



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.

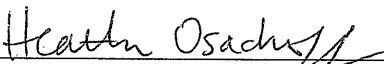
The substances for which remediation has been satisfactorily completed and for which this Certificate of Compliance is valid are listed in Schedule C.

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.

June 30, 2017  
Date Issued

  
Heather Osachoff  
For Director, *Environmental Management Act*

## Schedule A


The site covered by this Certificate of Compliance is located at 465 South Highway 97, 100 Mile House, British Columbia which is more particularly known and described as:

Lot 2 District Lot 32 Lillooet District Plan 17776  
PID: 008-351-961

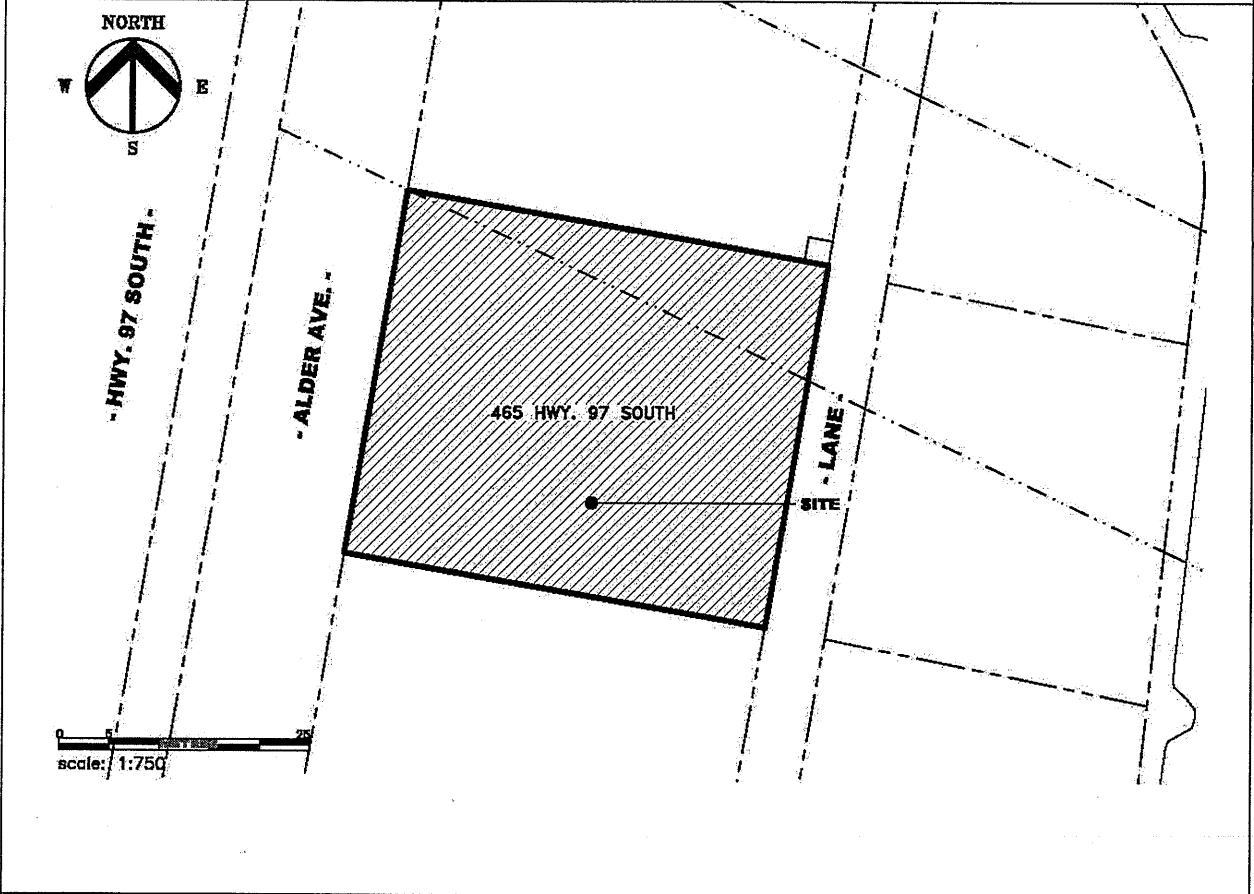
The approximate centre of the site using the NAD (North American Datum) 1983 convention is:

Latitude: 51° 38' 28.30"  
Longitude: 121° 17' 48.60"

