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Phase One Environmental Site Assessment

47 Beechwood Avenue, 5 Springfield Road, and 12 Douglas
Avenue
Ottawa, Ontario

Prepared for:

2317916 Ontario Inc.
2081 Merivale Road, Unit 1300
Ottawa, ON K2G 1G9

March 15, 2023

Pinchin File: 321299



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Issuing Office: Kanata, ON

Author: _____
Samantha Young
Project Manager
613.796.2342
syoung@pinchin.com

Reviewer: _____
Alicia McDonald, P.Eng., QP_{ESA}
Senior Project Manager
613.840.6147
amcdonald@pinchin.com

Reviewer: _____
Scott Mather, P.Eng., QP_{ESA}
Director, Eastern Ontario
613.592.3387
smather@pinchin.com



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1.0 EXECUTIVE SUMMARY

Pinchin Ltd. (Pinchin) was retained by 2317916 Ontario Inc. (Client) to complete a Phase One Environmental Site Assessment (Phase One ESA) of the property located at 47 Beechwood Avenue, 5 Springfield Road, and 12 Douglas Avenue in Ottawa, Ontario (hereafter referred to as the Site or Phase One Property). The Phase One Property is presently developed with four, two-storey mixed-use residential and commercial buildings (collectively referred to as the Site Buildings).

Pinchin conducted this Phase One ESA in accordance with Part VII and Schedule D of the Province of Ontario's *Environmental Protection Act R.S.O. 1990, c. E.19* and *Ontario Regulation 153/04: Records of Site Condition – Part XV.1 of the Act*, and last amended by Ontario Regulation 274/20 on July 1, 2020 (O. Reg. 153/04). The purpose of the Phase One ESA was to assess the potential presence of environmental impacts at the Phase One Property due to activities at and near the Phase One Property.

This Phase One ESA was conducted at the request of the Client for the future redevelopment of the Phase One Property. It is Pinchin's understanding that the current Site Buildings will be demolished, and the Phase One Property will be redeveloped with a four-storey mixed-use residential and commercial building which includes residential units on the ground floor. It should be noted that the land use is to remain the same, however, given the previous commercial tenant occupancies as well as the redevelopment plans, the filing of a Record of Site Condition (RSC) for the Phase One Property with the Ontario Ministry of the Environment, Conservation and Parks (MECP) is a mandatory requirement of O. Reg. 153/04. As such, this Phase One ESA report has been prepared in accordance with O. Reg. 153/04 to support the filing of an RSC for the Phase One Property.

The scope of work for this Phase One ESA was consistent with O. Reg. 153/04 in support of filing an RSC and was comprised of the following:

- A Records Review: Reviewed available current and historical information sources pertaining to the Phase One Property and Phase One Study Area including the use of, but not limited to, aerial photographs, city directories, Fire Insurance Plans (FIPS), Property Underwriters' Reports (PURs) and Property Underwriters' Plan (PUP), chain of title search results, historical environmental assessments relevant to the Phase One Property and a regulatory data base search. Regulatory agencies were also contacted to identify if any records of environmental non-compliance or other information associated with the environmental condition of the Phase One Property exists, including searches of MECP and Technical Standards and Safety Authority records.
- Interviews: Conducted interviews with a Site Representative (see Section 5.0) to determine if any current or historical operations have caused a concern with respect to



the environmental condition of the Phase One Property and the surrounding properties within the Phase One Study Area.

- Site Reconnaissance: Completed a visual assessment of the Phase One Property and the surrounding properties within the Phase One Study Area (from publicly-accessible areas) including any associated buildings and/or facilities for the purpose of identifying the presence of potentially contaminating activities (PCAs).
- Evaluation: Evaluated the information gathered from the records review, interviews and Site reconnaissance.
- Reporting: Prepared a Phase One ESA report.
- Submission: Submitted the Phase One ESA report to the Client.

The Phase One Property consists of four legal lots situated at the municipal addresses of 47 Beechwood Avenue, 5 Springfield Road, and 12 Douglas Avenue, in Ottawa, Ontario as per the GeoOttawa website. Based on the chain of title search, the addresses are more currently referred to as 1 and 11 Springfield Road and 16 Douglas Avenue, in Ottawa, Ontario and is currently owned by 2317916 Ontario Inc. It should be noted that Pinchin's historical searches identified additional historical addresses for the Phase One Property. Based on the 1915, 1922 and 1956 FIPs, previous Pinchin Site reconnaissance, the additional historical addresses included 3-9 Springfield Road, 43-57 Beechwood Avenue, 74-96 Beechwood Avenue, and 10-14 Douglas Road. The Phase One Property is located on the north side of Beechwood Avenue and is bounded by Springfield Road to the west and Douglas Avenue to the east. The current and past land uses of the Phase One Property are summarized in Table 1 (all Tables are provided in Appendix A and all appendices are provided in Section 10.0).

The Phase One Property was owned by various individuals from as early as 1823 based on a review of chain of title searches. The use of the property at this time is unknown, and it is assumed that it was vacant. Based on a review of the fire insurance plans (FIPs), two assumed residential buildings were present on the northeast and southwest portions of the Phase One Property in 1915, along with two assumed residential buildings on the south-central and southeast portions of the Phase One Property, similar in size and configuration to the present-day Site Buildings C and D. In addition, the Phase One Property was first listed in city directories in 1905, but was not listed in 1899. As such, the first developed use of the Phase One Property is assumed to be between 1899 and 1905.

It is Pinchin's opinion that the date of the first developed use of the Phase One Property is approximately early 1900s, with the construction of four assumed residential buildings on the Phase One Property, two of which are similar in size and configuration the present-day Site Building C and D. The date of the first developed use of the Phase One Property was determined through a review of aerial photographs, FIPs, PURs, city directory search and a chain of title search, which was completed for the property to its earliest



time of ownership and possible development. No other historical records were available to Pinchin that provided information for determining the date of first developed use of the Phase One Property.

Based on the findings of this Phase One ESA, Pinchin identified eight PCAs at the Phase One Property (i.e., on-Site) and 18 PCAs within the Phase One Study Area outside of the Phase One Property (i.e., off-Site). Of the off-Site PCAs, 16 are not considered to result in APECs at the Phase One Property given their distance from the Phase One Property and/or their downgradient or transgradient location with respect to the inferred groundwater flow direction at the Phase One Property. It is Pinchin's opinion that the remaining two off-Site PCAs and the eight on-Site PCAs may have impacted soil and groundwater quality at the Phase One Property and, as such, result in APECs at the Phase One Property that warrant further investigation prior to the submittal of an RSC.

All APECs identified during the Phase One ESA, as well as their respective PCAs, contaminants of potential concern (COPCs) and the media which could potentially be impacted, are summarized in Table 3.

The COPCs associated with each APEC were determined based on several sources of information including, but not limited to, Pinchin's experience with environmental contamination and hazardous substances, common industry standards for analysis of such contaminants and point sources, literature reviews of COPCs and associated hazardous substances, and evaluations of contaminant mobility and susceptibility for migration in the subsurface.

Pinchin recommends that a Phase Two ESA, defined as an "assessment of property conducted in accordance with the regulations by or under the supervision of a qualified person to determine the location and concentration of one or more contaminants in the land or water on, in or under the property", be conducted at the Phase One Property. Pinchin concludes that one or more contaminants originating from PCAs located on the Phase One Property and within the Phase One Study Area outside of the Phase One Property may have affected land or water on, in, or under the Phase One Property. Therefore, Pinchin recommends that a Phase Two ESA be conducted prior to filing an RSC for the Phase One Property.

This Executive Summary is subject to the same standard limitations as contained in the report and must be read in conjunction with the entire report.

This report has been issued without having received a response from the Technical Standards and Safety Authority regarding Pinchin's Freedom of Information request. Once a response from this regulatory body is received, the information will be incorporated into a revised version of this report. Our conclusions and recommendations may be amended based on this information.



2.0 INTRODUCTION

A Phase One ESA is defined as a systematic qualitative process to determine whether a particular property is, or may be subject to, actual or potential contamination. Under the Province of Ontario's *Environmental Protection Act R.S.O. 1990, c. E.19* (EPA) and *Ontario Regulation 153/04: Records of Site Condition – Part XV.1 of the Act*, and last amended by Ontario Regulation 274/20 on July 1, 2020 (O. Reg. 153/04), the purpose of a Phase One ESA is two-fold:

- To obtain and review records that relate to the Phase One Property, and to the current and past uses of and activities at or affecting the Phase One Property, in order to determine if an area of potential environmental concern (APEC) exists and to interpret any APEC; and
- To obtain and review records that relate to properties in the Phase One Study Area, other than the Phase One Property, in order to determine if a potentially contaminating activity (PCA) exists and interpret whether any such PCA results in an APEC at the Phase One Property.

This Phase One ESA was conducted at the request of the Client for the future redevelopment of the Phase One Property. It is Pinchin's understanding that the current Site Buildings will be demolished, and the Phase One Property will be redeveloped with a four-storey mixed-use residential and commercial building which includes residential units on the ground floor. It should be noted that the land use is to remain the same, however, given the previous commercial tenant occupancies as well as the redevelopment plans, the filing of a Record of Site Condition (RSC) for the Phase One Property with the Ontario Ministry of the Environment, Conservation and Parks (MECP) is a mandatory requirement of O. Reg. 153/04. As such, this Phase One ESA report has been prepared in accordance with O. Reg. 153/04 to support the filing of an RSC for the Phase One Property.

A Phase One ESA does not include sampling or testing of environmental media or building materials. The study period for this assessment was from February 2023 to March 2023, which included the records review, Site reconnaissance, interviews and reporting.

2.1 Phase One Property Information

The Phase One Property consists of four legal lots situated at the municipal addresses of 47 Beechwood Avenue, 5 Springfield Road, and 12 Douglas Avenue, in Ottawa, Ontario as per the GeoOttawa website. Based on the chain of title search, the addresses are more currently referred to as 1 and 11 Springfield Road and 16 Douglas Avenue, in Ottawa, Ontario and is currently owned by 2317916 Ontario Inc. It should be noted that Pinchin's historical searches identified additional historical addresses for the Phase One Property. Based on the 1915, 1922 and 1956 FIPs, previous Pinchin Site reconnaissance's the



additional historical addresses included 3-9 Springfield Road, 43-57 Beechwood Avenue, 74-96 Beechwood Avenue, and 10-14 Douglas Road. The Phase One Property is located on the north Site of Beechwood Avenue and is bounded by Springfield Road and Douglas Avenue. The Phase One Property is located on the north Site of Beechwood Avenue and is bounded by Springfield Road and Douglas Avenue, as shown on Figure 1 (all Figures are provided in Appendix B). A plan showing the Phase One Property is provided as Figure 2, and the Phase One Study Area for which this Phase One ESA applies to is outlined on Figure 3. Photographs of the Phase One Property and surrounding properties are presented in Appendix C. A current legal survey of the Phase One Property is included in Appendix D.

Pertinent details of the Phase One Property are provided in the following table:

Detail	Source / Reference	Information
Legal Description	Legal Survey Drawing provided by the Client, Service Ontario Parcel Register	Part of Lots 1, 2, 3 & 4 North Side of Beechwood Avenue, Lot 1 and Part of Lot 2 West Side of Douglas Avenue, Registered Plan No. 74, City of Ottawa
Municipal Address	ServiceOntario Parcel Register	1 and 11 Springfield Road and 16 Douglas Avenue, in Ottawa, Ontario, K1M 1L9
Parcel Identification Number (PIN)	ServiceOntario Parcel Register	04225-0210 (LT) 04225-0211 (LT) 04225-0209 (LT)
Current Owner	Chain of Title search	2317916 Ontario Inc.
Owner Contact Information	Client	2317916 Ontario Inc. Dr. Hussain Rahal 2091 Merivale Road, Unit 1300 Ottawa, ON K2G 1G9 Hairdoc@gmail.com
Current Occupant(s)	Site Reconnaissance	Table 40, Fraser Café, Mr. Luko, Dr. Brunet (Chiropractor), Sheek Shawarma, Chilaquiles, Melanie Hair Cutters and seven residential tenants
Client	Authorization to Proceed Form for Pinchin Proposal	2317916 Ontario Inc.
Client Contact Information	Client	2317916 Ontario Inc. Dr. Hussain Rahal 2081 Merivale Road, Unit 1300 Ottawa, ON K2G 1G9 Hairdoc@gmail.com
Site Area	https://maps.ottawa.ca/geottawa/	1,930 m ² (0.48 acres)



Detail	Source / Reference	Information
Current Zoning	https://maps.ottawa.ca/geottawa/ , Section 197 (3) to (14) By-Law 2019-410), Consolidation Date: June 25, 2008	TM8 – Traditional Main Street Permitted (Beechwood Avenue Subzone)
Centroid UTM Co-ordinates	Google Earth™	447137 Easting
		5032080 Northing
		Zone 18T

3.0 SCOPE OF INVESTIGATION

Pinchin conducted this Phase One ESA in accordance with O. Reg. 153/04, in particular Part VII and Schedule D of O. Reg. 153/04. The Phase One ESA scope of work was comprised of the following:

- A Records Review: Pinchin reviewed available current and historical information sources pertaining to the Phase One Property and surrounding properties within the Phase One Study Area including the use of, but not limited to, aerial photographs, city directories, Fire Insurance Plans (FIPs), Property Underwriters' Reports (PURs), Property Underwriters' Plans (PUPs), chain of title search results, historical environmental assessments relevant to the Phase One Property, available Site operating records and a regulatory data base search. Regulatory agencies were also contacted to identify if any records of environmental non-compliance or other information associated with the environmental condition of the Phase One Property exist, including the MECP's Freedom of Information and Protection of Privacy Office and the Technical Standards and Safety Authority (TSSA).
- Interviews: Pinchin conducted interviews with a Site Representative (see Section 5.0) to determine if any current or historical operations have caused a concern with respect to the environmental condition of the Phase One Property and the surrounding properties within the Phase One Study Area.
- Site Reconnaissance: Pinchin completed a visual assessment of the Phase One Property and the surrounding properties within the Phase One Study Area (from publicly-accessible areas) including any associated buildings and/or facilities for the purpose of identifying the presence of significant environmental contaminants of concern.
- Evaluation: Pinchin evaluated the information gathered from the records review, interviews and Site reconnaissance.



- Reporting: Pinchin prepared a Phase One ESA report summarizing the findings of the Phase One ESA.
- Submission: Pinchin submitted the Phase One ESA report to the Client.

4.0 RECORDS REVIEW

4.1 General

Identified on-Site and off-Site PCAs described in this and subsequent report Sections are summarized in Table 2 and their locations are shown on Figure 4 (on-Site PCAs) and Figure 5 (off-Site PCAs). APECs at the Phase One Property are illustrated on Figure 6.

Each on-Site PCA is associated with an APEC at the Phase One Property. Each off-Site PCA was characterized as to whether it resulted in an APEC at the Phase One Property. In making this determination, the proximity, location relative to the inferred groundwater flow direction, nature of operations and potential contaminants were considered. In general, PCAs that were relatively close to the Phase One Property and/or were at properties upgradient of the Phase One Property with respect to the inferred groundwater flow direction were considered PCAs resulting in APECs. Conversely, PCAs that were distant from the Phase One Property and/or were at properties downgradient or transgradient of the Phase One Property with respect to the inferred groundwater flow direction were not considered PCAs resulting in APECs. The type of operations and potential contaminants associated with the PCAs were also evaluated. Factors such as whether the PCA had a high probability of contamination (e.g., dry cleaners, retail fuel outlets (RFOs), automotive service garages, etc.) and mobility of the potential contaminants in the subsurface were considered during the evaluation.

4.1.1 Phase One Study Area Determination

Based on a review of the available historical information and observations made during the Site reconnaissance for the properties greater than 250 metres (m), but less than 1 kilometre (km), from the Phase One Property boundary, Pinchin did not note or observe any significant potentially contaminating properties that should be included as part of this assessment (e.g., landfills, large industrial manufacturers, etc.). As such, the Phase One Study Area consisted of the Phase One Property, as well as all properties situated wholly, or partly, within 250 m from the nearest point of a boundary of the Phase One Property, in order to meet the minimum requirements set forth in O. Reg. 153/04.

4.1.2 First Developed Use Determination

The first developed land use of the Phase One Property is defined by O. Reg. 153/04 to be the earlier of:



- The first use of a Phase One Property in or after 1875 that resulted in the development of a building or structure on the property; and
- The first potentially contaminating use or activity on the Phase One Property.

The Phase One Property was owned by various individuals from as early as 1823 based on a review of chain of title searches. The use of the property at this time is unknown, and it is assumed that it was vacant. Based on a review of the fire insurance plans (FIPs), two assumed residential buildings were present on the northeast and southwest portions of the Phase One Property in 1915, along with two assumed residential buildings on the south-central and southeast portions of the Phase One Property, similar in size and configuration to the present-day Site Buildings C and D. In addition, the Phase One Property was first listed in city directories in 1905, but was not listed in 1899. As such, the first developed use of the Phase One Property is assumed to be between 1899 and 1905.

It is Pinchin's opinion that the date of the first developed use of the Phase One Property is approximately early 1900s, with the construction of four assumed residential buildings on the Phase One Property, two of which are similar in size and configuration to the present-day Site Building C and D. The date of the first developed use of the Phase One Property was determined through a review of aerial photographs, FIPs, PURs, city directory search and a chain of title search, which was completed for the property to its earliest time of ownership and possible development. No other historical records were available to Pinchin that provided information for determining the date of first developed use of the Phase One Property.

4.1.3 Fire Insurance Plans

Pinchin contacted Opta Information Intelligence (Opta) to obtain copies of FIPs related to the Phase One Property and the Phase One Study Area. Opta provided Pinchin with copies of the following:

- FIPs dated 1912, 1915 and 1922 for the area including the Phase One Property and/or surrounding properties within the Phase One Study Area.

The Opta response and copies of the FIPs are provided in Appendix E.

The following general information, including details regarding the Phase One Property, was noted in the 1912, 1915, 1922 and 1956 FIPs:

1912

- The Phase One Property and surrounding areas to the north and east were not covered as part of the 1912 FIP;
- The surrounding area to the west of the Phase One Property appeared to consist primarily of commercial buildings; and

- The surrounding area to the south of the Phase One Property appeared to consist primarily of residential dwellings.

1915 and 1922

- The Phase One Property appeared to consist of the municipal addresses of 74, 88, 90, 92, 94 and 96 Beechwood Avenue and 10 Springfield Road. Two assumed residential buildings were present on the northeast and southwest portions of the Phase One Property. In addition, two assumed residential buildings were present on the south-central and southeast portions of the Phase One Property, similar in size and configuration to the present-day Site Buildings C and D;
- The surrounding areas were similar to 1912 with the following exceptions:
 - The surrounding area to the west appeared to consist of an institutional building. In addition, an office fitting and showcase factory had been located 50 m west of the Phase One Property;
 - A lumber storage yard, associated with the fitting and showcase factory, had been located approximately 90 m west of the Site; and
 - The surrounding area to the north and east of the Site appeared to consist of primarily residential dwellings, except for a candy factory, which had been located approximately 85 m south of the Phase One Property.
- The properties north of the Phase One Property were developed with residential building/dwellings.

1956

- The 1956 FIP did not cover the surrounding area to the west of the Site;
- The Phase One Property appeared to consist of the municipal addresses of 43, 47, 49, 51½, 51, 53, 55 and 57 Beechwood Avenue, 5, 7, 9, and 11 Springfield Road and 10, 12, 14 and 16 Douglas Avenue. Four buildings, similar in size and configuration to the present-day Site Buildings, were present on-Site. It should be noted that the previously mentioned on-Site former residential dwellings were demolished and no longer evident. However, it appears that two additional former residential buildings, that were different in size and configuration to the present-day Site Buildings, were constructed on the central and northeast portion of the Phase One Property;
- The surrounding areas to the west and south were similar to 1915 and 1922; however, commercial buildings were evident south of the Site. It should be noted that several residential dwellings were demolished and no longer evident;



- An upholstering building was located approximately 50 m south of the Phase One Property; and
- A wood yard was located approximately 130 m south of the Site.

Based on Pinchin's review of the information provided in the 1912, 1915, 1922 and 1956 FIPs, the following is noted:

- The following PCA was identified at the Phase One Property that results in an APEC:
 - There is the potential that the four former Site Buildings identified in the 1915, 1922 and 1956 FIPs contained basements, which could have been infilled with fill material of unknown quality following demolition.
- The following PCAs located within the Phase One Study Area outside of the Phase One Property were identified but are not considered to result in APECs at the Phase One Property:
 - An office fitting and showcase factory had been located 50 m west of the Phase One Property in 1915 and 1922;
 - A lumber storage yard, associated with the above-noted fitting and showcase factory, had been located approximately 90 m west of the Site in 1915 and 1922;
 - A candy factory had been located approximately 85 m south of the Phase One Property in 1915 and 1922;
 - An upholstering building had been located approximately 50 m south of the Phase One property in 1956; and
 - A wood yard had been located approximately 130 m south of the Site in 1956.

4.1.4 Chain of Title

Pinchin retained freelance land title search professional Mr. Stewart Davey to complete a chain of title search for the Phase One Property. The chain of title search was completed from the earliest record of land ownership for the Phase One Property (i.e., patent) to the present to determine if ownership information would infer any PCAs at the Phase One Property that should be evaluated.

The chain of title search results have been incorporated into Table 1, which summarizes the current and past land uses of the Phase One Property. Based on Pinchin's review of the chain of title search, nothing was identified with respect to the previous or current ownership that is considered a PCA at the Phase One Property.

The chain of title search results are provided in Appendix F. No chain of title search was conducted for the other properties located within the Phase One Study Area.



4.1.5 Environmental Reports

The following previous environmental reports for the Phase One Property were reviewed by Pinchin:

- Report entitled “*Phase I Environmental Site Assessment, 47 Beechwood Avenue, 1-11 Springfield Road and 12-16 Douglas Avenue, Ottawa, Ontario*”, prepared by Pinchin for 1101600 Ontario Inc., and dated July 20, 2020 (2020 Pinchin Phase I ESA Report); and
- Report entitled “*Phase I Environmental Site Assessment, 1A and 1B Springfield Road, 7-11 Springfield Road, 47-49 and 51-57 Beechwood Avenue and 10 Douglas Avenue, Ottawa, Ontario*” prepared by Pinchin for Koble c/o Brent Harden, and dated January 7, 2021 (2021 Phase I ESA Report).

A summary of the salient information identified in the reports is provided below.

2020 and 2021 Pinchin Phase I ESA Reports

The 2020 and 2021 Pinchin Phase I ESA Reports were prepared in general accordance with the CSA document entitled “*Phase I Environmental Site Assessment*” (CSA Document Z768-01), dated November 2001 (reaffirmed 2006), including a review of readily available historical records and reasonably ascertainable regulatory information, a Site reconnaissance, interviews, an evaluation of information and reporting. Based on Pinchin’s review of the 2020 and 2021 Pinchin Phase I ESA Reports, the following salient information was noted:

- At the time of the Site 2020 and 2021 reconnaissance, the Phase One Property was occupied by four, two-storey mixed-use residential and commercial buildings;
- Various commercial operations occupied the Phase One Property (i.e., several restaurants/cafes, a fitness facility, a retail store, and a hair salon);
- Previous occupants of the Phase One Property included various restaurants and a smoke shop;
- The Phase One Property had been occupied by former residential buildings between 1915 and at least 1928, that were different in size and configuration to the present-day Site Building;
- The PURs reviewed for the Phase One Property indicated that historical heating for Site Building A was provided by fuel oil. It was not indicated whether the fuel oil was stored in an aboveground storage tank (AST) or an underground storage tank (UST);
- An RFO, equipped with USTs, was identified approximately 55 m southwest of the Phase One Property since 1965. Based on Pinching review of aerial photographs the USTs at this property are located approximately 80 m southwest of the Site;

- Beechwood and Mackay Service Centre was identified approximately 45 m west of the Site; and
- A former landfill had been located approximately 250 m south of the Phase One Property.

The results of the 2020 and 2021 Pinchin Phase I ESA Reports indicated that there were no significant potential environmental concerns associated with the current and historical use of the Phase One Property and adjacent properties and as such, no further environmental assessment work was recommended.

4.1.5.1 Previous Environmental Report Summary

Based on Pinchin's review of the above-referenced previous environmental reports, the following PCAs were identified within the Phase One Study Area that are considered to result in APECs at the Phase One Property:

- There is the potential that the four former Site Buildings identified between 1915 and 1928 contained basements, which could have been infilled with fill material of unknown quality following demolition; and
- Heating to Site Building A was formerly provided by fuel oil.

The following additional PCAs were identified in the reviewed reports within the Phase One Study Area but are not considered to result in APECs at the Phase One Property:

- An RFO, equipped with USTs, was identified approximately 55 m southwest of the Phase One Property since 1965. Based on Pinching review of aerial photographs the USTs at this property are located approximately 80 m southwest of the Site;
- Beechwood and Mackay Service Centre was identified approximately 45 m west of the Site; and
- A former landfill had been located approximately 250 m south of the Phase One Property

4.2 Environmental Source Information

Pinchin reviewed the historical use of the Phase One Study Area through the use of publicly available archives and databases, as well as through requesting information from regulatory agencies. The following provides a summary of the information obtained from these sources.

4.2.1 Environmental Database Search – ERIS

Pinchin retained Environmental Risk Information Services (ERIS) to search all available federal, provincial and private source databases for information pertaining to the Phase One Study Area. Unless otherwise noted, information obtained from the ERIS database search was reviewed for the entire Phase One Study



Area. A copy of the ERIS report is provided in Appendix G and the results of the database search are described in the following sections.

4.2.1.1 National Pollutant Release Inventory

ERIS completed a search of the federal databases for information regarding the National Pollutant Release Inventory (NPRI). This database contains comprehensive national data regarding releases to air, water, or land, and waste transfers for recycling for more than 300 listed substances and identifies information such as the approximate location, type and quantity of contaminant, date of release, and media impacted.

Pinchin reviewed the ERIS report for NPRI information and found no records regarding the Phase One Study Area.

4.2.1.2 Ontario Inventory of PCB Storage Sites

The MECP's Waste Management Branch maintains an inventory of PCB storage sites within Ontario. Ontario Regulation 11/82 and Ontario Regulation 347 (O. Reg. 347), made under the EPA, require the registration of inactive PCB storage equipment and/or disposal sites of PCB waste with the MECP. This database contains information on waste quantities, major and minor sites storing liquid or solid waste, and a waste storage inventory.

ERIS completed a search of the Ontario Inventory of PCB Storage Sites for information regarding PCB storage and found no information regarding the Phase One Study Area.

4.2.1.3 National PCB Inventory

Environment Canada maintains an inventory of in-use PCB-containing equipment at federal, provincial and private facilities in Canada, and of out-of-service PCB-containing equipment and PCB waste owned by the federal government or federally regulated industries.

ERIS completed a search of the National PCB Inventory and found no information regarding the Phase One Study Area.

4.2.1.4 Certificates of Approval

ERIS completed a search of the MECP database for information regarding Certificates of Approval (Cs-of-A). The MECP maintains a database of approved Cs-of-A for Air & Noise, Industrial Sewage, Municipal & Private Sewage, Waste Management Systems and Renewable Energy Approvals. Prior to November 1, 2011, the MECP mandated that any facility that released emissions to the atmosphere, discharged contaminants to ground or surface water, provided potable water supplies, or stored, transported or disposed of waste, must have a C-of-A before it could operate lawfully. The MECP no longer issues Cs-of-A, which were replaced by Environmental Compliance Approvals (ECAs) as of November 1, 2011. O.

Reg. 153/04 indicates that information from the C-of-A database only needs to be obtained for the Phase One Property and properties adjacent to the Phase One Property.

The ERIS search of the C-of-A database identified no information regarding Cs-of-A for the Phase One Property or for properties adjacent to the Phase One Property.

4.2.1.5 Environmental Compliance Approvals, Permits To Take Water and Certificates of Property Use

ERIS completed a search of the MECP database for information regarding ECAs, permits including Permits To Take Water (PTTWs) and Certificates of Property Use (CPUs). O. Reg. 153/04 indicates that information from these databases only needs to be obtained for the Phase One Property and properties adjacent to the Phase One Property. Details regarding these databases are provided in the ERIS report in Appendix G.

The ERIS database search identified no information regarding ECAs, PTTWs or CPUs for the Phase One Property and properties adjacent to the Phase One Property.

4.2.1.6 Inventory of Coal Gasification Plants

ERIS searched the following publications prepared for the MECP by Intera Technologies Inc. for information on industrial sites that formerly operated as coal gasification plants, and industrial sites that produced or used coal tar and other related tars:

- “*Inventory of Coal Gasification Plant Waste Sites in Ontario*”, dated April 1987; and
- “*Inventory of Industrial Sites Producing or Using Coal Tar and Related Tars in Ontario*”, dated November 1988.

The ERIS search yielded no records of former coal gasification plants or the production or use of coal tar and related tars within the Phase One Study Area.

4.2.1.7 Environmental Incidents, Orders, Offences and Spills

ERIS completed a search of the various provincial and federal databases for information regarding environmental incidents, orders, offences and spills. O. Reg. 153/04 indicates that information from these databases only needs to be obtained for the Phase One Property and properties adjacent to the Phase One Property. Details regarding the searched databases are provided in the ERIS report in Appendix G.

The ERIS database search revealed no records of environmental incidents, orders, offences or spills for the Phase One Property and properties adjacent to the Phase One Property.

No records were found of environmental incidents, orders, offences or spills for the Phase One Property.

No records were found of environmental incidents, orders, offences or spills for properties adjacent to the Phase One Property except for the following:



- One spill record was identified approximately 25 m southeast of the Phase One Property. The Ontario Spills database indicated that approximately 135-L of diesel was spilled to the asphalt and a catch basin at this property as a result of a transportation accident in 1995. Based on the receiving medium of the spill and the fact that this property is transgradient of the Phase One Property with respect to the inferred groundwater flow direction, this PCA is not considered to result in an APEC at the Phase One Property; and
- Other spill records for adjacent properties were provided in the ERIS report but they have not been considered PCAs given the nature of the material spilled (e.g., refrigerant gas).

4.2.1.8 Waste Management Records

Waste Generators

ERIS completed a search of the O. Reg. 347 Waste Generators database for information regarding waste generation. O. Reg. 347 defines a waste generation site as any site, equipment and/or operation involved in the production, collection, handling and/or storage of regulated wastes. A generator of regulated waste is required to register the waste generation site and each waste produced, collected, handled or stored at the site. This database contains the registration number, company name and address of registered generators including the types of hazardous wastes generated. It includes data on waste generating facilities such as drycleaners, waste treatment and disposal facilities, machine shops, electric power distribution, etc. The database search results provide a summary of available waste generation information for the registered sites for all years from 1986 to the present.

O. Reg. 153/04 indicates that information from the Waste Generator database only needs to be obtained for the Phase One Property and properties adjacent to the Phase One Property. However, in addition to the Phase One Property and adjacent off-Site properties, Pinchin reviewed the database for waste generators within 50 m transgradient and 100 m upgradient of the Phase One Property with respect to the inferred groundwater flow direction. The area reviewed will be referred to as the Waste Generator Database Review Area.

The ERIS search of the O. Reg. 347 Waste Generators database found no information regarding the Phase One Property.

Four properties located within the Waste Generator Database Review Area were listed within the O. Reg. 347 Waste Generators database search results as waste generators and are considered PCAs. Details regarding the types of waste and timeframe when wastes were generated at these properties are provided in the ERIS report in Appendix G.



Based on their location and distance relative to the Phase One Property (i.e., greater than 30 m and/or inferred to be hydraulically downgradient or transgradient of the Phase One Property) and/or the types of hazardous wastes generated at these properties, it is Pinchin's opinion that hazardous waste generation at these properties has not resulted in APECs at the Phase One Property.

Waste Receivers

ERIS completed a search of the O. Reg. 347 Waste Receivers database for information regarding waste receivers. O. Reg. 347 defines a waste receiving site as any site or facility to which waste is transferred by a waste carrier. A receiver of regulated waste is required to register the waste receiving facility. This database contains registered receivers of regulated wastes, identified by registration number, company name and address, and includes receivers of waste such as landfills, incinerators, transfer stations, PCB storage sites, sludge farms and water pollution control plants.

O. Reg. 153/04 indicates that information from the Waste Receivers database only needs to be obtained for the Phase One Property and properties adjacent to the Phase One Property. However, in addition to the Phase One Property and adjacent off-Site properties, Pinchin reviewed the database for waste generators within 50 m transgradient and 100 m upgradient of the Phase One Property with respect to the inferred groundwater flow direction. The area reviewed will be referred to as the Waste Receivers Database Review Area.

The ERIS search of the O. Reg. 347 Waste Receivers database found no information regarding the Waste Receivers Database Review Area.

4.2.1.9 Fuel Storage Tanks

ERIS completed a search of various private, provincial and federal databases for information regarding chemical storage tanks, as well as private and retail fuel storage tanks. Details regarding the searched databases are provided in the ERIS report in Appendix G.

The ERIS search of the chemical and fuel storage tank databases found no information regarding the Phase One Property.

The ERIS search of the chemical and fuel storage tank databases identified the following property within the Phase One Study Area with records of fuel storage tanks:

- 20 Beechwood Avenue.

The 20 Beechwood Avenue property was listed in the Private and Retail Fuel Storage Tanks database as a current RFO. The Fuel Storage Tank – Historic database indicated that this property had been historically equipped with three gasoline USTs that were installed in 1991 and reportedly 33,400-L in size. The Delisted Fuel Tanks and the Fuel Storage Tank indicated that former structures became



delisted/expired and upgraded in 2009. The current USTs on this property are gasoline containing, of fiberglass construction, and 36,300-L in size. This property is located approximately 55 m southwest of the Phase One Property. Based on Pinchin's review of aerial photographs, the USTs at this property are located approximately 80 m southwest of the Site and are hydraulically downgradient of the Phase One Property with respect to the inferred groundwater flow direction. As such, Pinchin considers that the likelihood of potential impacts to the Phase One Property due to USTs on this property as low, and as such, this PCA does not result in an APEC at the Phase One Property.

4.2.1.10 Notices and Instruments

ERIS completed a search of the provincial Environmental Registry for records pertaining to proposals, decisions, and exceptions regarding policies, Acts, instruments, or regulations that could significantly affect the environment. ERIS also searched the Record of Site Condition database for filed RSCs.

The ERIS database search of the Environmental Registry and Record of Site Condition database indicated no information for the Phase One Study Area.

4.2.1.11 Areas of Natural Significance

ERIS reviewed available databases and records to assess whether any parks, wetlands, conservation areas, or other areas of natural significance, are located within the Phase One Study Area. The Area of Natural & Scientific Interest map is included in the ERIS report in Appendix G. In addition, Pinchin reviewed information provided on the Ministry of Natural Resources and Forestry's (MNRF) Natural Heritage Information Centre (NHIC) website. No areas of natural significance were identified within the Phase One Study Area from these information sources.

4.2.1.12 Landfill Information

ERIS reviewed available private and provincial databases for records of any current or inactive landfills and waste disposal sites within the Phase One Study Area. Details regarding the searched databases are provided in the ERIS report in Appendix G.

The ERIS search of the landfill and waste disposal sites databases found no information regarding the Phase One Study Area.

4.2.2 Ministry of the Environment, Conservation and Parks Freedom of Information Search

The MECP Freedom of Information and Protection of Privacy Office in Toronto, Ontario was contacted to determine if records exist for environmental matters such as orders, spills, previous investigations, prosecutions, registered PCB waste storage sites, waste generators, waste receivers, Cs-of-A and ECAs associated with the Phase One Property and properties adjacent to the Phase One Property.



A MECP response was previously received from the MECP on June 17, 2021 as requested for the 2021 Pinchin Phase I ESA. The Site addressed in this response included 7, 9, and 11 Springfield Road, 1A and 1B Springfield Road, 47, 49, 51, 53, 55 and 57 Beechwood Avenue and 11 Douglas Street. An additional search was request on February 8, 2023, as apart of this Phase One ESA, and a response was received from the MECP on February 21, 2023. The addresses included within this response included 1 and 11 Springfield Road and 16 Douglas Avenue. The MECP responses indicated that no records were available for the Phase One Property.

Copies of the MECP responses are provided in Appendix H.

4.2.3 Technical Standards and Safety Authority Search

The TSSA is the regulatory body that governs the safe handling and storage of fuel in Ontario. All storage of gasoline, diesel and fuel oil is subject to the Technical Standards and Safety Act. The Technical Standards and Safety Act and its relevant documents and regulations (e.g., *Liquid Fuels Handling Code*, *Ontario Regulation 213/01 – Fuel Oil*, *Ontario Regulation 217/01 – Liquid Fuels*) require that all fuel storage devices such as ASTs and USTs be registered with the TSSA.

Pinchin previously contacted the TSSA to determine whether any ASTs or USTs are, or were, registered for the Phase One Property, and to determine whether any records of regulatory non-compliance exist. Letter responses requested during Pinchin's previous Phase I ESAs were issued by the TSSA for 43 and 47 Beechwood Avenue and 5 Springfield Road on August 13, 2020 and for 51 Beechwood Avenue, 1 Springfield Road and 10 Douglas Street on January 12, 2021. The TSSA responses indicated that following a search of the TSSA files, no outstanding instructions, incident reports, fuel oil spills or contamination records, or records of registered ASTs or USTs were found for the Phase One Property. An additional search was requested on February 8, 2023, as apart of this Phase One ESA, for 1 and 11 Springfield Road and 16 Douglas Avenue. At the time of writing this report, no response had been received from the TSSA regarding these additional on-Site addresses. When a formal response is received, it will be reviewed by Pinchin and update in the final report provided to the Client. Our conclusions and recommendations may be amended based on this information.

Copies of the TSSA responses are provided in Appendix I.

4.2.4 Property Underwriters' Reports and Plans

Property Underwriters' Reports (PURs) provide detailed information on a site-specific basis, including descriptions of building construction, heating sources, production processes, and the presence of any hazardous chemicals or materials which may have been historically stored on the Phase One Property. They also indicate the presence of environmental hazards such as electrical rooms, transformers, boilers



and storage tanks. Information provided on Property Underwriters' Plans (PUPs) includes the location, capacity, and contents of ASTs, USTs, chemical storage and other forms of environmental hazards.

Pinchin previously contacted Opta to obtain copies of PURs and PUPs related to the Phase One Property. Opta provided Pinchin with copies of the following (see Appendix E):

- PURs 1978 and 1983 for Site Building A; and
- PUPs dated 1978 for Site Building A only.

Based on Pinchin's review of the PURs, the following was noted:

- Site Building A was constructed in its current configuration approximately the 1940s.
- The ground floor of Site Building A was occupied by Rockcliffe Pizza, Mr. Keith Catering, and Pinto Confectionary. The second floor of Site Building A consisted of residential units.
- The PURs indicated that heating for Site Building A was provided by fuel oil. It should be noted that the PUR did not indicate whether the fuel oil was stored in an AST or UST.

Based on Pinchin's review of the information provided by the PURs and PUPs, the following PCA was identified that is considered to result in APECs at the Phase One Property:

- Heating to Site Building A was formerly provided by fuel oil.

4.2.5 City Directories

City directories for the years 1881 to 2021 were obtained by ERIS and reviewed by Pinchin for the area within 100 m of the Phase One Property (City Directory Search Area). It should be noted that no city directories were available for the City of Ottawa prior to 1881 or subsequent to 2021. A summary of information obtained with respect to the Phase One Property is provided in the following table:

Year(s)	Occupant Listings for Site Address
1881-1905.	Site not listed
1905-1908.	10 Springfield Road: Residential listings (3 tenants)
1909-1929.	12, 14 and 16 Douglas Avenue: Residential listings
1931-1935.	11 Springfield Road: Vacant 12, 14 and 16 Douglas Avenue: Residential listings
1936.	1 Springfield Road: Gauthier Armand Grocery 11 Springfield Road: Springfield Sweets 12, 14 and 16 Douglas Avenue: Residential listings



Year(s)	Occupant Listings for Site Address
1937-1941.	1 Springfield Road: Gauthier Armand Grocery 12, 14 and 16 Douglas Avenue: Residential listings
1941.	5-7 Springfield Road: Springfield Shoe Repair 11 Springfield Road: Residential listings (1 tenant) 12, 14 and 16 Douglas Avenue: Residential listings
1942-1945.	5-7 Springfield Road: Springfield Shoe Repair 12, 14 and 16 Douglas Avenue: Residential listings
1946-1950.	1 Springfield Road: Residential (2 tenants) 5-7 Springfield Road: Springfield Shoe Repair 11 Springfield Road: Dept. Mines & Resources 43 Beechwood Avenue: Gauthier Butcher & Grocery 12, 14 and 16 Douglas Avenue: Residential listings
1951-1956.	1 Springfield Road: Residential (2 tenants) 5-7 Springfield Road: Springfield Shoe Repair 12, 14 and 16 Douglas Avenue: Residential listings
1956.	5-7 Springfield Road: Springfield Shoe Repair 11 Springfield Road: Pullman Tailors 43 Beechwood Avenue: Wholesale Meat 57 Beechwood Avenue: Villeneuve Grocery 12, 14 and 16 Douglas Avenue: Residential listings
1957-1960.	5 Springfield Road: Springfield Shoe Repair 11 Springfield Road: Pullman Tailors 57 Beechwood Avenue: Villeneuve Grocery 12, 14 and 16 Douglas Avenue: Residential listings
1961.	1 Springfield Road: Residential (1 tenant) 5 Springfield Road: Springfield Shoe Repair 7 Springfield Road: Tan Ca-Luck Chinese Restaurant 11 Springfield Road: Pullman Tailors 43 Beechwood Avenue: Cedar Tailors & Cleaners 12, 14 and 16 Douglas Avenue: Residential listings
1962-1964.	5 Springfield Road: Springfield Shoe Repair 7 Springfield Road: Tan Ca-Luck Chinese Restaurant 11 Springfield Road: Pullman Tailors 12, 14 and 16 Douglas Avenue: Residential listings



Year(s)	Occupant Listings for Site Address
1965.	1 Springfield Road: Cedar Tailors & Cleaners 5 Springfield Road: Springfield Shoe Repair 7 Springfield Road: Tan Ca-Luck Chinese Restaurant 11 Springfield Road: Pullman Tailors 53 Beechwood Avenue: Beechwood Deli 55 Beechwood Avenue: Eddy's Repair Center 57 Beechwood Avenue: Electronic Repair Depot 12, 14 and 16 Douglas Avenue: Residential listings
1966-1971.	1 Springfield Road: Cedar Tailors & Cleaners 5 Springfield Road: Springfield Shoe Repair 7 Springfield Road: Tan Ca-Luck Chinese Restaurant 11 Springfield Road: Pullman Tailors 53 Beechwood Avenue: Beechwood Deli 57 Beechwood Avenue: Electronic Repair Depot 12, 14 and 16 Douglas Avenue: Residential listings
1972-1975.	7 Springfield Road: Tan Ca-Luck Chinese Restaurant 53 Beechwood Avenue: Beechwood Deli 55 Beechwood Avenue: FED Electronic Repair Depot 57 Beechwood Avenue: Electronic Repair Depot 12, 14 and 16 Douglas Avenue: Residential listings
1976.	1 Springfield Road: Hillary Cleaners 5 Springfield Road: Coin Des Art 11 Springfield Road: Residential (1 tenant) and Pinto Food Store 57 Beechwood Avenue: Electronic Repair Depot 12, 14 and 16 Douglas Avenue: Residential listings
1977-1980.	1 Springfield Road: Hillary Cleaners 11 Springfield Road: Residential (1 tenant) and Pinto Food Store 57 Beechwood Avenue: Electronic Repair Depot 12, 14 and 16 Douglas Avenue: Residential listings
1981-1982.	1 Springfield Road: Hillary Cleaners 5 Springfield Road: Rockcliffe Pizza 11 Springfield Road: Residential (1 tenant) and Pinto Food Store 55 Beechwood Avenue: Furniture Heaven and Flea Market 57 Beechwood Avenue: Electronic Repair Depot 12, 14 and 16 Douglas Avenue: Residential listings
1983-1986.	1 Springfield Road: Hillary Cleaners 5 Springfield Road: Daniel's Restaurant 55 Beechwood Avenue: Furniture Heaven and Flea Market 12, 14 and 16 Douglas Avenue: Residential listings.



