



**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.

February 23, 2017

Date Issued

Lavinia Zanini, P.Geo.

For Director, *Environmental Management Act*

### Schedule A

The site covered by this Certificate of Compliance is located in the City of Nanaimo roadway at 350 Prideaux Street, Nanaimo which is more particularly known and described as:

That portion of road, commencing at the southwest corner of Lot 1, Section 1, Nanaimo District, Plan 27926,

Heading northeasterly along the boundary of said Lot for 4.25 metres,

Thence perpendicular to said boundary towards the middle of Franklyn Street for 3.90 metres,

Thence perpendicular to said line in a southwesterly direction for 6.12 metres,

Thence perpendicular to said line in a northwesterly direction along Prideaux Street for 6.51 metres,

Thence perpendicular to said line in a northeasterly direction for approximately 2.26 metres more or less until intersection with the boundary of Lot 1, Section 1, Nanaimo District, Plan 27926,

Thence southeasterly along the boundary of said Lot back to the point of commencement.

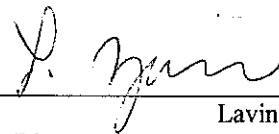
The approximate centre of the site using the NAD (North American Datum) 1983 convention is:

Latitude: 49° 9' 46.73"

Longitude: 123° 56' 31.95"

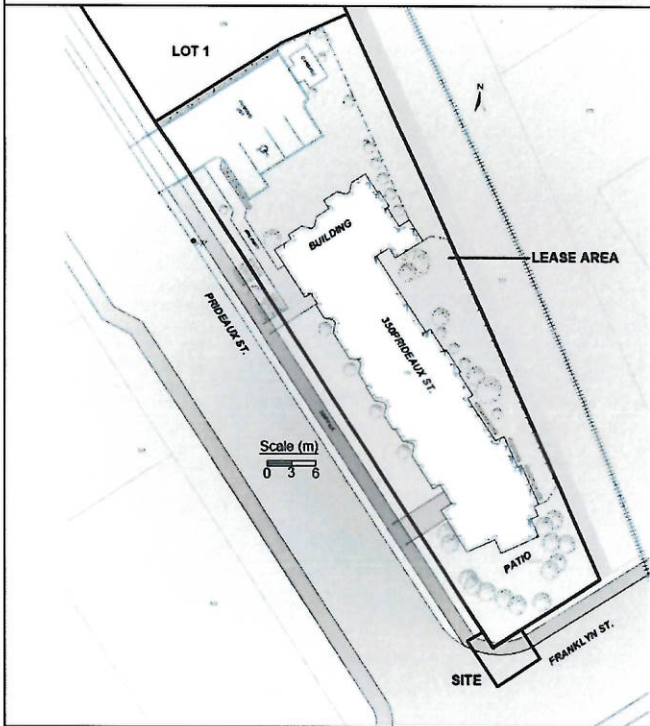
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For Director, *Environmental Management Act*

### Site Plan



That portion of road, commencing at the southwest corner of Lot 1, Section 1, Nanaimo District, Plan 27926, heading northeasterly along the boundary of said Lot for 4.25 metres, thence perpendicular to said boundary towards the middle of Franklyn Street for 3.90 metres, thence perpendicular to said line in a southwesterly direction for 6.12 metres, thence perpendicular to said line in a northwesterly direction along Prideaux Street for 6.51 metres, thence perpendicular to said line in a northeasterly direction for approximately 2.26 metres more or less until intersection with the boundary of Lot 1, Section 1, Nanaimo District, Plan 27926, thence southeasterly along the boundary of said Lot back to the point of commencement

### Location Map



February 23, 2017  
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*L. Zanini*  
Lavinia Zanini, P.Geo.  
For Director, Environmental Management Act

## Schedule B

### Requirements and Conditions

1. Any changes in land, or vapour 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 a Contaminated Sites Regulation numerical standard 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:

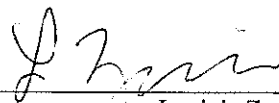
- (a) The site will continue to be used as a roadway with no buildings.

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) Current intrinsic controls consisting of compliant surface soil (current natural barriers, >1m thickness) must remain in place over identified subsurface residual contamination.
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<s> or their agent. The records must be available for inspection by the Director.

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## Schedule C

### Substances and Uses

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

##### To meet risk-based remediation standards:

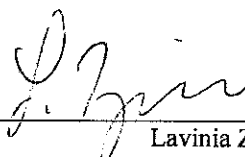
- Benz[a]anthracene, benzo[b]fluoranthene, benzo[k]fluoranthene, benzo[a]pyrene, indeno[1,2,3-cd]pyrene.

##### To meet local background concentrations:

- Chromium.

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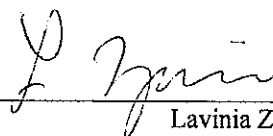
## Schedule D

### Documents

- *Summary of Site Condition*, prepared by Arcadis Canada Inc., dated October 12, 2016.
- *Stage 1 and 2 Preliminary Site Investigation Update*, prepared by ARCADIS Canada Inc., dated August 2015, updated July 2016.
- *Certificate of compliance; Letter to City of Nanaimo, Bill Corsan, 350 Prideaux Street, Nanaimo, BC*, prepared by Arcadis Canada Inc., May 26, 2016.
- *Supplemental Detailed Site Investigation and Confirmation or Remediation*, prepared by ARCADIS Canada Inc., dated March 2016.
- *Human Health and Ecological Risk Assessment*, prepared by ARCADIS Canada Inc., dated March 2016.
- *Performance Verification Plan for 350 Prideaux Street (Offsite Area)*, prepared by Arcadis Canada Inc., February 2017.
- *Amendment - Soil Background Quality Release – Stage 2 Regional Approach, 350 Prideaux Street, Nanaimo, BC*, prepared Arcadis Canada Inc., February 02, 2016.
- *Soil Background Quality Release - Stage 2 Regional Approach, 350 Prideaux Street, Nanaimo, BC*, prepared by Arcadis Canada Inc., October 27, 2015.
- *Request for approval of regional background chromium in soil under Contaminated Site Regulation (CSR) Protocol4, 350 Prideaux Street, Nanaimo, BC (SITE 18067)*, prepared by BC Ministry of Environment, February 10, 2016.
- *Detailed Site Investigation*, prepared by Franz Environmental Inc., dated Feb 2014.
- *Phase II Environmental Site Assessment*, prepared by Franz Environmental Inc., dated July 2013.
- *Phase I Environmental Site Assessment*, prepared by Franz Environmental Inc., dated March 2013.

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