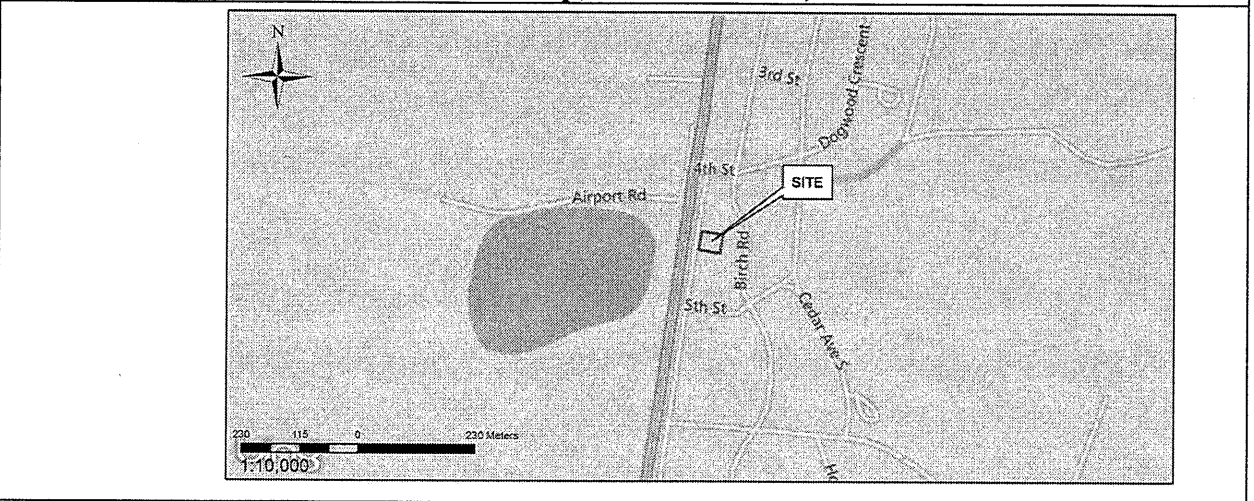
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Site Plan, 100 Mile House, BC



Location Map, 100 Mile House, BC



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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.

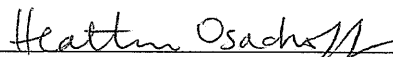
The documents listed in Schedule D indicate that vapour attenuation factors were applied to meet Contaminated Sites Regulation numerical standards at the site. These vapour attenuation factors were selected based on assumptions about the structures, locations and depths of buildings expected at the site. These assumptions include the following:

- (a) Future buildings at the Site must be of slab-on-grade construction for commercial land use and may not be placed over the area of the Spectra/Pembina right-of-way.

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.

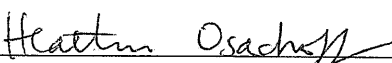
2. The principal risk controls which must be present or implemented and must be maintained at the site include the following:
  - (a) Groundwater must not be used as a drinking water source.
  - (b) The future grade at the Site will not be lower than the current grade.
3. If requested by the Director, 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.
5. 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.
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:

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- (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 numerical remediation standards:

- Naphthalene.

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

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

#### *Substances remediated in water for drinking water use:*

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

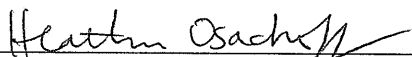
- Benzene, ethylbenzene, toluene, xylenes; and
- $VH_{w6-10}$ ,  $EPH_{w10-19}$ .

#### *Substances remediated in water for freshwater aquatic life water use:*

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

- Benzene, ethylbenzene, and toluene;
- VPH<sub>w</sub>, LEPH<sub>w</sub>,  $VH_{w6-10}$ , and  $EPH_{w10-19}$ ; and
- Naphthalene.

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## Schedule D

### Documents

*Summary of Site Condition (for Site)*, dated May, 2017;

*Risk Assessment Update, Former Shell Service Station, 465 South Highway 97, 100 Mile House, BC, Location Code: C44020*, by SNC-Lavalin. Inc., dated March 31, 2017;

*Performance Verification Plan For 465 Highway 97S, 100 Mile House, BC, Location Code: C44020*, prepared by SNC-Lavalin Inc., dated March 31, 2017;

*Stage 1 PSI Update and Supplemental Investigation, Former Shell Service Station, 465 South Highway 97, 100 Mile House, BC, Location Code: C44020*, by SNC-Lavalin. Inc., dated March 13, 2017;

*Summary of Communication in Regards to the CofC Application for the Off-Site Management Areas 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., Environment & Water, dated March 4, 2016;

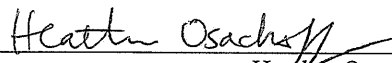
*Preliminary Site Investigation, Detailed Site Investigation, Decommissioning and Remediation, Former Shell Service Station, 465 Highway 97S, 100 Mile House, BC and Adjacent Management Area, Location Code: C44020*, prepared by SNC-Lavalin Inc., Environment & Water, dated March 2, 2016;

*Final Response to Protocol 6 Preapproval Application for a Portion of Affected Parcels Located Adjacent to 465 South Highway 97, 100 Mile House, British Columbia*, by MoE, February 15, 2016;

*Protocol 6 Preapproval Application for Planned Management Area CofC Applications Adjacent to 465 South Highway 97, 100 Mile House, BC*, prepared by SNC-Lavalin Inc., December 4, 2015;

*Final response to Application for Determination of Local Background Groundwater Concentration 465, Highway 97 S, 100 Mile House, British Columbia*, by MoE, dated March 24, 2015;

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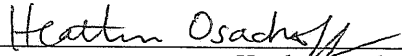
  
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*Final Response to Audit of Site Risk Classification for 465 Highway 97 S, 100 Mile House, BC, PID: 008-351-961, by MoE, dated March 10, 2015;*

*Response to Site Risk Classification Report Audit for Site ID: 11307, 465 Highway 97, 100 Mile House BC (Location Code: C44020), prepared by SNC-Lavalin Inc., dated September 19, 2014; and*

*Request for Local Background Determination for Sodium and Magnesium in Groundwater – For the MA associated with 465 Highway 97S, 100 Mile House, BC (“The Site”) (LC: C44020) (MoE Site #11307), prepared by SNC-Lavalin Inc., dated August 28, 2014*

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Site Identification Number 11307  
Version 8.0 R

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