Year(s)	Occupant Listings for Site Address
1987.	1 Springfield Road: Hillary Cleaners 5 Springfield Road: Daniel's Restaurant 7 Springfield Road: K Coin Wash 11 Springfield Road: Residential (1 tenant) and K&R Confectionery Convenience store 55 Beechwood Avenue: Furniture Heaven and Flea Market 12, 14 and 16 Douglas Avenue: Residential listings
1987-1995.	5 Springfield Road: Daniel's Restaurant 11 Springfield Road: K&R Confectionery Convenience store 55 Beechwood Avenue: Furniture Heaven and Flea Market 12, 14 and 16 Douglas Avenue: Residential listings
1996-1997.	1 Springfield Road: Second Cup Coffee 5 Springfield Road: Daniel's Restaurant 11 Springfield Road: K&R Confectionery Convenience store 57 Beechwood Avenue: Divinio Salon 12, 14 and 16 Douglas Avenue: Residential listings
1998-2000.	1 Springfield Road: Second Cup Coffee 11 Springfield Road: K&R Confectionery Convenience store 12, 14 and 16 Douglas Avenue: Residential listings
2001-2005.	1 Springfield Road: Second Cup Coffee and New Edinburgh therapy Clinic 11 Springfield Road: K&R Confectionery Convenience store 57 Beechwood Avenue: Melanie Hair Salon 12, 14 and 16 Douglas Avenue: Residential listings
2006-2011.	1 Springfield Road: Second Cup Coffee and FeelBetter Reg'd Massage & Health Centre 11 Springfield Road: Maximum Convenience 49 Beechwood Avenue: High Tops 57 Beechwood Avenue: Melanie Hair Salon
2012.	1 Springfield Road: Second Cup Coffee and Ottawa Life Magazine 5 Springfield Road: Danny's Bar and Grill 11 Springfield Road: Maximum Convenience 55 Beechwood Avenue: Mille Fiore Floral 57 Beechwood Avenue: Melanie Hair Salon
2013-2016.	1 Springfield Road: Second Cup Coffee and Ottawa Life Magazine 11 Springfield Road: Maximum Convenience 55 Beechwood Avenue: Mille Fiore Floral 57 Beechwood Avenue: Melanie Hair Salon



Year(s)	Occupant Listings for Site Address
2017.	1 Springfield Road: Second Cup Coffee, Ottawa Life Magazine, BGGO Trading Inc, and Studio One Personal Training 7 Springfield Road: Fraser 11 Springfield Road: Maximum Convenience 49 Beechwood Avenue: Arturo's Market 55 Beechwood Avenue: Mille Fiore Floral 57 Beechwood Avenue: Melanie Hair Salon
2018-2021.	1 Springfield Road: Second Cup Coffee and Studio One Personal Training 11 Springfield Road: Table 40 at Fraser Café 49 Beechwood Avenue: Arturo's Market 55 Beechwood Avenue: Nature's Buzz Organic Market 57 Beechwood Avenue: Melanie Hair Salon

Based on Pinchin's review of the above-noted city directories, the following PCAs were identified at the Phase One Property:

- Cedar Tailors & Cleaners was listed as occupying Site Building B (1 Springfield Road) from 1965 to 1971; and
- Hillary Cleaners was listed as occupying Site Building B (1 Springfield Road) from 1976 to 1987.

In general, the city directories indicated that the properties in the City Directory Search Area have been historically occupied by commercial and residential land uses since approximately 1992. Based on Pinchin's review of the above-noted city directories, the following PCAs were identified within the City Directory Search Area that are considered to result in APECs at the Phase One Property:

- A RFO was listed in the city directories at 20 Beechwood Avenue from 1965 up until 2021. This property is located approximately 55 m southwest of the Phase One Property.
- Star Cleaners & Dryer was listed in the city directories at 26 Beechwood Avenue in 1950. In addition, Spic & Span Cleaners & Launderers was listed at this property between 1956 and 1961. This address is presumed to have been located approximately 40 m southwest of the Phase One Property.

Additional off-Site PCAs were identified in the city directories within 50 m transgradient or 100 m upgradient of the Phase One Property with respect to the inferred groundwater flow direction, that are not considered to result in APECs at the Phase One Property, and these are summarized in Table 2.



4.3 Physical Setting Sources

4.3.1 Aerial Photographs

Pinchin reviewed aerial photographs of the Phase One Property and surrounding properties within the Phase One Study Area to assess the potential for historical PCAs. Copies of aerial photographs dated 1928, 1965, 1976, 1991, 1999, 2002, 2005, 2007, 2008, 2009, 2011, 2014, 2015, 2017, 2019 and 2021 were reviewed on the City of Ottawa e-map website (<http://maps.ottawa.ca/geoOttawa/>) by Pinchin. The 1928 aerial photograph was the earliest available aerial photograph of the Phase One Study Area.

Efforts were made by Pinchin to obtain aerial photographs that:

- Illustrated the period between initial development of the Phase One Property to the present.
- Identified buildings and structures present on the Phase One Property since initial development.
- Identified PCAs within the Phase One Study Area.
- Identified APECs on the Phase One Property.

It should be noted that accurate details could not be determined from some of the aerial photographs due to the large reference scale and the low resolution of the photographs.

A summary of information obtained with respect to the Phase One Property from a review of the available aerial photography is provided in the following table:

Year of Photograph	Phase One Property
1928.	Four buildings are visible on the Phase One Property. Two of which are assumed residential buildings located on the northeast and southwest portions of the Phase One Property. The other two buildings are similar in size, shape and orientation to the present-day Site Buildings C and D.
1956.	The above-noted assumed residential buildings appeared to be demolished and six buildings are visible on the Phase One Property, two of which are similar in size, shape and orientation to the present-day Site Buildings C and D. Two additional former residential buildings, different in size and configuration to the present-day Site Buildings, were constructed on the central and northeast portion of the Phase One Property between 1928 and 1956.
1976.	The two above-noted additional former residential buildings appeared to be demolished. Four buildings are visible on the Phase One Property, which are which are similar in size, shape and orientation to the present-day Site Buildings A-D.
1991.	Same as above.



Year of Photograph	Phase One Property
2002.	Same as above.
2005.	Same as above.
2007.	Same as above.
2008.	Same as above.
2011.	Same as above.
2014.	Same as above.
2015.	Same as above.
2017.	Same as above.
2019.	Same as above.
2021.	Same as above.

Based on the aerial photographs reviewed for the Phase One Property and the surrounding area, it appears that the Phase One Property was developed prior to 1928.

The aerial photograph review identified the following PCAs on the Phase One Property:

- There is the potential that the four former Site Buildings identified in the 1928 and 1956 aerial photographs contained basements, which could have been infilled with fill material of unknown quality following demolition.

The aerial photograph review identified the following PCA within the Phase One Study Area, outside of the Phase One Property, that are considered to result in APECs at the Phase One Property:

- An RFO had been located approximately 25 m southeast of the Phase One Property in 1965.

Additional off-Site PCAs were identified in the aerial photographs that are not considered to result in APECs at the Phase One Property, and these are summarized in Table 2.

Copies of the aerial photographs of the Phase One Property and surrounding area are provided in Appendix J.

4.3.2 *Topography, Hydrology and Geology*

The elevation of the Phase One Property, based on information obtained from the Ontario Base Map series, is approximately 56 m above mean sea level (mamsl). The general topography in the local and surrounding areas is generally flat with a slight grade upwards in elevation to the northeast and northwest. No bedrock outcrops were observed on-Site or in the surrounding area. Based on data from



the Ontario Well Records database, the overburden thickness on-Site (i.e., depth to bedrock) is expected to be approximately 2 m.

A review of the available physiographical data indicates that the Phase One Property and the surrounding properties located within the Phase One Study Area are located within the limestone plains of the Ottawa Valley clay plain with the primary native material consisting of clay and silt. Bedrock is expected to consist of limestone, dolostone, shale, arkose and sandstone of the Shadow Lake Formation at an elevation of 55 mamsl. The topography is considered to be mainly flat to rolling low local relief with dry surface water drainage conditions.

Based on general hydrogeological principles and Pinchin's familiarity with subsurface conditions at and near the Phase One Property and the surrounding properties within the Phase One Study Area, the unconfined groundwater beneath the Phase One Property is expected to flow in a southwesterly direction. No water bodies are located within the Phase One Study Area, and the nearest water body is the Rideau River located approximately 270 m southwest of the Phase One Property at an elevation of approximately 55 mamsl.

Copies of pertinent maps, illustrating local topographical, hydrogeological and drainage features are provided in Appendix K

4.3.3 Fill Materials

The historical records review provided no information regarding the presence of fill material at the Phase One Property. There is the potential that the four former Site Buildings identified in the 1915, 1922 and 1956 FIPs contained basements, which could have been infilled with fill material of unknown quality following demolition.

Although the Phase One ESA did not identify any historical or current fill material at the Phase One Property, potential future development plans should incorporate the appropriate procedures for the characterization of soils that may require off-Site disposal. Further assessment and/or costs may be incurred through re-development of the Phase One Property and/or change in land use scenarios.

4.3.4 Water Bodies, Areas of Natural Significance and Groundwater Information

No water bodies were identified on the Phase One Property or on surrounding properties within the Phase One Study Area.

A review of the Area of Natural & Scientific Interest map prepared by ERIS (see Appendix G) and information provided on the MNR's NHIC website did not identify any provincial parks, wetlands, conservation areas, or other areas of natural significance, within the Phase One Study Area.

A review of the city plan for the Ontario Source Protection Information Atlas indicated that the Phase One Study Area is not located in whole or in part within a well head protection area or other designation identified by the City of Ottawa for the protection of groundwater.

The records review indicated that the Phase One Property and all other properties within the Phase One Study Area are not serviced by a municipal drinking water system.

The records review did not identify the presence of wells within the Phase One Property or within the Phase One Study Area that currently supply water for human consumption or for agricultural purposes.

4.3.5 Well Records

A search of the Water Well Information System database by ERIS did not identify any water well records for the Phase One Property.

4.4 Site Operating Records

Based on the historical use of the Phase One Property as a potential dry cleaner, the Phase One Property is classified as an Enhanced Investigation Property (see Section 6.3). As such, O. Reg. 153/04 requires that the following site operating records be reviewed where available:

- Regulatory permits and records related to APECs.
- Material safety data sheets (MSDSs).
- Underground utility drawings.
- Inventories of chemicals, chemical usage and chemical storage areas.
- Inventory of ASTs and USTs.
- Environmental monitoring data.
- Waste management records.
- Process, production and maintenance documents related to APECs.
- Records of spills and contaminant discharges.
- Emergency response and contingency plans.
- Environmental audit reports.
- Site plan of facility.

The Site Representative (see Section 5.0) informed Pinchin that none of the above-listed site operating records were available for review.



5.0 INTERVIEWS

Pinchin interviewed individuals knowledgeable of the Phase One Property and its history to obtain or confirm information regarding the environmental condition of the Phase One Property. The following individuals provided information regarding the history of the Phase One Property and the surrounding properties within the Phase One Study Area to the best of their knowledge:

Person Interviewed	Relationship to Phase One Property	Date and Place of Interview	Interview Method
Henry Karam	Superintendent	February 22, 2023 (Phase One Property)	In-person interview during Site reconnaissance.
Yvonne Staszewski	Property Manager		

Henry Karam and Yvonne Staszewski was chosen to be interviewed given that they have been associated with the Phase One Property since 2021 and are familiar with the recent operational history of the Phase One Property. Henry Karam and Yvonne Staszewski are referred to herein as the “Site Representatives”, and accompanied the Pinchin representative (Mr. Alex Kelly) during the Site reconnaissance.

Pinchin compared the information obtained from the interviews with information obtained from the historical records. The information provided by the interviewees was corroborated by the available historical records. As such, Pinchin has no concerns regarding the validity of the information provided by the individuals interviewed for the Phase One ESA.

With respect to PCAs and APECs, no additional information was obtained from the interviews other than that documented elsewhere in this report.

6.0 SITE RECONNAISSANCE

6.1 General Requirements

A visual assessment of the Phase One Property and the surrounding properties within the Phase One Study Area was conducted for the purpose of identifying the presence of possible PCAs and associated APECs.

The Site reconnaissance was completed on February 22, 2023 by a Pinchin representative (i.e., Alex Kelly), under the direct supervision of Pinchin’s QP overseeing this project. Alex Kelly is a Project Technologist with more than three years of environmental consulting experience. Pinchin visited the Phase One Property and surrounding properties within the Phase One Study Area to document environmental conditions. During the Site reconnaissance, Pinchin viewed all accessible areas within the



Phase One Property and viewed publicly-accessible portions of the adjacent lands for the presence of actual or potential issues of environmental concern.

The Site reconnaissance was conducted between the hours of 9:30 AM and 11:30 AM. During the Site reconnaissance, the weather was overcast, the ground surface was snow covered, and the ambient temperature was approximately -12° Celsius with a slight breeze from the east. The Phase One Property reconnaissance was conducted on foot and consisted of a full walk-through of the property. It should be noted that only a representative sample of residential tenant spaces were accessed at the time of Pinchin's Site reconnaissance in order to minimize tenant disturbance. Photographs taken during the Site reconnaissance that illustrate the interior and exterior of the Site Building, Phase One Property and Phase One Study Area are provided in Appendix C.

6.2 Specific Observations at Phase One Property

6.2.1 Description of Buildings and Structures

During the Site reconnaissance, Pinchin observed four mixed-use residential and commercial buildings (Site Buildings). The buildings consisted of wood-frame, two-story structures constructed in the early 1900s and 1950s. Site Building A is located on the northwest portion of the Phase One Property. The ground floor of Site Building A is occupied by two restaurants (i.e., Table 40 and Fraser Café). The second floor of Site Building A consists of four residential units. Site Building B is located on the southwest portion of the Phase One Property. The ground floor of Site Building is occupied by Mr. Luko, a restaurant. The second floor of Site Building B is occupied by Dr. Brunet, a chiropractor office, and a residential unit. Site Buildings A and B were constructed in the early 1950s. Site Building C is located on the south-central portion of the Phase One Property. Site Building C is occupied by Sheek Shawarma, a restaurant, on the main floor and a residential unit on the second floor. Site Building D is located on the southeast portion of the Phase One Property. The ground floor of Site Building D is occupied by Chiliquiles, a restaurant, and Melanie Hair Cutters, a salon. The second floor of Site Building D consists of two residential units. Site Buildings C and D were constructed in the early 1900s.

The Site Buildings each contain a single-level basement, which contain a mechanical room, an electrical room and storage space.

Parking is located adjacent to the north and east elevations of Site Building B and adjacent to the north elevation of Site Building D.



6.2.2 Description of Below-Ground Structures

The basements consisted of poured concrete slabs and each contained a mechanical room, an electrical room and storage space. Some utilities entered the Site Building at the south end (Site Building B-D) and west end (Site Building A), including communications, sanitary sewer, water, and natural gas.

In-ground grease traps are located within Site Building A and Site Building B. The grease traps are cleaned out for off-Site disposal on a monthly basis by SaniMax.

One concrete catch basin was observed in the parking lot in the northeast portion of the Phase One Property and it is expected to connect to the storm sewer system. Water was present in the catch basin and it had no obvious odours, discolouration or sheen. The depth of the catch basin is unknown.

6.2.3 Description of Tanks

During the Site reconnaissance, Pinchin did not observe any tanks on the Phase One Property for the purpose of either fuel dispensing or storage, or other unidentified substance storage.

6.2.4 Potable and Non-Potable Water Sources

During the Site reconnaissance, Pinchin did not observe potable or non-potable water sources at the Phase One Property. The Phase One Property is serviced by a municipal water supply via underground piping.

6.2.5 Description and Location of Underground Utilities

A number of underground utilities were observed at the Phase One Property, including natural gas, communications and electrical lines, and municipal water, storm and sanitary sewer lines.

The natural gas, telephone, electrical, water and sanitary sewer services enter the Site Building via underground lines into the basements of the Site Building. Stormwater is captured via a catch basin in the north parking lot and directed east via underground piping to a main storm sewer line under Douglas Avenue.

6.2.6 Entry and Exit Points

The main man-door entry/exit point for customers of the Site Buildings are located at the interior apex of the Site Buildings adjacent to the sidewalks along Springfield Road, Beechwood Avenue and Douglas Avenue. Secondary entry/exit points to the Site Buildings are located at the rear of the Site Buildings adjacent to parking areas.



6.2.7 Details of Heating System

During the Site reconnaissance, Pinchin observed natural gas-fired boilers supplying hydronic radiator and electrically powered baseboards within Site Building A. Site Buildings B-D contained natural gas-fired forced air furnaces and electrically powered baseboards.

6.2.8 Details of Cooling System

During the Site reconnaissance, Pinchin observed various roof, pad and wall mounted electrically powered air conditioners units.

6.2.9 Details of Drains, Pits and Sumps

No pits or sumps were observed at the Phase One Property. Floor drains are located in the basement of the Site Buildings.

6.2.10 Unidentified Substances within Buildings and Structures

During the Site reconnaissance, Pinchin did not observe any unidentified substances or storage containers holding unidentified substances at the Phase One Property. Small volumes of various cleaning solutions were stored in their original containers on shelves within the electrical room at the entrance to the Site Building basements. No bulk liquid storage was observed on-Site.

6.2.11 Details of Staining and Corrosion

During the Site reconnaissance, Pinchin did not observe any areas of staining or corrosion inside the Site Buildings.

6.2.12 Details of On-Site Wells

No water supply or groundwater monitoring wells were observed to be on or within the Phase One Property. No water supply or groundwater monitoring wells were reported by the Site owner to have been on-Site, prior to, or during their occupancy.

6.2.13 Details of Sewage Works

During the Site reconnaissance, Pinchin did not observe any sewage works or evidence of sewage disposal on the Phase One Property, with the exception of sanitary sewer pipes that exit through the walls in the basement of the Site Buildings and connect to the municipal sewers under Springfield Road and Beechwood Avenue.

6.2.14 Details of Ground Cover

During the Site reconnaissance, Pinchin visually inspected the Phase One Property ground cover. A small vegetated area is located on the northeast perimeter of the Phase One Property. The remainder of

the Phase One Property exterior consists of an asphalt-paved driveway, access routes and parking areas.

6.2.15 Details of Current or Former Railways

No current or former railway infrastructure was observed on the Phase One Property.

6.2.16 Areas of Stained Soil, Vegetation and Pavement

During the Site reconnaissance, Pinchin did not observe any areas of stained soil, vegetation or pavement on the Phase One Property.

6.2.17 Areas of Stressed Vegetation

During the Site reconnaissance, Pinchin did not observe any areas of stressed vegetation on the Phase One Property. Significant quantities of vegetation were not observed on-Site. In addition, Pinchin notes that the ground surface was partially covered in snow, limiting exterior observations.

6.2.18 Areas of Fill and Debris Materials

No obvious areas where fill material or debris have been placed or graded were observed by Pinchin at the Phase One Property.

6.2.19 Potentially Contaminating Activities

A PCA is defined by O. Reg. 153/04 as a “use or activity set out in Column A of Table 2 of Schedule D that is occurring or has occurred in a Phase One Study Area” including the Phase One Property.

Pinchin did not identify any current PCAs at the Phase One Property during the Site reconnaissance.

6.2.20 Unidentified Substances Outside Buildings and Structures

During the Site reconnaissance, Pinchin did not observe any unidentified substances or storage containers holding unidentified substances on the exterior of the Phase One Property.

6.2.21 Surrounding Land Uses

During the Site reconnaissance, Pinchin conducted a visual assessment of publicly-accessible portions of the Phase One Study Area for the presence of PCAs. The properties in the Phase One Study Area have various land uses, including residential, commercial and institutional. Land use types within the Phase One Study Area are presented on Figure 3.

The following table summarizes the land use on adjacent properties at the time of the Site reconnaissance:



Phase One Environmental Site Assessment

47 Beechwood Avenue, 5 Springfield Road, and 12 Douglas Avenue, Ottawa, Ontario
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Direction Relative to Phase One Property	Location Relative to Inferred Groundwater Flow Direction	Description of Property Use	Property Use	Potential Contribution to PCA and/or APEC
North	Up/transgradient	Several residential dwellings/buildings, followed by Springfield Road, Douglas Road, Putman Avenue, and additional residential dwellings/building.	Residential	Land uses are not considered to represent PCAs.
East	Up/transgradient	Douglas Road followed by several commercial buildings (i.e., Valley North Locksmith, Art House Custom Framing, Cloth Encounters of a Second Time, Mille Fiore, Browns, Fresh Hair, Kimberley Wilson Bridal & Fashion Outlet, Champlain Avenue, Beechwood Avenue, additional commercial buildings, several residential dwellings, Charles Street and Barrette Street.	Residential/commercial	Land uses are not considered to represent PCAs.
South	Down/transgradient	Beechwood Avenue followed by a parking lot, a commercial building (Metro), and RFO, Barrette Street, Charlevoix Street, and several residential dwellings.	Commercial/Residential	The RFO is a PCA (PCA 14) but does not result in an APEC at the Phase One Property given the distance from the PCAs to the Phase One Property and their downgradient location relative to the inferred groundwater flow direction.



Direction Relative to Phase One Property	Location Relative to Inferred Groundwater Flow Direction	Description of Property Use	Property Use	Potential Contribution to PCA and/or APEC
West	Down/transgradient	Springfield Road followed by a commercial building (an embassy), several commercial/residential buildings, several residential dwellings, an institutional building (Fern Hill School), Vaughn Street and additional residential dwellings.	Commercial/ Institutional/ Residential	Land uses are not considered to represent PCAs.

6.3 Enhanced Investigation Property

O. Reg. 153/04 defines an “Enhanced Investigation Property” as a property that is being used or has been used, in whole or in part, in the following manner:

- For an industrial use or;
- For any of the following commercial uses:
 - As a garage;
 - As a bulk liquid dispensing facility, including a gasoline outlet; or
 - For the operation of dry cleaning equipment.

During this Phase One ESA, Pinchin has documented that the Phase One Property was formerly occupied by two separate potential dry cleaning operations and is therefore considered an Enhanced Investigation Property. A Phase Two Environmental Site Assessment (Phase Two ESA) is automatically required at an Enhanced Investigation Property to support the filing of an RSC.

6.3.1 Hazardous Materials

No use or storage of hazardous materials was observed at the Phase One Property during the Site reconnaissance.

6.3.2 Products Manufactured

No product manufacturing activities were observed at the Phase One Property during the Site reconnaissance.



6.3.3 By-Products and Wastes

No manufacturing by-products or wastes were observed at the Phase One Property during the Site reconnaissance.

6.3.4 Raw Materials Handling and Storage

No handling or storage of raw materials was observed at the Phase One Property during the Site reconnaissance.

6.3.5 Drums, Totes and Bins

No drums, totes or bins were observed at the Phase One Property during the Site reconnaissance.

6.3.6 Oil/Water Separators

No oil/water separators were observed at the Phase One Property during the Site reconnaissance.

6.3.7 Vehicle and Equipment Maintenance

No vehicle and equipment maintenance activities were observed at the Phase One Property during the Site reconnaissance.

6.3.8 Spills

No evidence of spills was observed at the Phase One Property during the Site reconnaissance.

6.3.9 Liquid Discharge Points

No liquid discharge points were observed at the Phase One Property during the Site reconnaissance.

6.3.10 Processing and Manufacturing Operations/Equipment

No processing or manufacturing operations or equipment were observed at the Phase One Property during the Site reconnaissance.

6.3.11 Hydraulic Equipment

No hydraulic equipment (e.g., elevators, in-ground hoists, loading docks) was observed at the Phase One Property during the Site reconnaissance.

6.3.12 Potentially Contaminating Activities

Based on the information provided in Sections 6.3.1 to 6.3.12, no additional PCAs were identified during the Site reconnaissance that have not been described previously in this report.

6.4 Written Description of Investigation

The Phase One ESA completed by Pinchin included investigations of the Phase One Property and the Phase One Study Area outside of the Phase One Property pursuant to Sections 13 and 14 of Schedule D of O. Reg. 153/04. The main objective of these investigations was to identify PCAs at the Phase One Property or within the Phase One Study Area outside of the Phase One Property that could have resulted in APECs at the Phase One Property.

6.4.1 Phase One Property

The investigation of the Phase One Property consisted of the following components:

- Review of available historical records, including FIPs, chain of title search, previous environmental reports, ERIS regulatory search, information obtained through MECP FOI and TSSA requests, PURs, PUPs, city directories, aerial photographs, well records and Site operating records.
- A Site reconnaissance completed on February 22, 2023 by Alex Kelly of Pinchin that included an assessment of structures at the Phase One Property and the exterior of the Phase One Property.
- Interviews with individuals knowledgeable of the history and operations at the Phase One Property.
- Review of mapping provided by ERIS and information provided on-line by the MNR for the presence of areas of natural significance.

Pinchin's investigation of the Phase One Property identified eight PCAs. The descriptions and locations of these PCAs are provided in Table 2. As per O. Reg. 153/04, all identified PCAs at the Phase One Property are considered APECs that will require investigation through the completion of a Phase Two ESA.

No areas of natural significance were identified at the Phase One Property.

Pinchin's investigation did not identify the presence of wells at the Phase One Property that currently supply water for human consumption or for agricultural purposes.

Plans identifying the locations of the on-Site PCAs and APECs for this Phase One ESA are provided as Figures 4 and 6, respectively.

6.4.2 Phase One Study Area Outside of Phase One Property

The investigation of the Phase One Study Area outside of the Phase One Property consisted of the following components:



- Review of available historical records, including FIPs, PURs, previous environmental reports, ERIS regulatory search, city directories and aerial photographs.
- Visual inspection of properties from publicly-accessible areas for evidence of PCAs and water bodies.
- Review of mapping provided by ERIS and information provided on-line by the MNR for the presence of areas of natural significance.

Pinchin's investigation of the Phase One Study Area outside of the Phase One Property identified two PCAs that have the potential to impact soil and/or groundwater quality at the Phase One Property given their proximity to the Phase One Property, and the nature of operations and potential contaminants related to these operations. The descriptions and locations of these PCAs are provided in Table 2. The APECs associated with these PCAs are summarized in Table 3. A total of 16 additional PCAs were identified within the Phase One Study Area outside of the Phase One Property. These additional PCAs are not considered to result in APECs at the Phase One Property given the distance from the PCAs to the Phase One Property, their downgradient or transgradient locations relative to the inferred groundwater flow direction in the Phase One Study Area and/or the nature of operations and potential contaminants related to these operations. The descriptions and locations of these PCAs are provided in Table 2.

No areas of natural significance were identified within the Phase One Study Area outside of the Phase One Property.

Pinchin's investigation did not identify the presence of wells within the Phase One Study Area that currently supply water for human consumption or for agricultural purposes.

Based on a cursory review of the properties greater than 250 m (i.e., outside of the Phase One Study Area), but less than 1 km, from the Phase One Study Area, Pinchin did not note or observe any significant contaminating properties that should be included as part of this assessment (i.e., landfills, large industrial manufacturers, etc.).

Plans identifying the locations of the off-Site PCAs and associated APECs for this Phase One ESA are provided as Figures 5 and 6, respectively.

7.0 REVIEW AND EVALUATION OF INFORMATION

7.1 Current and Past Uses

The current and past land uses of the Phase One Property are listed in Table 1. To the best of Pinchin's knowledge, the Phase One Property was owned by various individuals from as early as 1823 based on a review of chain of title searches. The use of the property at this time is unknown, and it is assumed that it was vacant. Based on a review of the fire insurance plans (FIPs), two assumed residential buildings were

present on the northeast and southwest portions of the Phase One Property in 1915, along with two assumed residential buildings on the south-central and southeast portions of the Phase One Property, similar in size and configuration to the present-day Site Buildings C and D. In addition, the Phase One Property was first listed in city directories in 1905, but was not listed in 1899. As such, the first developed use of the Phase One Property is assumed to be between 1899 and 1905.

It is Pinchin's opinion that the date of the first developed use of the Phase One Property is approximately early 1900s, with the construction of four assumed residential buildings on the Phase One Property, two of which are similar in size and configuration to the present-day Site Building C and D. The date of the first developed use of the Phase One Property was determined through a review of aerial photographs, FIPs, PURs, city directory search and a chain of title search, which was completed for the property to its earliest time of ownership and possible development. No other historical records were available to Pinchin that provided information for determining the date of first developed use of the Phase One Property.

7.2 Potentially Contaminating Activities

Table 2 summarizes the descriptions and locations of all PCAs as defined by O. Reg. 153/04 that were identified by Pinchin within the Phase One Study Area. The following presents a summary of these PCAs:

- A total of eight PCAs were documented to have occurred at the Phase One Property.
- A total of 18 PCAs were documented to have occurred within the Phase One Study Area outside of the Phase One Property. Of these off-Site PCAs, two were identified that are considered to result in APECs at the Phase One Property given their proximity to the Phase One Property and the nature of operations and potential contaminants related to these operations.
- The remaining 16 off-Site PCAs are not considered to result in APECs at the Phase One Property given the distance from the PCAs to the Phase One Property, their downgradient or transgradient locations relative to the inferred groundwater flow direction in the Phase One Study Area and/or the nature of operations and potential contaminants related to these operations.

7.3 Areas of Potential Environmental Concern

Table 3 summarizes all APECs identified during the Phase One ESA, as well as their respective PCAs, COPCs and the media which could potentially be impacted. As noted in Table 3, the Phase One ESA identified a total of ten APECs at the Phase One Property.

The rationale used by the QP in assessing the available information to determine whether PCAs exist or have existed within the Phase One Study Area, including the Phase One Property, that represent an



APEC at the Phase One Property has been provided in the preceding report sections. In general, the potential for environmental impacts to the Phase One Property was evaluated using a combined probability for a source to contaminate, and the ability of contaminants to migrate on, or to the Phase One Property. For example, a gasoline UST located on the Phase One Property, or on a property in close proximity and/or upgradient of the Phase One Property, would exhibit a high potential for contamination (and is therefore considered a PCA resulting in an APEC at the Phase One Property) since gasoline is highly mobile in the subsurface. In contrast, shallow soil/fill with metals impacts located on a property adjacent to the Phase One Property would be considered to have a low potential for contamination given that metals generally have low mobility in the subsurface (and would not be considered a PCA resulting in an APEC at the Phase One Property). Furthermore, non-adjacent properties with PCAs located downgradient or transgradient of the Phase One Property generally do not result in APECs at the Phase One Property. Groundwater is the media through which contaminants typically migrate from property to property, and if the source of the contaminant is downgradient or transgradient of the Phase One Property, contaminated groundwater from this source cannot migrate to the Phase One Property and the downgradient or transgradient PCA would not be considered to result in an APEC at the Phase One Property.

The evaluation of the presence/absence of APECs at the Phase One Property was based upon the analysis of available documents, records and drawings, and personal interviews. In evaluating the Phase One Property and Phase One Study Area, Pinchin has relied in good faith on information provided by other individuals or sources as noted in this report. Pinchin has assumed that the information provided is factual and accurate, and has no reason to believe that any of the information provided in the available documentation or obtained through interviews is not factual or inaccurate.

Pinchin is not aware of any additional information that would alter the conclusions regarding the presence/absence of APECs at the Phase One Property.

7.4 Phase One Conceptual Site Model

A conceptual site model (CSM) has been created to provide a summary of the findings of the Phase One ESA. The Phase One CSM is summarized in Figures 1 through 6 which illustrate the following features within the Phase One Study Area, where present:

- Existing buildings and structures.
- Water bodies located in whole or in part within the Phase One Study Area.
- Areas of natural significance located in whole or in part within the Phase One Study Area.
- Drinking water wells located at the Phase One Property.
- Land use of adjacent properties.

- Roads within the Phase One Study Area.
- PCAs within the Phase One Study Area, including the locations of tanks.
- APECs at the Phase One Property.

The following provides a narrative summary of the Phase One CSM:

- The Phase One Property is an irregular-shaped parcel of land approximately 0.48 acres (0.19 hectares) in size located on the north Site of Beechwood Avenue and is bounded by Springfield Road to the west and Douglas Avenue to the east in the City of Ottawa. The Phase One Property is improved with four, mixed-use commercial/residential building (Site Buildings) that occupy the western and southern portions of the Phase One Property. The Phase One Property has been used for residential purposes since initial development in the early 1900s and commercial uses since approximately 1936. During this Phase One ESA, Pinchin has documented that the Phase One Property was formerly occupied by two separate potential dry cleaning operations and is therefore considered an Enhanced Investigation Property.
- No water bodies were identified within the Phase One Study Area. The nearest water body is the Rideau River, which is located approximately 270 m southwest of the Phase One Property body.
- No areas of natural significance were identified within the Phase One Study Area.
- No drinking water wells were located on the Phase One Property.
- Beechwood Avenue, Springfield Road and Douglas Avenue are located immediately south, east and west of the Phase One Property, respectively. The adjacent properties to the north of the Phase One Property are occupied by various residential dwellings.
- A total of 26 PCAs were identified within the Phase One Study Area, consisting of eight PCAs at the Phase One Property and 18 PCAs within the Phase One Study Area, outside of the Phase One Property. As shown on Figure 5, 16 PCAs including an off-Site spills, historical dry cleaning and RFO operations, a current RFO, historical wood storage facilities, historic manufacturing operation, hazardous waste generating properties, an historic candy factory, historic industrial building, former railway track and former landfill. Given the distances of the PCAs, their downgradient/transgradient properties and distance from the Phase One Property, these off-Site PCAs are not considered to result in APECs at the Phase One Property. The remain two PCAs identified within the Phase One Study Area represent APECs at the Phase One Property. Figure 6 provides a detailed summary of the APECs and associated PCAs and COPCs.



- Underground utilities at the Phase One Property provide potable water, natural gas, communications and sewer services to the Site Building. These services enter the basement of the Site Buildings through subsurface conduits. A storm sewer catch basin is located in the northeast parking lot on the northwest portion of the Phase One Property connect to the municipal storm sewer line in Douglas Avenue. Plans were not available to confirm the depths of these utilities but they are estimated to be located approximately 2 to 3 mbgs. The depth to groundwater at the Phase One Property is estimated to be approximately 5 to 6 mbgs, and the utility corridors are expected to be well above the water table and would not act as preferential pathways for contaminant distribution and transport in the event that shallow subsurface contaminants exist at the Phase One Property.
- The Phase One Property and the surrounding properties located within the Phase One Study Area are located within the limestone plains of the Ottawa Valley with the primary native material consisting of clay and silt. Bedrock is expected to consist of limestone, dolostone, shale, arkose and sandstone of the Shadow Lake Formation at an elevation of 55 mamsl.
- The Phase One Property is mainly flat to rolling low local relief with dry surface water drainage conditions. The area surrounding the Phase One Property slopes gradually to the southwest towards the Rideau River. Local groundwater flow is inferred to be to the southwest, based on the topography of the area surrounding the Phase One Property and the location of the Rideau River.

The Phase One Property has a paved parking areas are access routes located across the Phase One Property. According to the Site Representative, salt has historically been applied to the parking area an access routes for safety reasons during winter conditions to remove snow and ice, which represents a PCA at the Phase One Property. However, it is the opinion of the QP_{ESA} supervising the Phase One ESA that, although salt-related parameters such as Sodium Adsorption Ratio and electrical conductivity in soil and sodium and chloride in groundwater may be present at concentrations exceeding the applicable Site Condition Standards (i.e., Table 3), the exemption provided in Section 49.1 of O. Reg. 153/04 can be applied and this PCA does not result in an APEC at the Phase One Property. As such, these parameters would be deemed to meet the Site Condition Standards and do not need to be further assessed as part of a Phase Two ESA.

There were no deviations from the Phase One ESA requirements specified in O. Reg. 153/04 or absence of information that have resulted in uncertainty that would affect the validity of the Phase One CSM.



8.0 CONCLUSIONS

Pinchin conducted this Phase One ESA in accordance with Part VII and Schedule D of O. Reg. 153/04. The purpose of the Phase One ESA was to assess the potential presence of environmental impacts at the Phase One Property due to activities at and near the Phase One Property in support of filing an RSC in accordance with O. Reg. 153/04.

Based on the findings of this Phase One ESA, Pinchin identified eight PCAs at the Phase One Property (i.e., on-Site) and 18 PCAs within the Phase One Study Area outside of the Phase One Property (i.e., off-Site). Of the off-Site PCAs, 16 are not considered to result in APECs at the Phase One Property given their distance from the Phase One Property and/or their downgradient or transgradient location with respect to the inferred groundwater flow direction at the Phase One Property. It is Pinchin's opinion that the remaining two off-Site PCAs and the eight on-Site PCAs may have impacted soil and groundwater quality at the Phase One Property and, as such, result in APECs at the Phase One Property that warrant further investigation prior to the submittal of an RSC.

Pinchin recommends that a Phase Two ESA be conducted at the Phase One Property as an "assessment of property conducted in accordance with the regulations by or under the supervision of a qualified person to determine the location and concentration of one or more contaminants in the land or water on, in or under the property". Pinchin concludes that one or more contaminants originating from PCAs located on the Phase One Property may have affected land or water on, in, or under the Phase One Property. Therefore, Pinchin recommends that a Phase Two ESA be conducted prior to filing an RSC for the Phase One Property.

It should be noted that the references and sources for the information used in evaluating the Phase One Property are provided in the relevant sections of this report. Specific references are also summarized in Section 9.0.

8.1 Signatures

This Phase One ESA was undertaken under the supervision of Alicia McDonald, P.Eng., QP_{ESA} in accordance with the requirements of O. Reg. 153/04 to support the filing of an RSC for the Phase One Property. The conclusions and recommendations provided in this report represent the best judgement of the assessor based on the Site conditions observed on February 22, 2023, and a review of available historical information and information obtained from interviews.

This report has been issued without having received a response to a request for information from the TSSA. Pinchin based on information obtained from the regulatory agencies. reserves the right to amend our conclusions and recommendations



We trust that the information provided in this report meets your current requirements.

8.2 Terms and Limitations

This Phase One ESA was performed in order to identify potential issues of environmental concern associated with the property located at 47 Beechwood Avenue, 5 Springfield Road, and 12 Douglas Avenue in Ottawa, Ontario (Site), at the time of the Site reconnaissance. This Phase One ESA was performed in general compliance with currently acceptable practices for environmental site investigations, and specific Client requests, as applicable to this Site. This report was prepared for the exclusive use of 2317916 Ontario Inc. (Client) subject to the terms, conditions and limitations contained within the duly authorized proposal for this project. Any use which a third party makes of this report, or any reliance on or decisions to be made based on it, is the sole responsibility of such third parties. Pinchin accepts no responsibility for damages suffered by any third party as a result of decisions made or actions conducted.

If additional parties require reliance on this report, written authorization from Pinchin will be required. Such reliance will only be provided by Pinchin following written authorization from the Client. Pinchin disclaims responsibility of consequential financial effects on transactions or property values, or requirements for follow-up actions and costs. No other warranties are implied or expressed. Pinchin will not provide results or information to any party unless disclosure by Pinchin is required by law.

The information provided in this report is based upon analysis of available documents, records and drawings, and personal interviews. In evaluating the Site, Pinchin has relied in good faith on information provided by other individuals noted in this report. Pinchin has assumed that the information provided is factual and accurate. In addition, the findings in this report are based, to a large degree, upon information provided by the current owner/occupant. Pinchin accepts no responsibility for any deficiency, misstatement or inaccuracy contained in this report as a result of omissions, misinterpretations or fraudulent acts of persons interviewed or contacted, or contained in reports that were reviewed. The scope of work for this Phase One ESA did not include a visual or intrusive investigation for designated substances (e.g., asbestos, mould, PCB-containing electrical equipment, etc.) and, therefore, these materials may be present at the Site.

Pinchin makes no other representations whatsoever, including those concerning the legal significance of its findings, or as to other legal matters touched on in this report, including, but not limited to, ownership of any property, or the application of any law to the facts set forth herein. With respect to regulatory compliance issues, regulatory statutes are subject to interpretation and these interpretations may change over time.

Ontario Regulation 153/04 does not apply to environmental auditing or environmental management systems. Therefore, with respect to Site operations and conditions, compliance with applicable federal,



provincial or municipal acts, regulations, laws and/or statutes was not evaluated as part of the Phase One ESA.

9.0 REFERENCES

The following documents, persons or organizations provided information used in this report:

- Environmental Risk Information Services. 47 Beechwood Avenue, Ottawa, Ontario (ERIS Project #23020200939). February 7, 2023.
- Google Earth™.
- Ministry of the Environment, Conservation and Parks. Brownfields Environmental Site Registry. <https://www.ontario.ca/page/brownfields-redevelopment>.
- Ministry of the Environment and Climate Change: Brownfields, Environmental Clean-up & Financial Assurance Services: Brownfields Redevelopment Historical Record Database: <https://www.ontario.ca/page/brownfields-redevelopment>.
- Ministry of Natural Resources and Forestry. Make A Map: Natural Heritage Areas. Province of Ontario: https://www.gisapplication.lrc.gov.on.ca/mamnh/Index.html?site=MNR_NHLUPS_NaturalHeritage&viewer=NaturalHeritage&locale=en-US.
- Ministry of the Environment, Conservation and Parks. Source Protection Information Atlas. Province of Ontario: <https://www.gisapplication.lrc.gov.on.ca/SourceWaterProtection/Index.html?site=SourceWaterProtection&viewer=SWPViewer&locale=en-US>.
- Opta Information Intelligence. 43 and 47 Beechwood Avenue and 5 Springfield Road, Ottawa, Ontario (Opta Order ID: 75331). July 8, 2020.
- OttawaGeo website: <https://maps.ottawa.ca/geottawa/>.
- Province of Ontario. Environmental Protection Act R.S.O. 1990, c. E.19 and Ontario Regulation 153/04: Records of Site Condition – Part XV.1 of the Act. Last amended by Ontario Regulation 274/20 on July 1, 2020.
- Technical Standards & Safety Authority.
- The Atlas of Canada – Bedrock Geology: <http://atlas.gc.ca/site/english/maps/archives/3rdedition/environment/land/016?w=4&h=4&l=6&r=4&c=12>.



