



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 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.


Date Issued


John E.H. Ward
For Director, *Environmental Management Act*

Schedule A

The portion of the site covered by this Certificate of Compliance is a portion of 8175 Cambie Street, Vancouver, British Columbia which is more particularly known and described as:

All THAT PART of Amended Lot 7 (See 264256L) of Lot X Blocks 1 and 2 District Lot 311 Group 1 New Westminster District Plan 8548, which may be more particularly described as follows:

Commencing at the South corner of Amended Lot 7 (See 264256L) of Lot X Blocks 1 and 2 District Lot 311 Group 1 New Westminster District Plan 8548; Thence 57°25'41" for a distance of 41.182 metres, more or less, following the South Easterly boundary of said Lot 7; Thence 1°36'49" for a distance of 3.687 metres, more or less, following the Easterly boundary of said Lot 7; Thence 237°25'41" for a distance of 43.251 metres, more or less, to a point of intersection with the South Westerly boundary of said Lot 7; Thence 147°28'37" for a distance of 3.050 metres, more or less, following the South Westerly boundary of said Lot 7, to the point of commencement, said area within heavy outline containing 128.7 square metres, more or less.

as depicted in a legal sketch plan 3645-S1-MetesBounds-(Lot 7) TAB prepared by Butler Sundvick dated April 4, 2014.

PID: Portion of 010-043-233

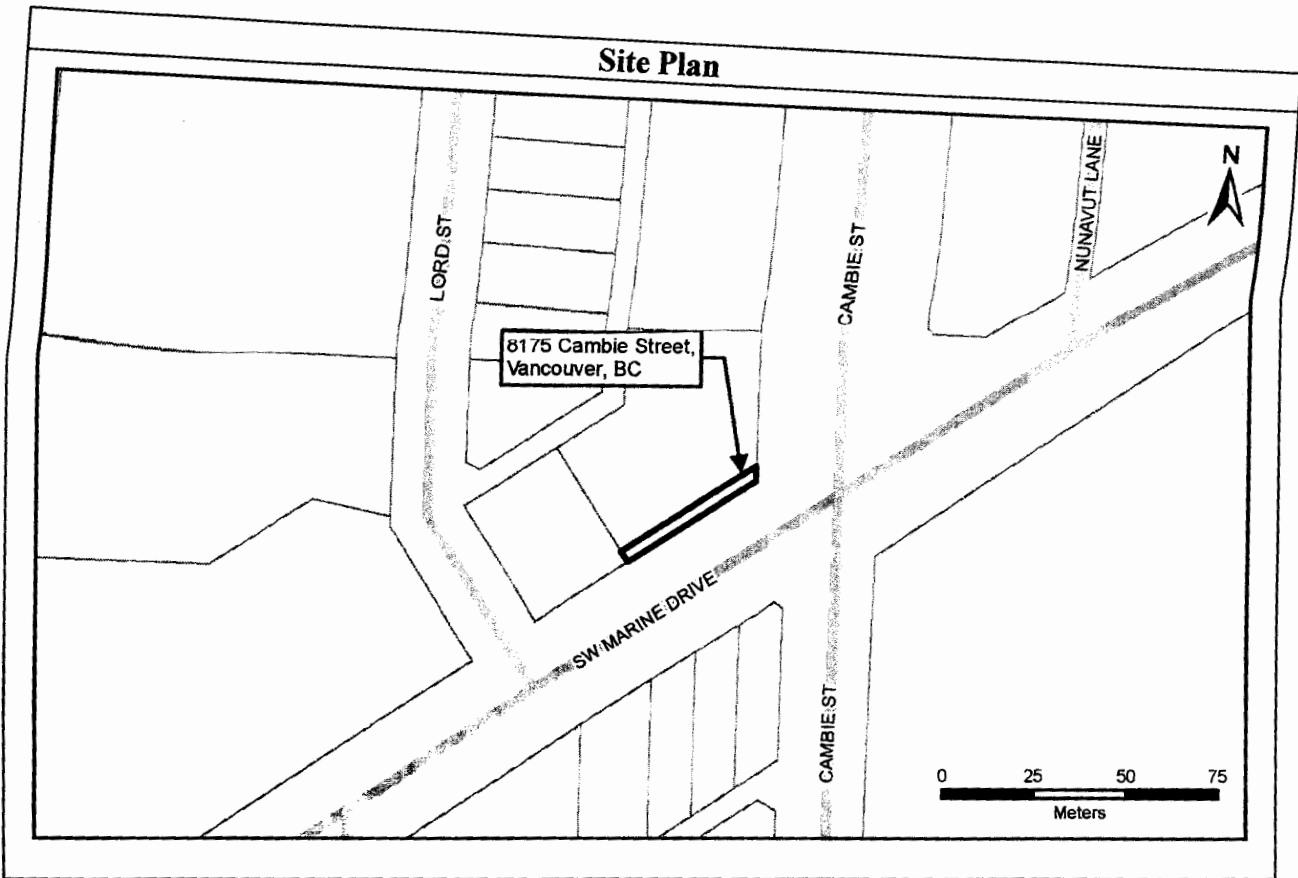
The approximate centre of the site using the NAD (North American Datum) 1983 convention is:

Latitude: 49° 12' 36.34"
Longitude: 123° 07' 3.60"

