



VIA EMAIL

Victoria File: 26250-20/16754
Site ID: 16754

April 9, 2021

Stephanie Mahon
Imperial Oil Ltd.
505 Quarry Park Blvd SE
Calgary, Alberta T2C 5N1
Stephanie.Mahon@esso.ca

Dear Stephanie Mahon:

Re: Certificate of Compliance – 1047 South Trans-Canada Highway, Cache Creek, British Columbia

Please find enclosed a Certificate of Compliance respecting the site referenced above.

In addition to the conditions set out in Schedule B of the Certificate of Compliance, please be advised of the following:

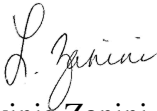
1. Information about the site will be included in the Site Registry established under the *Environmental Management Act*.
2. The provisions of this Certificate of Compliance are without prejudice to the right of the Director to make orders or impose requirements as the Director may deem necessary in accordance with applicable laws. Nothing in this Certificate of Compliance will in any way restrict or impair the Director's power in this regard.
3. A qualified environmental consultant should be available to identify, characterize and appropriately manage:
 - (a) any environmental media that may be contaminated, or
 - (b) soil which may exceed the standards triggering a Contaminated Soil Relocation Agreement set out in section 40 of the Contaminated Sites Regulationand may be encountered during any future subsurface work at the site.
4. Groundwater wells that are no longer required must be properly decommissioned in accordance with the *Water Sustainability Act's* Groundwater Protection Regulation.

5. Please note that the attached Certificate of Compliance does not address obligations of employers regarding worker health and safety under the *Workers Compensation Act* and Occupational Health and Safety Regulation. Development of site-specific work procedures in accordance with Workers' Compensation Board regulations may be warranted. Please direct related questions to Worksafe BC.

Issuance of this Certificate of Compliance is a decision that may be appealed under Part 8 of the *Environmental Management Act*.

If you require clarification of any aspect of this Certificate of Compliance, please contact the undersigned at site@gov.bc.ca (toll free via Enquiry BC at 1-800-663-7867).

Yours truly,



Lavinia Zanini, P. Geo.
Senior Contaminated Sites Officer
Enclosure

cc: Derek Nelson, DC 53 Holdings Ltd., Inc. No. BC0916189
P.O. Box 310, Cache Creek, BC, V0K 1H0
(BY EMAIL) Derek_Nelson@kaltire.ca

Luke Chidgzey (Commercial Account Manager), Royal Bank of Canada
(BY EMAIL) luke.chidgzey@rbc.com

Martin Dalsin (Chief Administrative Officer), Village of Cache Creek
P.O. Box 7, Cache Creek, BC, V0K 1H0
(BY EMAIL) cao@cachecreek.info

Allan Zhang, Parsons Inc.
100, 9347 200A Street, Langley, BC, V1M 0B3,
(BY EMAIL) allan.zhang@parsons.com

David Williams, Millennium EMS Solutions Ltd.
#300, 722 Cormorant Street, Victoria, BC V1W 1P8
(BY EMAIL) dwilliams@mems.ca

Client Information Officer, csp_cio@victorial.gov.bc.ca

Society of Contaminated Sites Approved Professionals of BC (Anna Popova),
(BY EMAIL) apopova@csapsociety.bc.ca



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.

April 9, 2021
Date Issued

Lavinia Zanini
For Director, *Environmental Management Act*

Schedule A

The site covered by this Certificate of Compliance is located at 1047 South Trans-Canada Highway, Cache Creek, British Columbia which is more particularly known as the Management Area and described as:

Part of LOT A, DISTRICT LOT 103 AND DISTRICT LOT 104, GROUP 2, KAMLOOPS DIVISION (FORMERLY YALE-LYTTON) DISTRICT, PLAN KAP89533 described as follows:

Commencing on the northerly boundary of Lot A District Lot 103 And District Lot 104 Group 2 Kamloops Division (Formerly Yale Lytton) District Plan Kap89533 a distance of 6.90 m more or less from the northwest corner of the aforementioned Lot A at the intersection of the aforementioned property line with a line between boreholes BH75 and BH82;
Thence southerly along an azimuth of 184° 50' 21" more or less a distance of 13.89 m more or less to borehole BH82;
Thence easterly along an azimuth of 97° 06' 32" more or less to 29.12 m more or less to borehole BH81;
Thence easterly on an azimuth of 87° 26' 32" more or less a distance of 17.00 m more or less to borehole BH87;
Thence easterly on an azimuth of 70° 09' 35" more or less a distance of 3.97 m more or less to borehole BH76;
Thence easterly on an azimuth of 89° 20' 43" more or less a distance of 19.43 m more or less to borehole BH79;
Thence northerly on an azimuth of 359° 49' 31" more or less a distance of 13.48 m more or less to the intersection of the line between boreholes BH70 and BH78 and the northerly property line of the aforementioned Lot A;
Thence westerly along the northerly boundary of Lot A on an azimuth of 270° 07' 15" more or less a distance of 53.32 m more or less to bend in the property line;
Thence westerly on an azimuth of 275° 59' 40" more or less a distance of 14.60 m more or less to the point of commencement.