Phase One Environmental Site Assessment

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- The Atlas of Canada – Surficial Materials:
<http://atlas.nrcan.gc.ca/site/english/maps/environment/land/surficialmaterials/1>.
- Toporama – Topographic Maps:
<http://atlas.gc.ca/site/english/maps/topo/map>.
- *“Phase I Environmental Site Assessment, 47 Beechwood Avenue, 1-11 Springfield Road and 12-16 Douglas Avenue, Ottawa, Ontario”*, prepared by Pinchin Ltd. for 1101600 Ontario Inc., and dated July 20, 2020.
- *“Phase I Environmental Site Assessment, 1A and 1B Springfield Road, 7-11 Springfield Road, 47-49 and 51-57 Beechwood Avenue and 10 Douglas Avenue, Ottawa, Ontario”* prepared by Pinchin Ltd. for Koble c/o Brent Harden, and dated January 7, 2021.

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Template: Master Report for RSC Phase One ESA Report, EDR, October 16, 2020

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10.0 APPENDICES

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APPENDIX A
Tables



Table 1 - Table of Current and Past Uses of the Phase One Property

Lot 1, West Douglas Avenue, Registered Plan 74, City of Ottawa (PIN 04225-0209)

Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc
Pre-1823	Crown	Unknown, assumed to be vacant	Agricultural or other use	None.
1823-1824	Charles McKinnon	Unknown, assumed to be vacant	Agricultural or other use	None.
1824-1843	Archibald McLean	Unknown, assumed to be vacant	Agricultural or other use	None.
1843	William Lang	Unknown, assumed to be vacant	Agricultural or other use	None.
1843-1886	Donald McKay	Unknown, assumed to be vacant	Agricultural or other use	None.
1886-1888	C. McKay	Unknown, assumed to be vacant	Agricultural or other use	None.
1888-1903	Alice Clark	Unknown, assumed to be vacant	Agricultural or other use	None.
1903	Harry n. Coles	Unknown, assumed to be vacant	Agricultural or other use	None.
1903-1909	Nelson Porter	Unknown, assumed to be vacant	Agricultural or other use	None.
1909-1910	Napoleon LaFountain Helena LaFountain	One assumed residential building	Residential use	Based on the city directories as of 1904, the northeast portion of the Phase One Property was listed as residential.
1910-1911	Napoleon LaFountain	One assumed residential building	Residential use	None.



Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc
1911-1914	Ferdinand Cavirie Sr.	One assumed residential building	Residential use	None.
1914	Olivier Cavirie Ferdinand Cavirie Jr.	One assumed residential building	Residential use	None.
1914-1916	Ferdinand Cavirie Sr.	One assumed residential building	Residential use	Based on the 1915 FIP, one former building (assumed residential) was present on the northeast of the Phase One Property.
1916-1934	Ludia Cavirie	One assumed residential building	Residential use	Based on the 1922 FIP and 1928 aerial photograph, one former building (assumed residential) was present on the northeast of the Phase One Property.
1934-1951	Bertha Mullin	Unknown	Residential use	None.
1951-1975	Valida Thibault	One assumed residential building	Residential use	Based on the 1956 FIP and 1956 aerial photograph, it appeared that the previously identified assumed residential building was demolished and constructed with a new former residential building on the northeast portion of the Phase One Property.
1976-1989	Valida Thibault	Vacant parking lot/access route	Commercial use	Based on the 1976 aerial photograph, it appeared that the above-mentioned former residential building was demolished, and the lot appeared to be utilized as commercial parking lot/access route.
1989-2021	Likfair Enterprises Limited	Vacant parking lot/access route	Commercial use	Based on the 1991 to 2021 aerial photographs, the lot appeared to be utilized as commercial parking lot/access route.
2021 - Present	2317916 Ontario Inc.	Vacant parking lot/access route	Commercial use	Based on the 2021 aerial photograph and Pinchin Site reconnaissance, the lot appeared to be utilized as commercial parking lot/access route.



Part of Lots 1, 2, 3, and 4, North Beechwood Avenue, Registered Plan 74, City of Ottawa (PIN 04225-0210)

Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc
Pre-1823	Crown	Unknown, assumed to be vacant	Agricultural or other use	None.
1823-1824	Charles McKinnon	Unknown, assumed to be vacant	Agricultural or other use	None.
1824-1843	Archibald McLean	Unknown, assumed to be vacant	Agricultural or other use	None.
1843-1843	William Lang	Unknown, assumed to be vacant	Agricultural or other use	None.
1843-1886	Donald McKay	Unknown, assumed to be vacant	Agricultural or other use	None.
1886-1891	C. McKay	Unknown, assumed to be vacant	Agricultural or other use	None.
1891-1893	Elmire Moreau Harry N. Coles	Unknown, assumed to be vacant	Agricultural or other use	None.
1893-1899	Elmire Moreau Joseph Martel Harry N. Coles	Unknown, assumed to be vacant	Agricultural or other use	None.
1899-1903	Sylvain J. Major Joseph Martel Harry N. Coles	Unknown, assumed to be vacant	Agricultural or other use	The Phase One Property was not listed in the city directories from 1899 to 1903, so it was presumed to be vacant.
1903 - 1907	Nelson D. Portier Sylvain J. Major Joseph Martel	Unknown, assumed to be vacant	Agricultural or other use	None.



Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc
1907-1909	Sylvain J. Major Joseph Martel Heloise LaFountain Napoleon LaFountain	Unknown, assumed to be vacant	Agricultural or other use	None.
1909-1912	Joseph Martel Octave Jabiciur	Unknown, assumed to be vacant	Agricultural or other use	None.
1912-1912	Octave Jabiciur Heloise LaFountain Napoleon LaFountain	Unknown, assumed to be vacant	Agricultural or other use	None.
1912-1916	Octave Jabiciur Heloise LaFountain Napoleon LaFountain	Three assumed residential buildings	Residential use	Based on the 1915 FIP, the southern portion of the Phase One Property was developed with three assumed residential buildings, two of which were similar in size and configuration to present-day Site Buildings C and D.
1916-1917	Octave Jabiciur Hector Jabicoiur Heloise LaFountain	Three assumed residential buildings	Residential use	None.
1917-1919	Melvina Jabicoiur Heloise LaFountain Hector Jabicoiur	Three assumed residential buildings	Residential use	None.
1919 - 1925	Valeda Bellemara Emile Bellemara Heloise LaFountain Parmelia Beavanjour	Three assumed residential buildings	Residential use	Based on the 1922 FIP, the southern portion of the Phase One Property was developed with three assumed commercial/residential buildings, two of which were similar in size and configuration to present-day Site Buildings C and D.



Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc
1925-1936	Valeda Bellemara Emile Bellemara Heloise LaFountain Ronwald Beavanjour	Three commercial/residential buildings	Residential use and commercial use	Based on the 1928 aerial photograph, the southern portion of the Phase One Property was developed with three assumed commercial/residential buildings, two of which were similar in size and configuration to present-day Site Buildings C and D. The 1936 city directories indicated that the former building located on the southwest portion of the Phase One Property was occupied by Gauthier Armand Grocery.
1936-1943	Valeda Bellemara Emile Bellemara Nakyda Avon Ronwald Beavanjour	Three commercial/residential buildings	Residential use and commercial use	The 1936 city directories indicated that the former building located on the southwest portion was occupied by Gauthier Armand Grocery.
1943-1947	Nakyda Avon Armand Gauthier Ronwald Beavanjour	Three commercial/residential buildings	Residential use and commercial use	The 1946-1950 city directories indicated that the former building located on the southwest portion was occupied by two residential tenants and Gauthier Butcher & Grocery.
1947-1948	Armand Gauthier Lucien Major Eugene Landry Davie Brunel Alfred Fairfield Omer Hudson Eugene LeDue Marcel Robert Giles Robert Ronero Vieve Henri Fairfield Ronwald Beavanjour	Three commercial/residential buildings	Residential use and commercial use	The 1946-1950 city directories indicated that the former building located on the southwest portion was occupied by two residential tenants and Gauthier Butcher & Grocery.



Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc
1948-1950	Reginald Wright Armand Gauthier Ronwald Beavanjour	Three commercial/residential buildings	Residential use and commercial use	The 1946-1950 city directories indicated that the former building located on the southwest portion was occupied by two residential tenants and Gauthier Butcher & Grocery.
1950-1953	Reginald Wright Armand Gauthier Regina Gauthier Ronwald Beavanjour	Three commercial/residential buildings	Residential use and commercial use	The 1951-1956 city directories indicated that Site Building B was occupied by two residential units.
1953-1955	Reginald Wright Joseph F. Dompierre	Three commercial/residential buildings	Residential use and commercial use	Based on the 1956 FIP, the southern portion of the Phase One Property was developed with three mixed-use commercial/residential buildings, similar in size and configuration to present-day Site Buildings B-D. The above-noted former commercial/residential appeared to be demolished. The 1951-1956 city directories indicated that Site Building B was occupied by two residential units.
1955 - 1956	Reginald Wright Jean P. Lemieux Ronwald Beavanjour	Three commercial/residential buildings and one residential building	Residential use and commercial use	Based on a review of the 1956 aerial photograph, it appeared that three buildings that were similar in size and configuration to Site Building B-D were evident on the southern portion of the Phase One Property, as well as an additional former (assumed residential) building appeared to be constructed on the central portion of the Phase One Property. The 1956 city directories indicated that Site Building B was occupied by Wholesale Meat and Site Building D was occupied by Villeneuve Grocery.
1956-1957	Ronwald Beavanjour Reginald Wright Jene Jabicoiur Rheal Jabicoiur	Three commercial/residential buildings and one residential building	Residential use and commercial use	The 1956 city directories indicated that Site Building B was occupied by Wholesale Meat and Site Building D was occupied by Villeneuve Grocery.
1957-1961	Leontina Beavanjour Reginald Wright Jene Jabicoiur Rheal Jabicoiur	Three commercial/residential buildings and one residential building	Residential use and commercial use	The 1957-1961 city directories indicated that Site Building D was occupied by Villeneuve Grocery.



Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc
1961-1967	Reginald Wright Jene Jabicoiur Rheal Jabicoiur Milenko Talejic	Three commercial/residential buildings and one residential building	Residential use and commercial use	The 1961 city directories indicated that Site Building B was occupied by a residential tenant and Cedar Tailors and Cleaners and Site Building. The 1965 city directories indicated that Site Building B was occupied by Cedar Tailors & Cleaners and Site Building D was occupied by Beechwood Deli, Eddy's Repair Centre, and Electronic Repair Depot.
1967-1971	Reginald Wright Imelda Sabourin Milenko Talejic	Three commercial/residential buildings and one residential building	Residential use and commercial use	The 1967-1971 city directories indicated that Site Building B was occupied by Cedar Tailors & Cleaners and Site Building D was occupied by Beechwood Deli and Electronic Repair Depot.
1971-1973	Imelda Sabourin Milenko Talejic The Regional Municipality of Ottawa-Carleton	Three commercial/residential buildings and one residential building	Residential use and commercial use	The 1971-1973 city directories indicated that Site Building D was occupied by Beechwood Deli, FED Electronic repair and Electric Repair Depot.
1973-1990	The Regional Municipality of Ottawa-Carleton	Three commercial/residential buildings	Residential use and commercial use	Based on the 1976 aerial photograph, the previously noted residential building on the central portion of the Phase One Property appeared to be demolished and four buildings, similar in size and configuration to Site Buildings A-D, were evident on the Phase One Property. The 1971-1976 city directories indicated that Site Building D was occupied by Beechwood Deli, FED Electronic repair and Electric Repair Depot. The 1976-1980 city directories indicated that Site Building B was occupied by Hillary Cleaners and Site Building D was occupied by Electronic Repair Depot. The 1981-1982 city directories indicated that Site Building B was occupied by Hillary Cleaners and Site Building D was occupied by Furniture Heaven and Flea Market and Electronic Repair Depot. The 1983-1986 city directories indicated that Site Building B was occupied by Hillary Cleaners and Site Building D was occupied by Furniture Heaven and Flea Market. The 1987-1990 city directories indicated that Site Building D was occupied by Furniture Heaven and Flea Market.



Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc
1990-2021	Likfair Enterprises Limited	Three commercial/residential buildings.	Residential use and commercial use	<p>Based on the 1991-2021 aerial photographs, four buildings that are similar to Site Buildings B-D were evident on the Phase One Property.</p> <p>The 1991–1997 city directories indicated that Site Building B was occupied by Second Cup Coffee and Site Building D was occupied by Divinio Salon.</p> <p>The 1998–2000 city directories indicated that Site Building B was occupied by Second Cup Coffee.</p> <p>The 2001–2005 city directories indicated that Site Building B was occupied by Second Cup Coffee and New Edinburgh therapy Clinic and Site Building D was occupied by Melanie Hair Salon.</p> <p>The 2006–2011 city directories indicated that Site Building B was occupied by Second Cup Coffee and Feel Better Reg'd Massage & Health Centre, Site Building C was occupied by High Tops and Site Building D was occupied by Melanie Hair Salon.</p> <p>The 2012-2016 city directories indicated that Site Building B was occupied by Second Cup Coffee and Ottawa Life Magazine and Site Building D was occupied by Mille Fiore Floral and Melanie Hair Salon.</p> <p>The 2017 city directories indicated that Site Building B was occupied by Second Cup Coffee, Ottawa Life Magazine, BGGO Trading Inc, and Studio One Personal Training, Site Building C was occupied by Arturo's Market and Site Building D was occupied by Mille Fiore Floral and Melanie Hair Salon.</p> <p>The 2018-2021 city directories indicated that Site Building B was occupied by Second Cup Coffee and Studio One Personal Training, Site Building C was occupied by Arturo's Market and Site Building D was occupied by Nature's Buzz Organic Market and Melanie Hair Salon.</p>
2021 - Present	2317916 Ontario Inc.	Three commercial/residential buildings.	Residential use and commercial use	<p>Based on the 2021 aerial photographs and Pinchin's Site reconnaissance, four buildings, similar in size and configuration to Site Buildings A-D, were evident on the Phase One Property.</p> <p>Based on Pinchin's Site reconnaissance, Site Building B was occupied by Mr. Luko, a restaurant, Dr. Brunet, a chiropractor office, and a residential unit. Site Building C was occupied by Sheek Shawarma, a restaurant, and a residential unit. Site Building D was occupied by Chiliquiles, a restaurant, Melanie Hair Cutters, a salon and two residential units.</p>



Part of Lots 1 and 2, North Beechwood Avenue, Registered Plan 74, City of Ottawa (PIN 04225-0211)

Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc
Pre-1823	Crown	Unknown, assumed to be vacant	Agricultural or other use	None.
1823-1824	Charles McKinnon	Unknown	Agricultural or other use	None.
1824-1843	Archibald McLean	Unknown	Agricultural or other use	None.
1843-1843	William Lang	Unknown	Agricultural or other use	None.
1843-1886	Donald McKay	Unknown	Agricultural or other use	None.
1886-1888	C. McKay	Unknown	Agricultural or other use	None.
1888-1896	Alice H. Clark	Unknown	Agricultural or other use	None.
1896-1896	Louis Charbouneau	Unknown	Agricultural or other use	None.
1896-1903	Alice H. Coles	Unknown	Agricultural or other use	The Phase One Property was not listed in the city directories from 1899 to 1903, so it was presumed to be vacant.
1903-1911	Nelson D. Portier	Unknown	Residential use	The 1905-108 city directories indicated that the northwest portion of the Phase One Property was occupied by three residential listings.
1911 - 1926	Annie C. Clark Jessie C. Clarke	Vacant	Agricultural or other use	Based on the 1915 and 1922 FIPs, the northwest portion of the Phase One Property appeared to be vacant.
1926-1930	Amelee Sabourin	Vacant	Agricultural or other use	Based on the 1928 aerial photograph, the northwest portion of the Phase One Property appeared to be vacant.



Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc
1930-1930	Joseph A. Lavill	Vacant	Agricultural or other use	None.
1930-1940	Provincial Bank of Canada	Vacant	Agricultural or other use	None.
1940-1944	David Bernier	One commercial/residential building	Residential use and commercial use	The 1978 and 1984 PURs indicated that Site Building A was constructed in approximately the 1940s. The 1941-1944 city directories indicated that Site Building A was occupied by Springfield Shoe Repair.
1944-1948	Aurore Bernier	One commercial/residential building	Residential use and commercial use	The 1944-1948 city directories indicated that Site Building A was occupied by Springfield Shoe Repair.
1948-1968	Rene Jabicoiur Rheal Jabicoiur	One commercial/residential building	Residential use and commercial use	Based on the 1956 aerial photograph and 1956 FIP, a building that was similar in size and configuration to the present-day Site Building A, was evident on the Phase One property. The 1948-1956 city directories indicated that Site Building A was occupied by Springfield Shoe Repair. The 1956-1960 city directory also indicated that Site Building A was occupied by Pullman Tailors. The 1961-1968 city directories indicated that Site Building A was occupied by Springfield Shoe Repair, Tan Ca-Luck Chinese Restaurant and Pullman Tailors.
1968 - 1974	Antonio Negro Noemi Negro	One commercial/residential building	Residential use and commercial use	The 1968-1971 city directories indicated that Site Building A was occupied by Springfield Shoe Repair, Tan Ca-Luck Chinese Restaurant and Pullman Tailors. The 1972-1974 city directories indicated that Site Building A was occupied by Tan Ca-Luck Chinese Restaurant.



Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc
1974-1980	Emile A. Kouri Therese C. Kouri	One commercial/residential building	Residential use and commercial use	<p>Based on the 1976 aerial photograph, a building that was similar in size and configuration to the present-day Site Building A, was evident on the Phase One property.</p> <p>The 1975 city directories indicated that Site Building A was occupied by Tan Ca-Luck Chinese Restaurant.</p> <p>The 1976 city directories indicated that Site Building A was occupied by Coin Des Art, a residential tenant, and Pinto Food Store.</p> <p>The 1977–1980 city directories indicated that Site Building A was occupied by a residential tenant and Pinto Food Store.</p> <p>The 1978 and 1983 PURs indicated that Site Building A was occupied by Rockcliffe Pizza, Mr. Keith Catering, Pinto Confectionary and two residential units.</p>
1980-2021	Karam Elmarji Rouaida Elmarji	One commercial/residential building.	Residential use and commercial use	<p>Based on the 1991-2021 aerial photographs, a building that was similar in size and configuration to the present-day Site Building A, was evident on the Phase One property.</p> <p>The 1981-1982 city directories indicated that Site Building A was occupied by Rockcliffe Pizza, a residential tenant and Pinto Food Store.</p> <p>The 1983-1986 city directories indicated that Site Building A was occupied by Daniel's Restaurant.</p> <p>The 1987-1995 city directories indicated that Site Building A was occupied by Daniel's Restaurant, K Coin Wash, a residential tenant and K&R Confectionery Convenience store.</p> <p>The 1996-1997 city directories indicated that Site Building A was occupied by Daniel's Restaurant and K&R Confectionery Convenience store.</p> <p>The 1998 – 2005 city directories indicated that Site Building A was occupied by K&R Confectionery Convenience store.</p> <p>The 2006-2011 city directories indicated that Site Building A was occupied by Maximum Convenience.</p> <p>The 2012 city directory indicated that Site Building A was occupied by Danny's Bar and Grill and Maximum Convenience.</p> <p>The 2013-2017 city directories indicated that Site Building A was occupied by Fraser and Maximum Convenience.</p> <p>The 2018-2021 city directories indicated that Site Building A was occupied by Table 40 at Fraser Café.</p>



Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc
2021-present	2317916 Ontario Inc.	One commercial/residential building.	Residential use and commercial use	Based on the 2021 aerial photographs and Pinchin's Site reconnaissance, a building that was similar in size and configuration to the present-day Site Building A was evident on the Phase One property. Based on Pinchin's Site reconnaissance, Site Building A was occupied by two restaurants (i.e., Table 40 and Fraser Café) and four residential units.

Notes:

- 1 - for each owner, specify one of the following types of property use (as defined in O.Reg. 153/04) that applies: Agriculture or other use
Commercial use
Community use Industrial use
Institutional use Parkland use
Residential use

- 2 - when submitting a record of site condition for filing, a copy of this table must be attached

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Table 2 - Table of Potentially Contaminating Activities

PCA Designation	Location of Potentially Contaminating Activity	Potentially Contaminating Activity	Location of PCA (On-Site or Off-Site)	Distance from Phase One Property (metres)	Location Relative to Inferred Groundwater Flow Direction ¹	Contributing to an APEC at the Site (Yes/No)	Media Potentially Impacted (Ground Water, Soil and/or Sediment)
PCA-1	Former building located on the southwest portion of the Phase One Property	Item 30 - Importation of Fill Material of Unknown Quality	On-Site	NA – On-Site PCA	NA - On-Site PCA	Yes	Soil
PCA-2	Former building located on the northwest portion of Phase One Property	Item 30 - Importation of Fill Material of Unknown Quality	On-Site	NA – On-Site PCA	NA - On-Site PCA	Yes	Soil
PCA-3	Former building located on the northwest portion of Phase One Property	Item 30 - Importation of Fill Material of Unknown Quality	On-Site	NA – On-Site PCA	NA - On-Site PCA	Yes	Soil
PCA-4	Former building located on the central portion of the Phase One Property	Item 30 - Importation of Fill Material of Unknown Quality	On-Site	NA – On-Site PCA	NA - On-Site PCA	Yes	Soil
PCA-5	Former potential dry cleaner (Cedar Tailors & Cleaners) located on the southwest portion of Phase One Property (43 Beechwood Avenue)	Item 37 - Operation of Dry Cleaning Equipment (where chemicals are used)	On-Site	NA – On-Site PCA	NA - On-Site PCA	Yes	Soil and Groundwater
PCA-6	Former potential dry cleaner (Hillary Cleaners) located on the southwest portion of Phase One Property (1 Springfield Road)	Item 37 - Operation of Dry Cleaning Equipment (where chemicals are used)	On-Site	NA – On-Site PCA	NA - On-Site PCA	Yes	Soil and Groundwater
PCA-7	Former heating oil tank located in the basement of Site Building A (mechanical room)	Item 28 - Gasoline and Associated Products Storage in Fixed Tanks	On-Site	NA – On-Site PCA	NA - On-Site PCA	Yes	Soil and Groundwater
PCA-8	Pavement and parking areas located throughout the Phase One Property	Other - Road Salting Activities	On-Site	NA – On-Site PCA	NA - On-Site PCA	Yes	Soil and Groundwater
PCA-9	Former RFO located at 30 Beechwood Avenue, approximately 30 m southeast of the Phase One Property	Item 28 - Gasoline and Associated Products Storage in Fixed Tanks	Off-Site	30 m	Transgradient	Yes	Groundwater

PCA-10	Former potential dry cleaner located at 26 Beechwood Avenue, approximately 40 m southwest of the Phase One Property	Item 37 - Operation of Dry Cleaning Equipment (where chemicals are used)	Off-Site	40 m	Downgradient	Yes	Groundwater
PCA-11	Approximately 135 litres of diesel fuel spilled at 64 Beechwood Avenue	Other - Spill	Off-Site	25 m	Transgradient	No	Not Applicable
PCA-12	95 m southwest of the Phase One Property	Item 59 - Wood Treating and Preservative Facility and Bulk Storage of Treated and Preserved Wood Products	Off-Site	95 m	Downgradient	No	Not Applicable
PCA-13	An upholstering facility was historically located 50 m south of the Phase One Property	Other - Industrial Operations	Off-Site	45 m	Downgradient	No	Not Applicable
PCA-14	A current RFO equipped with three USTs located at 20 Beechwood Avenue, approximately 55 m southwest of the Phase One Property	Item 28 - Gasoline and Associated Products Storage in Fixed Tanks	Off-Site	55 m	Downgradient	No	Not Applicable
PCA-15	Hazardous waste generation at 420 MacKay Street, approximately 45 m southwest of the Phase One Property	Other - Hazardous Waste Generation	Off-Site	45 m	Downgradient	No	Not Applicable
PCA-16	420 MacKay Street	Item 28 - Gasoline and Associated Products Storage in Fixed Tanks	Off-Site	45 m	Downgradient	No	Not Applicable
PCA-17	An office fitting and showcase factory historically located at 420 MacKay Street, approximately 45 m southwest of the Phase One Property	Other - Industrial Operations	Off-Site	45 m	Downgradient	No	Not Applicable
PCA-18	A lumber storage yard, associated with the fitting and showcase factory, historically located 90 m west of the Phase One Property	Item 59 - Wood Treating and Preservative Facility and Bulk Storage of Treated and Preserved Wood Products	Off-Site	45 m	Downgradient	No	Not Applicable
PCA-19	63 Beechwood Avenue (presumed to have been located 50 m northeast of the Phase One Property)	Item 37 - Operation of Dry Cleaning Equipment (where chemicals are used)	Off-Site	50 m	Upgradient	No	Not Applicable

PCA-20	Hazardous waste generation at 94 Beechwood Avenue, approximately 95 m northeast of the Phase One Property	Other - Hazardous Waste Generation	Off-Site	95 m	Upgradient	No	Not Applicable
PCA-21	Hazardous waste generation at 50 Beechwood Avenue, approximately 55 m south of the Phase One Property	Other - Hazardous Waste Generation	Off-Site	55 m	Downgradient	No	Not Applicable
PCA-22	A candy factory was historically located approximately 85 m south of the Phase One Property	Other - Industrial Operations	Off-Site	85 m	Downgradient	No	Not Applicable
PCA-23	A wood yard was historically located approximately 130 m south of the Phase One Property	Item 59 - Wood Treating and Preservative Facility and Bulk Storage of Treated and Preserved Wood Products	Off-Site	130 m	Downgradient	No	Not Applicable
PCA-24	As observed in aerial photographs, an industrial property is located approximately 130 m south of the Phase One Property	Other - Industrial Operations	Off-Site	130 m	Downgradient	No	Not Applicable
PCA-25	210 m south of the Phase One Property	Item 46 - Rail Yards, Tracks and Spurs	Off-Site	210 m	Downgradient	No	Not Applicable
PCA-26	As observed in aerial photographs, a former landfill was located approximately 250 m south of the Phase One Property	Item 58 - Waste Disposal and Waste Management, including Thermal Treatment, Landfilling and Transfer of Waste, Other Than Use of Biosoils as Soil Conditioners	Off-Site	250 m	Downgradient	No	Not Applicable

Notes:

APEC – Area of Potential Environmental Concern

PCA – Potentially Contaminating Activity

1 – Location of PCA relative to the Phase One Property in relation to the inferred groundwater flow direction in the Phase One Study Area

Table 3 - Table of Areas of Potential Environmental Concern

Area of Potential Environmental Concern ¹	Location of Area of Potential Environmental Concern on Phase One Property	Potentially Contaminating Activity ²	Location of PCA (On-Site or Off-Site)	Contaminants of Potential Concern ³	Media Potentially Impacted (Ground Water, Soil and/or Sediment)
APEC-1 (Former demolished building with potential for basement)	Southwest portion of the Phase One Property	Item 30 - Importation of Fill Material of Unknown Quality	On-Site	PAHs Metals As, Sb, Se Cr(VI) Hg PHCs VOCs	Soil
APEC-2 (Former demolished building with potential for basement)	Northwest portion of the Phase One Property	Item 30 - Importation of Fill Material of Unknown Quality	On-Site	PAHs Metals As, Sb, Se Cr(VI) Hg PHCs VOCs	Soil
APEC-3 (Former demolished building with potential for basement)	Northwest portion of the Phase One Property	Item 30 - Importation of Fill Material of Unknown Quality	On-Site	PAHs Metals As, Sb, Se Cr(VI) Hg PHCs VOCs	Soil

APEC-4 (Former demolished building with potential for basement)	Central portion of the Phase One Property	Item 30 - Importation of Fill Material of Unknown Quality	On-Site	PAHs Metals As, Sb, Se Cr(VI) Hg PHCs VOCs	Soil
APEC-5 (Former potential dry cleaning operation – Cedar Tailors and Cleaners – 1965-1971)	Within the central portion of Site Building B	Item 37 - Operation of Dry Cleaning Equipment (where chemicals are used)	On-Site	VOCs	Soil and Groundwater
APEC-6 (Former potential dry cleaning operation – Hillary Cleaners – 1967 – 1971)	Within the central portion of Site Building B	Item 37 - Operation of Dry Cleaning Equipment (where chemicals are used)	On-Site	VOCs	Soil and Groundwater
APEC-7 (Former on-Site heating oil storage tank)	Basement of Site Building A (mechanical room)	Item 28 - Gasoline and Associated Products Storage in Fixed Tanks	On-Site	PHCs BTEX PAHs	Soil and Groundwater
APEC-8 (Application of road salt to the asphalt parking lot and access road)	Throughout the Phase One Property	Item 48 - Salt Manufacturing, Processing and Bulk Storage	On-Site	Electrical Conductivity SAR Na Cl-	Soil and Groundwater
APEC-9 (Historical RFO operation)	30 Beechwood Avenue, approximately 30 m southeast of the Phase One Property	Item 28 - Gasoline and Associated Products Storage in Fixed Tanks	Off-Site	PHCs BTEX VOCs PAHs Metals	Groundwater
APEC-10 (Historical dry cleaning operation)	26 Beechwood Avenue, approximately 40 m southwest of the Phase One Property	Item 37 - Operation of Dry Cleaning Equipment (where chemicals are used)	Off-Site	VOCs	Groundwater

Notes:

- 1 - Areas of potential environmental concern means the area on, in or under a phase one property where one or more contaminants are potentially present, as determined through the phase one environmental site assessment, including through,
 - (a) identification of past or present uses on, in or under the phase one property, and
 - (b) identification of potentially contaminating activity.
- 2 - Potentially contaminating activity means a use or activity set out in Column A of Table 2 of Schedule D that is occurring or has occurred in a phase one study area
- 3 - When completing this column, identify all contaminants of potential concern using the Method Groups as identified in the Protocol for in the Assessment of Properties under Part XV.1 of the Environmental Protection Act, March 9, 2004, amended as of July 1, 2011, as specified below:

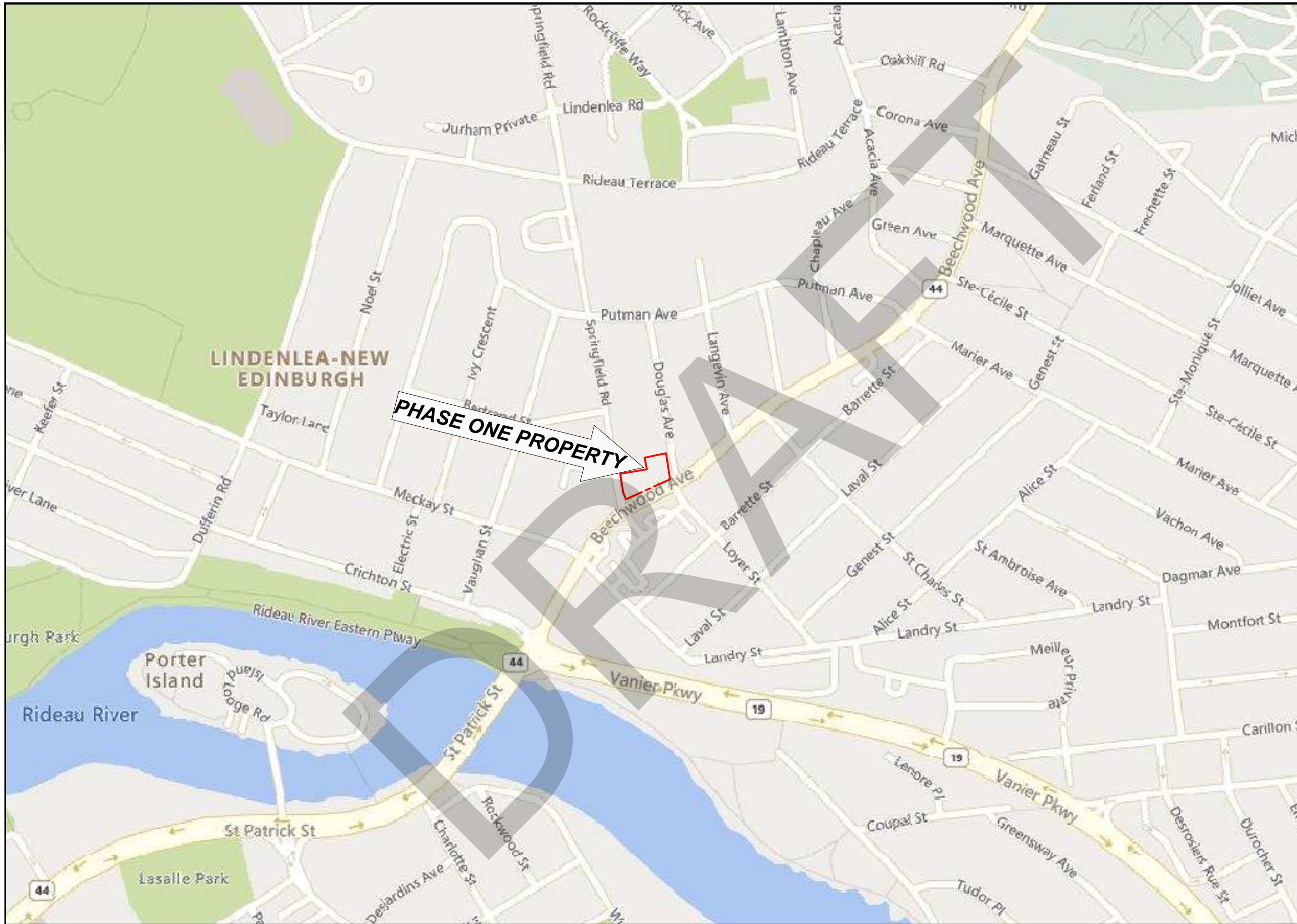
List of Method Groups:

ABNs	PCBs	Metals	Electrical Conductivity
CPs	PAHs	As, Sb, Se	Cr (VI)
1,4-Dioxane	THMs	Na	Hg
Dioxins/Furans, PCDDs/PCDFs	VOCs	B-HWS	Methyl Mercury
OCs	BTEX	Cl-	Low or high pH,
PHCs	Ca, Mg	CN-	SAR

- 4 - When submitting a record of site condition for filing, a copy of this table must be attached

DRAFT

APPENDIX B
Figures



LEGEND IS COLOUR DEPENDENT.
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INTERPRETATION.

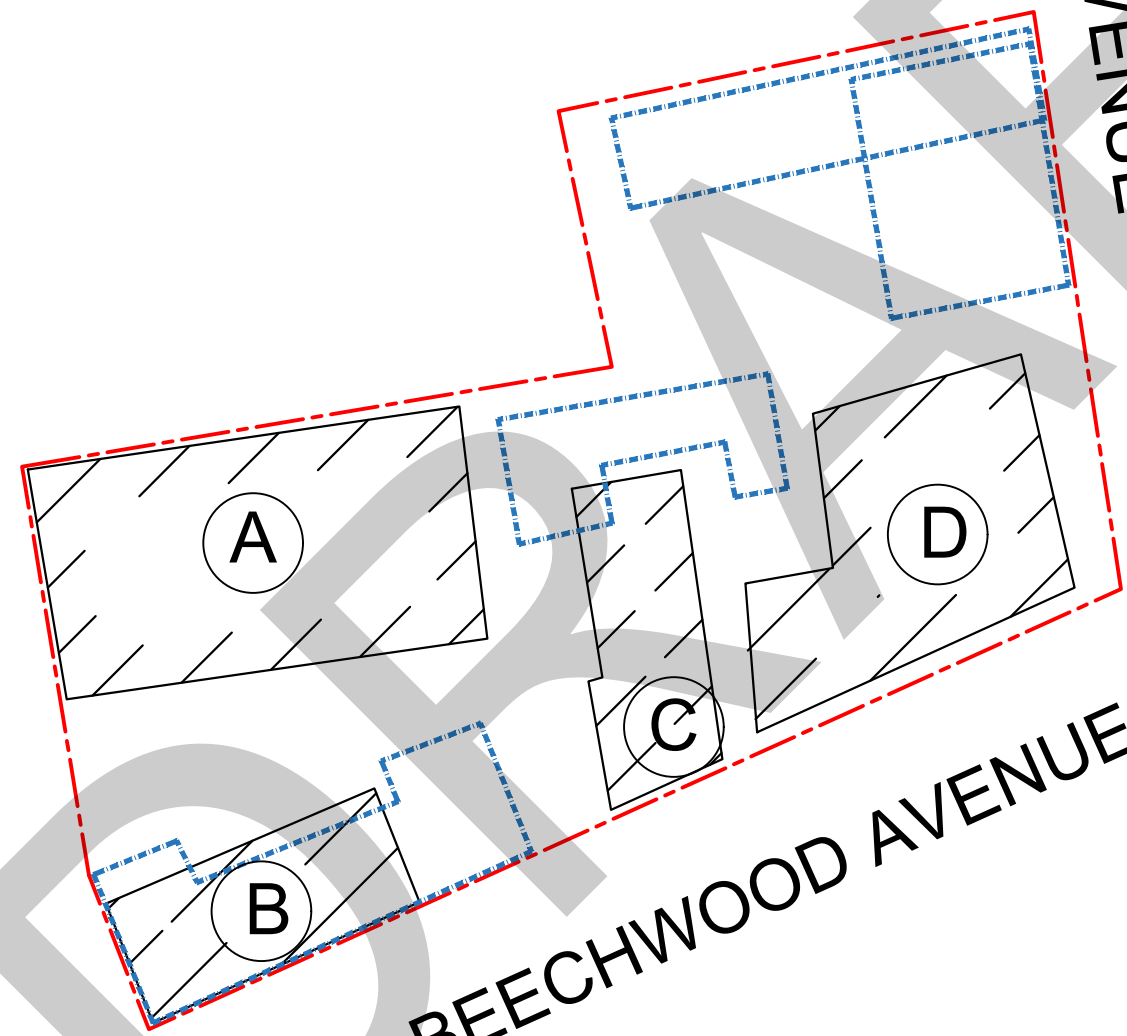


PROJECT NAME: PHASE ONE ENVIRONMENTAL SITE ASSESSMENT	
CLIENT NAME: 1101600 ONTARIO INC.	
PROJECT LOCATION: 47 BEECHWOOD AVENUE, 5 SPRINGFIELD ROAD, AND 12 DOUGLAS ROAD, OTTAWA, ONTARIO	
FIGURE NAME: KEYMAP	
PROJECT NUMBER: 321299	SCALE: AS SHOWN
DRAWN BY: KL	REVIEWED BY: SY
DATE: MARCH 2023	FIGURE NUMBER: 1

SPRINGFIELD ROAD

DOUGLAS AVENUE

BEECHWOOD AVENUE



- LEGEND**
- - - SITE BOUNDARY
 - SITE BUILDING
 - FORMER BUILDING

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NON-COLOUR COPIES MAY ALTER
INTERPRETATION.



PROJECT NAME:
PHASE ONE ENVIRONMENTAL SITE ASSESSMENT

CLIENT NAME:
1101600 ONTARIO INC.

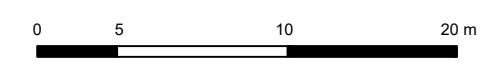
PROJECT LOCATION:
47 BEECHWOOD AVENUE, 5
SPRINGFIELD ROAD, AND 12 DOUGLAS
ROAD, OTTAWA, ONTARIO

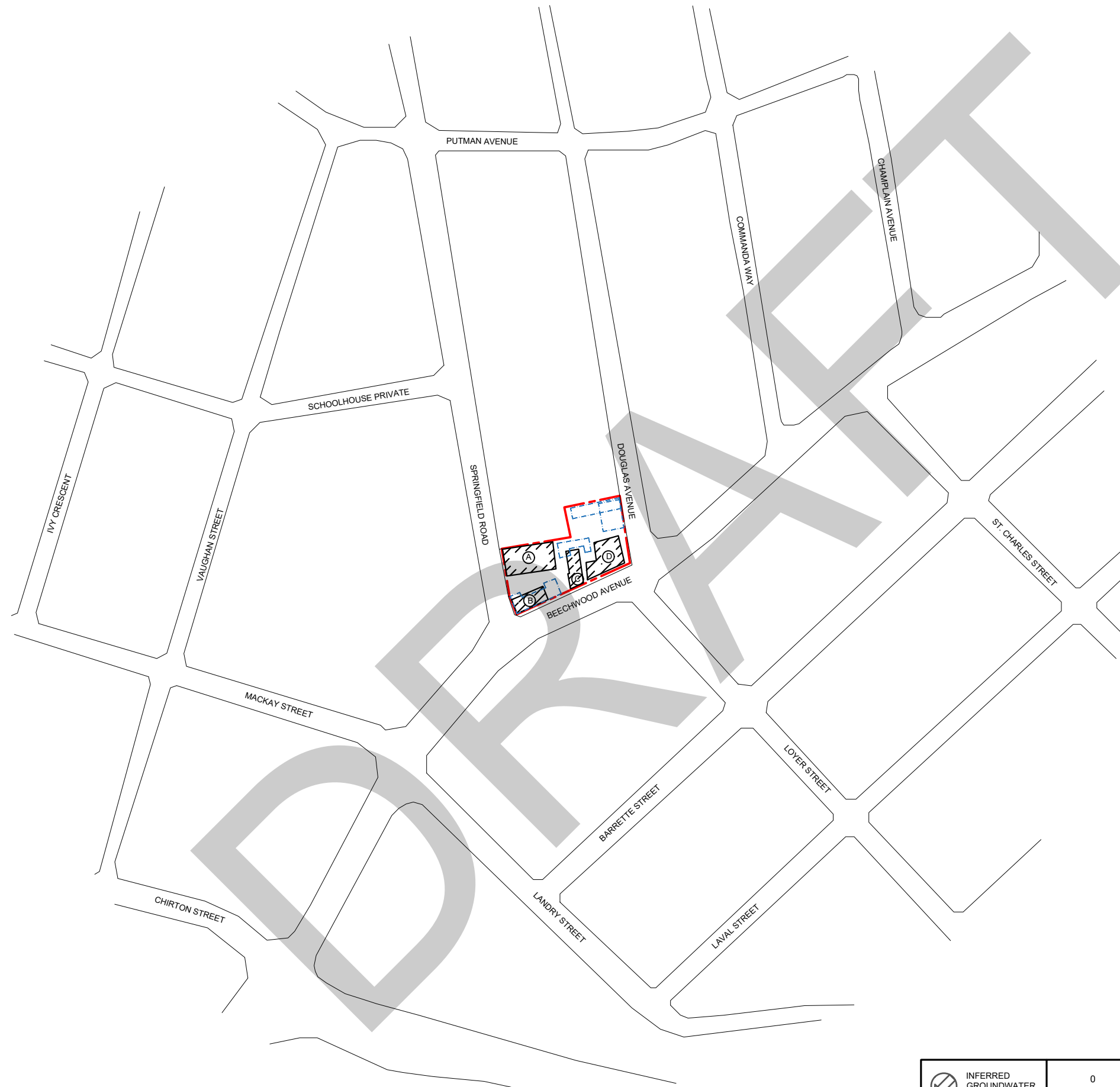
FIGURE NAME:
PHASE ONE PROPERTY

PROJECT NUMBER: 321299	SCALE: AS SHOWN
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DRAWN BY: KL	REVIEWED BY: SY
-----------------	--------------------

DATE: MARCH 2023	FIGURE NUMBER: 2
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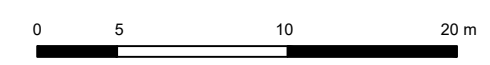
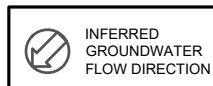
LEGEND

- SITE BOUNDARY
- SITE BUILDING
- FORMER BUILDING
- RESIDENTIAL
- COMMERCIAL
- INSTITUTIONAL
- COMMERCIAL/RESIDENTIAL
- VACANT

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INTERPRETATION.



