



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 5, 2014
Date Issued

L. Zanini
Lavinia Zanini
For Director, *Environmental Management Act*

Schedule A

The site covered by this Certificate of Compliance is located at 1 Eurocan Way, Kitimat, British Columbia which is more particularly known and described as the metes and bounds surveyed portions of:

District Lot 6056 Range 5 Coast District,
PID: 007-700-407
Block 1500 District Lots 6050, 6063, 6054 and 6057 Range 5 Coast District Plans 5744,
Except Plan 6008,
PID: 007-681-968
The South 700 Feet of District Lot 7648 Range 5 Coast District,
PID: 007-739-761
Block 1517 District Lot 6057 Range 5 Coast District Plan 11766,
PID: 005-627-648

The site contains part of a legal parcel depicted in a legal sketch plan 2024-00-06 REV 1 prepared by McElhanney Consulting Services Ltd on March 27th, 2014.

Described Area

Area 1:

All those parts of land lying within District Lot 6056; Block 1500, District Lots 6050, 6053, 6054 and 6057, Plan 5744, except part in Plan 6008; the South 700 feet of District Lot 7648; and Block 1517, District Lot 6057, Plan 11766, all within Range 5, Coast District in the vicinity of Kitimat, British Columbia, which said parts are more particularly described thus:

Firstly, All that Part of the said District Lot 6056 and South 700 feet of District Lot 7648, commencing at a standard capped post at the northeast corner of District Lot 6056;

Thence northerly on an astronomic bearing of 359°57'55" and following the easterly boundary of the said South 700 feet of District Lot 7648 a distance of 213.360 metres more or less to the northeast corner thereof;

Thence westerly on an astronomic bearing of 269°57'40" and following the northerly boundary of the said South 700 feet of District Lot 7648 a distance of 473.509 metres more or less to an intersection with the easterly boundary of BC Hydro Right of Way Plan 5397;

Thence southerly on an astronomic bearing of 179°57'55" a distance of 213.360 metres more or less to an intersection with the north boundary of District Lot 6056;

Thence easterly on an astronomic bearing of 89°57'40" and following the northerly boundary of District Lot 6056 a distance of 35.000 metres;

Thence southerly on an astronomic bearing of 179°57'55" a distance of 334.000 metres;

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Thence easterly on an astronomic bearing of 89°57'40" and parallel to the northerly boundary of District Lot 6056 a distance of 438.792 metres more or less to an intersection with the easterly boundary of District Lot 6056;

Thence northerly on an astronomic bearing 359°55'00" and following the easterly boundary of District Lot 6056 a distance of 334.000 metres more or less to the point of commencement, said part hereinafter being referred to as **Area 1**, as shown on a sketch attached herewith, and containing 24.8 hectares more or less.

Area 2:

Secondly,

All that Part of the said Blocks 1500 and 1517, commencing at a standard capped post at the northeast corner of District Lot 6056;

Thence easterly on an astronomic bearing of 89°57'40" and following the northerly boundaries of Blocks 1500 and 1517 a distance of 553.000 metres;

Thence southerly on an astronomic bearing of 179°57'55" a distance of 209.255 metres more or less to an intersection with the southeasterly boundary of Block 1517;

Thence southwesterly on a circular curve to the right having a radius of 340.577 metres, and following the southeasterly boundary of Block 1517, a distance of 54.476 metres more or less to a point of tangency;

Thence southwesterly on an astronomic bearing of 238°38'00" and following the southeasterly boundary of said Block 1517 a distance of 15.664 metres more or less to a point of curve;

Thence southwesterly on a circular curve to the right having a radius of 323.368 metres, and following the southeasterly boundary of said Block 1517, a distance of 74.601 metres more or less to a point of compound curve;

Thence southwesterly on a tangential curve to the right having a radius of 439.857 metres, and following the southeasterly boundary of said Block 1517, a distance of 27.914 metres more or less to the southwest corner of Block 1517;

Thence southwesterly on a tangential curve to the right having a radius of 439.857 metres, and following the northerly boundary of Road as dedicated on Plan 6008, a distance of 2.271 metres more or less to a point of tangency;