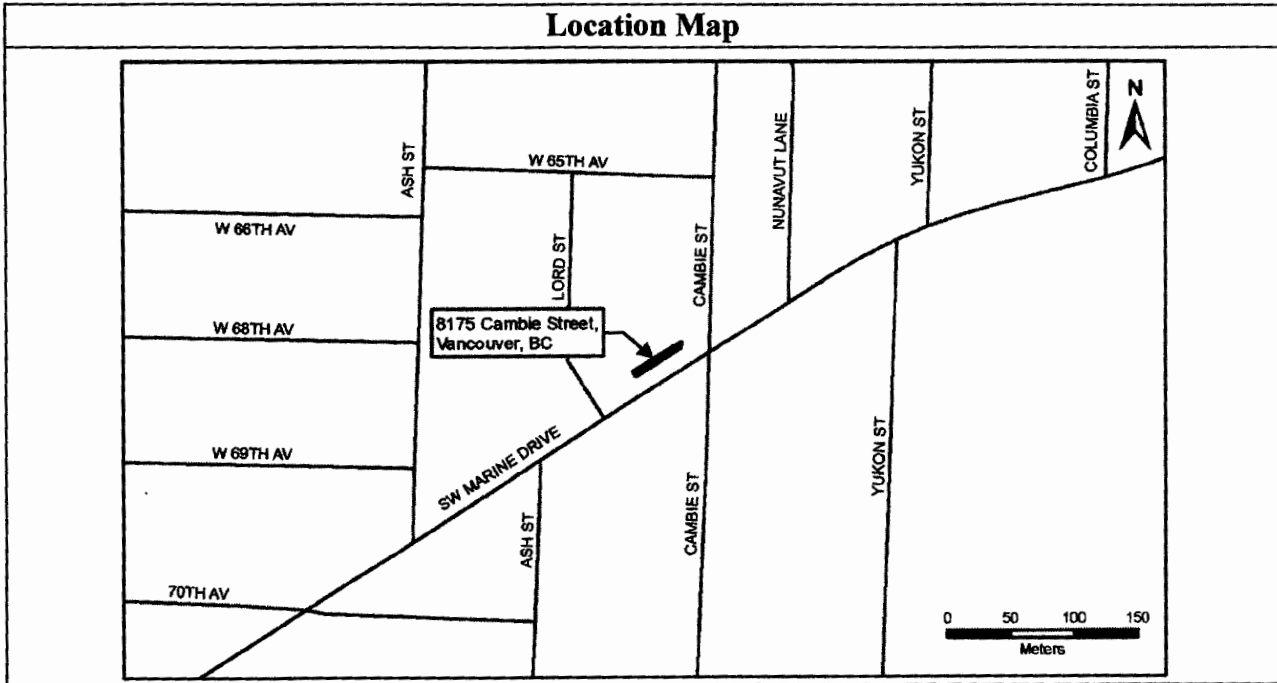
June 25/14
Date Issued

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For Director, Environmental Management Act

Site Plan



Location Map



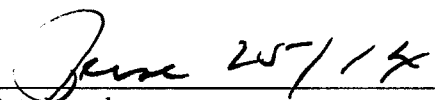
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Schedule B

Requirements and Conditions

1. Any changes in land or 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.


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Schedule C

Substances and Uses

Substances remediated in soil for residential land soil use:

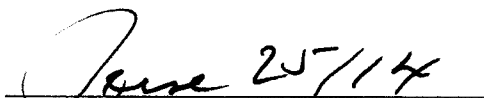
To meet numerical remediation standards:

- VPHs and
- Benzene, toluene and xylene.

Substances remediated in water for freshwater and marine aquatic life, and drinking water uses:

To meet numerical remediation standards:

- VPHw and LEPHw; and
- Benzene, ethylbenzene, toluene and xylenes.


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For Director, Environmental Management Act

Schedule D

Documents

Summary of Site Condition, prepared by Peter Reid, dated May 20 2014;

Environmental Status of City of Vancouver Proposed Dedicated Area (BC MOE Site ID 165), Hemmera, May 20, 2014;

Human Health and Ecological Risk Assessment, On-Property Residual Contamination Associated with Former Service Station 8175 Cambie Street, Vancouver, BC, Barbara Glijer, Celine Totman, SLR Consulting (Canada) Ltd, June 25, 2012;

Addendum to Stage I PSI and DSL 8175 Cambie Street, Vancouver, BC, Takako Matsueda and Robin Jones, SLR Consulting (Canada) Ltd, June 25, 2012;

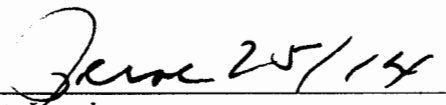
Remediation Plan and Human Health and Ecological Risk Assessment, Off-Property Residual Contamination Associated with Former Service Station 8175 Cambie Street, Vancouver, BC, Barbara Glijer, Celine Totman, Kristi Thornhill, SLR Consulting (Canada) Ltd, January 6, 2012;

Addendum to Stage I PSI (updated Site Registry results), 8175 Cambie Street, Vancouver, BC, Takako Matsueda and Kristi Thornhill, SLR Consulting (Canada) Ltd, December 5, 2011;

Confirmation of Remediation, 8175 Cambie Street, Vancouver, BC, Takako Matsueda, Kristi Thornhill, SLR Consulting (Canada) Ltd, December 1, 2011;

Detailed Site Investigation, 8175 Cambie Street, Vancouver, BC, Takako Matsueda, Kristi Thornhill, SLR Consulting (Canada) Ltd, November 30, 2011; and

Preliminary Site Investigation, 8175 Cambie Street, Vancouver, BC, Traci Brannen Magee, Kristi Thornhill, SLR Consulting (Canada) Ltd, October 21, 2011.


Date Issued


John E.H. Ward
For Director, *Environmental Management Act*