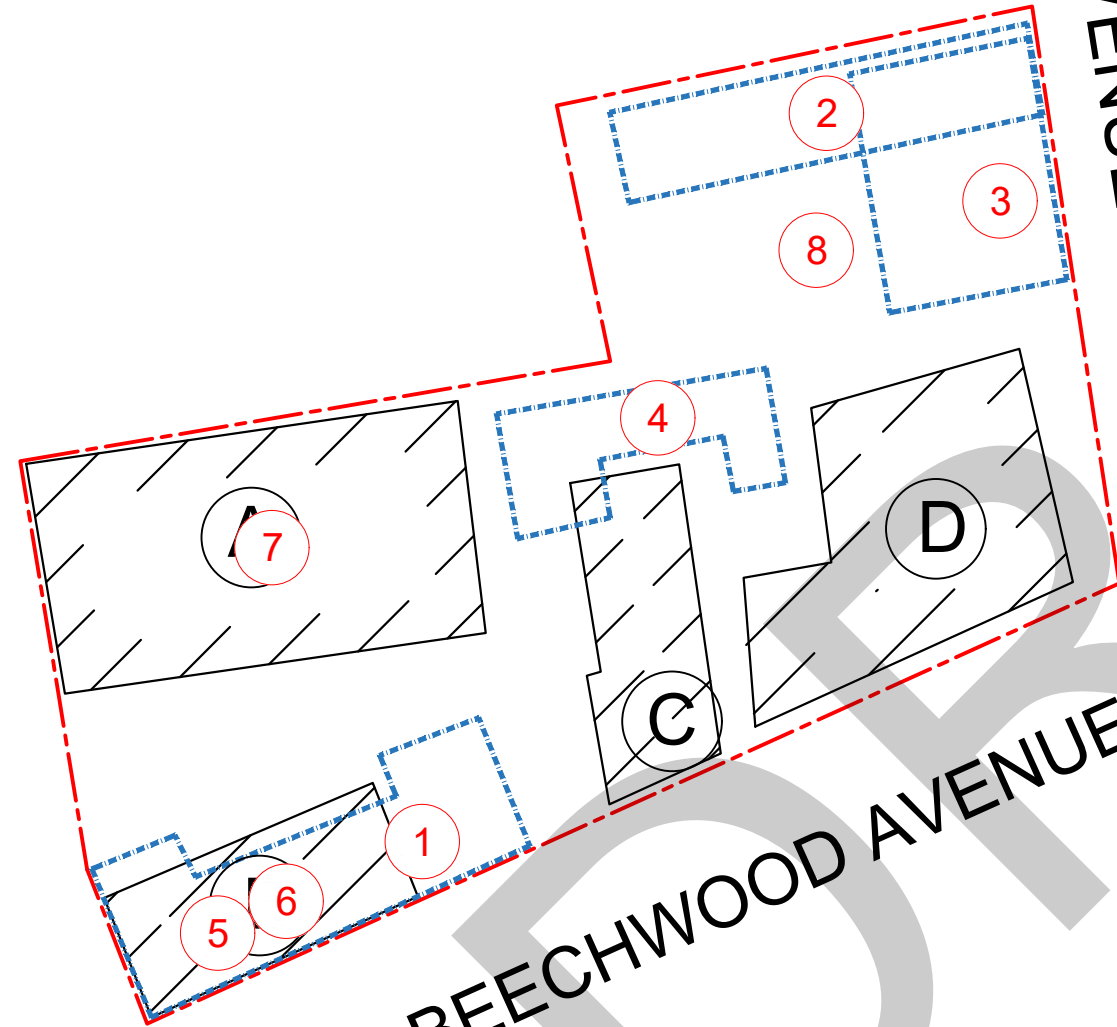
PROJECT NAME: PHASE ONE ENVIRONMENTAL SITE ASSESSMENT	
CLIENT NAME: 1101600 ONTARIO INC.	
PROJECT LOCATION: 47 BEECHWOOD AVENUE, 5 SPRINGFIELD ROAD, AND 12 DOUGLAS ROAD, OTTAWA, ONTARIO	
FIGURE NAME: PHASE ONE STUDY AREA	
PROJECT NUMBER: 321299	SCALE: AS SHOWN
DRAWN BY: KL	REVIEWED BY: SY
DATE: MARCH 2023	FIGURE NUMBER: 3



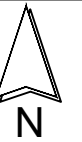
SPRINGFIELD ROAD

DOUGLAS AVENUE

BEECHWOOD AVENUE



PCA Designation	Location of Potentially Contaminating Activity	Potentially Contaminating Activity	Location of PCA (On-Site or Off-Site)	Contributing to an APEC at the Site (Yes/No)	Media Potentially Impacted (Ground Water, Soil and/or Sediment)
PCA-1	Former building located on the southwest portion of the Phase One Property	Item 30 - Importation of Fill Material of Unknown Quality	On-Site	Yes	Soil
PCA-2	Former building located on the northwest portion of Phase One Property.	Item 30 - Importation of Fill Material of Unknown Quality	On-Site	Yes	Soil
PCA-3	Former building located on the northwest portion of Phase One Property.	Item 30 - Importation of Fill Material of Unknown Quality	On-Site	Yes	Soil
PCA-4	Former building located on the central portion of the Phase One Property	Item 30 - Importation of Fill Material of Unknown Quality	On-Site	Yes	Soil
PCA-5	Former potential dry cleaner (Cedar Tailors & Cleaners) located on the southwest portion of Phase One Property (43 Beechwood Avenue)	Item 37 - Operation of Dry Cleaning Equipment (where chemicals are used)	On-Site	Yes	Soil and Groundwater
PCA-6	Former potential dry cleaner (Hillary Cleaners) located on the southwest portion of Phase One Property (1 Springfield Road)	Item 37 - Operation of Dry Cleaning Equipment (where chemicals are used)	On-Site	Yes	Soil and Groundwater
PCA-7	Former heating oil tank located in the basement of Site Building A (mechanical room).	Item 28 - Gasoline and Associated Products Storage in Fixed Tanks	On-Site	Yes	Soil and Groundwater
PCA-8	Pavement and parking areas located throughout the Phase One Property	Other - Road Salting Activities	On-Site	Yes	Soil and Groundwater



- LEGEND**
- SITE BOUNDARY
 - SITE BUILDING
 - FORMER STRUCTURE
 - PCA CONTRIBUTING TO APEC
 - PCA POTENTIALLY CONTAMINATING ACTIVITY

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PROJECT NAME:
PHASE ONE ENVIRONMENTAL SITE ASSESSMENT

CLIENT NAME:
1101600 ONTARIO INC.

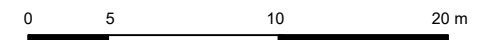
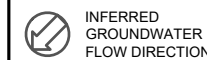
PROJECT LOCATION:
47 BEECHWOOD AVENUE, 5 SPRINGFIELD ROAD, AND 12 DOUGLAS ROAD, OTTAWA, ONTARIO

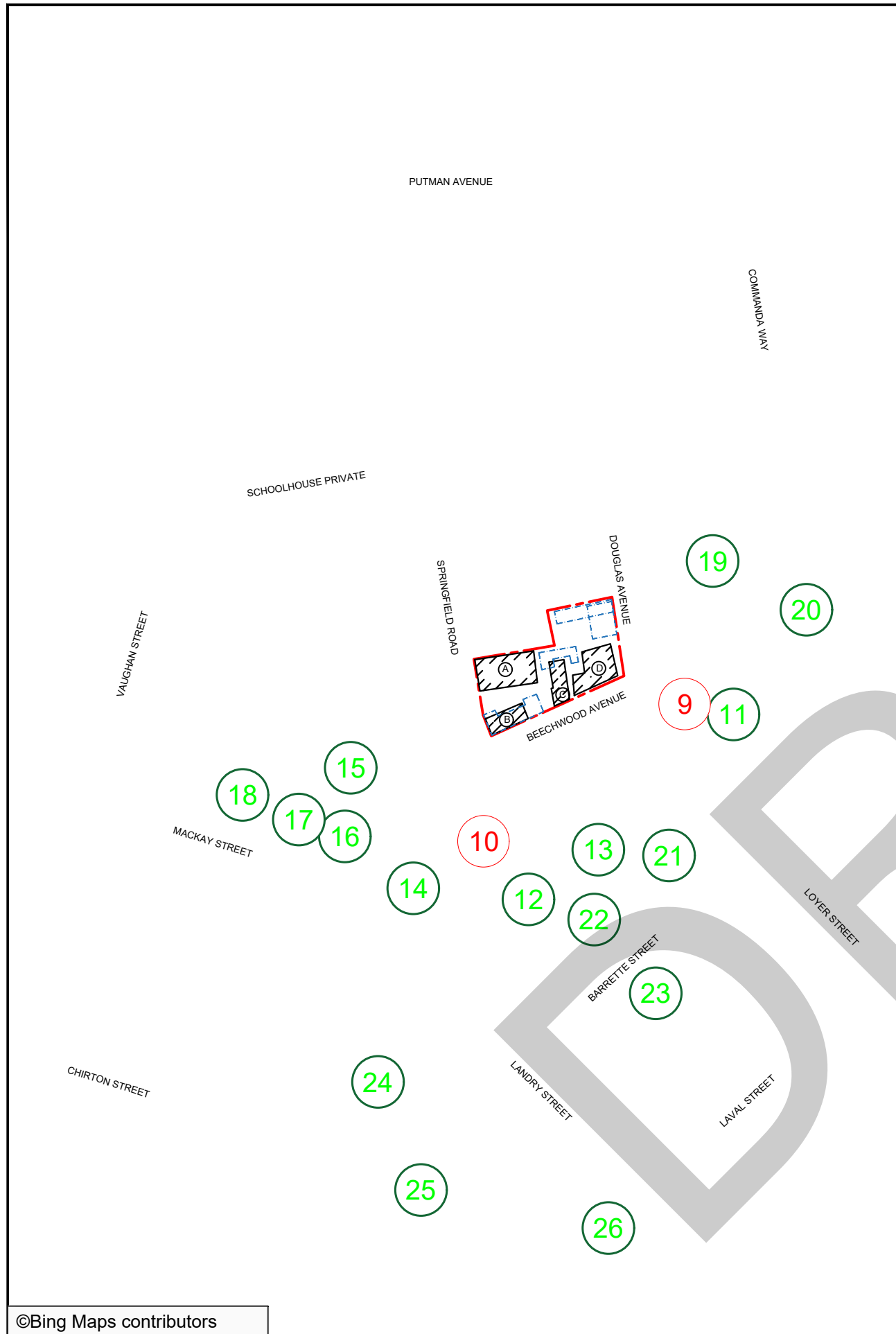
FIGURE NAME:
POTENTIALLY CONTAMINATING ACTIVITIES ON-SITE

PROJECT NUMBER: 321299 SCALE: AS SHOWN

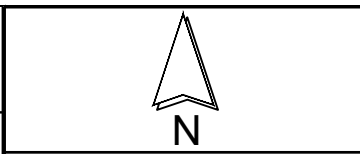
DRAWN BY: KL REVIEWED BY: SY

DATE: MARCH 2023 FIGURE NUMBER: 4





PCA Designation	Location of Potentially Contaminating Activity	Potentially Contaminating Activity	Location of PCA (On-Site or Off-Site)	Contributing to an APEC at the Site (Yes/No)	Media Potentially Impacted (Ground Water, Soil and/or Sediment)
PCA-8	Pavement and parking areas located throughout the Phase One Property	Item 48 - Salt Manufacturing, Processing and Bulk Storage	On-Site	Yes	Soil and Groundwater
PCA-9	30 m southeast of the Phase One Property.	Item 28 - Gasoline and Associated Products Storage in Fixed Tanks	Off-Site	Yes	Groundwater
PCA-10	26 Beechwood Avenue	Item 37 - Operation of Dry Cleaning Equipment (where chemicals are used)	Off-Site	Yes	Groundwater
PCA-11	64 Beechwood Avenue	Other - Spill	Off-Site	No	Groundwater
PCA-12	95 m southwest of the Phase One Property	Item 59 - Wood Treating and Preservative Facility and Bulk Storage of Treated and Preserved Wood Products	Off-Site	No	Groundwater
PCA-13	45 m south of the Phase One Property.	Other - Upholstering Activities	Off-Site	No	Groundwater
PCA-14	20 Beechwood Avenue.	Item 28 - Gasoline and Associated Products Storage in Fixed Tanks	Off-Site	No	Groundwater
PCA-15	420 McKay Street	Other - Hazardous Waste Generation	Off-Site	No	Groundwater
PCA-16	420 McKay Street	Item 28 - Gasoline and Associated Products Storage in Fixed Tanks	Off-Site	No	Groundwater
PCA-17	420 McKay Street	Other - Office Fitting and Showcase Factory	Off-Site	No	Groundwater
PCA-18	90 m west of the Phase One Property	Item 59 - Wood Treating and Preservative Facility and Bulk Storage of Treated and Preserved Wood Products	Off-Site	No	Groundwater
PCA-19	63 Beechwood Avenue (presumed to have been located 50 m northeast of the Phase One Property)	Item 37 - Operation of Dry Cleaning Equipment (where chemicals are used)	Off-Site	No	Groundwater
PCA-20	94 Beechwood Avenue	Other - Hazardous Waste Generation	Off-Site	No	Groundwater
PCA-21	50 Beechwood Avenue	Other - Hazardous Waste Generation	Off-Site	No	Groundwater
PCA-22	85 m south of the Phase One Property	Other - Candy Factory	Off-Site	No	Groundwater
PCA-23	130 m south of the Phase One Property	Item 59 - Wood Treating and Preservative Facility and Bulk Storage of Treated and Preserved Wood Products	Off-Site	No	Groundwater
PCA-24	130 m south of the Phase One Property	Other - An industrial property with various light industrial building	Off-Site	No	Groundwater
PCA-25	210 m south of the Phase One Property	Item 46 - Rail Yards, Tracks and Spurs	Off-Site	No	Groundwater
PCA-26	250 m south of the Phase One Property	Item 58 - Waste Disposal and Waste Management, including Thermal Treatment, Landfilling and Transfer of Waste, Other Than Use of Biosoils as Soil Conditioners	Off-Site	NO	Groundwater



LEGEND

- SITE BOUNDARY
- SITE BUILDING
- FORMER STRUCTURE
- PCA NOT CONTRIBUTING TO APEC
- PCA CONTRIBUTING TO APEC
- PCA POTENTIALLY CONTAMINATING ACTIVITY
- APEC AREA OF POTENTIAL ENVIRONMENTAL CONCERN

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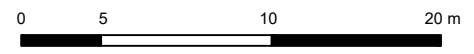
PROJECT NAME:
PHASE ONE ENVIRONMENTAL SITE ASSESSMENT

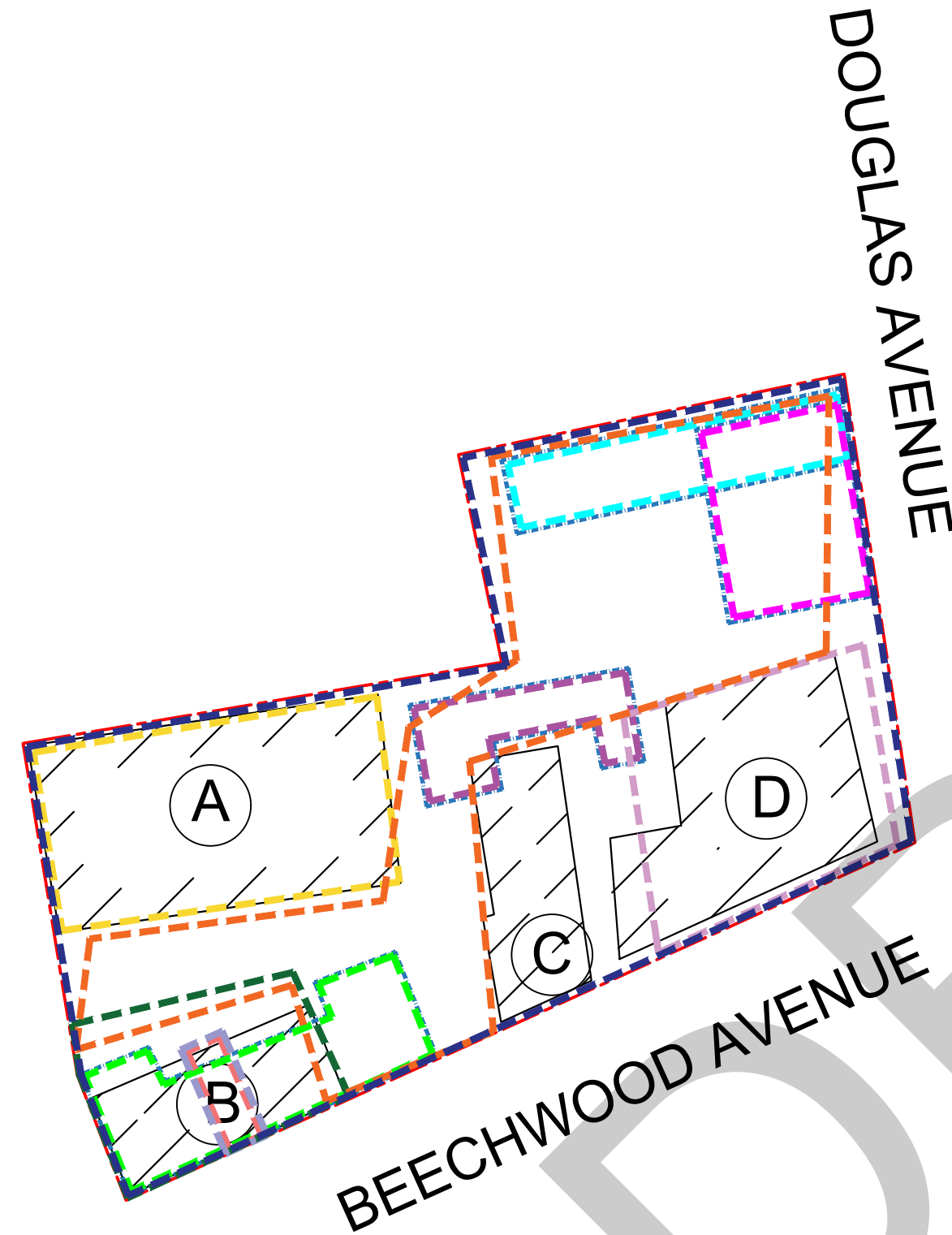
CLIENT NAME:
1101600 ONTARIO INC.

PROJECT LOCATION:
47 BEECHWOOD AVENUE, 5 SPRINGFIELD ROAD, AND 12 DOUGLAS ROAD, OTTAWA, ONTARIO

FIGURE NAME:
POTENTIALLY CONTAMINATING ACTIVITIES OFF-SITE

PROJECT NUMBER: 321299	SCALE: AS SHOWN
DRAWN BY: KL	REVIEWED BY: SY
DATE: MARCH 2023	FIGURE NUMBER: 5





Area of Potential Environmental Concern ¹	Location of Area of Potential Environmental Concern on Phase One Property	Potentially Contaminating Activity ²	Location of PCA (On-Site or Off-Site)	Contaminants of Potential Concern ³	Media Potentially Impacted (Ground Water, Soil and/or Sediment)	
APEC-1 (Former demolished building with potential for basement)	Southwest portion of the Phase One Property.	Item 30 - Importation of Fill Material of Unknown Quality	On-Site	PAHs Metals As, Sb, Se Cr(VI) Hg PHCs VOCs	Soil	 LEGEND SITE BOUNDARY SITE BUILDING FORMER STRUCTURE APEC 1 APEC 2 APEC 3 APEC 4 APEC 5 APEC 6 APEC 7 APEC 8 APEC 9 APEC 10 LEGEND IS COLOUR DEPENDENT. NON-COLOUR COPIES MAY ALTER INTERPRETATION.
APEC-2 (Former demolished building with potential for basement)	Northwest portion of the Phase One Property.	Item 30 - Importation of Fill Material of Unknown Quality	On-Site	PAHs Metals As, Sb, Se Cr(VI) Hg PHCs VOCs	Soil	
APEC-3 (Former demolished building with potential for basement)	Northwest portion of the Phase One Property.	Item 30 - Importation of Fill Material of Unknown Quality	On-Site	PAHs Metals As, Sb, Se Cr(VI) Hg PHCs VOCs	Soil	
APEC-4 (Former demolished building with potential for basement)	Central portion of the Phase One Property.	Item 30 - Importation of Fill Material of Unknown Quality	On-Site	PAHs Metals As, Sb, Se Cr(VI) Hg PHCs VOCs	Soil	
APEC-5 (Former potential dry cleaning operation – Cedar Tailors and Cleaners – 1965-1971)	Within the central portion of Site Building B.	Item 37 - Operation of Dry Cleaning Equipment (where chemicals are used)	On-Site	VOCs	Soil and Groundwater	
APEC-6 (Former potential dry cleaning operation – Hillary Cleaners – 1967 – 1971)	Within the central portion of Site Building B.	Item 37 - Operation of Dry Cleaning Equipment (where chemicals are used)	On-Site	VOCs	Soil and Groundwater	
APEC-7 (Former on-Site heating oil storage tank)	Basement of Site Building A (mechanical room).	Item 28 - Gasoline and Associated Products Storage in Fixed Tanks	On-Site	PHCs BTEX PAHs	Soil and Groundwater	
APEC-8 (Application of road salt to the asphalt parking lot and access road)	Throughout the Phase One Property.	Item 48 - Salt Manufacturing, Processing and Bulk Storage	On-Site	Electrical Conductivity SAR Na Cl-	Soil and Groundwater	
APEC-9 (Historical RFO operation)	30 Beechwood Avenue, approximately 30 m southeast of the Phase One Property.	Item 28 - Gasoline and Associated Products Storage in Fixed Tanks	Off-Site	PHCs BTEX VOCs PAHs Metals	Groundwater	
APEC-10 (Historical dry cleaning operation)	26 Beechwood Avenue, approximately 40 m southwest of the Phase One Property.	Item 37 - Operation of Dry Cleaning Equipment (where chemicals are used)	Off-Site	VOCs	Groundwater	



PROJECT NAME:
PHASE ONE ENVIRONMENTAL SITE ASSESSMENT

CLIENT NAME:
1101600 ONTARIO INC.

PROJECT LOCATION:
47 BEECHWOOD AVENUE, 5 SPRINGFIELD ROAD, AND 12 DOUGLAS ROAD, OTTAWA, ONTARIO

FIGURE NAME:
AREA OF POTENTIAL ENVIRONMENTAL CONCERN

PROJECT NUMBER:
321299

SCALE:
AS SHOWN

DRAWN BY:
KL

REVIEWED BY:
SY

DATE:
MARCH 2023

FIGURE NUMBER:
6



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APPENDIX C
Photographs

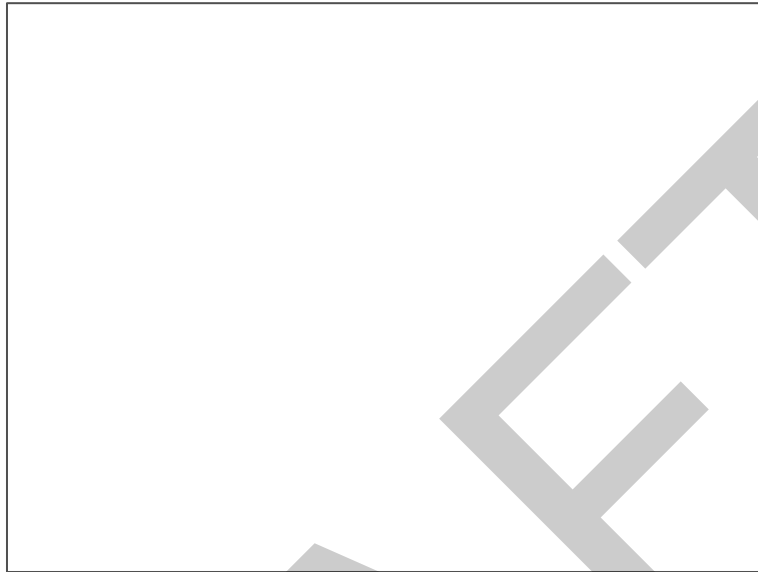


Photo 1 – West elevation of the Site Building A, looking northeast.

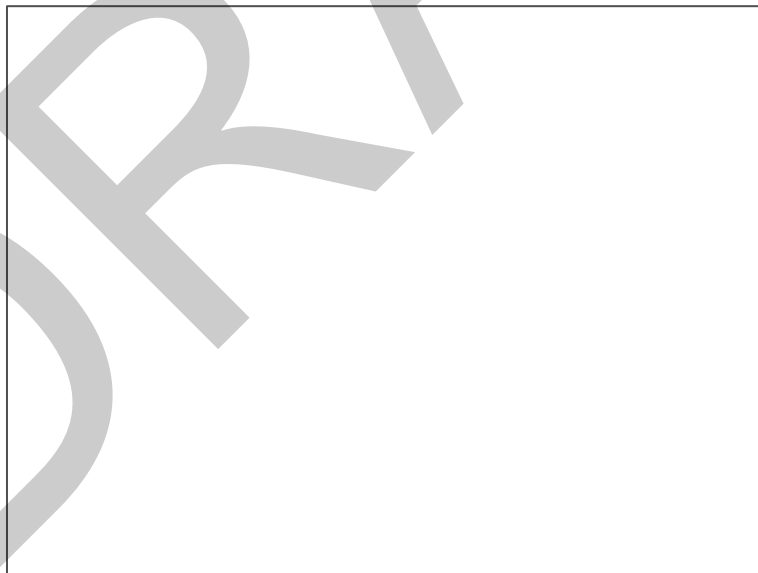


Photo 2 – South elevation of the Site Building A, looking northeast.

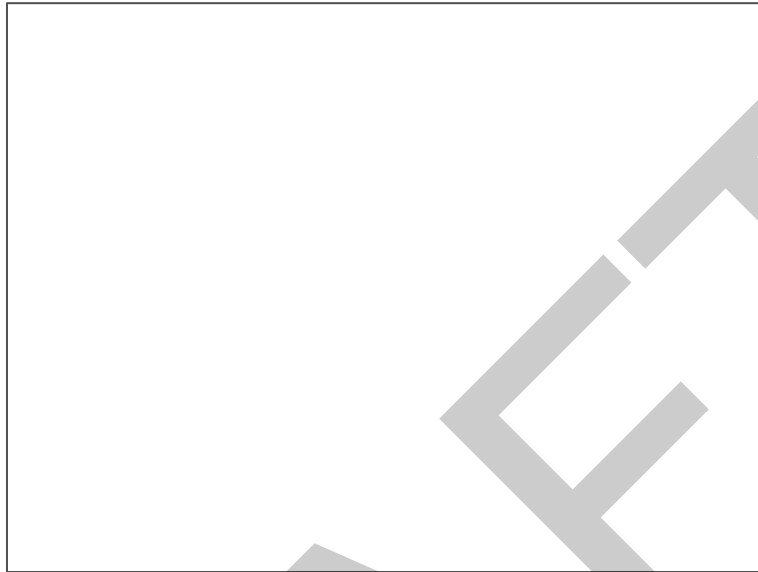


Photo 3 – East elevation of the Site Building A, looking northwest.

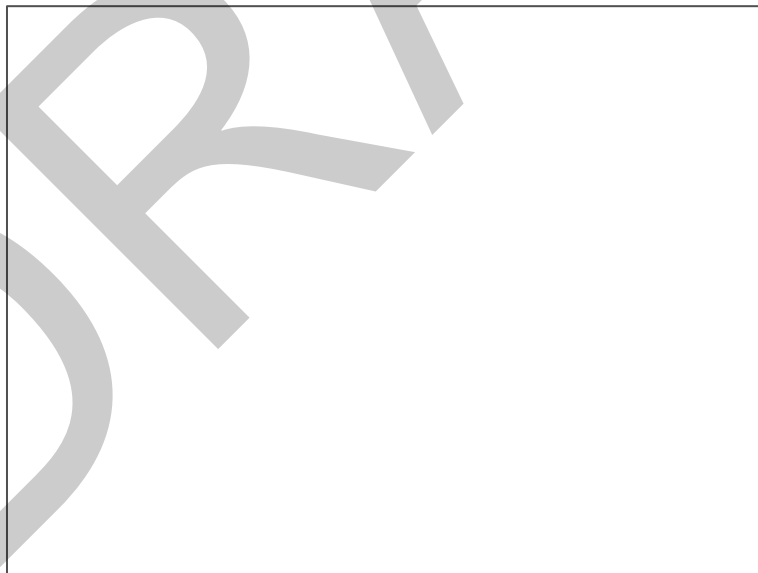


Photo 4 – South elevation of the Site Building B, looking west.

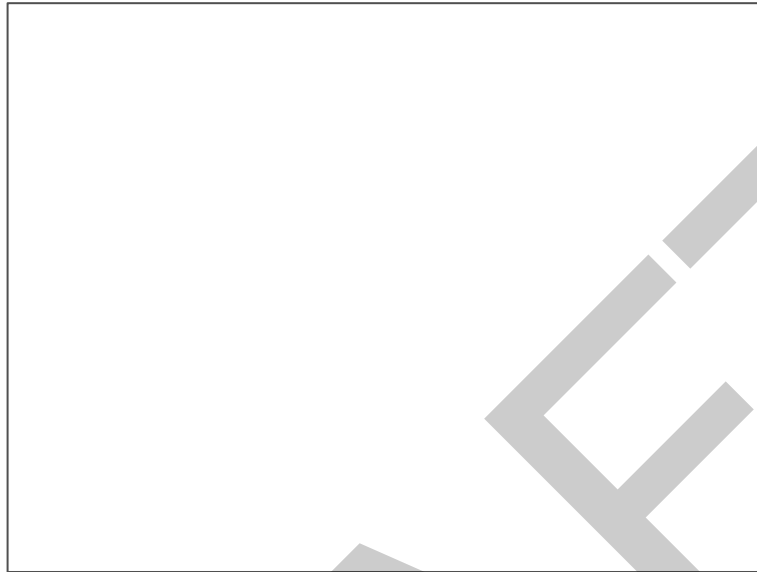


Photo 5 – West elevation of the Site Building B, looking west.



Photo 6 – North elevation of the Site Building B, looking southwest.

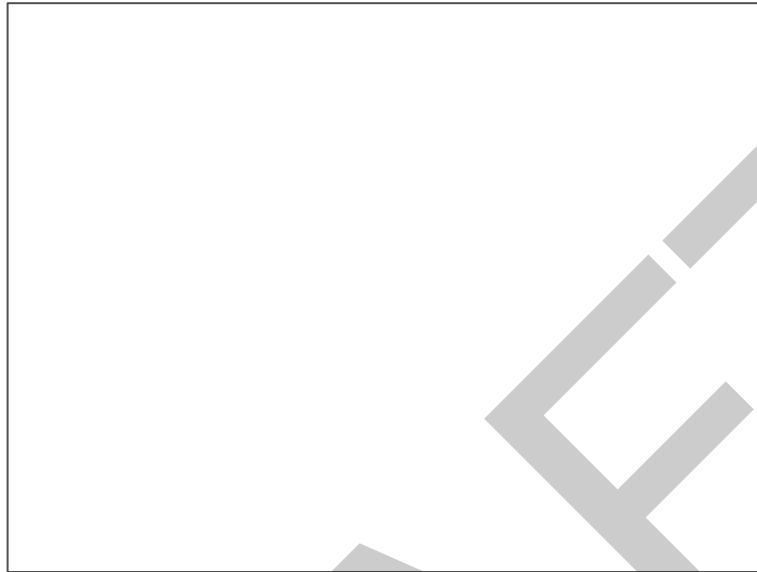


Photo 7 – South elevation of Site Building C, looking northeast.



Photo 8 – East elevation of Site Building C, looking north.

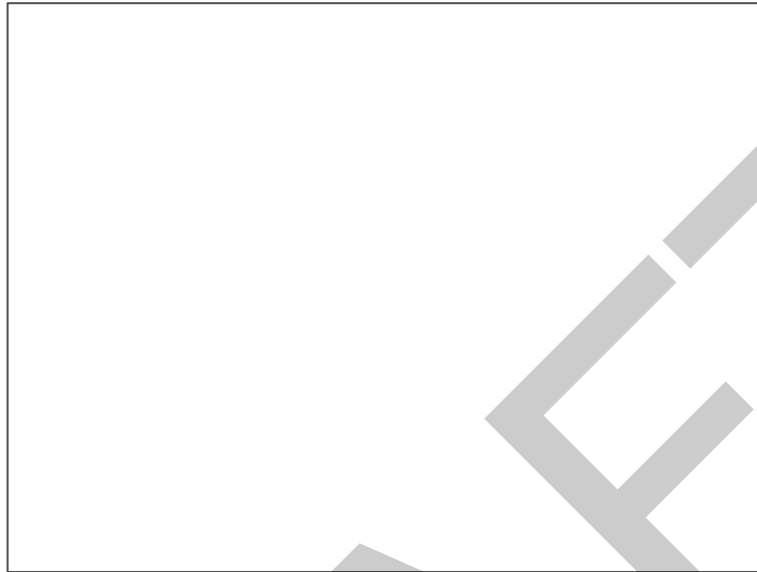


Photo 9 – South elevation of Site Building C, looking north.



Photo 10 – South elevation of Site Building D, looking northeast.

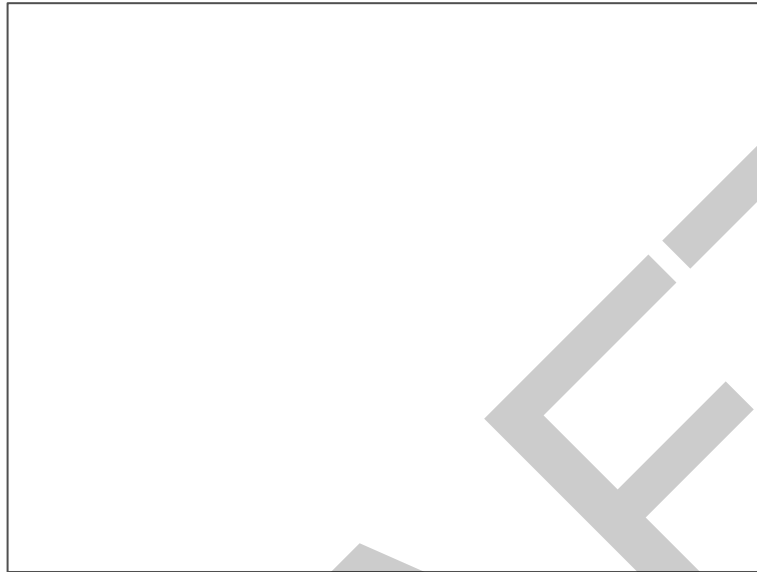


Photo 11 – East elevation of Site Building D, looking northwest.



Photo 12 – Northern parking lot facing west.

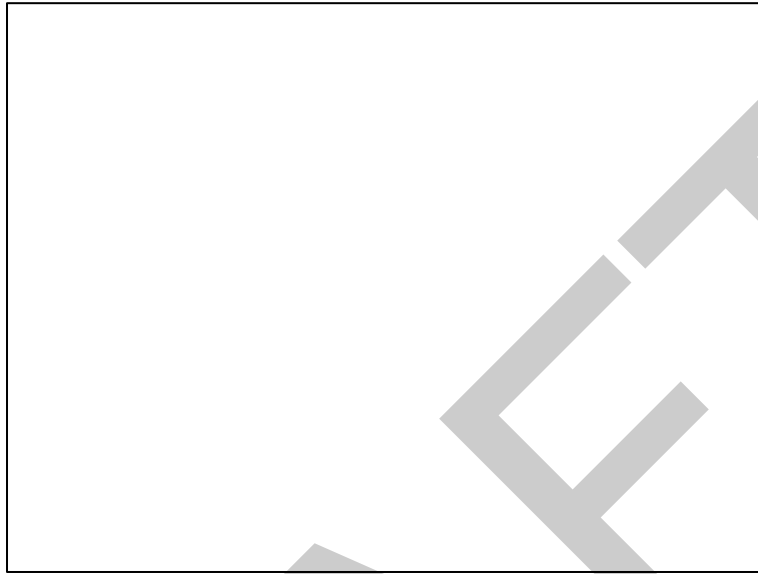


Photo 13 – Looking south along Douglas Avenue.

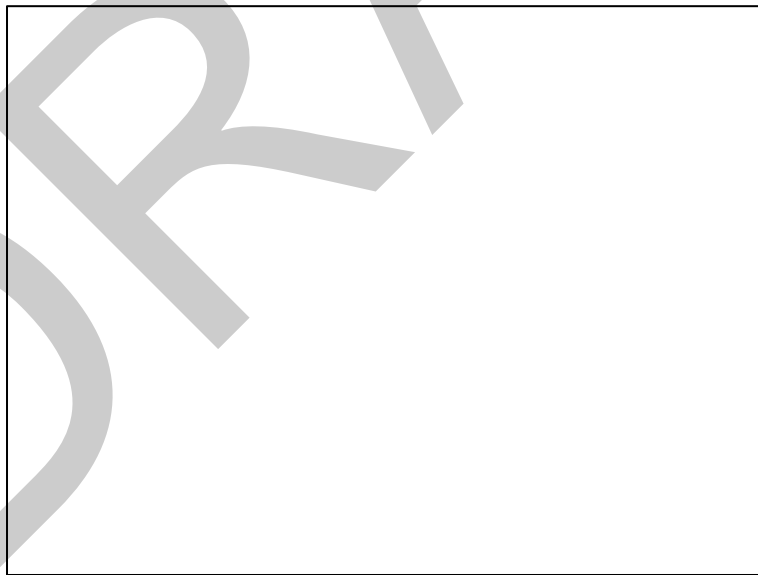


Photo 14 – Looking across Douglas Avenue east from the Site.



Photo 15 – Looking across Beechwood Avenue south from the Site.

