



VIA EMAIL: John.Driedger@Shell.com

Victoria File: 26250-20/21981
Site ID: 21981

July 18, 2023

Shell Canada Products
Att: John Driedger
400-4th Avenue, SW
PO Box 100, Station M
Calgary, AB T2P 2H5

Dear John Driedger:

**Re: Certificate of Compliance - 1086/1090 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) removal of soil under the provisions of Part 8 of the Contaminated Sites Regulation that 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 future site development may create preferential pathways for vapour. In this event, further assessment and remediation of vapour may be warranted.
6. 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 Roberto.Prieto@gov.bc.ca.

Yours truly,



Roberto Prieto, P.Ag.
Senior Contaminated Sites Officer

Enclosure

cc:

Imperial Oil Limited, c/o Mike Gardam, mike.gardam@esso.ca

David Newton, SNC-Lavalin Inc., David.Newton@snclavalin.com

John DeCesare, Approved Professional, SNC-Lavalin Inc., John.decesare@snclavalin.com

Mandeep Purewal, Approved Professional, SNC-Lavalin Inc.,
mandeep.purewal@snclavalin.com

Village of Cache Creek, Damian Couture- Chief Administrative Officer, cao@cachecreek.ca

CSAP Society, c/o apopova@csapsociety.bc.ca

Client Information Officer, ENV, Victoria c/o csp_cio@Victoria1.gov.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.

July 18, 2023
Date Issued

Roberto Prieto
For Director, *Environmental Management Act*

Schedule A

The site covered by this Certificate of Compliance is located on 1086/1090 Trans Canada Highway, Cache Creek, British Columbia which is more particularly known and described as:

Lot 1, District Lot 104, Group 2, Kamloops (Formerly Yale-Lytton) Division, Yale
District Plan 3872

PID: 010-697-110

And,

Lot 4, District Lot 104, Group 2, Kamloops (Formerly Yale-Lytton) Division, Yale
District Plan 3871

PID: 010-697-187

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

Latitude: 50° 48' 29.8"

Longitude: 121° 19' 32.5"

