



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 and criteria.

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.

February 21, 2017  
Date Issued



Peter Kickham  
For Director, *Environmental Management Act*

## Schedule A

The site covered by this Certificate of Compliance is a portion of the lands at 8675 Granville Street, located adjacent to and south of 8655 Granville Street, Vancouver, British Columbia, which is more particularly known and described as:

Portion of Lot 15, Except Part in Explanatory Plan 17437, Now Road, Block F, District Lot 318, Plan 2978, described by the following metes and bounds:

Commencing at southeast corner of PID: 009-430-105, Lot D, Block F, District Lot 318, Plan 21521;

Thence, 19.9 m at a bearing of 181 degrees 25 minutes 10 seconds;

Thence, 16.8 m at a bearing of 271 degrees 25 minutes 20 seconds;

Thence, 7.3 m at a bearing of 1 degree 25 minutes 10 seconds;

Thence, 0.9 m at a bearing of 271 degrees 25 minutes 20 seconds;

Thence, 1.1 m at a bearing of 181 degrees 25 minutes 10 seconds;

Thence, 2.3 m at a bearing of 271 degrees 25 minutes 20 seconds;

Thence, 2.0 m at a bearing of 181 degrees 25 minutes 10 seconds;

Thence, 8.7 m at a bearing of 271 degrees 25 minutes 20 seconds;

Thence, 4.7 m at a bearing of 1 degree 25 minutes 10 seconds;

Thence, 2.3 m at a bearing of 333 degrees 17 minutes 1 second;

Thence, 9.0 m at a bearing of 1 degree 25 minutes 10 seconds;

Thence, 29.7 m at a bearing of 91 degrees 25 minutes 20 seconds, to the point of commencement, and comprising of an area of 521 m<sup>2</sup>.

PID: portion of 002-608-031

As depicted on Drawing 131001-304 prepared by SNC-Lavalin Inc. (SNC-Lavalin) and contained in the Site Investigation and Remediation report, dated January 14, 2016, listed in Schedule D.

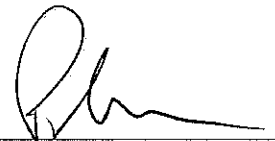
The approximate centre of the site using the NAD (North American Datum) 1983 convention is:

Latitude: 49° 12' 26.9"

Longitude: 123° 8' 27.8"