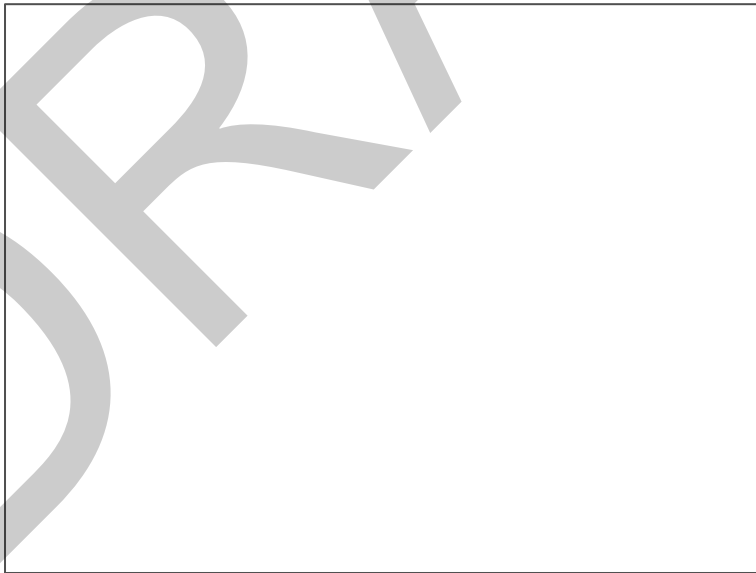


Photo 16 – Looking across Springfield Road west from the Site

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APPENDIX D
Survey Plan

DRAFT

DRAFT

APPENDIX E
Opta Records

DRAFT

43 47 Beechwood Avenue 5 Springfield Road Ottawa ON

Eleanor Goolab
ERIS

20200702149

7/8/2020 8:46:18 AM

Stephanie

75331

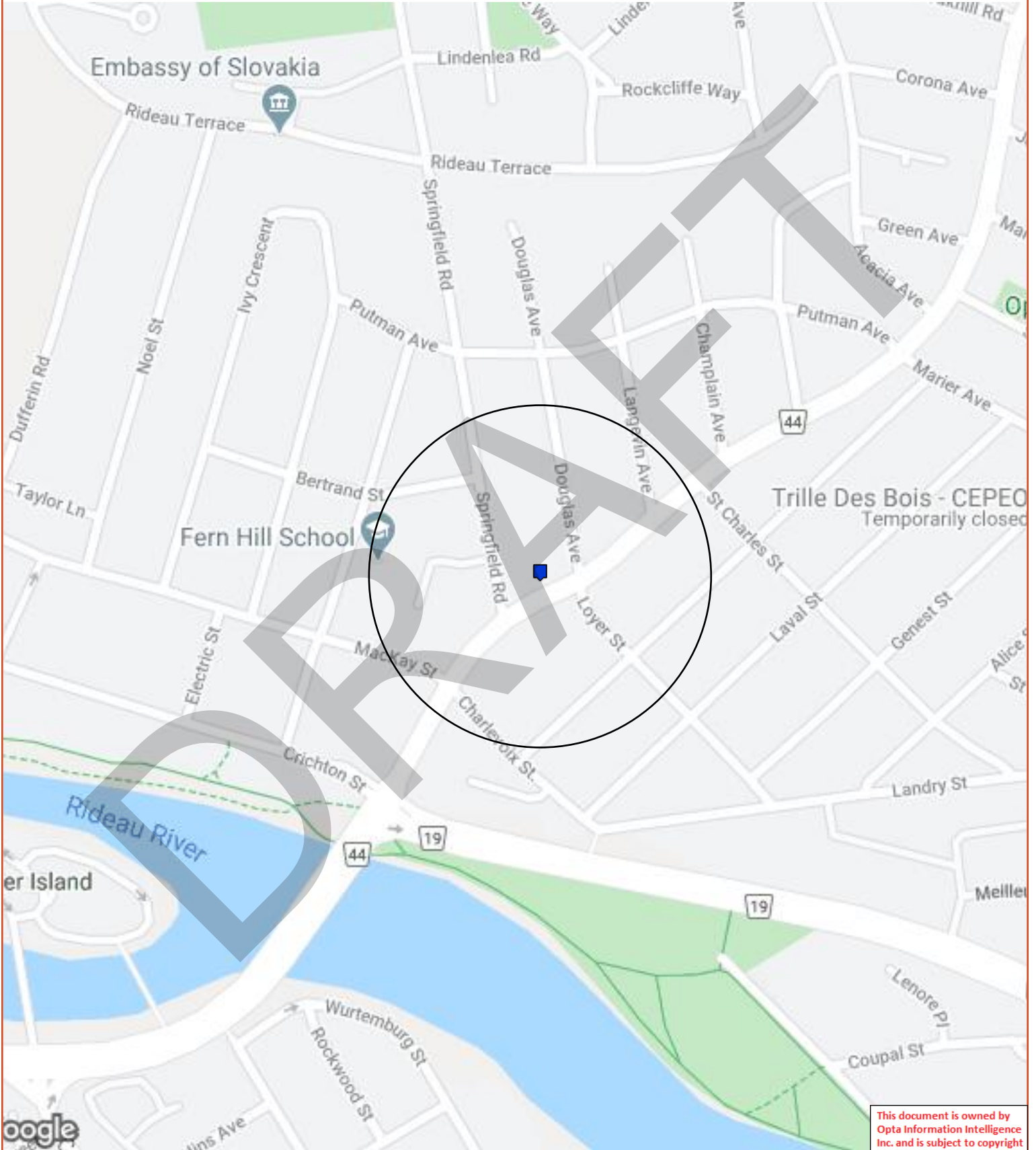
Project Name: 47 Beechwood Ave 111 Springfield Road and 1216 Douglas Ave Ottawa Ontario
Project #: 20200702149
P.O. #: 277846

Search Area: 43 47 Beechwood Avenue 5 Springfield Road Ottawa ON

Requested by:
Eleanor Goolab

Date Completed: 07/08/2020 08:46:18

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Opta Historical Environmental Services EnviroscanTM Terms and Conditions

Report

The documents (hereinafter referred to as the "Documents") to be released as part of the report (hereinafter referred to as the "Report") to be delivered to the purchaser as set out above are documents in Opta's records relating to the described property (hereinafter referred to as the "Property"). Opta makes no representations or warranties respecting the Documents whatsoever, including, without limitation, with respect to the completeness, accuracy or usefulness of the Documents, and does not represent or warrant that these are the only plans and reports prepared in association with the Property or in Opta's possession at the time of Report delivery to the purchaser. The Documents are current as of the date(s) indicated on them. Interpretation of the Documents, if any, is by inference based upon the information which is apparent and obvious on the face of the Documents only. Opta does not represent, warrant or guarantee that interpretations other than those referred to do not exist from other sources. The Report will be prepared for use by the purchaser of the services as shown above hereof only.

Disclaimer

Opta disclaims responsibility for any losses or damages of any kind whatsoever, whether consequential or other, however caused, incurred or suffered, arising directly or indirectly as a result of the services (which services include, but are not limited to, the preparation of the Report provided hereunder), including but not limited to, any losses or damages arising directly or indirectly from any breach of contract, fundamental or otherwise, from reliance on Opta Reports or from any tortious acts or omissions of Opta's agents, employees or representatives.

Entire Agreement

The parties hereto acknowledge and agree to be bound by the terms and conditions hereof. The request form constitutes the entire agreement between the parties pertaining to the subject matter hereof and supersedes all prior and contemporaneous agreements, negotiations and discussions, whether oral or written, and there are no representations or warranties, or other agreements between the parties in connection with the subject matter hereof except as specifically set forth herein. No supplement, modification, waiver, or termination of the request shall be binding, unless confirmed in writing by the parties hereto.

Governing Document

In the event of any conflicts or inconsistencies between the provisions hereof and the Reports, the rights and obligations of the parties shall be deemed to be governed by the request form, which shall be the paramount document.

Law

This agreement shall be governed by and construed in accordance with the laws of the Province of Ontario and the laws of Canada applicable therein.

| 175 Commerce Valley Drive W
| Markham, Ontario
| L3T 7Z3

| T: 905.882.6300
| Toll Free: 905.882.6300
| F: 905.882.6300

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Report Index

Requested by:
Eleanor Goolab

Date Completed: 07/08/2020 08:46:18

OPTA INFORMATION INTELLIGENCE

Page	Report Title
5	(1978) FIRE INSPECTION AND RATE CALCULATION FORM Report - 1978 5-11 Springfield Road Ottawa ON K1M1L9 (distance = 0 metres*)
9	(1978) Siteplan Report - 1978 5-11 Springfield Road Ottawa ON K1M1L9 (distance = 0 metres*)
11	(1983) COMMERCIAL PROPERTY FIRE INSPECTION SURVEY Report - 1983 5-11 Springfield Road Ottawa ON K1M1L9 (distance = 0 metres*)

DRAFT

**FIRE INSPECTION AND RATE CALCULATION FORM
Report - 1978 5-11 Springfield Road Ottawa ON
K1M1L9**

Requested by:
Eleanor Goolab

Date Completed: 07/08/2020 08:46:18

OPTA INFORMATION INTELLIGENCE

**FIRE INSPECTION AND RATE
CALCULATION FORM Report - 1978 5-11
Springfield Road Ottawa ON K1M1L9**

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INSURERS' ADVISORY ORGANIZATION OF CANADA

ESTIMATE

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FIRE INSPECTION AND RATE CALCULATION FORM

1.

(Use this form for risks of all construction (excluding fire resistive) rated from the Mercantile Masonry Schedule or the Mercantile Brick Veneer - Frame Schedule.)

LOCATION: OTTAWA
 ADDRESS: 5-11 SPRINGFIELD ROAD
 (Formerly)
 IAO PLAN - Sheet No.: 227-1; Block No.: 951; Plan No.: 5-11; NOP ; See Attached Diagram

		Charges	Def.
WALLS:	IND. <input checked="" type="checkbox"/> PARTY <input type="checkbox"/> ; B.B./HCB., S.CONC., HCB., H.T., B.V., R.C., M.C., A.S.C., P.C., FR.		
	EXPOSED WALL (NOT PARAPETTED) - L, R, F., B.		
	GLASS/METAL PANELS - L.....%, R.....%, F. 15% B.....%	-	-
	STEEL (or ASBESTOS) on STEEL FRAMEWORK, etc.		
MIXED CONSTRUCTION: Masonry.....%; Brick Veneer.....%; Metal or Rigid Asbestos clad.....%; Other.....%			
HEIGHT: 1 1/2 Storey(s); Basement: YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>	05		
AREA:	BT. 30 x 40 X..... X..... (744m ²) 800 sq.ft.		
	1st. 45 x 80 X..... X..... (3348m ²) 3600 sq.ft.		
	2nd. 38 x 80 X..... X..... (3027m ²) 3040 sq.ft.		
	3rd. X..... X..... X..... X..... =..... sq.ft.		
	4th. X..... X..... X..... X..... =..... sq.ft.		
FLOOR AREA CHARGE 02 less (Curtain Walls) 8% = 02	02		
KEY RATE: 40% (Total Principle Charges 07 - Deductions) = 07 for determining Key Rate	40		
FOUNDATION: MASONRY ENCLOSED <input checked="" type="checkbox"/> CONCRETE PAD <input type="checkbox"/> POSTS <input type="checkbox"/>			
ATTACHMENTS: (Describe).....			
ACCESSIBILITY: Fire fighting restricted by:			
ROOF:	Blind Space..... ft. Used for.....; Joist <input checked="" type="checkbox"/> Other <input type="checkbox"/> (Specify).....		
	Mansard: Left <input type="checkbox"/> Right <input type="checkbox"/> Front <input type="checkbox"/> Back <input type="checkbox"/> ; Covering: Wood Shingles <input type="checkbox"/> ; Tarpaper <input type="checkbox"/> ; Patent <input checked="" type="checkbox"/> ; Other <input type="checkbox"/> (Specify).....		
ELECTRIC WIRING:	Used Exclusively - Type "S" Fuses <input type="checkbox"/> ; Type "C" Fuses & Rejector System <input type="checkbox"/> ; Circuit Breakers <input checked="" type="checkbox"/> ; Ordinary Fuses <input checked="" type="checkbox"/>	-	-
	Aluminum Wiring <input type="checkbox"/> ; Rigid Conduit <input type="checkbox"/> ; Open <input type="checkbox"/>		
FLOORS:	Grade floor CONCRETE <input checked="" type="checkbox"/> Basement: YES <input checked="" type="checkbox"/> NO <input type="checkbox"/> ; Steel Supports: YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>	-	03
	Supporting Steel adequately protected: YES <input type="checkbox"/> NO <input type="checkbox"/> ; Heavy Wood floor(s) with floor opening(s) protected - each floor..... YES <input type="checkbox"/> NO <input type="checkbox"/>		
EXPOSED STEEL: N/A COLUMNS & BEAMS - BT. Nbr.; 1st. Nbr.; 2nd. Nbr.; 3rd. Nbr.; 4th. Nbr.			
HEATING:	No heat <input type="checkbox"/> ; Stoves <input type="checkbox"/> Nbr. O.G.C.W.; Quebec Heaters <input type="checkbox"/> Nbr. O.G.C.W.;		
	Furnace (Convection) <input type="checkbox"/> Nbr. O.G.C.W.; Furnace (Forced Air) <input type="checkbox"/> Nbr. O.G.C.W.;		
	Hot Water, Steam <input checked="" type="checkbox"/> Nbr. O.G.C.W.; Fire Resistive Room YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>	-	-
	Suspended Ceiling Units <input type="checkbox"/> Nbr. O.G.;		
	Electric Heating: Portable <input type="checkbox"/> ; Permanently installed <input type="checkbox"/> ; Salamanders, Oil Drums, etc. (Describe).....		
Oil Burners - Listed YES <input type="checkbox"/> NO <input type="checkbox"/> ; Fuel Oil Tanks - Listed YES <input type="checkbox"/> NO <input type="checkbox"/>			
CHIMNEYS:	SOLID BRICK FROM GROUND <input checked="" type="checkbox"/> Nbr.; LISTED FACTORY BUILT <input type="checkbox"/> Nbr.;	-	-
	BRACKET <input type="checkbox"/> Nbr., Outside Bldg. <input type="checkbox"/> ; Inside Bldg. Supported by floor or roof joists <input type="checkbox"/> ;		
	METAL STACKS <input type="checkbox"/> Nbr.; GAUGE STEEL..... Ins., FOUNDATION.....;		
	SMOKEPIPE DEFICIENCIES (Describe).....;		
STOVEPIPE CHIMNEYS <input type="checkbox"/> Nbr.; CLAY, CEMENT & ASBESTOS PIPES <input type="checkbox"/> Nbr.;			
DEFICIENCIES (Describe).....			
SUB-TOTAL		47	03

- Continued -

(Total brought fwd.)

Charges	Ded.
47	03
15	
-	09
-	02
10	
15	
05	
05	
-	
97	14
14	
83	
83	
08	
91	

POWER: AIR CONDITIONING, COMPRESSORS, REFRIGERATION, ¹/₁ H.P. Sup'vd. Unsup'vd.
 OTHER ELEC. MOTORS, H.P. MANUALLY CONTROLLED YES NO
 PROCESS BOILERS Nbr. O.G.C.W., CLEARANCE,
 In Fire Resistive Room YES NO
 STACK, CLEARANCE

INTERIOR FINISH:

	BT.	1st.	2nd.	3rd.	4th.
WALLS	B/N	B/P	B/P		
CEILINGS	OWJ	GYP	GYP		
PARTITIONS		GYP	GYP		

VERTICAL OPENINGS: Masonry shafts with Class "B" self-closing doors - Nbr. From To
 Self-closing trap doors inches thick - Nbr. From To
 Sub-standard shaft or doors with self-closing doors - Nbr. From To
 Other than above or open stairs - Nbr. From 1st To 2nd ST

INTERNAL PROTECTION: EXTINGUISHERS Standard Non-Standard ; (For details see page 3
 STANDPIPE & HOSE Standard Non-Standard ; "Occupancy by Floor"
 WATCHMAN & CLOCK: Standard Non-standard
 SPRINKLERED BASEMENT: YES NO ; Approved installation YES NO
 AUTOMATIC FIRE DETECTION SYSTEM: Local or otherwise - state.....
 Partial Sprinkler System (in Hazardous areas): YES NO

OCCUPANCY & PROCESS: Item # AS 212 PIZZERIA 2ND GAS OVENS

TENANTS & PROCESS: Item # 322 - CATERERS WARMING ONLY
356 CONFECTIONERY & TOBACCO
430 DWELLING IN MERC BUILDING-MISC

FAULTS OF MANAGEMENT:

Less Deductions

Sub-Total

Less Special Occupancy Reduction%
 (Where applicable)

EXPOSURE: 450' TO @ 134 to 8

Co-Insurance Credit: Bldg. 20%; Contents 15%; No. Co. Bldg. Rate \rightarrow

IBC IND. Code(s)	IAO Rate Code(s) Occ'y. C/P	IBC Codes: Terr Ind Cont Prot	Contents Extra	No. Co.	80% Co.	No. Co.	80% Co.
599	090	Building 1 122 B/HCS-P	1	91	73		
542	090	PIZZA (RETAIL)	STOCK 50	141	120		
547	090	RETAIL CONFECTIONARY	STOCK 75	166	141		
740	090	CATERERS	STOCK 50	141	120		
-	090	Office Contents	20	111	94		
-	090	Machinery Furniture & Fixtures (Equipment)	20	111	94		
-	090	Dwelling Contents	15	100	90		
Requested by: <u>TRAVELERS</u> Report No. <u>MARCH 5/78</u>			Initial: <u>JA</u>	Date: <u>March</u>			

2.

OCCUPANCY & PROCESS

NAME OF RISK: (Name of building and/or owner) CHABELL CHAMOUN Sheet No. 227-1
 LOCATION: (i.e. Municipal address) No. S-11 SPRINGFIELD Block No. 951
OTTAWA Plan No. 3-11
 NOP See Diagram

OCCUPANCY BY FLOOR: Indicate by "Business" name and also report briefly on:
 (indicate any vacant section(s)) (i) Heating and location; (ii) Special hazards and processes if any; (iii) Location, number and type of extinguishers; (iv) Any other exceptional feature of the risk, including heavy exposures, and faults of management.

Basement: HEATING - 1 HOT WATER BURNACE OIL FIRED IN THE OPEN
STORAGE OF STOCK PINTO CONFECTIONARY
14A 60 EC OCT 77

1st. floor: 5 - ROCKCLIFFE PIZZA - 60% COMPLETE - NO DEEP FAT
FRYING - 1 BAKERS PRIDE GAS FIRED. PROTECTION - NIL.
7 MR KETH CATERING - CATERERS WARMING PRE-PARED FOOD
NO FRYING. REFRIGERATION 1HP
9 ENTRANCE TO 2ND FLOOR.
11 PINTO CO CONFECTIONARY - RETAIL SALES REFRIGERATION 1HP

2nd. Floor: DWELLINGS

3rd. Floor: _____

Other Floors: _____

3. GENERAL UNDERWRITING COMMENTS

(a) HOUSEKEEPING & MAINTENANCE: Excellent ; Good ; Average ; Poor . (If so, describe): (see charges under Faults of Management);

(b) NEIGHBOURHOOD: Residential ; Commercial ; Industrial ; Congested Area . (If so, describe):

(c) OPINION OF RISK: Excellent ; Good ; Average ; Poor . (If so, describe): Number of Fire Divisions 1; (show on Plan and indicate openings)

(d) APPROXIMATE AGE OF BUILDING: 40+ years. Year Built _____ Additions; _____

Siteplan Report - 1978 5-11 Springfield Road Ottawa ON K1M1L9

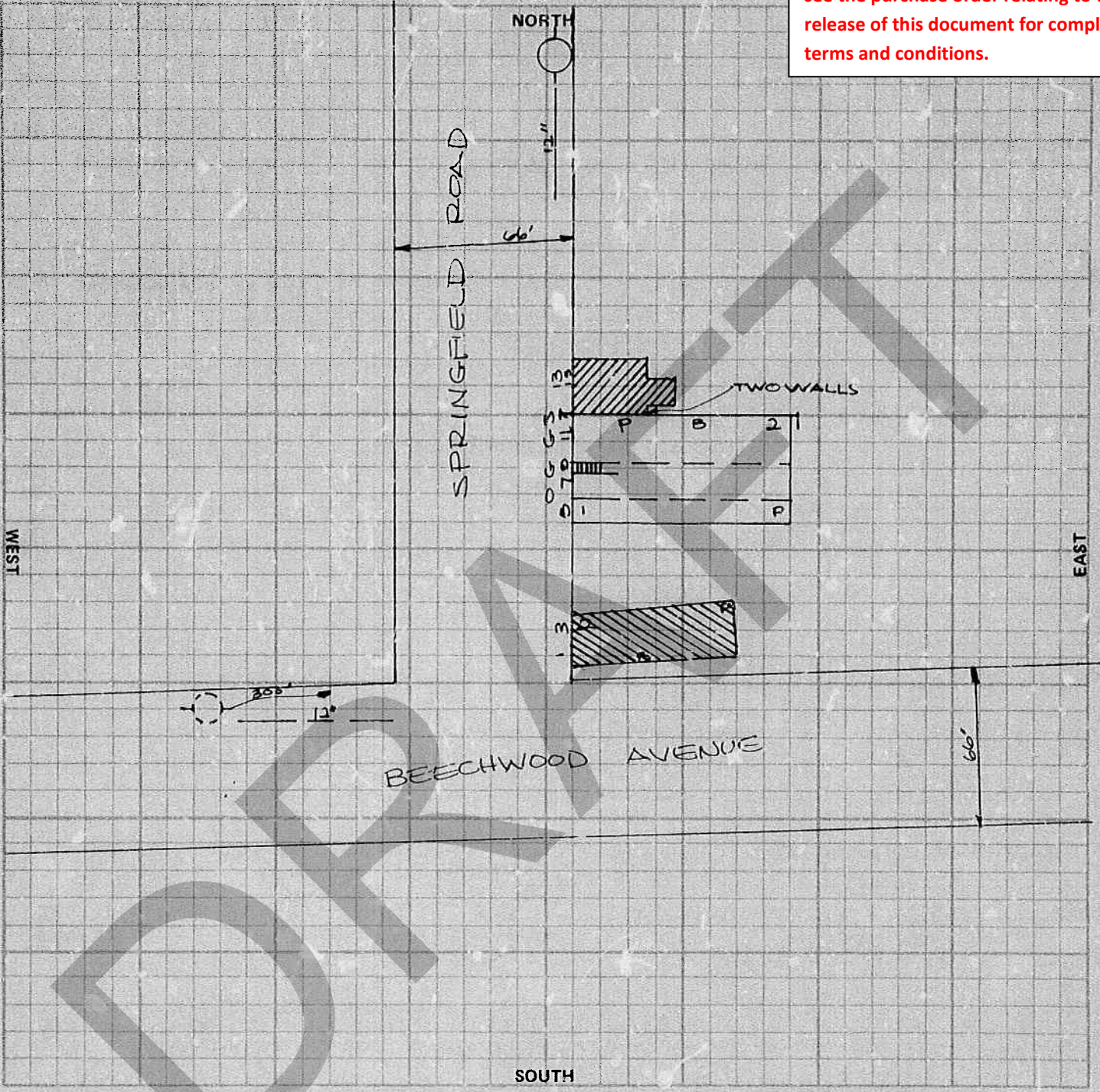
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4.

DIAGRAM

(Scale 1" = 50' or 1" = 100')



EXPOSURE: Note - These questions must be answered fully.

NORTH	0'	ft. to building built of	BV-RC	2	stories high, occupied as	RETAIL STORE
SOUTH	30'	" "	B	2	" "	CLEANERS
EAST	-	" "	-	-	" "	-
WEST	-	" "	-	-	" "	-

Requested by: *Travelers*

Signature of Inspector: *Frank J. Gushonky*

Date: *March 17, 19 78*

COMMERCIAL PROPERTY FIRE INSPECTION SURVEY Report - 1983 5-11 Springfield Road Ottawa ON K1M1L9

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- Mercantile Risk
- Miscellaneous Risk

COMMERCIAL PROPERTY FIRE INSPECTION SURVEY FORM

(Use this form for all Non-Manufacturing risks, and some Manufacturing risks with five hands or less, of all construction, but excluding Sprinklered properties)

Address: No. 5-11 Street/Road Etc., Springfield Road
 Municipality Ottawa (Formerly) _____
 Owned by: K.S.R. Elmarji Occupied by: same & others
 Age of building (Built in) _____; _____; _____; Additions (Built in) _____; _____; _____; _____; _____; _____
 Is building completely finished & out of workmens hands? Yes ; No IBC Code: Terr: 63 Ind: 543 Cons: 4 Prot: 2

BASIC CONSTRUCTION - (SECTION II)

- EXTERIOR WALLS:

NSEW NSEW NSEW NSEW NSEW
 (Refers to compass point direction of wall, i.e. North, South, East or West)
 INDEPENDENT BEARING NON-BEARING PARTY PARAPET
 (Describe material & thickness of all walls including make-up of combustible walls & any fire retardant impregnation. Also, check off appropriate wall supports below.)
BK/CB

COLUMNS OF WOOD ; HEAVY WOOD (min. 150mm x 300mm) ; UNPROTECTED STEEL ; PROTECTED STEEL , protected by _____ having a fire-resistance rating of _____ hrs.
 PANELS of Non-Combustible material or GLASS ; COMBUSTIBLE (describe) _____
 Wall: N. 0 %; S. 5 %; E. 10 %; W. 25 %

- FLOORS & ROOF: (Describe Floor & Roof Materials Including Thickness & Nature Of Supports)

Floor Level	% Aut. Spk. Sec	Fire Resistive & Masonry	Fire Res. in Hrs.	Non-Combustible	Combustible
Grade	0%	263.5	2	Concrete on earth	
Gr. Lab	0%	70.8			<input checked="" type="checkbox"/>
2ND	0%	283.0			<input checked="" type="checkbox"/>
Roof	0%	334.3			<input checked="" type="checkbox"/>

COMBUSTIBLE FLR. on Lowest BASEMENT Level: Yes ; No . If Yes, Describe & Give Percentage - _____

SECONDARY CONSTRUCTION - (SECTION III)

- HEIGHT: (Nbr.) 25 Storeys High; Basement: Yes ; No . (Nbr.) 2 Combustible Storeys Without Ground Level Access.
 - VERTICAL OPENINGS: Elevators ; Stairs ; Other (describe) _____
 (Describe Construction & Type of Enclosure (s) & Door (s) Fully)

Eiv., S' way or Other	Nbr.	From:	To:	ENCLOSURE (S)	DOOR (S)
Stairs	1	BT	2ND		

- AREA: Basement: 11.6 x 6.1; _____ x _____; _____ x _____ = 70.8 m²
 1st. Floor: 24.4 x 13.7; _____ x _____; _____ x _____ = 334.3 m²
 2nd Floor: 24.4 x 11.6; _____ x _____; _____ x _____ = 283.0 m²
 3rd (& Other): _____ x _____; _____ x _____; _____ x _____ = _____ m²
 Separation Walls (describe) _____ . Total Area 688.1 m² EFFECTIVE AREA: 688.1 m²

- ROOF SURFACE: Non-Combustible (describe) _____ . Combustible (describe) _____ .
 Patent . FALSE ROOF over Masonry or Fire Resistive Roof () (describe) _____ .

- COMBUSTIBLE CONCEALED SPACES: Combustible Space In Roof , &/or ceiling . If in Roof, Is This An Attic , Cut Off , Shut Off , With Access Limited By Trap(s)/Hatchway(s) . In Proportion To Total Roof/Ceiling Area COMBUSTIBLE CONCEALED SPACE Comprises _____ % In ROOF &/or _____ % In CEILING. Describe _____ .

- COMBUSTIBLE Floor Surfacing (describe & give % of total floor area affected) _____
- INTERIOR Partitions/Walls (describe & give % of total interior wall area) _____
- CONSTRUCTION: Mezzanines/Decks (describe & give % of total area of floors & roof) _____

- INTERIOR FINISH or INSULATION: (Specify Where SPECIAL DAMAGE Materials Are Used)

Specify FLOOR	BT	1ST	2ND			
Walls:	CONC.	PL/GYP	PL			
Ceiling:	OWJ.	PL/GYP	PL/GYP			
Interior Partitions	-	W/S.	GYP			W/S on PL Partitions walls = 160' = 21%
Smoke Developed	-	+200	-			
Flame Spread	-	+25	-			

Ordinary Damage Materials Attached To Fire Resistive or Non-Combustible Walls and/or Ceiling -

- COMB. EXTERIOR ATTACHMENTS OR FINISH: Attachments Comprise Of (describe & give chargeable %) _____
- Finish Comprises Of (describe & give chargeable %) _____
- Smoke Developed - 200 or Less ; Over 200 ; Flame Spread Rating _____
- None Of The Above . Are Attachments/Finish Attached/Applied To Fire Resistive or Non-Comb., Walls or Roof? Yes ; No .

- BUILDING CONDITION: Moderate , Major , Extreme Deficiencies . Describe Sub-Standard Structural Conditions _____

COMMON HAZARDS - (SECTION VII, Items 720-724)

- HEATING: Building Heated? Yes ; No . Powered Heat . Describe Heating System Including Controls & Fuel Used: Hot Water oil fired Boiler.
- Describe Chimney(s) & Deficiencies If Any: OK

- ELECTRICAL: FUSES: Type "S" ; Type "C" & Rejactor System ; Circuit Breakers ; ORDINARY ; Used Exclusively . Aluminum Wiring ; Rigid Conduit ; Other (describe) _____ Open .
- Electrical Equipment Defects: None ; Minor ; Moderate ; Major ; Serious . Describe Condition: _____

- HOUSEKEEPING: See General Underwriting Comments Section (Page 3) OK

MUNICIPAL PROTECTION - (SECTION IX)

- FIRE DEPARTMENT: Risk Within 2.5 km Of Nearest Fire Hall? Yes ; No . If No - State Distance To Fire Hall: _____ km.
- HYDRANTS: Two Hydrants Within 155m of Risk? Yes ; No . And All Parts Of Building Within 155m Of At Least One Hydrant? Yes ; No . MAINS - 150mm ; 200mm ; 300mm . Other (describe) _____
- Circulating ; and/or Dead End Mains. Describe Deficiency (if any): _____
- ACCESSIBILITY: Risk Accessible At Least On One Side By Street 15m In Width? Yes ; No . If No - Describe _____
- CONGESTED AREA: Congested/Conflagration Hazard Prevails? Yes ; No . If Yes, Describe Under General Underwriting Comments.
- PRIVATE PROTECTION: Is There Exclusive Private Protection , Or Supplement To Municipal Protection (). Describe _____

INTERNAL PROTECTION - (SECTION XI)

- MANUAL FIRE FIGHTING EQUIPMENT: Standard ; Non-Standard . (See Occupancy Section, page 3).
- WATCHMAN SERVICE: Standard , Including Proprietary Supervision , Including Central Station Supervisory Ser. . Describe: _____
- AUTOMATIC FIRE DETECTION SYSTEM: Full Protection ; Partial Protection (i.e. Minimum Requirements) ; Describe (& Attach Form No. 2184-6/80, for Automatic Fire Alarm Detection Systems, After Completion) _____
- PARTIAL AUTOMATIC SPRINKLER SYSTEMS: Acceptable Waterflow Alarm To Approved CENTRAL STATION , No Such Alarm . Total area Protected by Automatic Sprinklers Comprises _____ M².
- OTHER LIMITED AUTOMATIC FIRE PROTECTION SYSTEMS: Area Protected by: HALON ; CO₂ ; HIGH EXPANSION FOAM ; Other (describe) _____, Comprises _____ m².
(Other Than A. S.)

- continued -

- continued

COMMERCIAL PROPERTY FIRE INSPECTION SURVEY FORM
OCCUPANCY & SPECIAL HAZARDS - (SECTIONS IV, V, VI & VII)

- SEPARATED OCCUPANCY: Is There Any Occupant(s) Cut-Off VERTICALLY /HORIZONTALLY ? Yes ; No .
 If Yes - Such Occupant Occupies _____ m², Comprising _____ % Of The Total Floor Area;

Describe: _____

OCCUPANCY DETAILS: Indicate: 1) Business Name Of Each Tenant, 2) Special Hazards Including Process Operation(s) And Faults Of Management, 3) Number, Type and Location Of Manual Fire Fighting Equipment, 4) Any Other Exceptional Features Of The Risk Not Discussed Elsewhere, and 5) Any Vacant Section(s).

CIVIC NO.	FLOOR LEVEL	AREA (m ²)	IBC IND. CODE	Notes
5	1ST	52.1 8%	184	Vacant - formerly occupied as a pizzeria
7	1ST	89.3 13%	722	A.K. Coin Wash - self serve laundromat. no extinguishers
9	2ND	283.0 41%	543	3 apt.
11	BTS 1ST	263.7 38%	543	Reinto - retail grocery & confectionery store. no extinguishers
Total Floor Area				688.1
				543 ← (Building Owner's Interest)

- Continued on attached sheet -

GENERAL UNDERWRITING COMMENTS

- HOUSEKEEPING & MAINTENANCE: Excellent ; Good ; Average ; Poor (describe) _____

- NEIGHBOURHOOD: Isolated ; Residential ; Commercial ; Industrial ; Congested/Conflagration Hazard (describe) _____

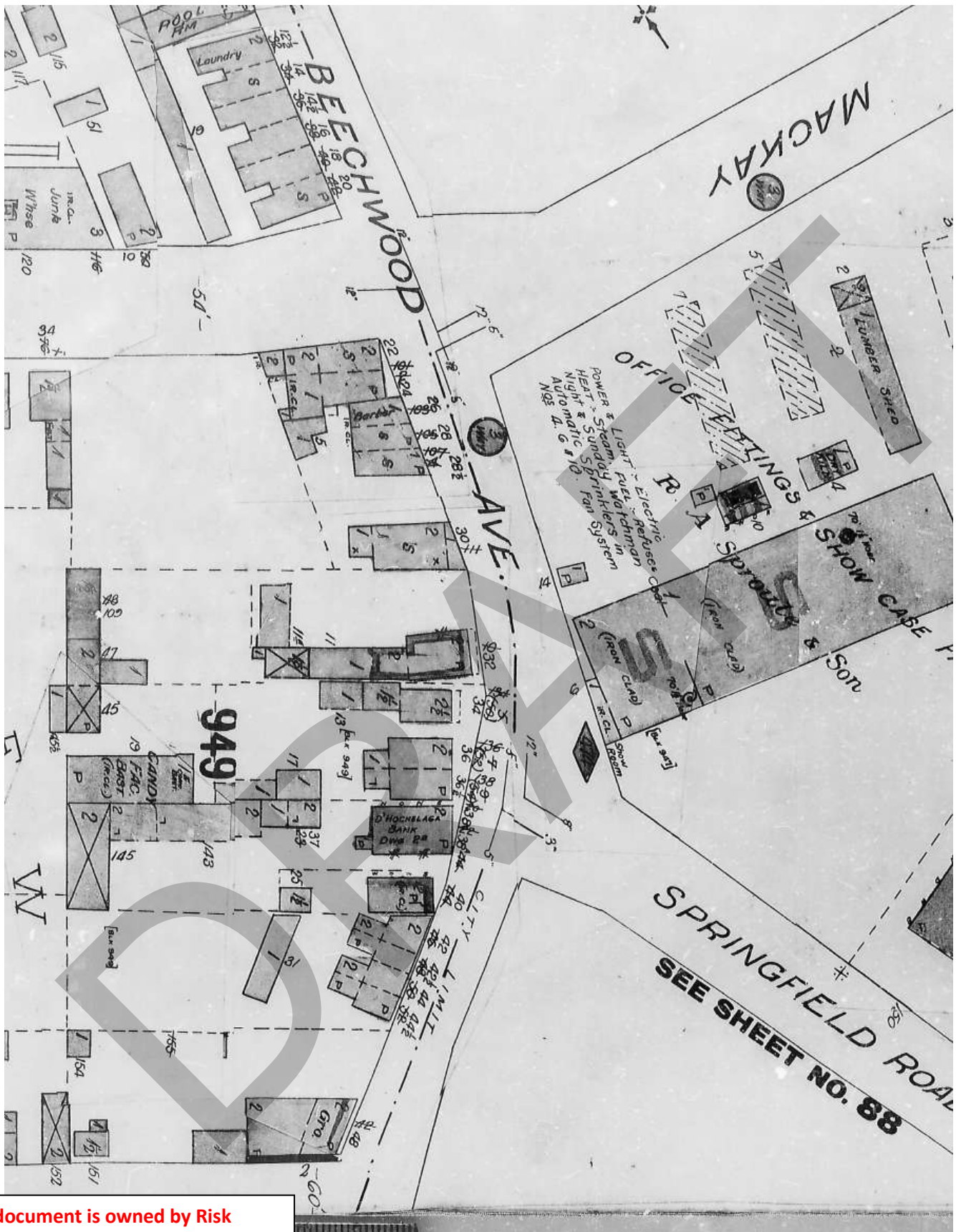
- OPINION OF RISK: Excellent ; Good ; Average ; Poor (describe) _____

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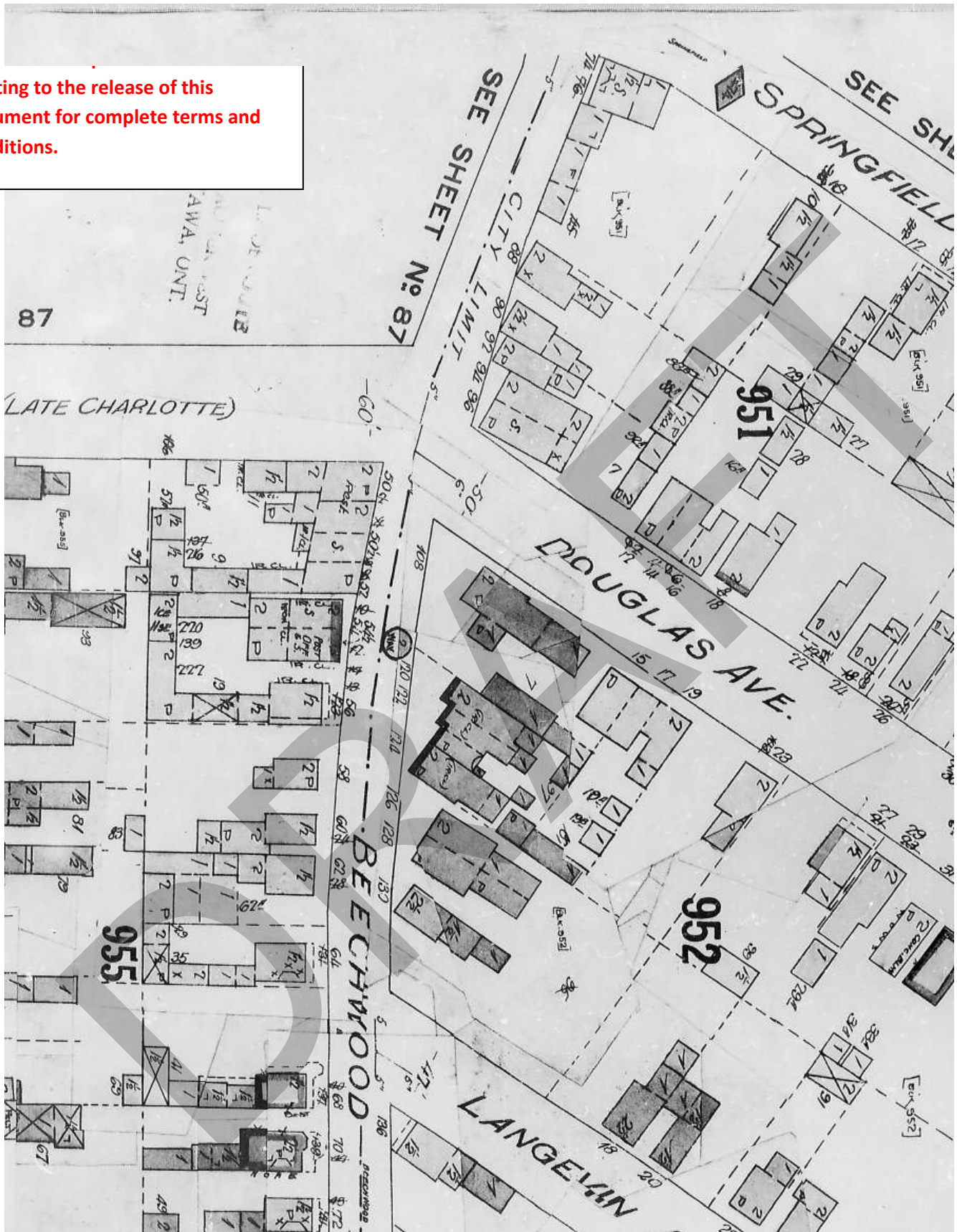
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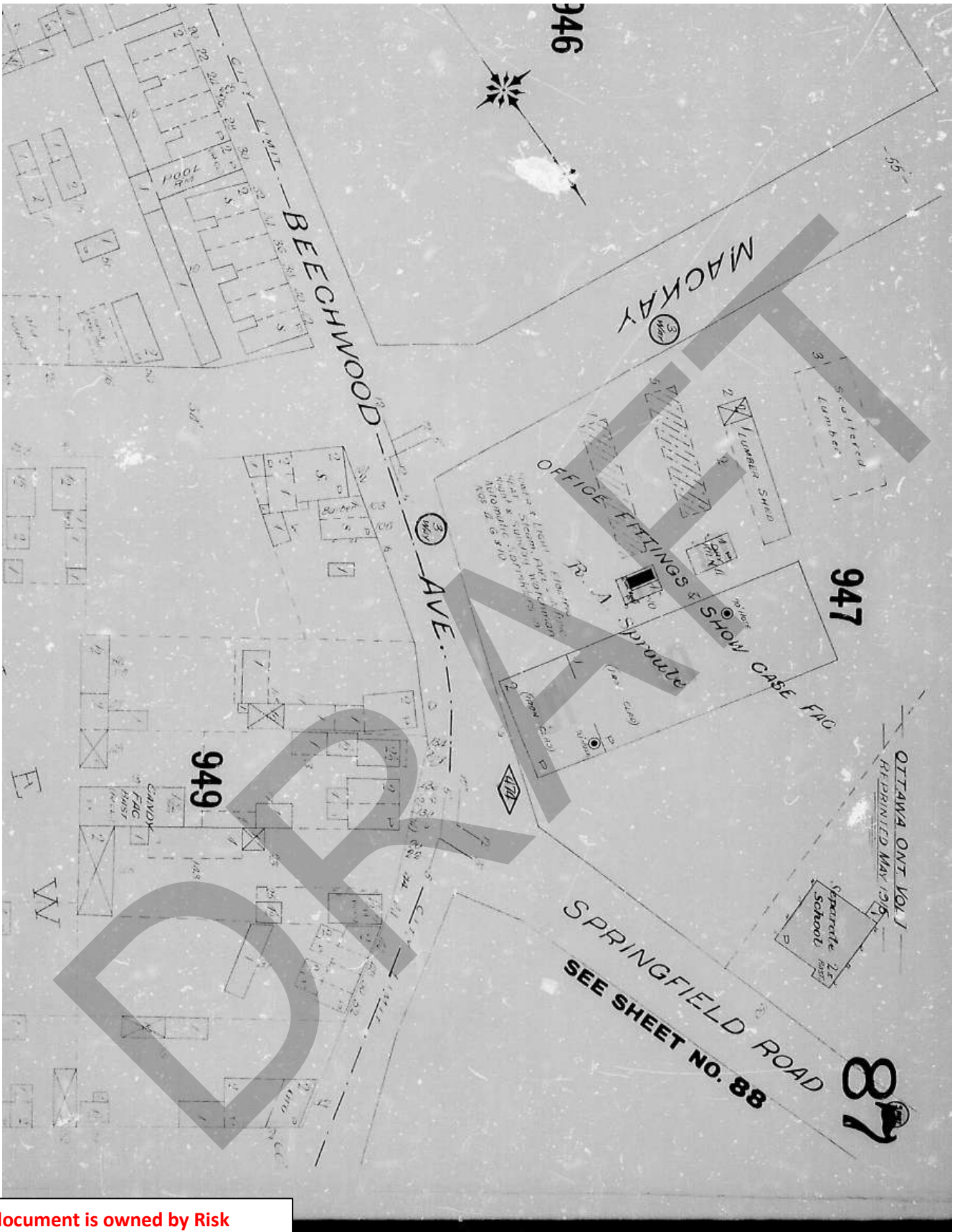