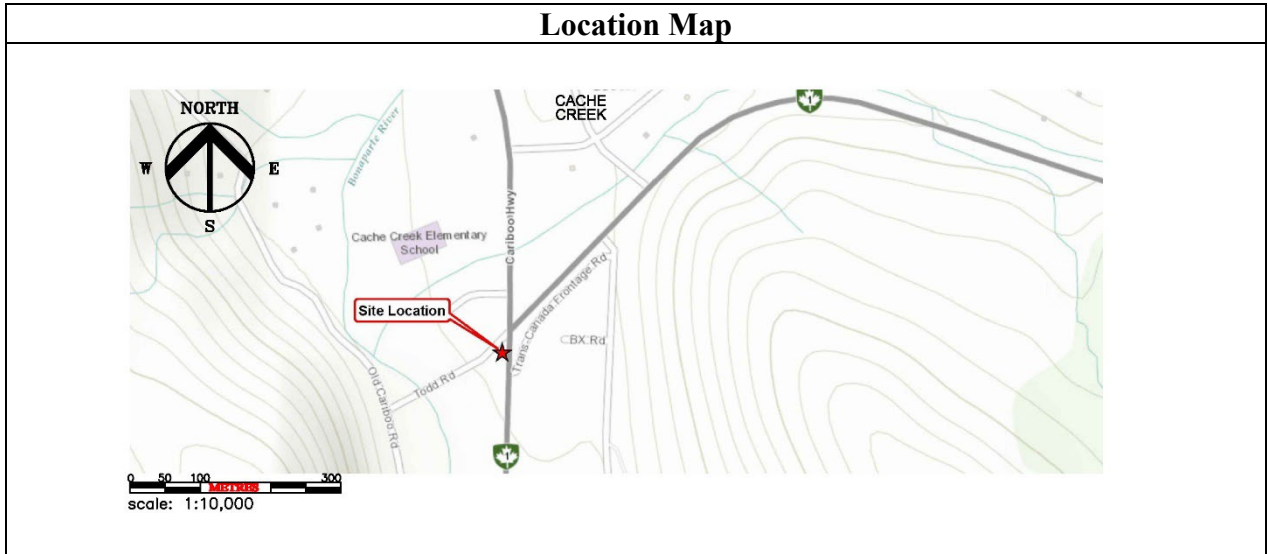
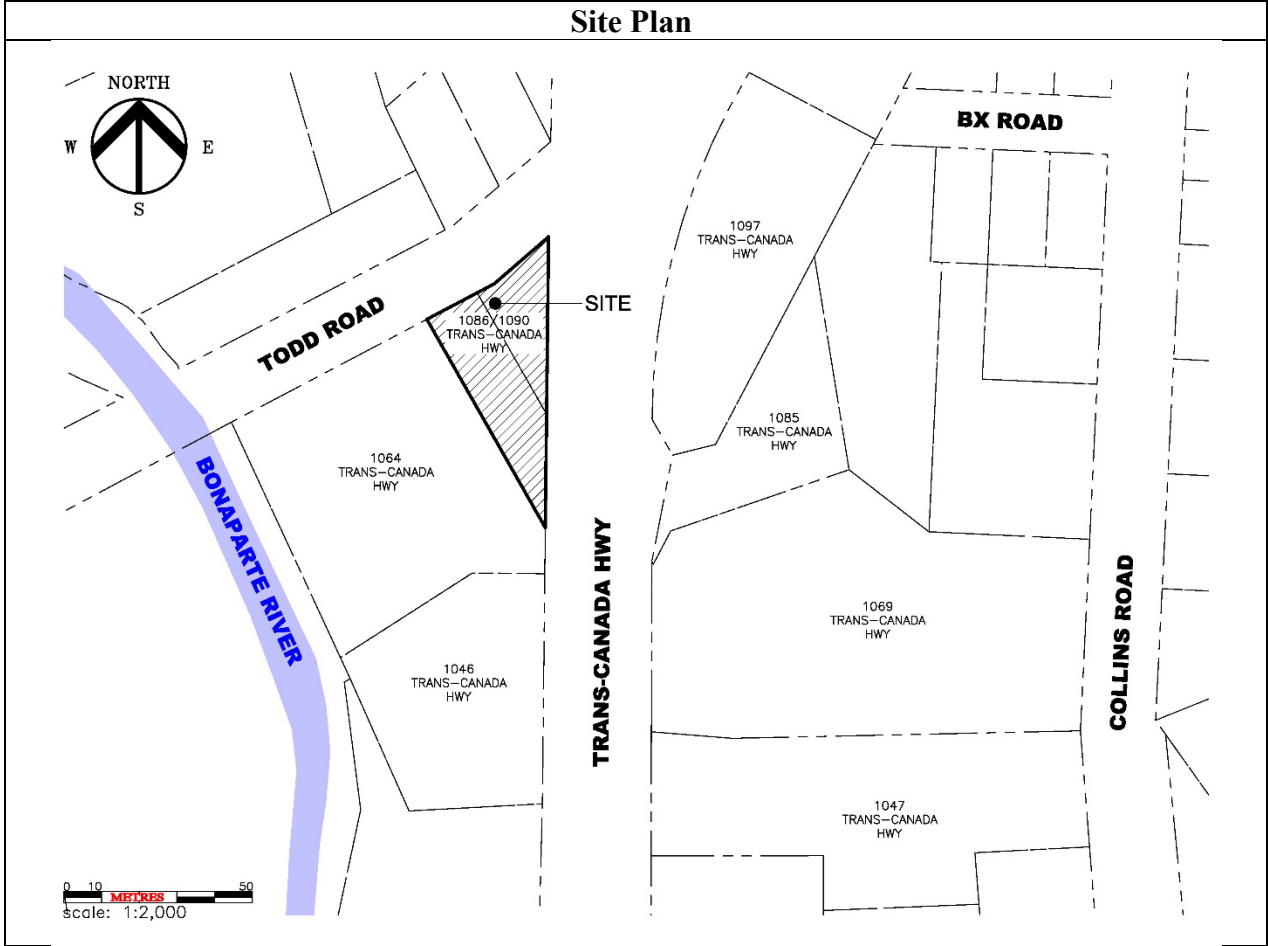
July 18, 2023