PID: Parts of 027-986-233

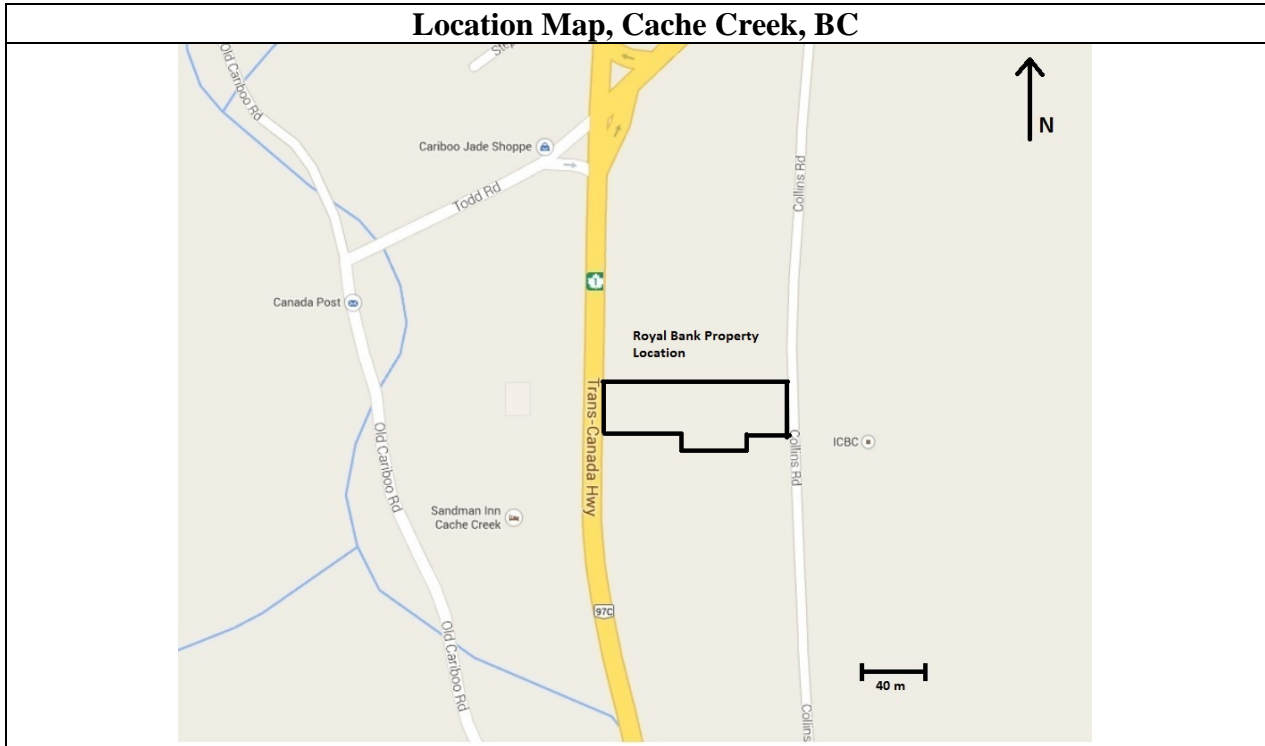
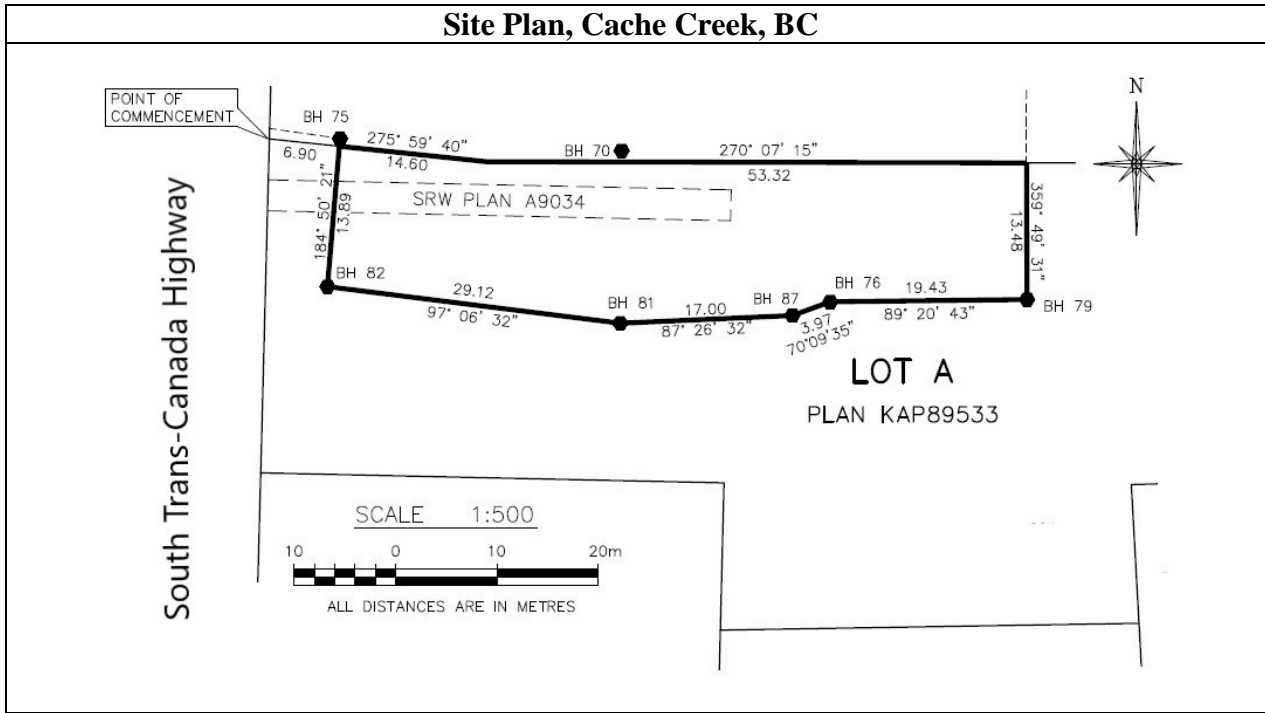
The site contains part of a legal parcel depicted on an engineering drawing prepared by Underhill Geomatics Ltd. on July 14, 2014.