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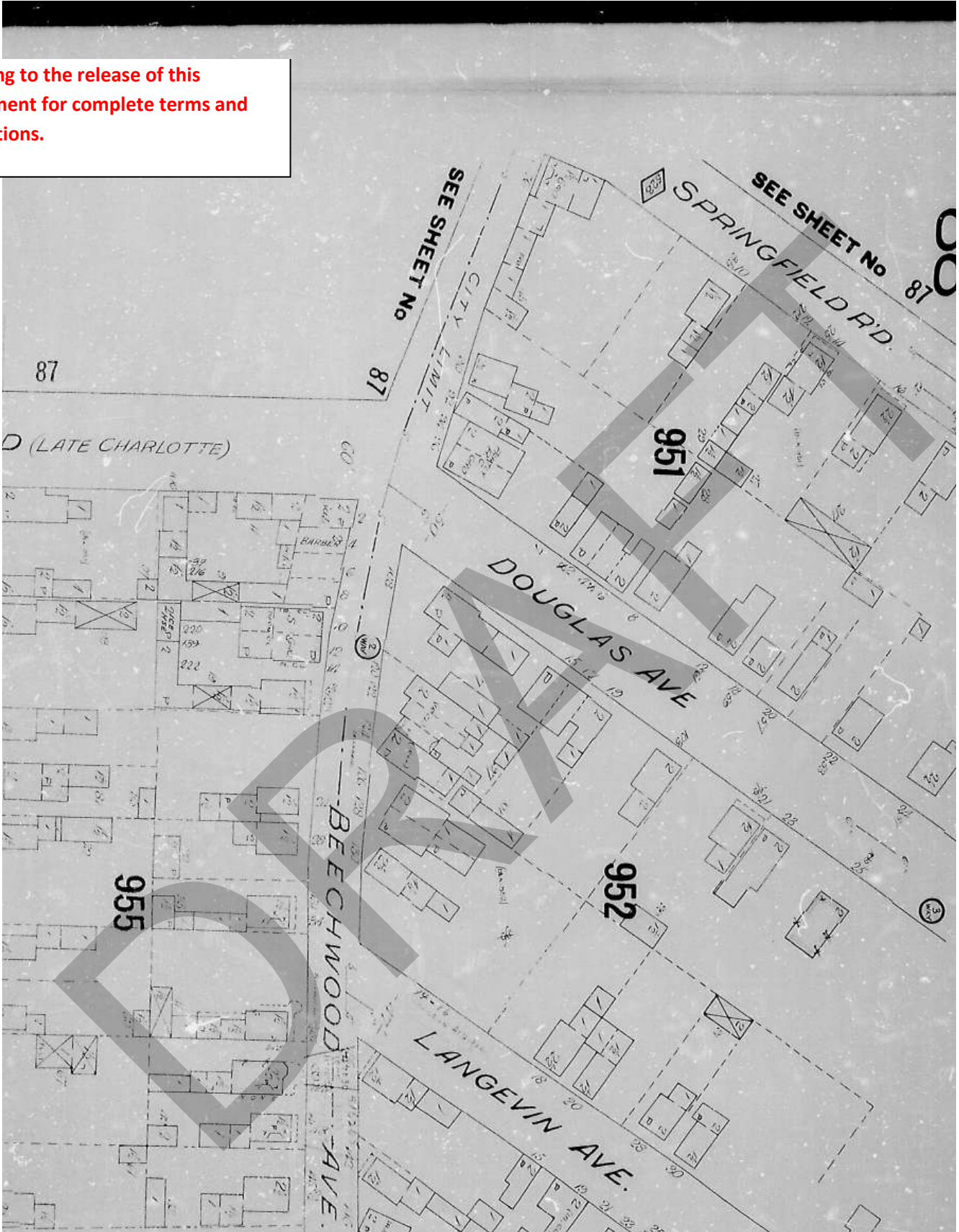


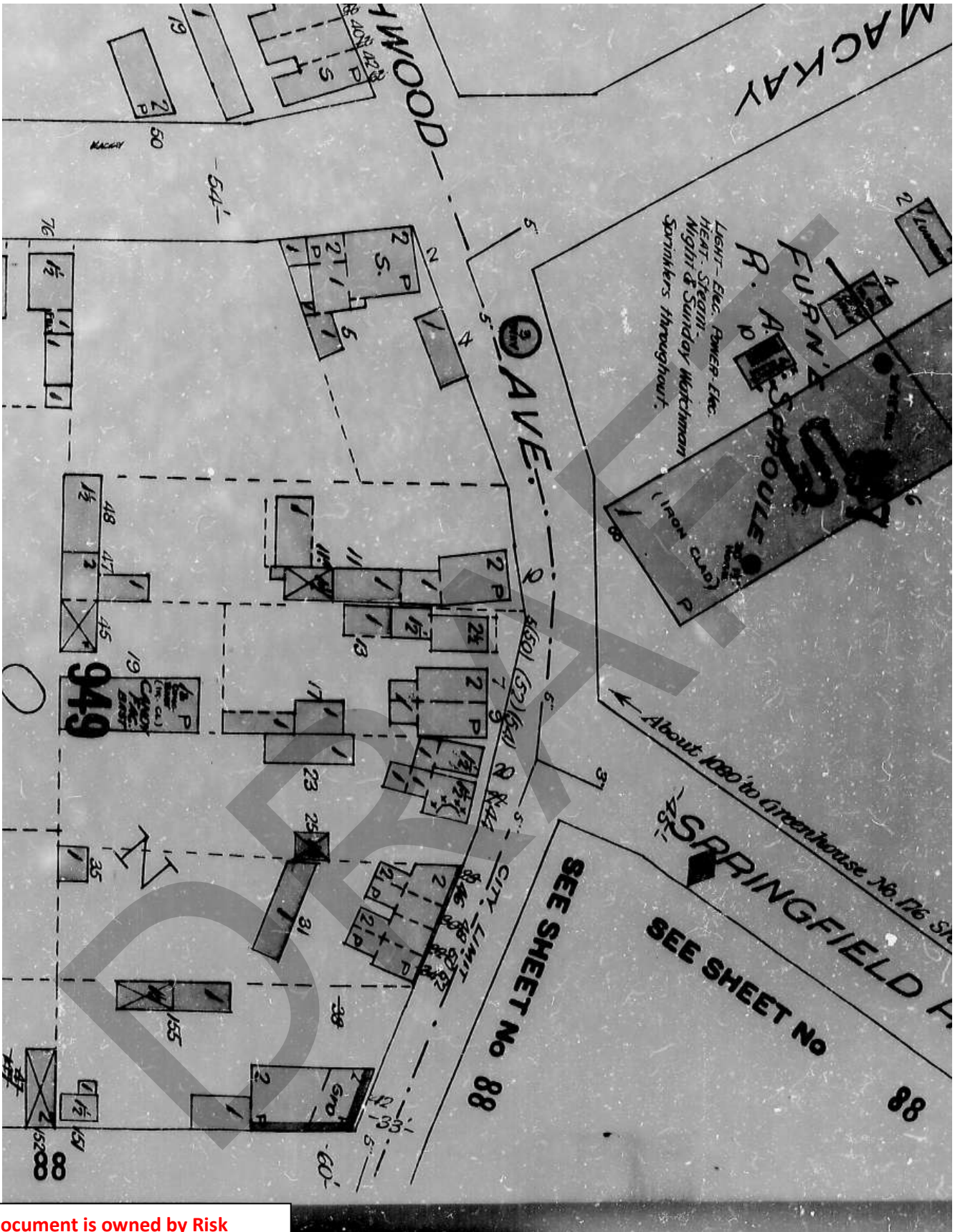


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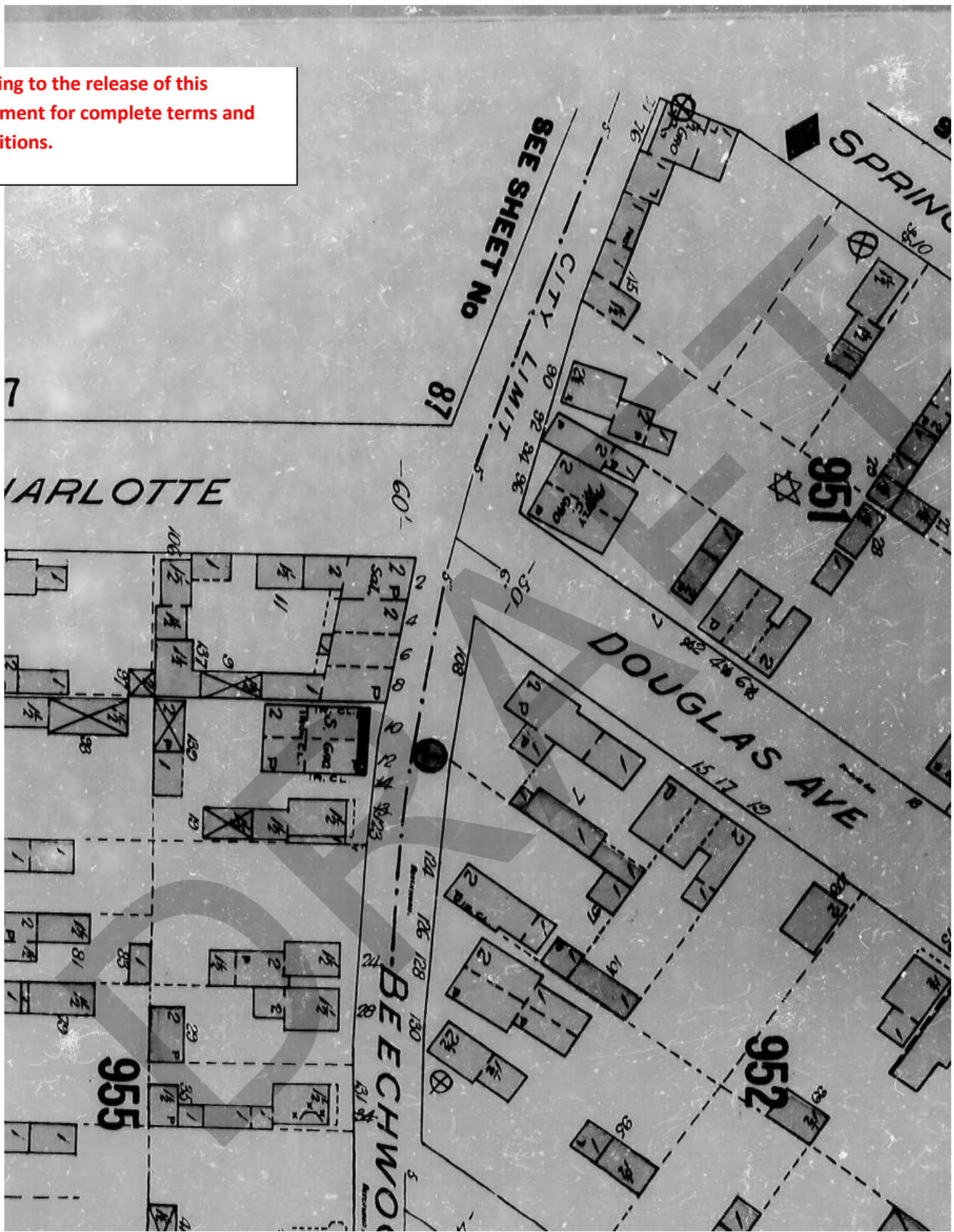




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APPENDIX F
Chain of Title Search Results

PINCHIN PROJECT # 321299

**#1 SPRINGFIELD ROAD also known as
47 BEECHWOOD AVENUE**

**PART OF LOTS 1 ,2, 3 and 4
NORTH SIDE OF BEECHWOOD AVENUE
REGISTERED PLAN 74 (NEW EDINBURGH)**

PIN 04225-0210

CITY OF OTTAWA

REGIONAL MUNICIPALITY OF OTTAWA-CARLETON

YEAR	NAME OF OWNER	DESCRIPTION OF PROPERTY	PROPERTY USE	OTHER OBSERVATIONS FROM AERIAL PHOTOGRAPHS FIRE INSURANCE PLANS ETC
PRE-DECEMBER 12 1823	CROWN	LOT 4 (REAR PART) JUNCTION GORE GEOGRAPHIC TOWNSHIP OF GLOUCESTER		
1823 TO 1824	CHARLES McKINNON			
1824 TO 1843	ARCHIBALD McLEAN			
1843 TO 1843	WILLIAM LANG			
1843 TO 1886	DONALD McKAY			
1851 TO ????	CLEMENTS BRADLEY REPUTED OWNER			
1886 TO 1891	C. McKAY BY COURT OF CHANCERY			

CHAIN #1

PART OF LOTS 1 and 2

AFTER 1886 TO 1891

ALICE H. CLARK

circa. 1890

REGISTERED PLAN NO. 74

1891 TO 1899

ELMIRE MOREAU

**ESTATE OF
NAPOLEON MOREAU**

1899 TO 1900

SYLVAIN J. MAJOR

1900 TO 1917

OCTAVE JABICOIUR

1917 TO 1919

MELVINA JABICOIUR

1919 TO 1943

VALEDA BELLEMARA
EMILE BELLEMARA

1943 TO 1953

ARMAND GAUTHIER

1950 TO 1953

REGINA GAUTHIER

1953 TO 1956

JOSEPH F. DOMPIERRE

1956 TO 1956

JEAN P. LEMIEUX

1956 TO 1967

RENE JABICOIUR
RHEAL JABICOIUR

1967 TO 1973

IMELDA SABOURIN

1973 TO 1991	THE REGIONAL MUNICIPALITY OF OTTAWA-CARLETON			
1991	SKYLINE CABLEVISION LIMITED EASEMENT			
1991 TO 2021	LIKFAIR ENTERPRISES LIMITED			
	CONTINUED AFTER MERGE OF CHAINS			
	CHAIN #2 PART OF LOT 3			
AFTER 1886 TO 1893	ALICE H. COLES formerly ALICE H. CLARK			
circa. 1890	REGISTERED PLAN NO. 74			
1893 TO 1912	JOSEPH MARTEL			
1912 TO 1912	NAPOLEON LaFOUNTAIN			
1912 TO 1936	HELOISE LaFOUNTAIN			
1936 TO 1947	NAKYDA AVON			

1947 TO 1948	LUCIEN MAJOR EUGENE LANDRY DAVIE BRUNEL ALFRED FAIRFIELD OMER HUDSON EUGENE LeDUE MARCEL ROBERT GILES ROBERT RONERO VIEVE HENRI FAIRFIELD			
1948 TO 1971	REGINALD WRIGHT ESTATE OF ROSE ALMA LANDRY			
1971 TO 1991	THE REGIONAL MUNICIPALITY OF OTTAWA-CARLETON			
1991	SKYLINE CABLEVISION LIMITED EASEMENT			
1991 TO 2021	LIKFAIR ENTERPRISES LIMITED			
	CONTINUED AFTER MERGE OF CHAINS			

CHAIN #3

PART OF LOT 4

circa. 1890

REGISTERED PLAN NO. 74

AFTER 1891 TO 1903

HARRY N. COLES

as appointee

1903 TO 1907

NELSON D. PORTER

1907 TO 1916

HELOISE LaFOUNTAIN
NAPOLEON LaFOUNTAIN

1916 TO 1919

HECTOR JABICOIUR

1919 TO 1925

PARMELIA BEAVANJOUR

1925 TO 1957

RONWALD BEAVANJOUR

1957 TO 1961

LEONTINA BEAVANJOUR

1961 TO 1973

MILENKO TALEJIC

1973 TO 1991

THE REGIONAL MUNICIPALITY OF
OTTAWA-CARLETON

1990

THE HYDRO ELECTRIC COMMISSION OF
THE CITY OF OTTAWA

EASEMENT

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1991	SKYLINE CABLEVISION LIMITED EASEMENT			
1991 TO 2021	LIKFAIR ENTERPRISES LIMITED			
	MERGE OF CHAINS			
NOVEMBER 1 2021 TO PRESENT AS OF FEBRUARY 13 2023	2317916 ONTARIO INC.			

PINCHIN PROJECT # 321299

**#5 SPRINGFIELD ROAD also known as
11 SPRINGFIELD ROAD**

**PART OF LOTS 1 and 2 ;
NORTH SIDE OF BEECHWOOD AVENUE
REGISTERED PLAN 74 (NEW EDINBURGH)**

PIN 04225-0211

CITY OF OTTAWA

REGIONAL MUNICIPALITY OF OTTAWA-CARLETON

YEAR	NAME OF OWNER	DESCRIPTION OF PROPERTY	PROPERTY USE	OTHER OBSERVATIONS FROM AERIAL PHOTOGRAPHS FIRE INSURANCE PLANS ETC
PRE-DECEMBER 12 1823	CROWN	LOT 4 (REAR PART) JUNCTION GORE GEOGRAPHIC TOWNSHIP OF GLOUCESTER		
1823 TO 1824	CHARLES McKINNON			
1824 TO 1843	ARCHIBALD McLEAN			
1843 TO 1843	WILLIAM LANG			
1843 TO 1886	DONALD McKAY			
1851 TO ????	CLEMENTS BRADLEY REPUTED OWNER			
1886 TO 1888	C. McKAY BY COURT OF CHANCERY			
AFTER 1888 TO 1896	ALICE H.CLARK			

circa. 1890	REGISTERED PLAN NO. 74			
1896 TO 1896	LOUIS CHARBOUNEAU			
1896 TO 1903	ALICE H. COLES formerly ALICE H. CLARK			
1903 TO 1911	NELSON D. PORTER			
1911 TO 1926	ANNIE C. CLARK JESSIE C. CLARK			
1926 TO 1930	ERNEST RENAUD			
1930 TO 1930	AMALEE SABOURIN carrying on business as MAPLE LEAF AERATED WATER			
1930 TO 1930	JOSEPH A. LAVILL			
1930 TO 1941	THE PROVINCIAL BANK OF CANADA LA BANQUE PROVINCIALE DU CANADA			
1941 TO 1944	DAVID BERNIER			
1944 TO 1948	AURORE BERNIER			
1948 TO 1968	RENE JABICOIUR RHEAL JABICOIUR			

1968 TO 1975	ANTONIO NEGRO NOEMI NEGRO			
1975 TO 1981	EMILE A. KOURI THERESE C. KOURI			
1981 TO 2021	KARAM ELMARJI ROUAIDA ELMARJI			
NOVEMBER 1 2021 TO PRESENT AS OF FEBRUARY 13 2023	2317916 ONTARIO INC.			

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PINCHIN PROJECT # 321299

#16 DOUGLAS AVENUE

also known as

12 DOUGLAS AVENUE

**LOT 1 ; WEST SIDE OF DOUGLAS AVENUE
REGISTERED PLAN 74 (NEW EDINBURGH)**

PIN 04225-0209

CITY OF OTTAWA

REGIONAL MUNICIPALITY OF OTTAWA-CARLETON

YEAR	NAME OF OWNER	DESCRIPTION OF PROPERTY	PROPERTY USE	OTHER OBSERVATIONS FROM AERIAL PHOTOGRAPHS FIRE INSURANCE PLANS ETC
PRE-DECEMBER 12 1823	CROWN	LOT 4 (REAR PART) JUNCTION GORE GEOGRAPHIC TOWNSHIP OF GLOUCESTER		
1823 TO 1824	CHARLES McKINNON			
1824 TO 1843	ARCHIBALD McLEAN			
1843 TO 1843	WILLIAM LANG			
1843 TO 1886	DONALD McKAY			
1851 TO ????	CLEMENTS BRADLEY REPUTED OWNER			
1886 TO 1888	C. McKAY BY COURT OF CHANCERY			
1888 TO BEFORE 1903	ALICE CLARK			

	<p style="text-align: center;">ESTATE OF THOMAS CLARK</p> <p style="text-align: center;">being a trustee for C. McKAY</p> <p style="text-align: center;">ESTATE OF DONALD McKAY</p>			
circa. 1890	REGISTERED PLAN NO. 74			
BEFORE 1903 TO 1903	<p style="text-align: center;">HARRY N. COLES</p> <p style="text-align: center;">as appointee</p>			
1903 TO 1909	NELSON PORTER			
1909 TO 1910	<p style="text-align: center;">NAPOLEON LaFOUNTAIN HELENA LaFOUNTAIN</p>			
1910 TO 1911	NAPOLEON LaFOUNTAIN			
1911 TO 1914	FERDINAND CAVIRIE SR.			
1914 TO 1914	OLIVIER CAVIRIE			
1914 TO 1914	FERDINAND CAVIRIE JR.			
1914 TO 1914	OLIVIER CAVIRIE			
1914 TO 1916	FERDINAND CAVIRIE SR.			

NOTE:

**ownership between the years
1909 and 1916 had varying amounts of
percentage of interest
between the various parties**

1916 TO 1934

LUDIA CAVIRIE

1934 TO 1951

BERTHA MULLIN

1951 TO 1989

VALIDA THIBAULT

1989 TO 2021

LIKFAIR ENTERPRISES LIMITED

**NOVEMBER 1 2021
TO PRESENT**

2317916 ONTARIO INC.

**AS OF
FEBRUARY 13 2023**

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APPENDIX G
ERIS Report

Project Property:

321299
47 Beechwood Avenue
Ottawa ON K1M 1L9

Project No:

321299

Report Type:

RSC Report (Rural)

Order No:

23020200939

Requested by:

Pinchin Ltd.

Date Completed:

February 7, 2023

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Executive Summary

Property Information:

Project Property: 321299
47 Beechwood Avenue Ottawa ON K1M 1L9

Project No: 321299

Coordinates:

Latitude: 45.4403016
Longitude: -75.6759085
UTM Northing: 5,032,086.39
UTM Easting: 447,137.67
UTM Zone: UTM Zone 18T

Elevation: 183 FT
55.88 M

Order Information:

Order No: 23020200939
Date Requested: February 2, 2023
Requested by: Pinchin Ltd.
Report Type: RSC Report (Rural)

Historical/Products:

Aerial Photographs Aerials - National Collection
ERIS Xplorer [ERIS Xplorer](#)
Physical Setting Report (PSR) PSR
Topographic Map RSC Maps

Executive Summary: Report Summary

<i>Database</i>	<i>Name</i>	<i>Searched</i>	<i>Project Property</i>	<i>Within 0.30 km</i>	<i>Total</i>
AAGR	<i>Abandoned Aggregate Inventory</i>	N	-	-	-
AGR	<i>Aggregate Inventory</i>	N	-	-	-
AMIS	<i>Abandoned Mine Information System</i>	N	-	-	-
ANDR	<i>Anderson's Waste Disposal Sites</i>	N	-	-	-
AST	<i>Aboveground Storage Tanks</i>	N	-	-	-
AUWR	<i>Automobile Wrecking & Supplies</i>	N	-	-	-
BORE	<i>Borehole</i>	N	-	-	-
CA	<i>Certificates of Approval</i>	N	-	-	-
CDRY	<i>Dry Cleaning Facilities</i>	N	-	-	-
CFOT	<i>Commercial Fuel Oil Tanks</i>	Y	0	0	0
CHEM	<i>Chemical Manufacturers and Distributors</i>	N	-	-	-
CHM	<i>Chemical Register</i>	N	-	-	-
CNG	<i>Compressed Natural Gas Stations</i>	N	-	-	-
COAL	<i>Inventory of Coal Gasification Plants and Coal Tar Sites</i>	N	-	-	-
CONV	<i>Compliance and Convictions</i>	N	-	-	-
CPU	<i>Certificates of Property Use</i>	N	-	-	-
DRL	<i>Drill Hole Database</i>	N	-	-	-
DTNK	<i>Delisted Fuel Tanks</i>	Y	0	2	2
EASR	<i>Environmental Activity and Sector Registry</i>	N	-	-	-
EBR	<i>Environmental Registry</i>	N	-	-	-
ECA	<i>Environmental Compliance Approval</i>	N	-	-	-
EEM	<i>Environmental Effects Monitoring</i>	N	-	-	-
EHS	<i>ERIS Historical Searches</i>	N	-	-	-
EIIS	<i>Environmental Issues Inventory System</i>	N	-	-	-
EMHE	<i>Emergency Management Historical Event</i>	N	-	-	-
EPAR	<i>Environmental Penalty Annual Report</i>	N	-	-	-
EXP	<i>List of Expired Fuels Safety Facilities</i>	Y	0	0	0
FCON	<i>Federal Convictions</i>	N	-	-	-
FCS	<i>Contaminated Sites on Federal Land</i>	N	-	-	-
FOFT	<i>Fisheries & Oceans Fuel Tanks</i>	N	-	-	-
FRST	<i>Federal Identification Registry for Storage Tank Systems (FIRSTS)</i>	N	-	-	-
FST	<i>Fuel Storage Tank</i>	Y	0	3	3
FSTH	<i>Fuel Storage Tank - Historic</i>	Y	0	2	2
GEN	<i>Ontario Regulation 347 Waste Generators Summary</i>	Y	0	58	58
GHG	<i>Greenhouse Gas Emissions from Large Facilities</i>	N	-	-	-
HINC	<i>TSSA Historic Incidents</i>	Y	0	0	0
IAFT	<i>Indian & Northern Affairs Fuel Tanks</i>	N	-	-	-

Database	Name	Searched	Project Property	Within 0.30 km	Total
INC	<i>Fuel Oil Spills and Leaks</i>	Y	0	2	2
LIMO	<i>Landfill Inventory Management Ontario</i>	N	-	-	-
MINE	<i>Canadian Mine Locations</i>	N	-	-	-
MNR	<i>Mineral Occurrences</i>	N	-	-	-
NATE	<i>National Analysis of Trends in Emergencies System (NATES)</i>	N	-	-	-
NCPL	<i>Non-Compliance Reports</i>	N	-	-	-
NDFT	<i>National Defense & Canadian Forces Fuel Tanks</i>	N	-	-	-
NDSP	<i>National Defense & Canadian Forces Spills</i>	N	-	-	-
NDWD	<i>National Defence & Canadian Forces Waste Disposal Sites</i>	N	-	-	-
NEBI	<i>National Energy Board Pipeline Incidents</i>	N	-	-	-
NEBP	<i>National Energy Board Wells</i>	N	-	-	-
NEES	<i>National Environmental Emergencies System (NEES)</i>	N	-	-	-
NPCB	<i>National PCB Inventory</i>	N	-	-	-
NPRI	<i>National Pollutant Release Inventory</i>	N	-	-	-
OGWE	<i>Oil and Gas Wells</i>	N	-	-	-
OGW	<i>Ontario Oil and Gas Wells</i>	N	-	-	-
OPCB	<i>Inventory of PCB Storage Sites</i>	Y	0	0	0
ORD	<i>Orders</i>	N	-	-	-
PAP	<i>Canadian Pulp and Paper</i>	N	-	-	-
PCFT	<i>Parks Canada Fuel Storage Tanks</i>	N	-	-	-
PES	<i>Pesticide Register</i>	N	-	-	-
PINC	<i>Pipeline Incidents</i>	Y	0	5	5
PRT	<i>Private and Retail Fuel Storage Tanks</i>	Y	0	2	2
PTTW	<i>Permit to Take Water</i>	N	-	-	-
REC	<i>Ontario Regulation 347 Waste Receivers Summary</i>	N	-	-	-
RSC	<i>Record of Site Condition</i>	N	-	-	-
RST	<i>Retail Fuel Storage Tanks</i>	Y	0	0	0
SCT	<i>Scott's Manufacturing Directory</i>	N	-	-	-
SPL	<i>Ontario Spills</i>	Y	0	32	32
SRDS	<i>Wastewater Discharger Registration Database</i>	N	-	-	-
TANK	<i>Anderson's Storage Tanks</i>	Y	0	0	0
TCFT	<i>Transport Canada Fuel Storage Tanks</i>	N	-	-	-
VAR	<i>Variances for Abandonment of Underground Storage Tanks</i>	Y	0	0	0
WDS	<i>Waste Disposal Sites - MOE CA Inventory</i>	Y	0	0	0
WDSH	<i>Waste Disposal Sites - MOE 1991 Historical Approval Inventory</i>	Y	0	0	0
WWIS	<i>Water Well Information System</i>	N	-	-	-
Total:			0	106	106

Executive Summary: Site Report Summary - Project Property

<i>Map Key</i>	<i>DB</i>	<i>Company/Site Name</i>	<i>Address</i>	<i>Dir/Dist (m)</i>	<i>Elev diff (m)</i>	<i>Page Number</i>
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No records found in the selected databases for the project property.

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Executive Summary: Site Report Summary - Surrounding Properties

<i>Map Key</i>	<i>DB</i>	<i>Company/Site Name</i>	<i>Address</i>	<i>Dir/Dist (m)</i>	<i>Elev Diff (m)</i>	<i>Page Number</i>
1	SPL	City of Ottawa	31 Springfield Rd. Ottawa ON	NW/69.8	-0.86	30
2	GEN	BEECHWOOD CYCLE & SPORTS	80 BEECHWOOD AVENUE VANIER ON K1L 8B2	E/79.1	0.00	30
2	GEN	BEECHWOOD CYCLE (OUT OF BUSINESS) 04-333	80 BEECHWOOD AVENUE VANIER ON K1L 8B2	E/79.1	0.00	31
3	SPL	RYDER TRUCK RENTAL CANADA LTD.	64 BEECHWOOD AVENUE TRANSPORT TRUCK (CARGO) VANIER CITY ON K1L 8B2	ESE/80.7	0.03	31
4	SPL	LOEB<UNOFFICIAL>	50 Beechwood Avenue, Vanier 320 LBS R22 RELEASE AT LOEB<UNOFFICIAL> Ottawa ON	SE/86.6	-1.00	31
4	SPL	Parson Refrigeration (1985) Ltd.	50 Beechwood Avenue Ottawa ON K1L 8B3	SE/86.6	-1.00	32
4	SPL	Loeb Inc.<UNOFFICIAL>	50 Beechwood Avenue Ottawa ON	SE/86.6	-1.00	32
4	SPL	Parson Refrigeration (1985) Ltd.	50 Beechwood Ave. Ottawa ON K1L 8B3	SE/86.6	-1.00	33
4	SPL	Parson Refrigeration (1985) Ltd.	50 Beechwood Avenue Ottawa ON K1L 8B3	SE/86.6	-1.00	33
4	SPL	Metro Ontario Inc.	50 Beechwood Ave Ottawa ON K1L 8B3	SE/86.6	-1.00	34
4	SPL		50 Beechwood Ave Ottawa ON K1L 8B3	SE/86.6	-1.00	34
4	SPL	Metro Incorporated	50 Beechwood Avenue Ottawa ON K1L 8B3	SE/86.6	-1.00	35

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
4	SPL	Metro Ontario Inc.	50 Beechwood Avenue Ottawa ON	SE/86.6	-1.00	35
4	SPL	Metro Ontario Inc.	50 Beechwood Ave Ottawa ON K1L 8B3	SE/86.6	-1.00	36
4	GEN	METRO	50 BEECHWOOD AVE OTTAWA ON K1L8B3	SE/86.6	-1.00	36
4	SPL		50 Beachwood Avenue Ottawa ON	SE/86.6	-1.00	37
4	SPL	Metro Ontario Incorporated	50 Beechwood Ave Ottawa ON K1L 8B3	SE/86.6	-1.00	37
5	SPL		35 Springfield Rd Ottawa ON	NNW/88.0	-0.08	38
6	SPL	Hydro Ottawa Limited/ Hydro Ottawa Limitee	67 Beechwood Ave Ottawa ON	ENE/91.4	0.31	38
7	GEN	DIAMOND TAXI GARAGE	39 BARRETTE ST. VANIER ON K1L 8A4	ESE/100.7	-0.69	39
7	GEN	DIAMOND TAXI GARAGE 12- 269	39 BARRETTE ST. VANIER ON K1L 8A4	ESE/100.7	-0.69	39
8	SPL	Enbridge Gas Distribution Inc.	41 Springfield Road Ottawa ON K1M 1C8	NNW/101.2	1.00	39
8	PINC	ENBRIDGE GAS INC	41 SPRINGFIELD RD,,OTTAWA,ON,K1M 1C8,CA ON	NNW/101.2	1.00	40
9	INC		71 BEECHWOOD AVENUE, OTTAWA ON	ENE/101.8	0.31	40
10	GEN	Chartwell Master Care LP	420 Mackay Street Ottawa ON K1M 2C4	WSW/117.1	-2.00	41

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
11	SPL	TRANSPORTATION COMPANY.	SHELL STATION 20 BEACHWOOD AVE. SERVICE STATION VANIER CITY ON	SW/117.9	-2.54	41
11	SPL	SHELL CANADA PRODUCTS LTD.	20 BEECHWOOD SERVICE STATION OTTAWA CITY ON K1L 8B3	SW/117.9	-2.54	42
11	PRT	FERN MILLIARD	20 BEECHWOOD AV VANIER ON K1L 8B3	SW/117.9	-2.54	42
11	PRT	BEECHWOOD SHELL CIRCLE K	20 BEECHWOOD AV VANIER ON K1L8B3	SW/117.9	-2.54	42
11	FSTH	2065170 ONTARIO INC	20 BEECHWOOD AV VANIER ON K1L 8B3	SW/117.9	-2.54	43
11	FSTH	2065170 ONTARIO INC	20 BEECHWOOD AV VANIER ON K1L 8B3	SW/117.9	-2.54	43
11	DTNK	FERN MILLIARD	20 BEECHWOOD AV VANIER ON K1L 8B3	SW/117.9	-2.54	44
11	FST	2709574 ONTARIO INC. DBA SHELL	20 BEECHWOOD AVE OTTAWA K1L 8B3 ON CA ON	SW/117.9	-2.54	44
11	FST	2709574 ONTARIO INC. DBA SHELL	20 BEECHWOOD AVE OTTAWA K1L 8B3 ON CA ON	SW/117.9	-2.54	45
11	FST	2709574 ONTARIO INC. DBA SHELL	20 BEECHWOOD AVE OTTAWA K1L 8B3 ON CA ON	SW/117.9	-2.54	45
11	GEN	Shell Canada Products	20 Beechwood Avenue Vanier ON	SW/117.9	-2.54	46
11	DTNK		20 BEECHWOOD AVE OTTAWA ON K1L 8B3	SW/117.9	-2.54	46

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
12	GEN	BEECHWOOD CYCLE 05-806	92 BEECHWOOD AVE. VANIER ON K1L 8B2	ENE/122.2	0.31	47
12	GEN	BEECHWOOD CYCLE	92 BEECHWOOD AVENUE VANIER ON K1L 8B2	ENE/122.2	0.31	47
13	SPL	Enbridge Energy Distribution Inc.	51 & 55 Springfield Rd Ottawa ON	NNW/138.6	1.06	47
13	PINC	ENBRIDGE GAS INC	51 & 55 SPRINGFIELD RD.,OTTAWA,ON, K1M 1C8,CA ON	NNW/138.6	1.06	48
14	PINC	ENBRIDGE GAS INC	54 DOUGLAS AVE.,OTTAWA,ON,K1M 1G2,CA ON	N/148.4	0.97	48
14	SPL	Enbridge Gas Distribution Inc.	54 Douglas Avenue Ottawa ON	N/148.4	0.97	49
15	GEN	VELO SPORTABLE CYCLE	413 MACKAY STREET OTTAWA ON K1M 2C5	WSW/156.8	-3.08	49
16	GEN	MONSON DELUXE CLEANERS	110 BEECHWOOD AVE. VANIER ON K1L 8B2	ENE/158.8	0.24	50
16	GEN	MONSON DELUXE CLEANERS 25-489	110 BEECHWOOD AVE. VANIER ON K1L 8B2	ENE/158.8	0.24	50
16	GEN	MONSON DELUXE CLEANERS	110 BEECHWOOD AVENUE VANIER ON K1L 8B2	ENE/158.8	0.24	50
16	GEN	monson cleaners	110 beechwood ottawa ON	ENE/158.8	0.24	51
16	GEN	monson cleaners	110 beechwood ottawa ON	ENE/158.8	0.24	51
16	GEN	monson cleaners	110 beechwood ottawa ON	ENE/158.8	0.24	51

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
16	GEN	Monson Deluxe Cleaners	110 beechwood ave ottawa ON K1L8B2	ENE/158.8	0.24	52
16	GEN	Monson Deluxe Cleaners	110 beechwood ave ottawa ON K1L8B2	ENE/158.8	0.24	52
16	GEN	Monson Deluxe Cleaners	110 beechwood ave ottawa ON	ENE/158.8	0.24	52
16	GEN	Monson Deluxe Cleaners	110 beechwood ave ottawa ON K1L8B2	ENE/158.8	0.24	53
16	GEN	Monson Deluxe Cleaners	110 beechwood ave ottawa ON K1L8B2	ENE/158.8	0.24	53
16	GEN	Monson Deluxe Cleaners	110 beechwood ave ottawa ON K1L8B2	ENE/158.8	0.24	54
16	GEN	Monson Deluxe Cleaners	110 beechwood ave ottawa ON K1L8B2	ENE/158.8	0.24	54
16	GEN	Monson Deluxe Cleaners	110 beechwood ave ottawa ON K1L8B2	ENE/158.8	0.24	54
16	GEN	Monson Deluxe Cleaners	110 beechwood ave ottawa ON K1L8B2	ENE/158.8	0.24	55
17	GEN	ROCKCLIFFE PHOTO IMAGE CENTRE INC.	18 BEECHWOOD AVENUE VANIER ON K1L 8L9	SW/164.3	-2.91	55
18	SPL	Veolia ES Canada Industrial Services Inc.	411 MacKay St Ottawa ON	WSW/164.9	-3.08	55
18	SPL	Minto Developments Inc.	411 Mackay Street Ottawa ON	WSW/164.9	-3.08	56
18	GEN	Apollo Property Management Ltd. - OCSCC 1022	411 McKay Ottawa ON K1M 2K5	WSW/164.9	-3.08	56

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
19	GEN	BRADLEY KELLY CONSTRUCTION	111 BARRETTE STREET OTTAWA ON	E/175.2	0.00	57
20	SPL		19 Beechwood Ave Ottawa ON K1M 1M2	SW/177.2	-2.92	57
20	SPL		19 Beechwood Avenue Ottawa ON K1M 1M2	SW/177.2	-2.92	58
20	GEN	LCBO	19 BEECHWOOD AVENUE Ottawa ON K1M1M2	SW/177.2	-2.92	58
21	SPL	PRIVATE RESIDENCE	76 VAUGHAN STREET STORAGE TANK/BARREL OTTAWA CITY ON K1M 1X2	NW/180.7	0.31	58
22	SPL	Hydro Ottawa Limited	16 Beechwood Drive 16 BEECHWOOD AVE<UNOFFICIAL> Ottawa ON	SW/183.5	-4.00	59
23	GEN	originis medical aesthetic INC.	2 beechwood, unit 101 ottawa ON K1L 8L9	SSW/184.2	-4.00	59
23	GEN	originis medical aesthetic INC.	2 beechwood, unit 101 ottawa ON K1L 8L9	SSW/184.2	-4.00	60
23	GEN	originis medical aesthetic INC.	2 beechwood, unit 101 ottawa ON K1L 8L9	SSW/184.2	-4.00	60
23	GEN	originis medical aesthetic INC.	2 beechwood, unit 101 ottawa ON	SSW/184.2	-4.00	61
23	GEN	originis medical aesthetic INC.	2 Beechwood Avenue, unit 101 Ottawa ON K1L 8L9	SSW/184.2	-4.00	61
23	GEN	originis medical aesthetic INC.	2 beechwood, unit 101 ottawa ON K1L 8L9	SSW/184.2	-4.00	61
23	GEN	originis medical aesthetic INC.	2 beechwood, unit 101 ottawa ON K1L 8L9	SSW/184.2	-4.00	62

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
23	GEN	originis medical aesthetic INC.	2 Beechwood Avenue, unit 101 Ottawa ON K1L 8L9	SSW/184.2	-4.00	62
24	GEN	V.I.P. DRYCLEANERS 40-262	15 BEECHWOOD AVE. VANIER ON K1M 1M2	SW/185.0	-2.92	62
24	GEN	CANDACE DRY CLEANERS, 802739 ONTARIO LTD	15 BEECHWOOD AVENUE OTTAWA ON K1M 1M2	SW/185.0	-2.92	63
24	GEN	CANDACE DRY CLEANERS 43- 444	802739 ONTARIO INC. 15 BEECHWOOD AVENUE OTTAWA ON K1M 1M2	SW/185.0	-2.92	63
24	GEN	CANDACE DRY CLEANERS	15 BEECHWOOD AVENUE VANIER ON K1M 1M2	SW/185.0	-2.92	63
25	GEN	Minto (Beechwood) Inc.	409 Mackay Street Ottawa ON K1M 2C5	WSW/185.3	-3.08	64
26	GEN	MONSON DELUXE CLEANERS	11 BEECHWOOD STREET OTTAWA ON K1M 1M2	SW/191.1	-2.92	64
26	GEN	MONSON DELUXE (OUT OF BUSINESS)	11 BEECHWOOD STREET OTTAWA ON K1M 1M2	SW/191.1	-2.92	65
26	GEN	MONSON DELUXE (OUT OF BUSINESS) 25-144	11 BEECHWOOD STREET OTTAWA ON K1M 1M2	SW/191.1	-2.92	65
26	GEN	SPIC & SPAN-VALETOR-CASH CLEANERS	11 BEECHWOOD OTTAWA ON K1M 1M2	SW/191.1	-2.92	65
26	GEN	SPIC & SPAN (SEE & USE ON1237701)	11 BEECHWOOD OTTAWA ON K1M 1M2	SW/191.1	-2.92	65
26	GEN	SPIC & SPAN (SEE & USE ON1237701) 35-322	11 BEECHWOOD OTTAWA ON K1M 1M2	SW/191.1	-2.92	66
27	SPL		55 Vaughan St Ottawa ON	W/200.6	-0.15	66

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
27	PINC	PIPELINE HIT 1/2"	55 VAUGHAN ST.,OTTAWA,ON,K1M 1W9, CA ON	W/200.6	-0.15	66
28	PINC	PIPELINE HIT 0.5"	39 LANGEVIN AVE.,OTTAWA,ON,K1M 1G1,CA ON	NE/216.6	2.00	67
29	INC		32 VAUGHAN STREET, OTTAWA ON	WSW/217.2	-2.69	67
30	GEN	8276374 Canada Inc.	135 Barrette Street Ottawa ON K1L7Z9	ENE/223.6	1.46	68
30	GEN	8276374 Canada Inc.	135 Barrette Street Ottawa ON K1L 7Z9	ENE/223.6	1.46	68
30	GEN	8276374 Canada Inc.	135 Barrette Street Ottawa ON K1L 7Z9	ENE/223.6	1.46	69
31	GEN	HYDRO OTTAWA LIMITED	20 VAUGHAN OTTAWA ON K1M 2J4	WSW/233.9	-3.00	69
31	SPL	Hydro Ottawa Limited	20 Vaughan St. Ottawa ON	WSW/233.9	-3.00	69
32	SPL	PRIVATE RESIDENCE	35 BERTRAND AVE. FURNACE OIL TANK OTTAWA CITY ON K1M 1Y4	WNW/236.3	-0.08	70
33	SPL	UNKNOWN	BEECHWOOD & CRIEGHTON STREETS. OTTAWA CITY ON	SW/256.9	-3.97	70
34	SPL		WB Vanier Pkwy just before Beechwood Ottawa ON	SW/259.7	-3.97	71
35	GEN	Dr Luc Ducharme Dentistry Professional Corporation	156 Beechwood Ave Ottawa ON K1L 1A9	ENE/280.8	2.00	71
35	GEN	Dr Luc Ducharme Dentistry Professional Corporation	156 Beechwood Ave Ottawa ON K1L 1A9	ENE/280.8	2.00	72

<i>Map Key</i>	<i>DB</i>	<i>Company/Site Name</i>	<i>Address</i>	<i>Dir/Dist (m)</i>	<i>Elev Diff (m)</i>	<i>Page Number</i>
35	GEN	Dr. Luc Ducharme and Associates	156 Beechwood Ave Ottawa ON K1L 1A9	ENE/280.8	2.00	72
35	GEN	Dr Luc Ducharme Dentistry Professional Corporation	156 Beechwood Ave Ottawa ON K1L 1A9	ENE/280.8	2.00	73
35	GEN	Dr Luc Ducharme Dentistry Professional Corporation	156 Beechwood Ave Ottawa ON K1L 1A9	ENE/280.8	2.00	73
35	GEN	Dr Luc Ducharme Dentistry Professional Corporation	156 Beechwood Ave Ottawa ON K1L 1A9	ENE/280.8	2.00	73

