



**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.

August 16, 2018  
Date Issued

  
Liliana Jerade  
For Director, *Environmental Management Act*

## Schedule A

The site covered by this Certificate of Compliance is located at 12320 Trites Road, Richmond, British Columbia which is more particularly known and described as:

Lot 1, Section 12, Block 3 North, Range 7 West, New Westminster District, Plan EPP63719  
PID: 029-912-474

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

Latitude: 49° 07' 25.80"  
Longitude: 123° 09' 47.30"

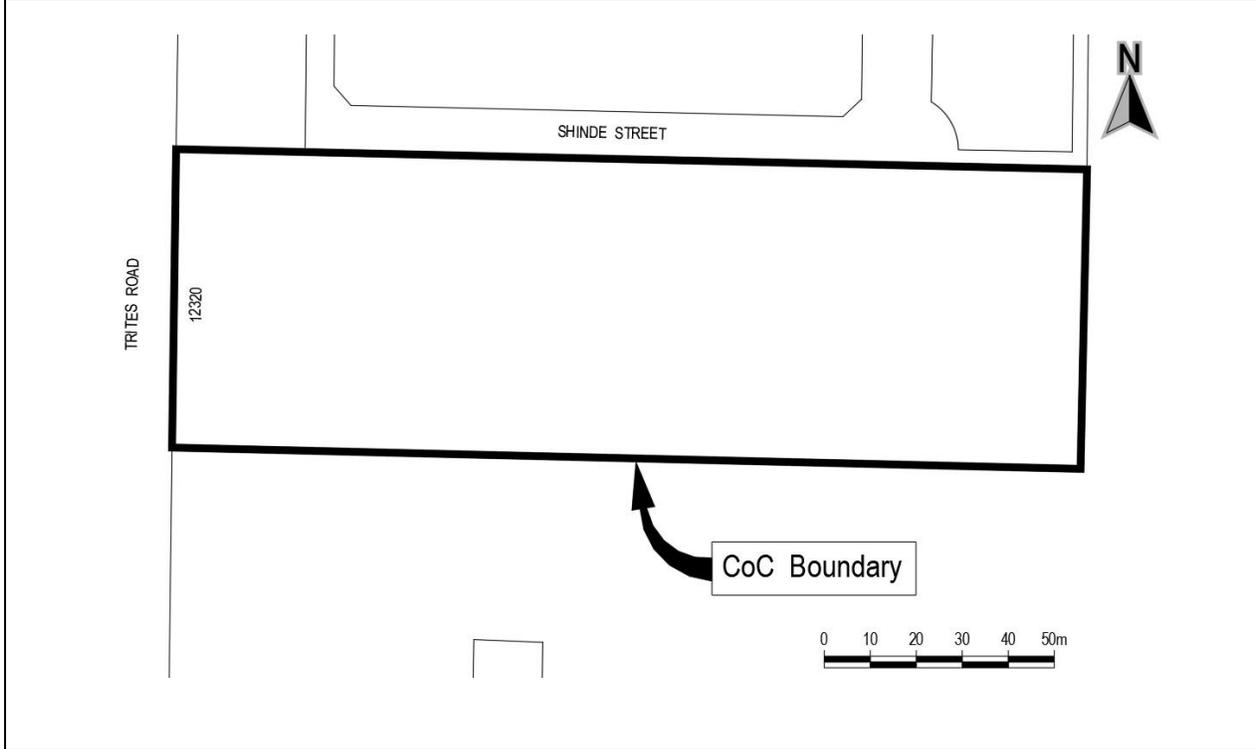
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### Site Plan, Richmond, BC



### Location Map, Richmond, 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 existing or expected at the site. These assumptions include the following:

- (a) Any building erected on the site will be slab-on-grade construction with a base elevation at or above 1.3 metre geodetic.

Any inconsistencies that arise between the structures, locations and depths of proposed or constructed buildings 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 Determination of Contaminated Site 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) Site groundwater must not be used for drinking water purposes
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.

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## Schedule C

### Substances and Uses

#### *Substances remediated in soil for residential (low density) land soil use:*

##### To meet numerical remediation standards:

anthracene	HEPHs
fluoranthene	

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

arsenic	dibenz(a,h)anthracene
benz(a)anthracene	indeno(1,2,3-cd)pyrene
benzo(a)pyrene	naphthalene
benzo(b+j)fluoranthenes	phenanthrene
	pyrene
benzo(k)fluoranthene	

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

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

benzo(a)pyrene	benzo(b+j)fluoranthenes
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##### To meet local background concentrations:

arsenic	iron
cobalt	lithium

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## Schedule D

### Documents

- *Summary of Site Condition, 12320 Trites Road, Richmond, BC*, NEXT Environmental Inc., April 2018.
- *Stage 1 Preliminary Site Investigation Update, 12320 Trites Road, Richmond, BC*, NEXT Environmental Inc., April 2018.
- *Human Health and Ecological Risk Assessment, 12320 Trites Road, Richmond, BC*, Steer Environmental Associates, April 2018.
- *Confirmation of Remediation, 12320 Trites Road, Richmond, BC*, NEXT Environmental Inc., April 2018.
- *Site Remediation Plan, 12320 Trites Road, Richmond, BC*, NEXT Environmental Inc., January 2018.
- *Detailed Site Investigation, 12320 Trites Road, Richmond, BC*, NEXT Environmental Inc., January 2018, revised in April 2018.
- *Application for Determination of Local Background Concentration for Dissolved Arsenic, Dissolved Iron, Dissolved Cobalt, and Dissolved Lithium Concentrations in Groundwater, 12320 Trites Road, Richmond, BC*, Ministry of Environment and Climate Change Strategy, issued on 14 November 2017.
- *Addendum to P9 Application – Background Groundwater Quality Assessment, 12320 Trites Road, Richmond, BC*, NEXT Environmental Inc., November, 2017.
- *P9 Application – Background Groundwater Quality Assessment, 12320 Trites Road, Richmond, BC*, NEXT Environmental Inc., November, 2017.
- *Stage 2 Preliminary Site Investigation Addendum #1, 12320 Trites Road, Richmond, BC*, NEXT Environmental Inc., February 2017.
- *Stage 2 Preliminary Site Investigation – Report, 12320 Trites Road, Richmond, BC*, NEXT Environmental Inc., December 2016.
- *Stage 1 Preliminary Site Investigation – Report, 12320 Trites Road, Richmond, BC*, NEXT Environmental Inc., December 2016.

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