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

Latitude: 50° 48' 25.92"
Longitude: 121° 19' 28.24"

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Schedule B

Requirements and Conditions

1. Any changes in land, vapour, 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. The documents listed in Schedule D indicate that vapour attenuation factors were applied to meet Contaminated Sites Regulation numerical standards at and adjacent to 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) Consistent with the future land use assumptions of the vapour assessment in the Detailed Site Investigation, the building structures within the site Management Area must remain consistent with the range of building structures currently in place. Specifically, within the Management Area, no buildings should be constructed with a foundation deeper than 2.0 metres below the current ground surface (mbgs) elevation and building foundations should not contact the groundwater.

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 persons 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 at the site (Management Area) must not be used for drinking water.
3. If requested by the Director, the responsible persons 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 evaluated in soil for commercial land soil use:

To meet site-specific numerical standard for:

benzene 71-43-2

Substances remediated in soil for commercial land soil use:

To meet risk-based remediation standard for:

VPHs N/A

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Schedule D

Documents

- *Addendum to: Preliminary Site Investigation/Detailed Site Investigation/Confirmation of Remediation, 1047 South Trans-Canada Highway, 1069 South Trans-Canada Highway, and 1085 South Trans-Canada Highway, Cache Creek, British Columbia*, prepared by Parsons Inc. (December 18, 2020).
- *Addendum to: Risk Assessment, 1047 South Trans-Canada Highway, 1069 South Trans-Canada Highway, and 1085 South Trans-Canada Highway, Cache Creek, British Columbia*, prepared by Parsons Inc. (December 18, 2020).
- *Summary of Site Condition, 1047 South Trans-Canada Highway, Cache Creek, British Columbia*, prepared by Parsons Inc. (August 27, 2020).
- *Preliminary Site Investigation/Detailed Site Investigation/Confirmation of Remediation, 1047 South Trans-Canada Highway, 1069 South Trans-Canada Highway, and 1085 South Trans-Canada Highway, Cache Creek, British Columbia*, prepared by Parsons Inc. (August 27, 2020).
- *Risk Assessment, 1047 South Trans-Canada Highway, 1069 South Trans-Canada Highway, and 1085 South Trans-Canada Highway, Cache Creek, British Columbia* prepared by Parsons Inc. (August 27, 2020).
- *Administrative Guidance 11 Communication Record for 1047 South Trans-Canada Highway, Cache Creek, British Columbia*, prepared by Parsons Inc. (May 7, 2020 to August 27, 2020).
- *Protocol 6 Preapproval Application 1097 South Trans-Canada Highway, Cache Creek, British Columbia*, prepared by British Columbia Ministry of Environment & Climate Change Strategy (August 15, 2019).

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