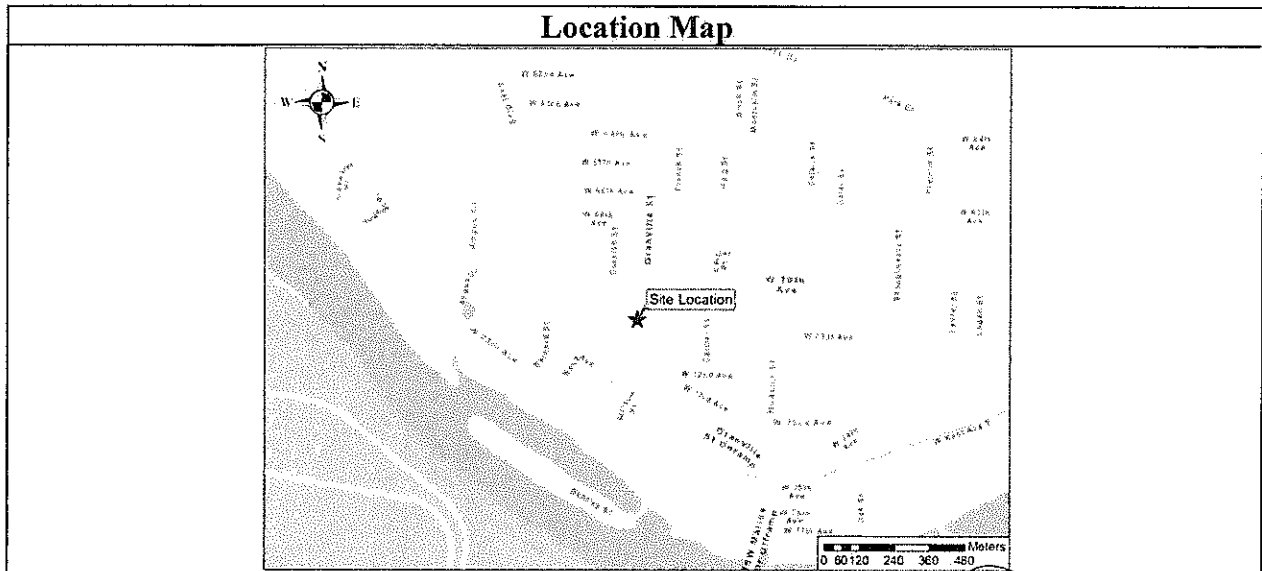
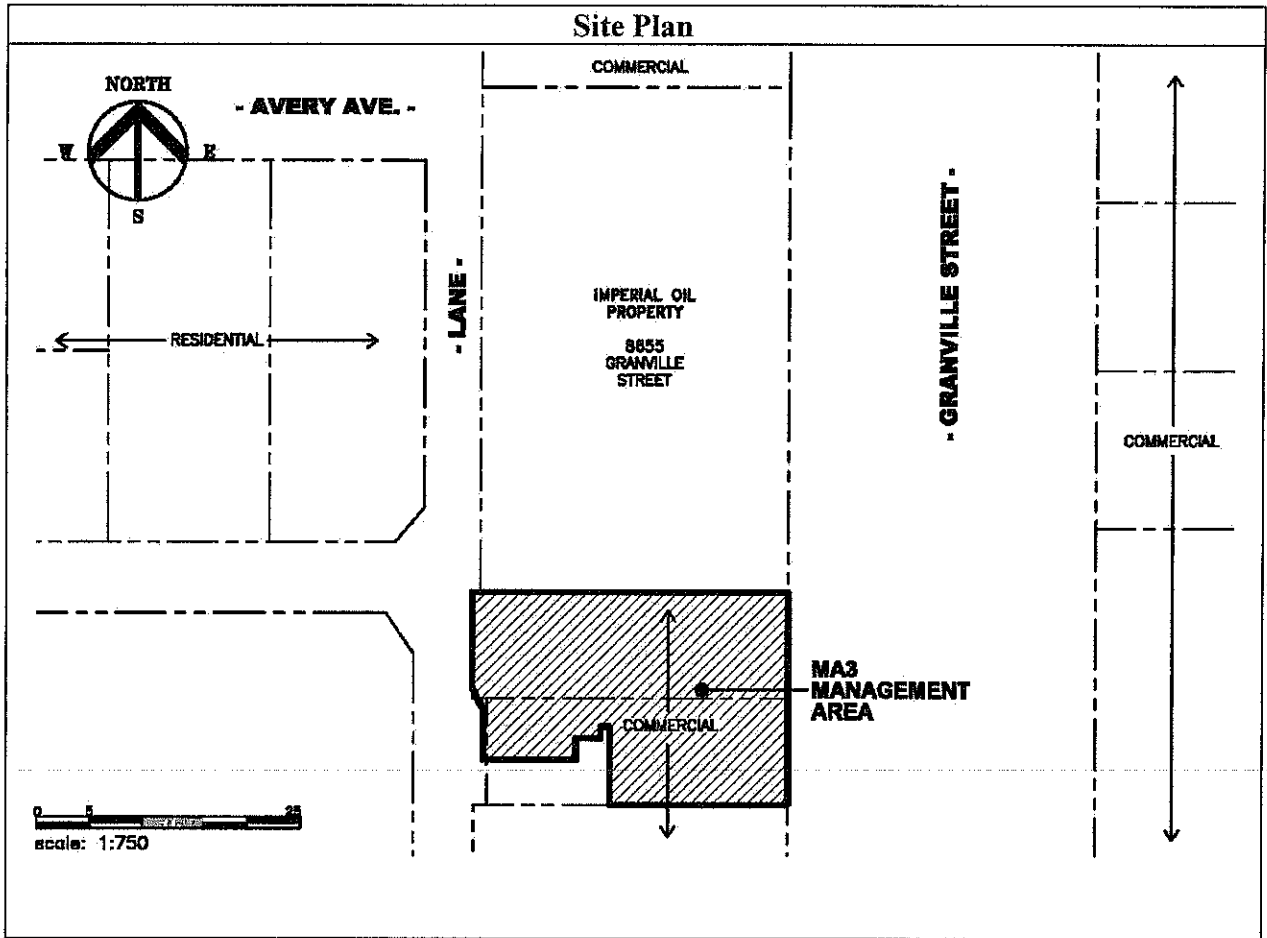
February 21, 2017

