; and
- Naphthalene.

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Schedule D

Documents

Summary of Site Condition (for 438 Birch Avenue) prepared by SNC-Lavalin Inc., dated March 21, 2016;

Performance Verification Plan, 438 Birch Avenue, Near the Former Shell Service Station, 465 South Highway 97, 100 Mile House, BC, Location Code: C44020, Site ID: 11307, prepared by SNC-Lavalin Inc., dated March 8, 2016;

Summary of Communication in Regards to the CoFC Application for the Off-Site Management Area and Properties Associated with the Former Shell Service Station (Turbo Branded) at 465 South Highway 97, 100 Mile House, British Columbia, Location Code: C44020 (MoE Site No. 11307), prepared by SNC-Lavalin Inc., dated March 7, 2016;

Human Health and Ecological Risk Assessment, Former Shell Service Station, 465 Highway 97S, 100 Mile House, BC and Adjacent Management Area, Location Code: C44020, prepared by SNC-Lavalin Inc., dated March 4, 2016; and

Preliminary Site Investigation, Detailed Site Investigation, Decommissioning and Remediation, Former Shell Service Station, 465 Highway 97S, 100 Mile House, BC and Adjacent Management Area, Location Code: C44020, prepared by SNC-Lavalin Inc., dated March 2, 2016.

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