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Executive Summary: Summary By Data Source

DTNK - Delisted Fuel Tanks

A search of the DTNK database, dated Feb 28, 2022 has found that there are 2 DTNK site(s) within approximately 0.30 kilometers of the project property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction</u>	<u>Distance (m)</u>	<u>Map Key</u>
	20 BEECHWOOD AVE OTTAWA ON K1L 8B3	SW	117.86	11
FERN MILLIARD	20 BEECHWOOD AV VANIER ON K1L 8B3	SW	117.86	11

FST - Fuel Storage Tank

A search of the FST database, dated Feb 28, 2022 has found that there are 3 FST site(s) within approximately 0.30 kilometers of the project property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction</u>	<u>Distance (m)</u>	<u>Map Key</u>
2709574 ONTARIO INC. DBA SHELL	20 BEECHWOOD AVE OTTAWA K1L 8B3 ON CA ON	SW	117.86	11
2709574 ONTARIO INC. DBA SHELL	20 BEECHWOOD AVE OTTAWA K1L 8B3 ON CA ON	SW	117.86	11
2709574 ONTARIO INC. DBA SHELL	20 BEECHWOOD AVE OTTAWA K1L 8B3 ON CA ON	SW	117.86	11

FSTH - Fuel Storage Tank - Historic

A search of the FSTH database, dated Pre-Jan 2010* has found that there are 2 FSTH site(s) within approximately 0.30 kilometers of the project property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction</u>	<u>Distance (m)</u>	<u>Map Key</u>
2065170 ONTARIO INC	20 BEECHWOOD AV VANIER ON K1L 8B3	SW	117.86	11

GEN - Ontario Regulation 347 Waste Generators Summary

A search of the GEN database, dated 1986-Oct 31, 2022 has found that there are 58 GEN site(s) within approximately 0.30 kilometers of the project property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction</u>	<u>Distance (m)</u>	<u>Map Key</u>
BEECHWOOD CYCLE (OUT OF BUSINESS) 04-333	80 BEECHWOOD AVENUE VANIER ON K1L 8B2	E	79.14	2
BEECHWOOD CYCLE & SPORTS	80 BEECHWOOD AVENUE VANIER ON K1L 8B2	E	79.14	2
BEECHWOOD CYCLE 05-806	92 BEECHWOOD AVE. VANIER ON K1L 8B2	ENE	122.24	12
BEECHWOOD CYCLE	92 BEECHWOOD AVENUE VANIER ON K1L 8B2	ENE	122.24	12
MONSON DELUXE CLEANERS	110 BEECHWOOD AVE. VANIER ON K1L 8B2	ENE	158.80	16
MONSON DELUXE CLEANERS 25-489	110 BEECHWOOD AVE. VANIER ON K1L 8B2	ENE	158.80	16
MONSON DELUXE CLEANERS	110 BEECHWOOD AVENUE VANIER ON K1L 8B2	ENE	158.80	16
monson cleaners	110 beechwood ottawa ON	ENE	158.80	16
monson cleaners	110 beechwood ottawa ON	ENE	158.80	16
monson cleaners	110 beechwood ottawa ON	ENE	158.80	16

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction</u>	<u>Distance (m)</u>	<u>Map Key</u>
Monson Deluxe Cleaners	110 beechwood ave ottawa ON K1L8B2	ENE	158.80	16
Monson Deluxe Cleaners	110 beechwood ave ottawa ON K1L8B2	ENE	158.80	16
Monson Deluxe Cleaners	110 beechwood ave ottawa ON	ENE	158.80	16
Monson Deluxe Cleaners	110 beechwood ave ottawa ON K1L8B2	ENE	158.80	16
Monson Deluxe Cleaners	110 beechwood ave ottawa ON K1L8B2	ENE	158.80	16
Monson Deluxe Cleaners	110 beechwood ave ottawa ON K1L8B2	ENE	158.80	16
Monson Deluxe Cleaners	110 beechwood ave ottawa ON K1L8B2	ENE	158.80	16
Monson Deluxe Cleaners	110 beechwood ave ottawa ON K1L8B2	ENE	158.80	16
Monson Deluxe Cleaners	110 beechwood ave ottawa ON K1L8B2	ENE	158.80	16
BRADLEY KELLY CONSTRUCTION	111 BARRETTE STREET OTTAWA ON	E	175.18	19
8276374 Canada Inc.	135 Barrette Street Ottawa ON K1L7Z9	ENE	223.64	30

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction</u>	<u>Distance (m)</u>	<u>Map Key</u>
8276374 Canada Inc.	135 Barrette Street Ottawa ON K1L 7Z9	ENE	223.64	30
8276374 Canada Inc.	135 Barrette Street Ottawa ON K1L 7Z9	ENE	223.64	30
Dr Luc Ducharme Dentistry Professional Corporation	156 Beechwood Ave Ottawa ON K1L 1A9	ENE	280.77	35
Dr Luc Ducharme Dentistry Professional Corporation	156 Beechwood Ave Ottawa ON K1L 1A9	ENE	280.77	35
Dr. Luc Ducharme and Associates	156 Beechwood Ave Ottawa ON K1L 1A9	ENE	280.77	35
Dr Luc Ducharme Dentistry Professional Corporation	156 Beechwood Ave Ottawa ON K1L 1A9	ENE	280.77	35
Dr Luc Ducharme Dentistry Professional Corporation	156 Beechwood Ave Ottawa ON K1L 1A9	ENE	280.77	35
Dr Luc Ducharme Dentistry Professional Corporation	156 Beechwood Ave Ottawa ON K1L 1A9	ENE	280.77	35
<u>Lower Elevation</u>	<u>Address</u>	<u>Direction</u>	<u>Distance (m)</u>	<u>Map Key</u>
METRO	50 BEECHWOOD AVE OTTAWA ON K1L8B3	SE	86.55	4
DIAMOND TAXI GARAGE	39 BARRETTE ST. VANIER ON K1L 8A4	ESE	100.65	7
DIAMOND TAXI GARAGE 12-269	39 BARRETTE ST. VANIER ON K1L 8A4	ESE	100.65	7

Chartwell Master Care LP	420 Mackay Street Ottawa ON K1M 2C4	WSW	117.08	10
Shell Canada Products	20 Beechwood Avenue Vanier ON	SW	117.86	11
VELO SPORTABLE CYCLE	413 MACKAY STREET OTTAWA ON K1M 2C5	WSW	156.78	15
ROCKCLIFFE PHOTO IMAGE CENTRE INC.	18 BEECHWOOD AVENUE VANIER ON K1L 8L9	SW	164.26	17
Apollo Property Management Ltd. - OCSCC 1022	411 McKay Ottawa ON K1M 2K5	WSW	164.87	18
LCBO	19 BEECHWOOD AVENUE Ottawa ON K1M1M2	SW	177.20	20
originis medical aesthetic INC.	2 beechwood, unit 101 ottawa ON K1L 8L9	SSW	184.22	23
originis medical aesthetic INC.	2 beechwood, unit 101 ottawa ON K1L 8L9	SSW	184.22	23
originis medical aesthetic INC.	2 beechwood, unit 101 ottawa ON K1L 8L9	SSW	184.22	23
originis medical aesthetic INC.	2 beechwood, unit 101 ottawa ON	SSW	184.22	23
originis medical aesthetic INC.	2 Beechwood Avenue, unit 101 Ottawa ON K1L 8L9	SSW	184.22	23
originis medical aesthetic INC.	2 beechwood, unit 101 ottawa ON K1L 8L9	SSW	184.22	23
originis medical aesthetic INC.	2 beechwood, unit 101 ottawa ON K1L 8L9	SSW	184.22	23

originis medical aesthetic INC.	2 Beechwood Avenue, unit 101 Ottawa ON K1L 8L9	SSW	184.22	23
V.I.P. DRYCLEANERS 40-262	15 BEECHWOOD AVE. VANIER ON K1M 1M2	SW	184.96	24
CANDACE DRY CLEANERS, 802739 ONTARIO LTD	15 BEECHWOOD AVENUE OTTAWA ON K1M 1M2	SW	184.96	24
CANDACE DRY CLEANERS 43- 444	802739 ONTARIO INC. 15 BEECHWOOD AVENUE OTTAWA ON K1M 1M2	SW	184.96	24
CANDACE DRY CLEANERS	15 BEECHWOOD AVENUE VANIER ON K1M 1M2	SW	184.96	24
Minto (Beechwood) Inc.	409 Mackay Street Ottawa ON K1M 2C5	WSW	185.26	25
MONSON DELUXE CLEANERS	11 BEECHWOOD STREET OTTAWA ON K1M 1M2	SW	191.10	26
MONSON DELUXE (OUT OF BUSINESS)	11 BEECHWOOD STREET OTTAWA ON K1M 1M2	SW	191.10	26
MONSON DELUXE (OUT OF BUSINESS) 25-144	11 BEECHWOOD STREET OTTAWA ON K1M 1M2	SW	191.10	26
SPIC & SPAN-VALETOR-CASH CLEANERS	11 BEECHWOOD OTTAWA ON K1M 1M2	SW	191.10	26
SPIC & SPAN (SEE & USE ON1237701)	11 BEECHWOOD OTTAWA ON K1M 1M2	SW	191.10	26
SPIC & SPAN (SEE & USE ON1237701) 35-322	11 BEECHWOOD OTTAWA ON K1M 1M2	SW	191.10	26

INC - Fuel Oil Spills and Leaks

A search of the INC database, dated Feb 28, 2022 has found that there are 2 INC site(s) within approximately 0.30 kilometers of the project property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction</u>	<u>Distance (m)</u>	<u>Map Key</u>
	71 BEECHWOOD AVENUE, OTTAWA ON	ENE	101.76	9

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction</u>	<u>Distance (m)</u>	<u>Map Key</u>
	32 VAUGHAN STREET, OTTAWA ON	WSW	217.15	29

PINC - Pipeline Incidents

A search of the PINC database, dated Feb 28, 2021 has found that there are 5 PINC site(s) within approximately 0.30 kilometers of the project property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction</u>	<u>Distance (m)</u>	<u>Map Key</u>
ENBRIDGE GAS INC	41 SPRINGFIELD RD,,OTTAWA,ON, K1M 1C8,CA ON	NNW	101.18	8

ENBRIDGE GAS INC	51 & 55 SPRINGFIELD RD,,OTTAWA, ON,K1M 1C8,CA ON	NNW	138.58	13
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ENBRIDGE GAS INC	54 DOUGLAS AVE,,OTTAWA,ON,K1M 1G2,CA ON	N	148.37	14
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PIPELINE HIT 0.5"	39 LANGEVIN AVE,,OTTAWA,ON, K1M 1G1,CA ON	NE	216.58	28
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<u>Lower Elevation</u>	<u>Address</u>	<u>Direction</u>	<u>Distance (m)</u>	<u>Map Key</u>
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PRT - Private and Retail Fuel Storage Tanks

A search of the PRT database, dated 1989-1996* has found that there are 2 PRT site(s) within approximately 0.30 kilometers of the project property.

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction</u>	<u>Distance (m)</u>	<u>Map Key</u>
BEECHWOOD SHELL CIRCLE K	20 BEECHWOOD AV VANIER ON K1L8B3	SW	117.86	11
FERN MILLIARD	20 BEECHWOOD AV VANIER ON K1L 8B3	SW	117.86	11

SPL - Ontario Spills

A search of the SPL database, dated 1988-Sep 2020; Dec 2020-Mar 2021 has found that there are 32 SPL site(s) within approximately 0.30 kilometers of the project property.

<u>Equal/Higher Elevation</u>	<u>Address</u>	<u>Direction</u>	<u>Distance (m)</u>	<u>Map Key</u>
RYDER TRUCK RENTAL CANADA LTD.	64 BEECHWOOD AVENUE TRANSPORT TRUCK (CARGO) VANIER CITY ON K1L 8B2	ESE	80.67	3
Hydro Ottawa Limited/ Hydro Ottawa Limitee	67 Beechwood Ave Ottawa ON	ENE	91.43	6
Enbridge Gas Distribution Inc.	41 Springfield Road Ottawa ON K1M 1C8	NNW	101.18	8
Enbridge Energy Distribution Inc.	51 & 55 Springfield Rd Ottawa ON	NNW	138.58	13
Enbridge Gas Distribution Inc.	54 Douglas Avenue Ottawa ON	N	148.37	14
PRIVATE RESIDENCE	76 VAUGHAN STREET STORAGE TANK/BARREL OTTAWA CITY ON K1M 1X2	NW	180.68	21

<u>Lower Elevation</u>	<u>Address</u>	<u>Direction</u>	<u>Distance (m)</u>	<u>Map Key</u>
City of Ottawa	31 Springfield Rd. Ottawa ON	NW	69.84	1
Metro Incorporated	50 Beechwood Avenue Ottawa ON K1L 8B3	SE	86.55	4
Metro Ontario Inc.	50 Beechwood Avenue Ottawa ON	SE	86.55	4
Metro Ontario Inc.	50 Beechwood Ave Ottawa ON K1L 8B3	SE	86.55	4
	50 Beachwood Avenue Ottawa ON	SE	86.55	4
Metro Ontario Incorporated	50 Beechwood Ave Ottawa ON K1L 8B3	SE	86.55	4
	50 Beechwood Ave Ottawa ON K1L 8B3	SE	86.55	4
Metro Ontario Inc.	50 Beechwood Ave Ottawa ON K1L 8B3	SE	86.55	4
Parson Refrigeration (1985) Ltd.	50 Beechwood Avenue Ottawa ON K1L 8B3	SE	86.55	4
Parson Refrigeration (1985) Ltd.	50 Beechwood Ave. Ottawa ON K1L 8B3	SE	86.55	4
Loeb Inc.<UNOFFICIAL>	50 Beechwood Avenue Ottawa ON	SE	86.55	4
Parson Refrigeration (1985) Ltd.	50 Beechwood Avenue Ottawa ON K1L 8B3	SE	86.55	4

LOEB<UNOFFICIAL>	50 Beechwood Avenue, Vanier 320 LBS R22 RELEASE AT LOEB<UNOFFICIAL> Ottawa ON	SE	86.55	<u>4</u>
	35 Springfield Rd Ottawa ON	NNW	88.04	<u>5</u>
TRANSPORTATION COMPANY.	SHELL STATION 20 BEECHWOOD AVE. SERVICE STATION VANIER CITY ON	SW	117.86	<u>11</u>
SHELL CANADA PRODUCTS LTD.	20 BEECHWOOD SERVICE STATION OTTAWA CITY ON K1L 8B3	SW	117.86	<u>11</u>
Veolia ES Canada Industrial Services Inc.	411 MacKay St Ottawa ON	WSW	164.87	<u>18</u>
Minto Developments Inc.	411 Mackay Street Ottawa ON	WSW	164.87	<u>18</u>
	19 Beechwood Ave Ottawa ON K1M 1M2	SW	177.20	<u>20</u>
	19 Beechwood Avenue Ottawa ON K1M 1M2	SW	177.20	<u>20</u>
Hydro Ottawa Limited	16 Beechwood Drive 16 BEECHWOOD AVE<UNOFFICIAL> Ottawa ON	SW	183.46	<u>22</u>
	55 Vaughan St Ottawa ON	W	200.63	<u>27</u>
Hydro Ottawa Limited	20 Vaughan St. Ottawa ON	WSW	233.94	<u>31</u>
PRIVATE RESIDENCE	35 BERTRAND AVE. FURNACE OIL TANK OTTAWA CITY ON K1M 1Y4	WNW	236.31	<u>32</u>

UNKNOWN

BEECHWOOD & CRIEUGHTON
STREETS.
OTTAWA CITY ON

SW

256.89

[33](#)

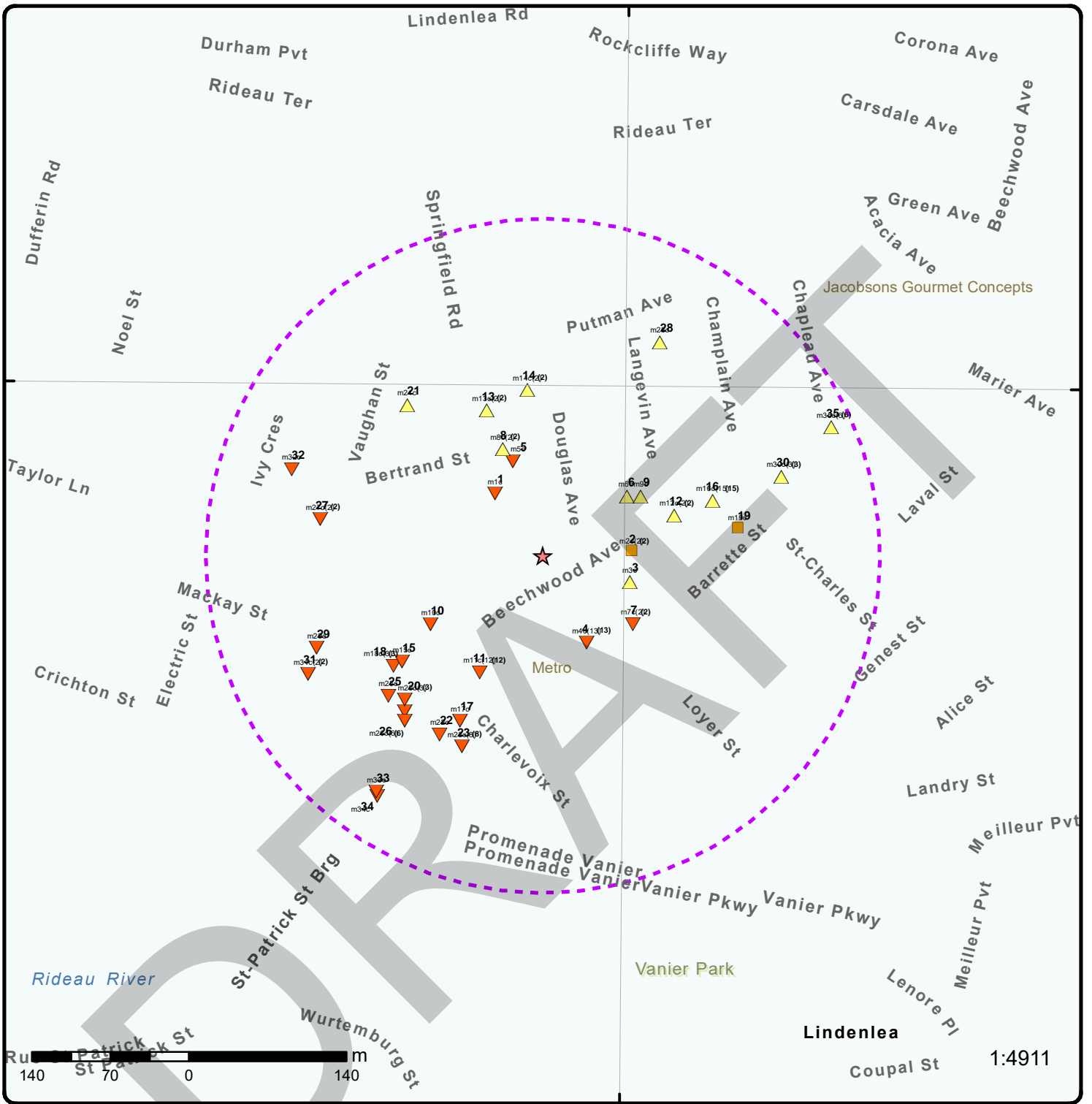
WB Vanier Pkwy just before
Beechwood
Ottawa ON

SW

259.67

[34](#)

DRAFT



Map: 0.3 Kilometer Radius

Order Number: 23020200939

Address: 47 Beechwood Avenue, Ottawa, ON

★ Project Property	Freeways; Highways	Beach	Shopping & Sports Area
⬡ Buffer Outline	Traffic Circle; Ramp	Airport	University/College
▲ Eris Sites with Higher Elevation	Major Arterial; Minor Arterial	Industrial Area	Cemetery; Golf Course
■ Eris Sites with Same Elevation	Local Road	Military Base	Park (National)
▼ Eris Sites with Lower Elevation	Service Road; Traffic Circle; Ramp	Aircraft Roads	Park (City/County)
○ Eris Sites with Unknown Elevation	Rail	Native Reservation	
		Hospital	

DRAFT



1:10000

Source: Esri, Maxar, Earthstar Geographics, and the GIS User Community

Aerial Year: 2022

Order Number: 23020200939

Address: 47 Beechwood Avenue, Ottawa, ON

Source: ESRI World Imagery

© ERIS Information Limited Partnership

75°42'W

75°40'30"W

75°39'W

45°27'N

45°27'N

45°25'30"N

45°25'30"N

DRAFT



Sources: Esri, HERE, Garmin, Intermap, increment P Corp., GEBCO, USGS, FAO, NPS, NRCAN, GeoBase, IGN, Kadaster NL, Ordnance Survey, Esri Japan, METI, Esri China (Hong Kong), (c) OpenStreetMap contributors, and the GIS User Community

Topographic Map

Order Number: 23020200939

Address: 47 Beechwood Avenue, ON

Source: ESRI World Topographic Map

© ERIS Information Limited Partnership

Detail Report

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
<p><u>1</u></p> <p>Ref No: 1250-AQWW2P Site No: NA Incident Dt: 9/5/2017 Year: Incident Cause: Incident Event: Leak/Break Contaminant Code: 12 Contaminant Name: GASOLINE Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: 1203 Environment Impact: Nature of Impact: Receiving Medium: Receiving Env: Land; Surface Water MOE Response: No Dt MOE Arvl on Scn: MOE Reported Dt: 9/5/2017 Dt Document Closed: Incident Reason: Unknown / N/A Site Name: Gasoline Spill<UNOFFICIAL> Site County/District: Site Geo Ref Meth: Incident Summary: CoOttawa: 25L of Gasoline to grd/cb - Cleaning Contaminant Qty: 25 L</p>	<p>1 of 1</p>	<p>NW/69.8</p>	<p>55.0 / -0.86</p>	<p>City of Ottawa 31 Springfield Rd. Ottawa ON</p> <p>Discharger Report: Material Group: Health/Env Conseq: 2 - Minor Environment Client Type: Municipal Government Sector Type: Miscellaneous Industrial Agency Involved: Nearest Watercourse: Site Address: 31 Springfield Rd. Site District Office: Ottawa Site Postal Code: Site Region: Eastern Site Municipality: Ottawa Site Lot: Site Conc: Northing: 5032152.6 Easting: 447088.3 Site Geo Ref Accu: Site Map Datum: SAC Action Class: Watercourse Spills Source Type: Motor Vehicle</p>	<p>SPL</p>
<p><u>2</u></p> <p>Generator No: ON1133200 SIC Code: 6542 SIC Description: BICYCLE SHOPS Approval Years: 89 PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:</p> <p>Detail(s)</p> <p>Waste Class: 213 Waste Class Name: PETROLEUM DISTILLATES</p>	<p>1 of 2</p>	<p>E/79.1</p>	<p>55.9 / 0.00</p>	<p>BEECHWOOD CYCLE & SPORTS 80 BEECHWOOD AVENUE VANIER ON K1L 8B2</p>	<p>GEN</p>

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
2	2 of 2	E/79.1	55.9 / 0.00	BEECHWOOD CYCLE (OUT OF BUSINESS) 04-333 80 BEECHWOOD AVENUE VANIER ON K1L 8B2	GEN
Generator No: ON1133200 SIC Code: 6542 SIC Description: BICYCLE SHOPS Approval Years: 92,93,94,95,96,97,98 PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:					
Detail(s)					
Waste Class:		213			
Waste Class Name:		PETROLEUM DISTILLATES			
3	1 of 1	ESE/80.7	55.9 / 0.03	RYDER TRUCK RENTAL CANADA LTD. 64 BEECHWOOD AVENUE TRANSPORT TRUCK (CARGO) VANIER CITY ON K1L 8B2	SPL
Ref No: 112655 Site No: Incident Dt: 5/3/1995 Year: Incident Cause: OTHER TRANSPORTATION ACCIDENT Incident Event: Contaminant Code: Contaminant Name: Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: Environment Impact: POSSIBLE Nature of Impact: Water course or lake Receiving Medium: LAND / WATER Receiving Env: MOE Response: Dt MOE Arvl on Scn: MOE Reported Dt: 5/3/1995 Dt Document Closed: Incident Reason: ERROR Site Name: Site County/District: Site Geo Ref Meth: Incident Summary: RYDER TRUCK: 135L DIESEL TO ASPHALT & PRIVATE CATCHBASIN: FD, WORKS Contaminant Qty:		Discharger Report: Material Group: Health/Env Conseq: Client Type: Sector Type: Agency Involved: Nearest Watercourse: Site Address: Site District Office: Site Postal Code: Site Region: Site Municipality: 20102 Site Lot: Site Conc: Northing: Easting: WORKS, FD Site Geo Ref Accu: Site Map Datum: SAC Action Class: Source Type:			
4	1 of 13	SE/86.6	54.9 / -1.00	LOEB<UNOFFICIAL> 50 Beechwood Avenue, Vanier 320 LBS R22 RELEASE AT LOEB<UNOFFICIAL> Ottawa ON	SPL
Ref No: 8000-6P6Q68 Site No: Incident Dt: 4/21/2006 Year:		Discharger Report: Material Group: Gases/Particulates Health/Env Conseq: Client Type:			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Incident Cause: Discharge or Emission to Air Incident Event: Contaminant Code: 38 Contaminant Name: REFRIGERANT GAS R22 Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: Environment Impact: Possible Nature of Impact: Other Impact(s) Receiving Medium: Air Receiving Env: MOE Response: Dt MOE Arvl on Scn: MOE Reported Dt: 4/24/2006 Dt Document Closed: Incident Reason: Equipment Failure Site Name: 50 BEECHWOOD AVENUE, VANIER Site County/District: Site Geo Ref Meth: Incident Summary: Loeb: 320 lbs R22 to atms Contaminant Qty: 320 lb Sector Type: Other Agency Involved: Nearest Watercourse: Site Address: 50 BEECHWOOD AVENUE, VANIER Site District Office: Ottawa Site Postal Code: Site Region: Site Municipality: Ottawa Site Lot: Site Conc: Northing: Easting: Site Geo Ref Accu: Site Map Datum: SAC Action Class: Source Type:					
<u>4</u>	2 of 13	SE/86.6	54.9 / -1.00	Parson Refrigeration (1985) Ltd. 50 Beechwood Avenue Ottawa ON K1L 8B3	SPL
Ref No: 2064-7MCGNJ Site No: Incident Dt: Year: Incident Cause: Incident Event: Contaminant Code: 38 Contaminant Name: FREON R-22 (CFC) Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: Environment Impact: Not Anticipated Nature of Impact: Receiving Medium: Receiving Env: MOE Response: No Field Response Dt MOE Arvl on Scn: MOE Reported Dt: 12/15/2008 Dt Document Closed: 12/19/2008 Incident Reason: Site Name: 50 Beechwood Avenue<UNOFFICIAL> Site County/District: Site Geo Ref Meth: Incident Summary: LOEB: 250 lb R22 to atm cracked elbow of refrig.unit Contaminant Qty: 114 kg Discharger Report: Material Group: Health/Env Conseq: Client Type: Sector Type: Other Agency Involved: Nearest Watercourse: Site Address: Site District Office: Ottawa Site Postal Code: Site Region: Site Municipality: Ottawa Site Lot: Site Conc: Northing: Easting: Site Geo Ref Accu: Site Map Datum: SAC Action Class: Air Spills - Gases and Vapours Source Type:					
<u>4</u>	3 of 13	SE/86.6	54.9 / -1.00	Loeb Inc.<UNOFFICIAL> 50 Beechwood Avenue Ottawa ON	SPL
Ref No: 8062-7N8KDU Site No: Incident Dt: Year: Incident Cause: Discharge or Emission to Air Incident Event: Discharger Report: Material Group: Health/Env Conseq: Client Type: Sector Type: Agency Involved:					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Contaminant Code: Contaminant Name: REFRIGERANT GAS, N.O.S. (R22) Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: Environment Impact: Not Anticipated Nature of Impact: Receiving Medium: Receiving Env: MOE Response: No Field Response Dt MOE Arvl on Scn: MOE Reported Dt: 1/12/2009 Dt Document Closed: Incident Reason: Equipment Failure Site Name: Loeb Inc.<UNOFFICIAL> Site County/District: Site Geo Ref Meth: Incident Summary: Loeb Beechwood: R22 added to repaired pipe Contaminant Qty: 350 lb				Nearest Watercourse: Site Address: Site District Office: Site Postal Code: Site Region: Site Municipality: Ottawa Site Lot: Site Conc: Northing: Easting: Site Geo Ref Accu: Site Map Datum: SAC Action Class: Air Spills - Gases and Vapours Source Type:	

<u>4</u>	4 of 13	SE/86.6	54.9 / -1.00	Parson Refrigeration (1985) Ltd. 50 Beechwood Ave. Ottawa ON K1L 8B3	SPL
Ref No: 0801-8CSRC2 Site No: Incident Dt: 1/4/2011 Year: Incident Cause: Discharge or Emission to Air Incident Event: Contaminant Code: 38 Contaminant Name: FREON R-22 (CFC) Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: Environment Impact: Not Anticipated Nature of Impact: Air Pollution Receiving Medium: Receiving Env: MOE Response: No Field Response Dt MOE Arvl on Scn: MOE Reported Dt: 1/4/2011 Dt Document Closed: 1/18/2011 Incident Reason: Equipment Failure Site Name: Metro Beechwood<UNOFFICIAL> Site County/District: Site Geo Ref Meth: Incident Summary: Parson Refrigeration: 112 kg of R22 to atm. Contaminant Qty: 112 kg				Discharger Report: Material Group: Health/Env Conseq: Client Type: Sector Type: Other Agency Involved: Nearest Watercourse: Site Address: 50 Beechwood Ave. Site District Office: Site Postal Code: Site Region: Site Municipality: Ottawa Site Lot: Site Conc: Northing: Easting: Site Geo Ref Accu: Site Map Datum: SAC Action Class: Air Spills - Gases and Vapours Source Type:	

<u>4</u>	5 of 13	SE/86.6	54.9 / -1.00	Parson Refrigeration (1985) Ltd. 50 Beechwood Avenue Ottawa ON K1L 8B3	SPL
Ref No: 7671-8CYUXM Site No: Incident Dt: 1/10/2011 Year: Incident Cause: Discharge or Emission to Air Incident Event: Contaminant Code: 38 Contaminant Name: FREON R-22 (CFC)				Discharger Report: Material Group: Health/Env Conseq: Client Type: Sector Type: Agency Involved: Nearest Watercourse: Site Address: 50 Beechwood Avenue	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: Environment Impact: Not Anticipated Nature of Impact: Receiving Medium: Receiving Env: MOE Response: No Field Response Dt MOE Arvl on Scn: MOE Reported Dt: 1/10/2011 Dt Document Closed: 1/14/2011 Incident Reason: Equipment Failure Site Name: 50 Beechwood Avenue<UNOFFICIAL> Site County/District: Site Geo Ref Meth: Incident Summary: Parson Refrigeration: 163 kg Freon (R22) to atm Contaminant Qty: 163 kg				Site District Office: Site Postal Code: Site Region: Site Municipality: Ottawa Site Lot: Site Conc: Northing: Easting: Site Geo Ref Accu: Site Map Datum: SAC Action Class: Air Spills - Gases and Vapours Source Type:	
<u>4</u>	6 of 13	SE/86.6	54.9 / -1.00	Metro Ontario Inc. 50 Beechwood Ave Ottawa ON K1L 8B3	SPL
Ref No: 7762-8D3NRP Site No: Incident Dt: 1/13/2011 Year: Incident Cause: Pipe Or Hose Leak Incident Event: Contaminant Code: 38 Contaminant Name: REFRIGERANT GAS, N.O.S. Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: Environment Impact: Not Anticipated Nature of Impact: Receiving Medium: Receiving Env: MOE Response: No Field Response Dt MOE Arvl on Scn: MOE Reported Dt: 1/13/2011 Dt Document Closed: 2/8/2011 Incident Reason: Process upset Site Name: 50 Beechwood Site County/District: Site Geo Ref Meth: Incident Summary: Refrigerant Leak: 375lbs of R22 in Metro Grocery Store Contaminant Qty: 170 kg				Discharger Report: Material Group: Health/Env Conseq: Client Type: Sector Type: Agency Involved: Nearest Watercourse: Site Address: 50 Beechwood Ave Site District Office: Site Postal Code: Site Region: Site Municipality: Ottawa Site Lot: Site Conc: Northing: 5032049 Easting: 447118 Site Geo Ref Accu: Site Map Datum: SAC Action Class: Air Spills - Gases and Vapours Source Type:	
<u>4</u>	7 of 13	SE/86.6	54.9 / -1.00	50 Beechwood Ave Ottawa ON K1L 8B3	SPL
Ref No: 5487-8J9R9B Site No: Incident Dt: 6/28/2011 Year: Incident Cause: Discharge or Emission to Air Incident Event: Contaminant Code: 38 Contaminant Name: REFRIGERANT GAS, N.O.S. Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1:				Discharger Report: Material Group: Health/Env Conseq: Client Type: Sector Type: Other Agency Involved: Nearest Watercourse: Site Address: 50 Beechwood Ave Site District Office: Site Postal Code: Site Region:	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Environment Impact: Not Anticipated Nature of Impact: Air Pollution Receiving Medium: Receiving Env: MOE Response: Dt MOE Arvl on Scn: MOE Reported Dt: 6/28/2011 Dt Document Closed: Incident Reason: Equipment Failure - Malfunction of system components Site Name: Merto Beechwood<UNOFFICIAL> Site County/District: Site Geo Ref Meth: Incident Summary: Parsons Ref: 115kg R22 to Atm Contaminant Qty: 115 kg				Site Municipality: Ottawa Site Lot: Site Conc: Northing: Easting: Site Geo Ref Accu: Site Map Datum: SAC Action Class: Air Spills - Gases and Vapours Source Type:	
<u>4</u>	8 of 13	SE/86.6	54.9 / -1.00	Metro Incorporated 50 Beechwood Avenue Ottawa ON K1L 8B3	SPL
Ref No: 3360-8XPNGK Site No: Incident Dt: 31-AUG-12 Year: Incident Cause: Incident Event: Contaminant Code: 38 Contaminant Name: REFRIGERANT GAS, N.O.S. Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: Environment Impact: Not Anticipated Nature of Impact: Receiving Medium: Receiving Env: MOE Response: No Field Response Dt MOE Arvl on Scn: MOE Reported Dt: 31-AUG-12 Dt Document Closed: Incident Reason: Site Name: Metro<UNOFFICIAL> Site County/District: Site Geo Ref Meth: Incident Summary: Parson's Refrigeration: 113.4 kg R22 to atm Contaminant Qty: 113.4 kg				Discharger Report: Material Group: Health/Env Conseq: Client Type: Sector Type: Agency Involved: Nearest Watercourse: Site Address: 50 Beechwood Avenue Site District Office: Site Postal Code: Site Region: Site Municipality: Ottawa Site Lot: Site Conc: Northing: Easting: Site Geo Ref Accu: Site Map Datum: SAC Action Class: Air Spills - Gases and Vapours Source Type:	
<u>4</u>	9 of 13	SE/86.6	54.9 / -1.00	Metro Ontario Inc. 50 Beechwood Avenue Ottawa ON	SPL
Ref No: 6376-9DGR4W Site No: Incident Dt: 2013/11/15 Year: Incident Cause: Leak/Break Incident Event: Contaminant Code: 38 Contaminant Name: FREON R-22 (CFC) Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: Environment Impact: Confirmed				Discharger Report: Material Group: Health/Env Conseq: Client Type: Sector Type: Pipeline/Components Agency Involved: Nearest Watercourse: Site Address: 50 Beechwood Avenue Site District Office: Site Postal Code: Site Region: Site Municipality: Ottawa	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Nature of Impact: Receiving Medium: Receiving Env: MOE Response: Dt MOE Arvl on Scn: MOE Reported Dt: Dt Document Closed: Incident Reason: Site Name: Site County/District: Site Geo Ref Meth: Incident Summary: Contaminant Qty:	Other Impact(s) No Field Response 2013/11/15 Material Failure - Poor Design/Substandard Material 50 Beechwood Avenue<UNOFFICIAL> Metro: R22 250 lbs to atmosphere 250 lb			Site Lot: Site Conc: Northing: Easting: Site Geo Ref Accu: Site Map Datum: SAC Action Class: Source Type:	Air Spills - Gases and Vapours

4	10 of 13	SE/86.6	54.9 / -1.00	Metro Ontario Inc. 50 Beechwood Ave Ottawa ON K1L 8B3	SPL
Ref No: Site No: Incident Dt: Year: Incident Cause: Incident Event: Contaminant Code: Contaminant Name: Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: Environment Impact: Nature of Impact: Receiving Medium: Receiving Env: MOE Response: Dt MOE Arvl on Scn: MOE Reported Dt: Dt Document Closed: Incident Reason: Site Name: Site County/District: Site Geo Ref Meth: Incident Summary: Contaminant Qty:	0560-9QYPQY 4249-8DQR56 2014/11/18 Leak/Break 38 FREON R-22 (CFC) Air N 2014/11/18 2015/01/13 Equipment Failure 50 Beechwood 10-30 metres eg. Medium Quality GPS Metro: Refridgerant leak of R22 to atm 113 kg			Discharger Report: Material Group: Health/Env Conseq: Client Type: Sector Type: Agency Involved: Nearest Watercourse: Site Address: Site District Office: Site Postal Code: Site Region: Site Municipality: Site Lot: Site Conc: Northing: Easting: Site Geo Ref Accu: Site Map Datum: SAC Action Class: Source Type:	Other 50 Beechwood Ave K1L 8B3 Ottawa 5032049 447118 Map NAD83 Air Spills - Gases and Vapours

4	11 of 13	SE/86.6	54.9 / -1.00	METRO 50 BEECHWOOD AVE OTTAWA ON K1L8B3	GEN
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:	ON9500144 As of Dec 2017 Canada Registered				

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
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Detail(s)

Waste Class: 146 T
Waste Class Name: Other specified inorganic sludges, slurries or solids

4	12 of 13	SE/86.6	54.9 / -1.00	50 Beachwood Avenue Ottawa ON	SPL
Ref No:	4444-AWNVZ8			Discharger Report:	
Site No:	NA			Material Group:	
Incident Dt:	2018/03/08			Health/Env Conseq:	2 - Minor Environment
Year:				Client Type:	
Incident Cause:				Sector Type:	Miscellaneous Communal
Incident Event:	Leak/Break			Agency Involved:	
Contaminant Code:	38			Nearest Watercourse:	
Contaminant Name:	REFRIGERANT GAS, N.O.S.			Site Address:	50 Beachwood Avenue
Contaminant Limit 1:				Site District Office:	Ottawa
Contam Limit Freq 1:				Site Postal Code:	
Contaminant UN No 1:	1078			Site Region:	Eastern
Environment Impact:				Site Municipality:	Ottawa
Nature of Impact:				Site Lot:	
Receiving Medium:				Site Conc:	
Receiving Env:	Air			Northing:	
MOE Response:	No			Easting:	
Dt MOE Arvl on Scn:				Site Geo Ref Accu:	
MOE Reported Dt:	2018/03/08			Site Map Datum:	
Dt Document Closed:				SAC Action Class:	Air Spills - Gases and Vapours
Incident Reason:	Equipment Failure			Source Type:	Valve/Fitting/Piping
Site Name:	Metro 261<UNOFFICIAL>				
Site County/District:					
Site Geo Ref Meth:					
Incident Summary:	Slow leak of R407A				
Contaminant Qty:	345 lb				

4	13 of 13	SE/86.6	54.9 / -1.00	Metro Ontario Incorporated 50 Beechwood Ave Ottawa ON K1L 8B3	SPL
Ref No:	4742-AZETYR			Discharger Report:	
Site No:	NA			Material Group:	
Incident Dt:	2018/06/04			Health/Env Conseq:	0 - No Impact
Year:				Client Type:	Corporation
Incident Cause:				Sector Type:	Other
Incident Event:	Leak/Break			Agency Involved:	
Contaminant Code:	38			Nearest Watercourse:	
Contaminant Name:	REFRIGERANT GAS, N.O.S.			Site Address:	50 Beechwood Ave
Contaminant Limit 1:				Site District Office:	Ottawa
Contam Limit Freq 1:	n/a			Site Postal Code:	K1L 8B3
Contaminant UN No 1:	1078			Site Region:	Eastern
Environment Impact:				Site Municipality:	Ottawa
Nature of Impact:				Site Lot:	
Receiving Medium:				Site Conc:	
Receiving Env:	Air			Northing:	
MOE Response:	No			Easting:	
Dt MOE Arvl on Scn:				Site Geo Ref Accu:	
MOE Reported Dt:	2018/06/04			Site Map Datum:	
Dt Document Closed:	2018/07/30			SAC Action Class:	Air Spills - Gases and Vapours
Incident Reason:	Maintenance			Source Type:	Structure
Site Name:	Metro store #261<UNOFFICIAL>				
Site County/District:					
Site Geo Ref Meth:					
Incident Summary:	Parson Refrig: 104.5 kg of R407A to atm				