Thence southwesterly on an astronomic bearing of 255°48'00" and following the northerly boundary of the said Road a distance of 26.746 metres more or less to the northwest corner thereof;

Thence southwesterly on an astronomic bearing of 254°09'59" a distance of 142.000 metres more or less to a point lying easterly, on an astronomic bearing of 89°57'40" and parallel to the northerly boundary of Block 1500, from the southeasterly corner of Area 1 described above;

Thence westerly on an astronomic bearing of 269°57'40" and parallel to the northerly boundary of Block 1500 a distance of 236.082 metres more or less to the southeast corner of the said Area 1, said corner also being on the easterly boundary of District Lot 6056;

Thence northerly on an astronomic bearing of 359°55'00" and following the easterly boundary

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of District Lot 6056 a distance of 334.000 metres more or less to the point of commencement, said part hereinafter being referred to as **Area 2**, as shown on a sketch attached herewith, and containing 16.9 hectares more or less, and the whole of the firstly and secondly described areas containing a total area of 41.7 hectares more or less.

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

Latitude: 54° 2' 36.60"
Longitude: 128° 42' 8.82"

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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 and risk-based standards at Area 1 of the site. These vapour attenuation factors were selected based on assumptions about the structures, locations and depths of buildings and trenches existing or expected at the site. These assumptions include the following:

- (a) Temporary trailers for accommodation of construction workers will be installed above ground.

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) Area 2 of the site: Monitoring or elimination of the potential exposure pathways between the soil vapour and the temporary trailers used for accommodation.
 - (b) Area 1 and Area 2 of the site: The shallow aquifer must not be used as a drinking water source. Drinking water sourced from the underlying deep aquifer will be tested on a quarterly basis and treated as required.
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.

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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:
 - (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. A statement signed by an Approved Professional on whether the institutional and engineering controls required in clause 2 of this Schedule have been implemented and are being met must be submitted to the Director *annually* within 90 days of the anniversary of the date of issuance of this Certificate of Compliance or as otherwise approved by the Director.
8. 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 plan described in clause 4 above; and
 - (d) Supporting documentation.

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Schedule C

Substances and Uses

Substances remediated in soils for *industrial land soil use*:

To meet numerical remediation standards:

Area 2 of the site:

- LEPHs and HEPHs, and
- Phenanthrene.

Substances remediated in water for *drinking water and aquatic life water uses*:

To meet risk-based remediation standards:

Area 1 and Area 2 of the site:

- Arsenic, and
- Nonchlorinated phenols (total).

Substances remediated in vapour for *residential vapour use*:

To meet risk-based remediation standards:

Area 2 of the site:

- Benzene.

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Schedule D

Documents

Summary of Site Condition, Conestoga-Rovers and Associates Ltd., May 5, 2014;

Performance Verification Plan, Conestoga-Rovers and Associates Ltd., May 5, 2014;

Preapproval request where the entire extent of contamination has not been delineated and/or remediated – Site 1680, KM LNG Industrial Site, Kitimat LNG Project, British Columbia Ministry of Environment, April 23, 2014;

Ecological and Human Health Risk Assessment – Metes and Bounds Surveyed Portion of District Lots 6056, 6057, 7648 & Block 1517, Conestoga-Rovers and Associates Ltd., April 2014;

Confirmation of Remediation/Updated Detailed Site Investigation - Metes and Bounds Surveyed Portion of District Lots 6056, 6057, 7648 & Block 1517, Conestoga-Rovers and Associates Ltd., March 2014;

Detailed Site Investigation – Metes and Bounds Surveyed Portion of District Lots 6056, 6057, 7648 & Block 1517, Conestoga-Rovers and Associates Ltd., March 2014;

Stage I Preliminary Site Investigation - 6056, 6057, 7648 and Block 1517, Conestoga-Rovers and Associates Ltd., March 2014;

Revised Report of Findings Preliminary Site Investigation – Stage 2 and Detailed Site Investigation, Eurocan Pulp and Paper Mill, Kitimat, BC, Keystone Environmental Ltd., April 14, 2011; and

Report of Findings Preliminary Site Investigation – Stage 1, Eurocan Pulp and Paper Mill, Kitimat, BC, Keystone Environmental Inc., June 11, 2010.

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