Date Issued

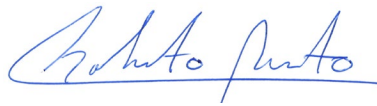


Roberto Prieto

For Director, *Environmental Management Act*



July 18, 2023
Date Issued


 Roberto Prieto
 For Director, Environmental Management Act

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 risk-based standards at the site. These vapour attenuation factors were selected based on assumptions about the structures expected at the site. These assumptions include the following:

- (a) *Outdoor use; or*
- (b) *Future buildings at grade.*

Any inconsistencies that arise between the structures, locations and depths of proposed or constructed buildings or trenches at the site and the range of structures, locations and depths of buildings or trenches 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 from the site must not be used as a source of drinking water.*
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.

July 18, 2023
Date Issued



Roberto Prieto
For Director, *Environmental Management Act*

Schedule C

Substances and Uses

Substances remediated in soil for commercial land soil use:

To meet risk-based remediation standards:

benzene	71-43-2
ethylbenzene	100-41-4
lead	7439-9-1
tetraethyl lead	78-00-2
toluene	108-88-3
VPHs	NA
xylene	1330-20-7

Substances evaluated in soil for commercial land soil use:

To meet local background concentrations:

arsenic	7440-38-2
---------	-----------

Substances remediated in water for drinking water use:

To meet numerical remediation standards:

toluene	108-88-3
Trichloroethane, 1,1,2-	79-00-5

Substances evaluated in water for drinking water use:

To meet local background concentrations:

cobalt	7440-48-4
--------	-----------

To meet risk-based remediation standards:

benzene	71-43-2
ethylbenzene	100-41-4
methylnaphthalene, 1-	90-12-0
methylnaphthalene, 2-	91-57-6
naphthalene	91-20-3
tetraethyl lead	78-00-2
xylene, total	1330-20-7

July 18, 2023

Date Issued



Roberto Prieto
For Director, *Environmental Management Act*

Substances remediated in water for freshwater aquatic life water use:

To meet numerical remediation standards:

benzene	71-43-2
---------	---------

To meet risk-based remediation standards:

LEPHw	NA
naphthalene	91-20-3
toluene	108-88-3
VPHw	NA
xylenes, total	1330-20-7

July 18, 2023

Date Issued



Roberto Prieto
For Director, *Environmental Management Act*

Schedule D

Documents

Summary of Site Condition (1086/1090 Trans Canada Highway- Shell Property), prepared by SNC-Lavalin Inc., dated April 2023.

Summary of Site Condition (1064 Trans Canada Highway), prepared by SNC-Lavalin Inc., dated April 2023.

Summary of Site Condition (1046 Trans Canada Highway), prepared by SNC-Lavalin Inc., dated April 2023.

Summary of Site Condition (Highway Management Area), prepared by SNC-Lavalin Inc., dated April 2023.

Human Health and Ecological Risk Assessment, Former Shell Service Station at 1086/1090 Trans Canada Highway, Cache Creek, BC (Location Code: C01274) and Adjacent Areas, prepared by SNC Lavalin Inc., dated April 6, 2023.

Preliminary Site Investigations, Detailed Site Investigation and Confirmation of Remediation, Former Shell Service Station at 1086/1090 Trans Canada Highway, Cache Creek, BC (Location Code: C01274) and Adjacent Management Areas, prepared by SNC-Lavalin Inc., dated April 5, 2023.

Summary of Communication in Regards to the CofC Applications for the Off-Site Management Areas/Properties Associated with the Former Shell Site at 1086/1090 Trans Canada Highway (“Shell Site”) and the Former Imperial Site at 1097 Trans Canada Highway (“Imperial Site”), Cache Creek, BC (Shell LC: C01274), prepared by SNC-Lavalin Inc., dated January 30, 2023.

July 18, 2023

Date Issued



Roberto Prieto
For Director, *Environmental Management Act*