Date Issued

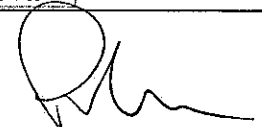


Peter Kickham

For Director, *Environmental Management Act*



February 21, 2017  
Date Issued

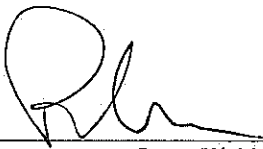
  
 Peter Kickham  
 For Director, Environmental Management Act

## Schedule B

### Requirements and Conditions

1. Any changes in land, vapour, or water uses must be promptly identified by the responsible persons 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.
2. The principal risk controls which must be present or implemented and must be maintained at the site include the following:
  - a) The current building on MA3 will remain in place, and no additional buildings will be constructed on MA3 in the future.
3. 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.
4. Where required under a Performance Verification Plan for the site, records of performance verification actions and results must be maintained by the responsible persons or their agent. The records must be available for inspection by the Director.
5. The Director must be notified promptly by the persons responsible for the site if performance verification actions indicate that any institutional 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 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.
6. 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 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 plan described in clause 4 above; and
  - (d) Supporting documentation.

February 21, 2017  
Date Issued

  
Peter Kickham  
For Director, *Environmental Management Act*

## Schedule C

### Substances and Uses

#### *Substances remediated in soil for commercial land soil use:*

To meet risk-based remediation standards:

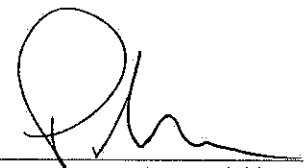
- VPHs and LEPHs.

#### *Substances remediated in vapour for commercial land vapour use:*

To meet risk-based remediation standards:

- Acetone and trichloroethylene (TCE).

February 21, 2017  
Date Issued



Peter Kickham  
For Director, *Environmental Management Act*

## Schedule D

### Documents

*Summary of Site Condition (Management Area 3 for Site ID: 6086), SNC-Lavalin Inc., April 2016;*

*Performance Verification Plan, Management Area associated with Former Service Station at 8655 Granville Street, Vancouver, BC, SNC-Lavalin Inc., January 18, 2016;*


*Human Health and Ecological Risk Assessment, Former Service Station and Associated Management Areas, 8655 Granville Street, Vancouver, BC, SNC-Lavalin Inc., January 18, 2016;*

*Site Investigation and Remediation, Former Service Station, 8655 Granville Street, BC, SNC-Lavalin Inc., January 14, 2016;*

*Detailed Site Investigation and Remediation, Former Imperial Service Station, 8655 Granville Street, Vancouver, BC, SNC-Lavalin Inc., July 2010; and*

*Stage 1 Preliminary Site Investigation – Former Esso Service Station, 8655 Granville, Vancouver, BC, Morrow Environmental Consultants Inc., January 2000.*

February 21, 2017  
Date Issued

  
Peter Kickham  
For Director, *Environmental Management Act*