



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.

2017-06-23
Date Issued


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

Schedule A

The site covered by this Certificate of Compliance is located adjacent to and east of 1520 Prairie Avenue, Port Coquitlam, British Columbia, which is more particularly known and described as:

Management Area (“MA”), Site ID 16116, a portion of the sidewalk immediately east of 1520 Prairie Avenue (Site ID 6212), Port Coquitlam, British Columbia, described by the following metes and bounds:

Commencing at a point bearing 359 degrees 48 minutes 41 seconds a distance of 17.1 m from the southeast corner of PID: 004-964-462, Lot 197, District Lot 466, Group 1, New Westminster District Plan 52016, Except Plan BCP49764.

Thence, at a bearing of 359 degrees 48 minutes 41 seconds a distance of 14.5 m.

Thence, at a bearing of 90 degrees 7 minutes 6 seconds a distance of 1.1 m.

Thence, at a bearing of 183 degrees 11 minutes 56 seconds a distance of 3.9 m.

Thence, at a bearing of 90 degrees 7 minutes 6 seconds a distance of 1.7 m.

Thence, at a bearing of 180 degrees 7 minutes 6 seconds a distance of 10.6 m.


Thence, at a bearing of 270 degrees 0 minutes 0 seconds a distance of 2.5 m to the point of commencement, and comprising an area of 30 m².

The site contains part of a legal parcel depicted in Drawing 13000-403 prepared by SNC-Lavalin Inc. (SNC-Lavalin), dated January 12, 2017 and contained in the Site Investigations and Remediation report, listed in Schedule D.

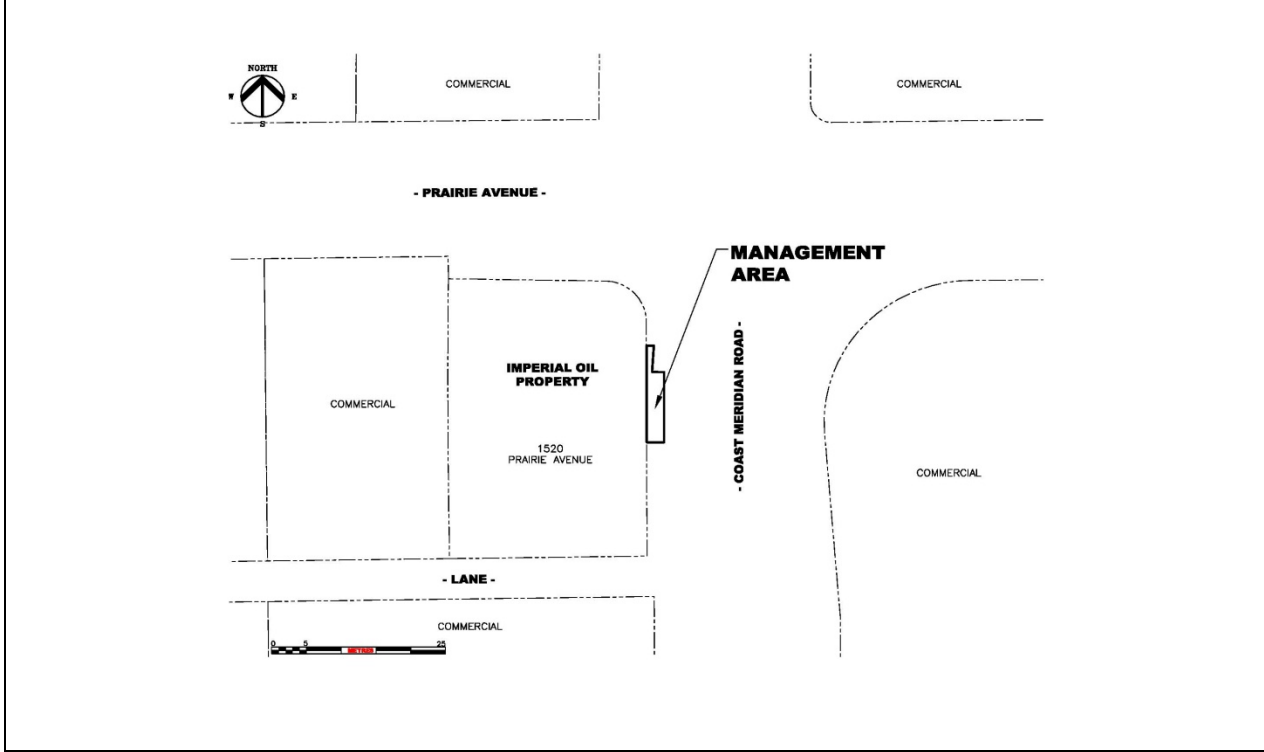
The approximate centre of the site using the NAD (North American Datum) 1983 convention is:

Latitude:	49°	16'	15.3"
Longitude:	122°	45'	22.8"

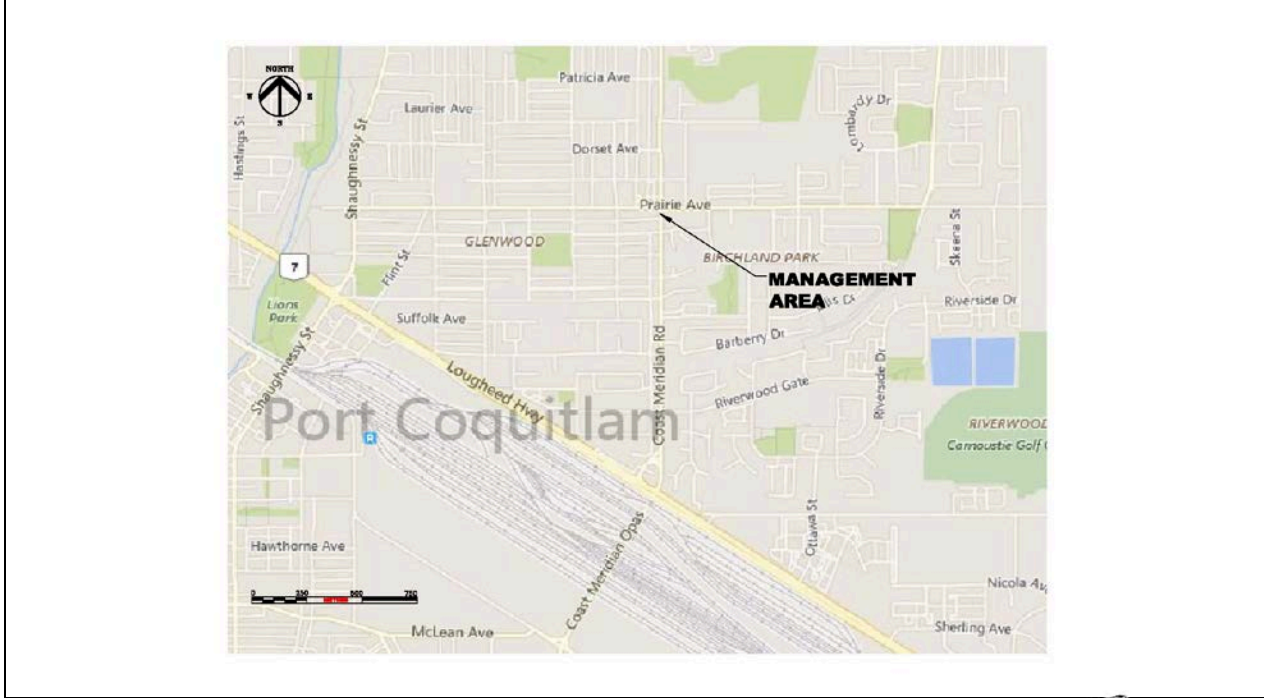
2017-06-23
Date Issued


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


Site Plan, Port Coquitlam, BC



Location Map



2017-06-23
Date Issued


 Alan W. McCammon
 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 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.

The documents listed in Schedule D indicate that vapour attenuation factors were applied to meet the 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 and adjacent to the site. These assumptions include the following:

- a) The MA will continue to be used for industrial purposes (e.g., as a sidewalk/roadway/), with no buildings present.

Any inconsistencies that arise between the structures, locations and depths of proposed or constructed buildings at or adjacent to 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 persons in a written submission to the Director. An application for an amendment or new Certificate of Compliance may be necessary.

2017-06-23
Date Issued


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

Schedule C

Substances and Uses

Substances remediated in soil for industrial land soil use:

To meet numerical remediation standards:

- Benzene, ethylbenzene, toluene and xylene; and
- VPHs, LEPHs and HEPHs.

2017-06-23

Date Issued



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

Schedule D

Documents

Summary of Site Condition (Site ID: 16116), SNC-Lavalin Inc., March 27, 2017;

Site Investigations and Remediation, Former Service Station, 1520 Prairie Avenue, Port Coquitlam, BC, SNC-Lavalin, March 27, 2017; and

Site Investigation, Former Imperial Service Station, 1520 Prairie Avenue, Port Coquitlam, BC, SNC-Lavalin, October 20, 2008.

2017-06-23

Date Issued



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