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Contaminant Qty:		104.5 kg			
<u>5</u>	1 of 1	NNW/88.0	55.8 / -0.08	35 Springfield Rd Ottawa ON	SPL
Ref No:	4540-9YLSX3			Discharger Report:	
Site No:	NA			Material Group:	
Incident Dt:	7/20/2015			Health/Env Conseq:	
Year:				Client Type:	
Incident Cause:				Sector Type:	Unknown / N/A
Incident Event:				Agency Involved:	
Contaminant Code:	15			Nearest Watercourse:	
Contaminant Name:	TRANSFORMER OIL (N.O.S.)			Site Address:	35 Springfield Rd
Contaminant Limit 1:				Site District Office:	
Contam Limit Freq 1:				Site Postal Code:	
Contaminant UN No 1:				Site Region:	
Environment Impact:				Site Municipality:	Ottawa
Nature of Impact:				Site Lot:	
Receiving Medium:				Site Conc:	
Receiving Env:				Northing:	5032164
MOE Response:	No			Easting:	447091
Dt MOE Arvl on Scn:				Site Geo Ref Accu:	
MOE Reported Dt:	7/20/2015			Site Map Datum:	
Dt Document Closed:	9/16/2015			SAC Action Class:	Land Spills
Incident Reason:	Equipment Failure			Source Type:	
Site Name:	Pole Top Transformer<UNOFFICIAL>				
Site County/District:					
Site Geo Ref Meth:					
Incident Summary:	Transformer leak, 5 L non PCB, cleaning				
Contaminant Qty:	5 L				
<u>6</u>	1 of 1	ENE/91.4	56.2 / 0.31	Hydro Ottawa Limited/ Hydro Ottawa Limitee 67 Beechwood Ave Ottawa ON	SPL
Ref No:	4443-9P3AA7			Discharger Report:	
Site No:	NA			Material Group:	
Incident Dt:	2014/09/18			Health/Env Conseq:	
Year:				Client Type:	
Incident Cause:	Collision/Accident			Sector Type:	Transformer
Incident Event:				Agency Involved:	
Contaminant Code:	15			Nearest Watercourse:	Great Lakes - St. Lawrence; Lower Ottawa River; Lower Ottawa River; Lower Ottawa River
Contaminant Name:	TRANSFORMER OIL (N.O.S.)			Site Address:	67 Beechwood Ave
Contaminant Limit 1:				Site District Office:	
Contam Limit Freq 1:				Site Postal Code:	
Contaminant UN No 1:				Site Region:	
Environment Impact:	Not Anticipated			Site Municipality:	Ottawa
Nature of Impact:	Soil Contamination; Surface Water Pollution			Site Lot:	
Receiving Medium:				Site Conc:	
Receiving Env:				Northing:	
MOE Response:	Priority Field Response			Easting:	
Dt MOE Arvl on Scn:	2014/09/18			Site Geo Ref Accu:	
MOE Reported Dt:	2014/09/18			Site Map Datum:	
Dt Document Closed:	2014/11/21			SAC Action Class:	Primary Assessment of Incident
Incident Reason:	Operator/Human Error			Source Type:	
Site Name:	CB and City Street<UNOFFICIAL>				
Site County/District:					
Site Geo Ref Meth:					
Incident Summary:	Hydro Ottawa: >100L Trans oil to road / CB				
Contaminant Qty:	100 L				

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
7	1 of 2	ESE/100.7	55.2 / -0.69	DIAMOND TAXI GARAGE 39 BARRETTE ST. VANIER ON K1L 8A4	GEN
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		ON0965600 0000 *** NOT DEFINED *** 86,87,88,89,90			
Detail(s)					
Waste Class:		213			
Waste Class Name:		PETROLEUM DISTILLATES			
Waste Class:		252			
Waste Class Name:		WASTE OILS & LUBRICANTS			
7	2 of 2	ESE/100.7	55.2 / -0.69	DIAMOND TAXI GARAGE 12-269 39 BARRETTE ST. VANIER ON K1L 8A4	GEN
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		ON0965600 4581 TAXICAB INDUSTRY 92,93,94,95,96,97,98			
Detail(s)					
Waste Class:		213			
Waste Class Name:		PETROLEUM DISTILLATES			
Waste Class:		252			
Waste Class Name:		WASTE OILS & LUBRICANTS			
8	1 of 2	NNW/101.2	56.9 / 1.00	Enbridge Gas Distribution Inc. 41 Springfield Road Ottawa ON K1M 1C8	SPL
Ref No: Site No: Incident Dt: Year: Incident Cause: Incident Event: Contaminant Code:		1022-BDYHSX NA 7/11/2019		Discharger Report: Material Group: Health/Env Conseq: Client Type: Sector Type: Agency Involved: Nearest Watercourse:	
				2 - Minor Environment Corporation Miscellaneous Industrial	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Contaminant Name: Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: Environment Impact: Nature of Impact: Receiving Medium: Receiving Env: MOE Response: Dt MOE Arvl on Scn: MOE Reported Dt: Dt Document Closed: Incident Reason: Site Name: Site County/District: Site Geo Ref Meth: Incident Summary: Contaminant Qty:	NATURAL GAS (METHANE) 1075 Air No 7/11/2019 9/6/2019 Operator/Human Error Resident<UNOFFICIAL> FSB: 1/2" plastic, IP, service dgmd, made safe (Ottawa) 0 other - see incident description	Site Address: Site District Office: Site Postal Code: Site Region: Site Municipality: Site Lot: Site Conc: Northing: Easting: Site Geo Ref Accu: Site Map Datum: SAC Action Class: Source Type:	41 Springfield Road Ottawa K1M 1C8 Eastern Ottawa TSSA - Fuel Safety Branch - Hydrocarbon Fuel Release/Spill Valve/Fitting/Piping		

<u>8</u>	2 of 2	NNW/101.2	56.9 / 1.00	ENBRIDGE GAS INC 41 SPRINGFIELD RD,, OTTAWA, ON, K1M 1C8, CA ON	PINC
Incident Id: Incident No: Incident Reported Dt: Type: Status Code: Tank Status: Task No: Spills Action Centre: Fuel Type: Fuel Occurrence Tp: Date of Occurrence: Occurrence Start Dt: Depth: Customer Acct Name: Incident Address: Operation Type: Pipeline Type: Regulator Type: Summary: Reported By: Affiliation: Occurrence Desc: Damage Reason: Notes:	2631918 7/11/2019 FS-Pipeline Incident Pipeline Damage Reason Est ENBRIDGE GAS INC 41 SPRINGFIELD RD,, OTTAWA, ON, K1M 1C8, CA	Pipe Material: Fuel Category: Health Impact: Environment Impact: Property Damage: Service Interrupt: Enforce Policy: Public Relation: Pipeline System: PSIG: Attribute Category: Regulator Location: Method Details:			

<u>9</u>	1 of 1	ENE/101.8	56.2 / 0.31	71 BEECHWOOD AVENUE, OTTAWA ON	INC
Incident No: Incident ID: Instance No: Status Code: Attribute Category: Context: Date of Occurrence: Time of Occurrence: Incident Created On: Instance Creation Dt:	1581428 FS-Perform L1 Incident Insp 2015/02/24 00:00:00 NULL	Any Health Impact: Any Enviro Impact: Service Interrupted: Was Prop Damaged: Reside App. Type: Commer App. Type: Indus App. Type: Institut App. Type: Venting Type: Vent Conn Mater:	No No Yes Yes 		

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
<p>Instance Install Dt: Occur Insp Start Date: 2015/02/24 00:00:00 Approx Quant Rel: Tank Capacity: Fuels Occur Type: CO Release Fuel Type Involved: Natural Gas Enforcement Policy: NULL Prc Escalation Req: NULL Tank Material Type: Tank Storage Type: Tank Location Type: Pump Flow Rate Cap: Task No: 5376421 Notes: Drainage System: Sub Surface Contam.: Aff Prop Use Water: Contam. Migrated: Contact Natural Env: Incident Location: 71 BEECHWOOD AVENUE, OTTAWA - CO RELEASE Occurrence Narrative: furnace experiencing CO production and delayed ignition Operation Type Involved: Commercial (e.g. restaurant, business unit, etc) Item: Item Description: Device Installed Location:</p>					
10	1 of 1	WSW/117.1	53.9 / -2.00	Chartwell Master Care LP 420 Mackay Street Ottawa ON K1M 2C4	GEN
<p>Generator No: ON9100636 SIC Code: SIC Description: Approval Years: As of Oct 2022 PO Box No: Country: Canada Status: Registered Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:</p>					
Detail(s)					
<p>Waste Class: 251 L Waste Class Name: OIL SKIMMINGS & SLUDGES</p>					
11	1 of 12	SW/117.9	53.3 / -2.54	TRANSPORTATION COMPANY. SHELL STATION 20 BEACHWOOD AVE. SERVICE STATION VANIER CITY ON	SPL
<p>Ref No: 98511 Site No: Incident Dt: 4/11/1994 Year: Incident Cause: PIPE/HOSE LEAK Incident Event: Contaminant Code: Contaminant Name: Contaminant Limit 1:</p>					
<p>Discharger Report: Material Group: Health/Env Conseq: Client Type: Sector Type: Agency Involved: Nearest Watercourse: Site Address: Site District Office:</p>					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Contam Limit Freq 1: Contaminant UN No 1: Environment Impact: NOT ANTICIPATED Nature of Impact: Soil contamination Receiving Medium: LAND Receiving Env: MOE Response: Dt MOE Arvl on Scn: MOE Reported Dt: 4/12/1994 Dt Document Closed: Incident Reason: ERROR Site Name: Site County/District: Site Geo Ref Meth: Incident Summary: Contaminant Qty:				Site Postal Code: Site Region: Site Municipality: 20102 Site Lot: Site Conc: Northing: Easting: Site Geo Ref Accu: Site Map Datum: SAC Action Class: Source Type:	
PAYNE CARTAGE LTD.- 4L GASOLINE TO CEMENT SLABS CLEANED UP					
11	2 of 12	SW/117.9	53.3 / -2.54	SHELL CANADA PRODUCTS LTD. 20 BEECHWOOD SERVICE STATION OTTAWA CITY ON K1L 8B3	SPL
Ref No: 28188 Site No: Incident Dt: 11/25/1989 Year: Incident Cause: UNDERGROUND TANK LEAK Incident Event: Contaminant Code: Contaminant Name: Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: Environment Impact: NOT ANTICIPATED Nature of Impact: Receiving Medium: LAND Receiving Env: MOE Response: Dt MOE Arvl on Scn: MOE Reported Dt: 11/25/1989 Dt Document Closed: Incident Reason: ERROR Site Name: Site County/District: Site Geo Ref Meth: Incident Summary: Contaminant Qty:				Discharger Report: Material Group: Health/Env Conseq: Client Type: Sector Type: Agency Involved: Nearest Watercourse: Site Address: Site District Office: Site Postal Code: Site Region: Site Municipality: 20101 Site Lot: Site Conc: Northing: Easting: MCCR Site Geo Ref Accu: Site Map Datum: SAC Action Class: Source Type:	
SHELL CANADA - 40L FUEL TO ROADWAY					
11	3 of 12	SW/117.9	53.3 / -2.54	FERN MILLIARD 20 BEECHWOOD AV VANIER ON K1L 8B3	PRT
Location ID: 16157 Type: retail Expiry Date: 1992-02-28 Capacity (L): 0 Licence #: 0015725001					
11	4 of 12	SW/117.9	53.3 / -2.54	BEECHWOOD SHELL CIRCLE K 20 BEECHWOOD AV VANIER ON K1L8B3	PRT

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
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Location ID: 16157
Type: retail
Expiry Date: 1995-11-30
Capacity (L): 100200
Licence #: 0076377571

11	5 of 12	SW/117.9	53.3 / -2.54	2065170 ONTARIO INC 20 BEECHWOOD AV VANIER ON K1L 8B3	FSTH
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License Issue Date: 12/12/2005
Tank Status: Licensed
Tank Status As Of: August 2007
Operation Type: Retail Fuel Outlet
Facility Type: Gasoline Station - Self Serve

--Details--

Status: Active
Year of Installation: 1991
Corrosion Protection:
Capacity: 33400
Tank Fuel Type: Liquid Fuel Single Wall UST - Gasoline

Status: Active
Year of Installation: 1991
Corrosion Protection:
Capacity: 33400
Tank Fuel Type: Liquid Fuel Single Wall UST - Gasoline

Status: Active
Year of Installation: 1991
Corrosion Protection:
Capacity: 33400
Tank Fuel Type: Liquid Fuel Single Wall UST - Gasoline

11	6 of 12	SW/117.9	53.3 / -2.54	2065170 ONTARIO INC 20 BEECHWOOD AV VANIER ON K1L 8B3	FSTH
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License Issue Date: 12/12/2005 12:05:00 PM
Tank Status: Licensed
Tank Status As Of: December 2008
Operation Type: Retail Fuel Outlet
Facility Type: Gasoline Station - Self Serve

--Details--

Status: Active
Year of Installation: 1991
Corrosion Protection:
Capacity: 36300
Tank Fuel Type: Liquid Fuel Single Wall UST - Gasoline

Status: Active
Year of Installation: 1991
Corrosion Protection:
Capacity: 36300
Tank Fuel Type: Liquid Fuel Single Wall UST - Gasoline

Status: Active
Year of Installation: 1991

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Corrosion Protection:					
Capacity:		36300			
Tank Fuel Type:		Liquid Fuel Single Wall UST - Gasoline			

11	7 of 12	SW/117.9	53.3 / -2.54	FERN MILLIARD 20 BEECHWOOD AV VANIER ON K1L 8B3	DTNK
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Delisted Expired Fuel Safety Facilities

Instance No:	9496967	Expired Date:	3/1/1991
Status:	EXPIRED	Max Hazard Rank:	
Instance ID:		Facility Location:	
Instance Type:	FS Facility	Facility Type:	
Instance Creation Dt:		Fuel Type 2:	
Instance Install Dt:		Fuel Type 3:	
Item Description:		Panam Related:	
Manufacturer:		Panam Venue Nm:	
Model:		External Identifier:	
Serial No:		Item:	
ULC Standard:		Piping Steel:	
Quantity:		Piping Galvanized:	
Unit of Measure:		Tank Single Wall St:	
Overfill Prot Type:		Piping Underground:	
Creation Date:		Tank Underground:	
Next Periodic Str DT:		Source:	
TSSA Base Sched Cycle 2:			
TSSAMax Hazard Rank 1:			
TSSA Risk Based Periodic Yn:			
TSSA Volume of Directives:			
TSSA Periodic Exempt:			
TSSA Statutory Interval:			
TSSA Recd Insp Interva:			
TSSA Recd Tolerance:			
TSSA Program Area:			
TSSA Program Area 2:			
Description:			
Original Source:	EXP		
Record Date:	Up to May 2013		

11	8 of 12	SW/117.9	53.3 / -2.54	2709574 ONTARIO INC. DBA SHELL 20 BEECHWOOD AVE OTTAWA K1L 8B3 ON CA ON	FST
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Instance No:	11329010	Manufacturer:	
Status:		Serial No:	
Cont Name:		Ulc Standard:	
Instance Type:	FS Liquid Fuel Tank	Quantity:	
Item:		Unit of Measure:	Gasoline
Item Description:	FS Liquid Fuel Tank	Fuel Type:	Gasoline
Tank Type:	Single Wall UST	Fuel Type2:	NULL
Install Date:	5/28/2009	Fuel Type3:	NULL
Install Year:	1991	Piping Steel:	
Years in Service:		Piping Galvanized:	
Model:	NULL	Tanks Single Wall St:	
Description:		Piping Underground:	
Capacity:	36300	No Underground:	
Tank Material:	Fiberglass (FRP)	Panam Related:	
Corrosion Protect:	Fiberglass	Panam Venue:	
Overfill Protect:			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Facility Type:		FS Liquid Fuel Tank			
Parent Facility Type:		FS Gasoline Station - Self Serve			
Facility Location:		20 BEECHWOOD AVE OTTAWA K1L 8B3 ON CA			
Device Installed Location:		20 BEECHWOOD AVE OTTAWA K1L 8B3 ON CA			
<u>Liquid Fuel Tank Details</u>					
Overfill Protection:					
Owner Account Name:		2709574 ONTARIO INC. DBA SHELL			
Item:		FS LIQUID FUEL TANK			

11	9 of 12	SW/117.9	53.3 / -2.54	2709574 ONTARIO INC. DBA SHELL 20 BEECHWOOD AVE OTTAWA K1L 8B3 ON CA ON	FST
Instance No:		11030388			
Status:					
Cont Name:					
Instance Type:		FS Liquid Fuel Tank			
Item:					
Item Description:		FS Liquid Fuel Tank			
Tank Type:		Single Wall UST			
Install Date:		5/28/2009			
Install Year:		1991			
Years in Service:					
Model:		NULL			
Description:					
Capacity:		36300			
Tank Material:		Fiberglass (FRP)			
Corrosion Protect:		Fiberglass			
Overfill Protect:					
Facility Type:		FS Liquid Fuel Tank			
Parent Facility Type:		FS Gasoline Station - Self Serve			
Facility Location:		20 BEECHWOOD AVE OTTAWA K1L 8B3 ON CA			
Device Installed Location:		20 BEECHWOOD AVE OTTAWA K1L 8B3 ON CA			
<u>Liquid Fuel Tank Details</u>					
Overfill Protection:					
Owner Account Name:		2709574 ONTARIO INC. DBA SHELL			
Item:		FS LIQUID FUEL TANK			

11	10 of 12	SW/117.9	53.3 / -2.54	2709574 ONTARIO INC. DBA SHELL 20 BEECHWOOD AVE OTTAWA K1L 8B3 ON CA ON	FST
Instance No:		11030379			
Status:					
Cont Name:					
Instance Type:		FS Liquid Fuel Tank			
Item:					
Item Description:		FS Liquid Fuel Tank			
Tank Type:		Single Wall UST			
Install Date:		5/28/2009			
Install Year:		1991			
Years in Service:					
Model:		NULL			
Description:					
Capacity:		36300			
Tank Material:		Fiberglass (FRP)			
Corrosion Protect:		Fiberglass			
Overfill Protect:					
Facility Type:		FS Liquid Fuel Tank			
Manufacturer:					
Serial No:					
Ulc Standard:					
Quantity:					
Unit of Measure:					
Fuel Type:		Gasoline			
Fuel Type2:		NULL			
Fuel Type3:		NULL			
Piping Steel:					
Piping Galvanized:					
Tanks Single Wall St:					
Piping Underground:					
No Underground:					
Panam Related:					
Panam Venue:					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
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Parent Facility Type: FS Gasoline Station - Self Serve
Facility Location:
Device Installed Location: 20 BEECHWOOD AVE OTTAWA K1L 8B3 ON CA

Liquid Fuel Tank Details

Overfill Protection:
Owner Account Name: 2709574 ONTARIO INC. DBA SHELL
Item: FS LIQUID FUEL TANK

11	11 of 12	SW/117.9	53.3 / -2.54	Shell Canada Products 20 Beechwood Avenue Vanier ON	GEN
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Generator No: ON9975540
SIC Code: 447110
SIC Description:
Approval Years: 2013
PO Box No:
Country:
Status:
Co Admin:
Choice of Contact:
Phone No Admin:
Contaminated Facility:
MHSW Facility:

Detail(s)

Waste Class: 221
Waste Class Name: LIGHT FUELS

11	12 of 12	SW/117.9	53.3 / -2.54	20 BEECHWOOD AVE OTTAWA ON K1L 8B3	DTNK
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Delisted Fuel Storage Tank

Instance No: 9884155 Status: Active Instance Type: Fuel Type: Cont Name: Capacity: Tank Material: Corrosion Prot: Tank Type: Install Year: Facility Type: Device Installed Loc: Fuel Type 2: Fuel Type 3: Item: FS GASOLINE STATION - SELF SERVE Item Description: Model: Description: Instance Creation Dt: Instance Install Dt: Manufacturer: Serial No: ULC Standard: Quantity:	Creation Date: Overfill Prot Type: Facility Location: Piping SW Steel: 0 Piping SW Galvan: 0 Tanks SW Steel: 0 Piping Underground: 3 No Underground: 3 Max Hazard Rank: Max Hazard Rank 1: Nxt Period Start Dt: Program Area 1: Program Area 2: Nxt Period Strt Dt 2: Risk Based Periodic: Vol of Directives: Years in Service: Created Date: Federal Device: Periodic Exempt: Statutory Interval: Rcomnd Insp Interval: Recommended Toler: Panam Venue Name:
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Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Unit of Measure: Parent Fac Type: TSSA Base Sched Cycle 1: TSSA Base Sched Cycle 2: Original Source: FST Record Date: 31-MAY-2021				External Identifier:	
12	1 of 2	ENE/122.2	56.2 / 0.31	BEECHWOOD CYCLE 05-806 92 BEECHWOOD AVE. VANIER ON K1L 8B2	GEN
Generator No: ON1133201 SIC Code: 6542 SIC Description: BICYCLE SHOPS Approval Years: 92,93,94,95,96,97,98 PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:					
Detail(s)					
Waste Class: 213 Waste Class Name: PETROLEUM DISTILLATES					
12	2 of 2	ENE/122.2	56.2 / 0.31	BEECHWOOD CYCLE 92 BEECHWOOD AVENUE VANIER ON K1L 8B2	GEN
Generator No: ON1133201 SIC Code: 6542 SIC Description: BICYCLE SHOPS Approval Years: 99,00,01 PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:					
Detail(s)					
Waste Class: 213 Waste Class Name: PETROLEUM DISTILLATES					
13	1 of 2	NNW/138.6	56.9 / 1.06	Enbridge Energy Distribution Inc. 51 & 55 Springfield Rd Ottawa ON	SPL
Ref No: 2670-BE7P2W Site No: NA Incident Dt: 7/18/2019 Year: Incident Cause: Incident Event: Leak/Break Contaminant Code: 35		Discharger Report: Material Group: Health/Env Conseq: 2 - Minor Environment Corporation Client Type: Miscellaneous Communal Sector Type: Agency Involved: Nearest Watercourse:			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Contaminant Name: NATURAL GAS (METHANE) Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: 1075 Environment Impact: Nature of Impact: Receiving Medium: Receiving Env: Air MOE Response: No Dt MOE Arvl on Scn: MOE Reported Dt: 7/18/2019 Dt Document Closed: 9/6/2019 Incident Reason: Operator/Human Error Site Name: Residential<UNOFFICIAL> Site County/District: Site Geo Ref Meth: Incident Summary: TSSA FSB: 1/2" plastic IP service linestrike, made safe Contaminant Qty: 0 other - see incident description					
				Site Address: 51 & 55 Springfield Rd Site District Office: Ottawa Site Postal Code: Site Region: Eastern Site Municipality: Ottawa Site Lot: Site Conc: Northing: Easting: Site Geo Ref Accu: Site Map Datum: SAC Action Class: TSSA - Fuel Safety Branch - Hydrocarbon Fuel Release/Spill Source Type: Pipeline/Components	

13	2 of 2	NNW/138.6	56.9 / 1.06	ENBRIDGE GAS INC 51 & 55 SPRINGFIELD RD,,OTTAWA,ON,K1M 1C8,CA ON	PINC
Incident Id: Incident No: 2640806 Incident Reported Dt: 7/18/2019 Type: FS-Pipeline Incident Status Code: Tank Status: Pipeline Damage Reason Est Task No: Spills Action Centre: Fuel Type: Fuel Occurrence Tp: Date of Occurrence: Occurrence Start Dt: Depth: Customer Acct Name: ENBRIDGE GAS INC Incident Address: 51 & 55 SPRINGFIELD RD,,OTTAWA,ON,K1M 1C8,CA Operation Type: Pipeline Type: Regulator Type: Summary: Reported By: Affiliation: Occurrence Desc: Damage Reason: Notes:					
				Pipe Material: Fuel Category: Health Impact: Environment Impact: Property Damage: Service Interrupt: Enforce Policy: Public Relation: Pipeline System: PSIG: Attribute Category: Regulator Location: Method Details:	

14	1 of 2	N/148.4	56.8 / 0.97	ENBRIDGE GAS INC 54 DOUGLAS AVE,,OTTAWA,ON,K1M 1G2,CA ON	PINC
Incident Id: Incident No: 2795412 Incident Reported Dt: 3/4/2020 Type: FS-Pipeline Incident Status Code: Tank Status: Pipeline Damage Reason Est Task No: Spills Action Centre:					
				Pipe Material: Fuel Category: Health Impact: Environment Impact: Property Damage: Service Interrupt: Enforce Policy: Public Relation:	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Fuel Type: Fuel Occurrence Tp: Date of Occurrence: Occurrence Start Dt: Depth: Customer Acct Name: Incident Address: Operation Type: Pipeline Type: Regulator Type: Summary: Reported By: Affiliation: Occurrence Desc: Damage Reason: Notes:					
		ENBRIDGE GAS INC		Pipeline System: PSIG: Attribute Category: Regulator Location: Method Details:	
		54 DOUGLAS AVE., OTTAWA, ON, K1M 1G2, CA			
14	2 of 2	N/148.4	56.8 / 0.97	Enbridge Gas Distribution Inc. 54 Douglas Avenue Ottawa ON	SPL
Ref No: 6848-BMDQUH Site No: NA Incident Dt: 2020/03/04 Year: Incident Cause: Incident Event: Leak/Break Contaminant Code: 35 Contaminant Name: NATURAL GAS (METHANE) Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: 1075 Environment Impact: Nature of Impact: Receiving Medium: Receiving Env: Air MOE Response: No Dt MOE Arvl on Scn: MOE Reported Dt: 2020/03/04 Dt Document Closed: 2020/05/16 Incident Reason: Operator/Human Error Site Name: Residential service line<UNOFFICIAL> Site County/District: Site Geo Ref Meth: Incident Summary: TSSA FSB: ½" plastic service IP, made safe Contaminant Qty: 0 other - see incident description					
Discharger Report: Material Group: Health/Env Conseq: 2 - Minor Environment Client Type: Corporation Sector Type: Unknown / N/A Agency Involved: Nearest Watercourse: Site Address: 54 Douglas Avenue Site District Office: Ottawa Site Postal Code: Site Region: Eastern Site Municipality: Ottawa Site Lot: Site Conc: Northing: 5032261 Easting: 447134 Site Geo Ref Accu: Site Map Datum: SAC Action Class: TSSA - Fuel Safety Program Notifications Source Type: Valve/Fitting/Piping					
15	1 of 1	WSW/156.8	52.8 / -3.08	VELO SPORTABLE CYCLE 413 MACKAY STREET OTTAWA ON K1M 2C5	GEN
Generator No: ON1830700 SIC Code: 6541 SIC Description: SPORTING GOODS STORE Approval Years: 94,95,96,97,98,99,00,01 PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility:					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:					
<u>Detail(s)</u>					
Waste Class:		241			
Waste Class Name:		HALOGENATED SOLVENTS			
16	4 of 15	ENE/158.8	56.1 / 0.24	monson cleaners 110 beechwood ottawa ON	GEN
Generator No:		ON5748334			
SIC Code:		812320			
SIC Description:		Dry Cleaning and Laundry Services (except Coin-Operated)			
Approval Years:		2009			
PO Box No:					
Country:					
Status:					
Co Admin:					
Choice of Contact:					
Phone No Admin:					
Contaminated Facility:					
MHSW Facility:					
<u>Detail(s)</u>					
Waste Class:		270			
Waste Class Name:		OTHER SPECIFIED ORGANICS			
16	5 of 15	ENE/158.8	56.1 / 0.24	monson cleaners 110 beechwood ottawa ON	GEN
Generator No:		ON5748334			
SIC Code:		812320			
SIC Description:		Dry Cleaning and Laundry Services (except Coin-Operated)			
Approval Years:		2010			
PO Box No:					
Country:					
Status:					
Co Admin:					
Choice of Contact:					
Phone No Admin:					
Contaminated Facility:					
MHSW Facility:					
<u>Detail(s)</u>					
Waste Class:		241			
Waste Class Name:		HALOGENATED SOLVENTS			
Waste Class:		270			
Waste Class Name:		OTHER SPECIFIED ORGANICS			
16	6 of 15	ENE/158.8	56.1 / 0.24	monson cleaners 110 beechwood	GEN

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
ottawa ON					
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		ON5748334 812320 Dry Cleaning and Laundry Services (except Coin-Operated) 2011			
Detail(s)					
Waste Class:		241			
Waste Class Name:		HALOGENATED SOLVENTS			
Waste Class:		270			
Waste Class Name:		OTHER SPECIFIED ORGANICS			
16	7 of 15	ENE/158.8	56.1 / 0.24	Monson Deluxe Cleaners 110 beechwood ave ottawa ON K1L8B2	GEN
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		ON4973197 812320 Dry Cleaning and Laundry Services (except Coin-Operated) 2011			
16	8 of 15	ENE/158.8	56.1 / 0.24	Monson Deluxe Cleaners 110 beechwood ave ottawa ON K1L8B2	GEN
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		ON4973197 812320 Dry Cleaning and Laundry Services (except Coin-Operated) 2012			
16	9 of 15	ENE/158.8	56.1 / 0.24	Monson Deluxe Cleaners 110 beechwood ave ottawa ON	GEN
Generator No:		ON4973197			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
SIC Code: 812320 SIC Description: DRY CLEANING AND LAUNDRY SERVICES (EXCEPT COIN-OPERATED) Approval Years: 2013 PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:					
Detail(s)					
Waste Class: 241					
Waste Class Name: HALOGENATED SOLVENTS					
16	10 of 15	ENE/158.8	56.1 / 0.24	Monson Deluxe Cleaners 110 beechwood ave ottawa ON K1L8B2	GEN
Generator No: ON4973197 SIC Code: 812320 SIC Description: DRY CLEANING AND LAUNDRY SERVICES (EXCEPT COIN-OPERATED) Approval Years: 2016 PO Box No: Country: Canada Status: Co Admin: Choice of Contact: CO_OFFICIAL Phone No Admin: Contaminated Facility: No MHSW Facility: No					
Detail(s)					
Waste Class: 241					
Waste Class Name: HALOGENATED SOLVENTS					
16	11 of 15	ENE/158.8	56.1 / 0.24	Monson Deluxe Cleaners 110 beechwood ave ottawa ON K1L8B2	GEN
Generator No: ON4973197 SIC Code: 812320 SIC Description: DRY CLEANING AND LAUNDRY SERVICES (EXCEPT COIN-OPERATED) Approval Years: 2015 PO Box No: Country: Canada Status: Co Admin: Choice of Contact: CO_OFFICIAL Phone No Admin: Contaminated Facility: No MHSW Facility: No					
Detail(s)					
Waste Class: 241					
Waste Class Name: HALOGENATED SOLVENTS					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
16	12 of 15	ENE/158.8	56.1 / 0.24	Monson Deluxe Cleaners 110 beechwood ave ottawa ON K1L8B2	GEN
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		ON4973197 812320 DRY CLEANING AND LAUNDRY SERVICES (EXCEPT COIN-OPERATED) 2014 Canada CO_OFFICIAL No No			
Detail(s)					
Waste Class: Waste Class Name:		241 HALOGENATED SOLVENTS			
16	13 of 15	ENE/158.8	56.1 / 0.24	Monson Deluxe Cleaners 110 beechwood ave ottawa ON K1L8B2	GEN
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		ON4973197 As of Dec 2018 Canada Registered			
Detail(s)					
Waste Class: Waste Class Name:		241 H Halogenated solvents and residues			
Waste Class: Waste Class Name:		241 L Halogenated solvents and residues			
16	14 of 15	ENE/158.8	56.1 / 0.24	Monson Deluxe Cleaners 110 beechwood ave ottawa ON K1L8B2	GEN
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		ON4973197 As of Jul 2020 Canada Registered			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
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Detail(s)

Waste Class: 241 H
Waste Class Name: Halogenated solvents and residues

Waste Class: 241 L
Waste Class Name: Halogenated solvents and residues

16 15 of 15 **ENE/158.8** **56.1 / 0.24** **Monson Deluxe Cleaners**
110 beechwood ave
ottawa ON K1L8B2 **GEN**

Generator No: ON4973197
SIC Code:
SIC Description:
Approval Years: As of Nov 2021
PO Box No:
Country: Canada
Status: Registered
Co Admin:
Choice of Contact:
Phone No Admin:
Contaminated Facility:
MHSW Facility:

Detail(s)

Waste Class: 241 L
Waste Class Name: Halogenated solvents and residues

Waste Class: 241 H
Waste Class Name: Halogenated solvents and residues

17 1 of 1 **SW/164.3** **53.0 / -2.91** **ROCKCLIFFE PHOTO IMAGE CENTRE INC.**
18 BEECHWOOD AVENUE
VANIER ON K1L 8L9 **GEN**

Generator No: ON1893200
SIC Code: 6571
SIC Description: CAMERA/PHOTO. SUPPLY
Approval Years: 94,95,96,97,98
PO Box No:
Country:
Status:
Co Admin:
Choice of Contact:
Phone No Admin:
Contaminated Facility:
MHSW Facility:

Detail(s)

Waste Class: 264
Waste Class Name: PHOTOPROCESSING WASTES

18 1 of 3 **WSW/164.9** **52.8 / -3.08** **Veolia ES Canada Industrial Services Inc.**
411 MacKay St
Ottawa ON **SPL**

Ref No: 1173-BR2HMK **Discharger Report:**

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB	
				Site No: NA Incident Dt: 2020/05/17 Year: Incident Cause: Incident Event: Leak/Break Contaminant Code: 15 Contaminant Name: HYDRAULIC OIL Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: n/a Environment Impact: Nature of Impact: Receiving Medium: Receiving Env: Source Water Zone MOE Response: No Dt MOE Arvl on Scn: MOE Reported Dt: 2020/06/29 Dt Document Closed: 2020/07/17 Incident Reason: Material Failure - Poor Design/Substandard Material Site Name: apartment complex<UNOFFICIAL> Site County/District: Site Geo Ref Meth: Incident Summary: Cooper Equipment Rental: hyd oil to garden ~<100L Contaminant Qty: 99 L	Material Group: Health/Env Conseq: 2 - Minor Environment Corporation Client Type: Miscellaneous Communal Sector Type: Agency Involved: Nearest Watercourse: Site Address: 411 MacKay St Site District Office: Ottawa Site Postal Code: Site Region: Eastern Site Municipality: Ottawa Site Lot: Site Conc: Northing: 5031992 Easting: 447010 Site Geo Ref Accu: Site Map Datum: SAC Action Class: Land Spills Source Type: Motor Vehicle	
18	2 of 3	WSW/164.9	52.8 / -3.08	Minto Developments Inc. 411 Mackay Street Ottawa ON	SPL	
				Ref No: 2152-BPHNTX Site No: NA Incident Dt: 2020/05/11 Year: Incident Cause: Incident Event: Leak/Break Contaminant Code: 15 Contaminant Name: HYDRAULIC OIL Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: n/a Environment Impact: Nature of Impact: Receiving Medium: Receiving Env: Land; Source Water Zone MOE Response: No Dt MOE Arvl on Scn: MOE Reported Dt: 2020/05/11 Dt Document Closed: 2020/07/17 Incident Reason: Equipment Failure Site Name: Minto (Mixed Commercial/Residential Area)<UNOFFICIAL> Site County/District: Site Geo Ref Meth: Incident Summary: Minto Development: 90 L hydraulic oil to asphalt, cntd, clnd Contaminant Qty: 90 L	Discharger Report: Material Group: Health/Env Conseq: 2 - Minor Environment Corporation Client Type: Miscellaneous Industrial Sector Type: Agency Involved: Nearest Watercourse: Site Address: 411 Mackay Street Site District Office: Ottawa Site Postal Code: Site Region: Eastern Site Municipality: Ottawa Site Lot: Site Conc: Northing: 5031992.71 Easting: 447010.45 Site Geo Ref Accu: Site Map Datum: SAC Action Class: Land Spills Source Type: Valve/Fitting/Piping	
18	3 of 3	WSW/164.9	52.8 / -3.08	Apollo Property Management Ltd. - OCSCC 1022 411 McKay Ottawa ON K1M 2K5	GEN	
				Generator No: ON2859088 SIC Code:		

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
SIC Description: Approval Years: As of Oct 2022 PO Box No: Country: Canada Status: Registered Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:					
Detail(s)					
Waste Class: 251 L Waste Class Name: OIL SKIMMINGS & SLUDGES					
19	1 of 1	E/175.2	55.9 / 0.00	BRADLEY KELLY CONSTRUCTION 111 BARRETTE STREET OTTAWA ON	GEN
Generator No: ON1058265 SIC Code: SIC Description: Approval Years: 03,04 PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:					
Detail(s)					
Waste Class: 251 Waste Class Name: OIL SKIMMINGS & SLUDGES					
20	1 of 3	SW/177.2	53.0 / -2.92	19 Beechwood Ave Ottawa ON K1M 1M2	SPL
Ref No: 6726-8EZPH2 Site No: Incident Dt: 3/16/2011 Year: Incident Cause: Discharge or Emission to Air Incident Event: Contaminant Code: 31 Contaminant Name: SMOKE Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: Environment Impact: Confirmed Nature of Impact: Air Pollution Receiving Medium: Receiving Env: MOE Response: Dt MOE Arvl on Scn: MOE Reported Dt: 3/16/2011 Dt Document Closed: Incident Reason: Fire/Explosion - Resulting from fires/explosions (Not occurrences which cause a fire or explosion)					
Discharger Report: Material Group: Health/Env Conseq: Client Type: Sector Type: Agency Involved: Nearest Watercourse: Site Address: 19 Beechwood Ave Site District Office: Site Postal Code: Site Region: Site Municipality: Ottawa Site Lot: Site Conc: Northing: Easting: Site Geo Ref Accu: Site Map Datum: SAC Action Class: Air Spills - Fires Source Type:					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Site Name: Site County/District: Site Geo Ref Meth: Incident Summary: Contaminant Qty:		Strip Mall<UNOFFICIAL>			
20	2 of 3	SW/177.2	53.0 / -2.92	19 Beechwood Avenue Ottawa ON K1M 1M2	SPL
Ref No: Site No: Incident Dt: Year: Incident Cause: Incident Event: Contaminant Code: Contaminant Name: Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: Environment Impact: Nature of Impact: Receiving Medium: Receiving Env: MOE Response: Dt MOE Arvl on Scn: MOE Reported Dt: Dt Document Closed: Incident Reason: Site Name: Site County/District: Site Geo Ref Meth: Incident Summary: Contaminant Qty:		6384-8EZT7Z 3/16/2011 Not Anticipated Priority Field Response (ERP Callout) 3/16/2011 Home Hardware<UNOFFICIAL> 5 alarm fire Home Hardware in Ottawa		Discharger Report: Material Group: Health/Env Conseq: Client Type: Sector Type: Agency Involved: Nearest Watercourse: Site Address: Site District Office: Site Postal Code: Site Region: Site Municipality: Site Lot: Site Conc: Northing: Easting: Site Geo Ref Accu: Site Map Datum: SAC Action Class: Source Type:	
20	3 of 3	SW/177.2	53.0 / -2.92	LCBO 19 BEECHWOOD AVENUE Ottawa ON K1M1M2	GEN
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		ON5464122 As of Oct 2022 Canada Registered			
Detail(s)					
Waste Class: Waste Class Name:		212 I ALIPHATIC SOLVENTS			
21	1 of 1	NW/180.7	56.2 / 0.31	PRIVATE RESIDENCE 76 VAUGHAN STREET STORAGE TANK/BARREL	SPL

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
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OTTAWA CITY ON K1M 1X2

Ref No: 31729
Site No:
Incident Dt: //
Year:
Incident Cause: UNDERGROUND TANK LEAK
Incident Event:
Contaminant Code:
Contaminant Name:
Contaminant Limit 1:
Contam Limit Freq 1:
Contaminant UN No 1:
Environment Impact:
Nature of Impact:
Receiving Medium: LAND
Receiving Env:
MOE Response:
Dt MOE Arvl on Scr:
MOE Reported Dt: 1/5/1990
Dt Document Closed:
Incident Reason: WELD/SEAM FAILURE
Site Name:
Site County/District:
Site Geo Ref Meth:
Incident Summary: BACKENTRY- UNDERGROUND FUEL TANK LEAKING OIL ANDTAKING ON WATER
Contaminant Qty:

Discharger Report:
Material Group:
Health/Env Conseq:
Client Type:
Sector Type:
Agency Involved:
Nearest Watercourse:
Site Address:
Site District Office:
Site Postal Code:
Site Region:
Site Municipality: 20101
Site Lot:
Site Conc:
Northing:
Easting: OTTAWA WORKS
Site Geo Ref Accu:
Site Map Datum:
SAC Action Class:
Source Type:

22	1 of 1	SW/183.5	51.9 / -4.00	Hydro Ottawa Limited 16 Beechwood Drive 16 BEECHWOOD AVE<UNOFFICIAL> Ottawa ON	SPL
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Ref No: 3656-6UNL3G
Site No:
Incident Dt: 10/13/2006
Year:
Incident Cause:
Incident Event:
Contaminant Code: 15
Contaminant Name: TRANSFORMER OIL (N.O.S.)
Contaminant Limit 1:
Contam Limit Freq 1:
Contaminant UN No 1:
Environment Impact: Not Anticipated
Nature of Impact: Soil Contamination
Receiving Medium: Land
Receiving Env:
MOE Response:
Dt MOE Arvl on Scr:
MOE Reported Dt: 10/17/2006
Dt Document Closed:
Incident Reason:
Site Name: 16 BEECHWOOD DRIVE
Site County/District:
Site Geo Ref Meth:
Incident Summary: Hydro Ottawa: transformer oil spill to ground
Contaminant Qty: 100 L

Discharger Report:
Material Group: Oils
Health/Env Conseq:
Client Type:
Sector Type: Transformer
Agency Involved:
Nearest Watercourse:
Site Address: 16 BEECHWOOD DRIVE
Site District Office: Ottawa
Site Postal Code:
Site Region:
Site Municipality: Ottawa
Site Lot:
Site Conc:
Northing:
Easting:
Site Geo Ref Accu:
Site Map Datum:
SAC Action Class:
Source Type:

23	1 of 8	SSW/184.2	51.9 / -4.00	originis medical aesthetic INC. 2 beechwood, unit 101	GEN
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Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
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ottawa ON K1L 8L9

Generator No: ON6386528
SIC Code: 621110
SIC Description: Offices of Physicians
Approval Years: 2010
PO Box No:
Country:
Status:
Co Admin:
Choice of Contact:
Phone No Admin:
Contaminated Facility:
MHSW Facility:

Detail(s)

Waste Class: 312
Waste Class Name: PATHOLOGICAL WASTES

23	2 of 8	SSW/184.2	51.9 / -4.00	originis medical aesthetic INC. 2 beechwood, unit 101 ottawa ON K1L 8L9	GEN
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Generator No: ON6386528
SIC Code: 621110
SIC Description: Offices of Physicians
Approval Years: 2011
PO Box No:
Country:
Status:
Co Admin:
Choice of Contact:
Phone No Admin:
Contaminated Facility:
MHSW Facility:

Detail(s)

Waste Class: 312
Waste Class Name: PATHOLOGICAL WASTES

23	3 of 8	SSW/184.2	51.9 / -4.00	originis medical aesthetic INC. 2 beechwood, unit 101 ottawa ON K1L 8L9	GEN
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Generator No: ON6386528
SIC Code: 621110
SIC Description: Offices of Physicians
Approval Years: 2012
PO Box No:
Country:
Status:
Co Admin:
Choice of Contact:
Phone No Admin:
Contaminated Facility:
MHSW Facility:

Detail(s)

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Waste Class:		312			
Waste Class Name:		PATHOLOGICAL WASTES			
23	4 of 8	SSW/184.2	51.9 / -4.00	originis medical aesthetic INC. 2 beechwood, unit 101 ottawa ON	GEN
Generator No:		ON6386528			
SIC Code:		621110			
SIC Description:		OFFICES OF PHYSICIANS			
Approval Years:		2013			
PO Box No:					
Country:					
Status:					
Co Admin:					
Choice of Contact:					
Phone No Admin:					
Contaminated Facility:					
MHSW Facility:					
<u>Detail(s)</u>					
Waste Class:		312			
Waste Class Name:		PATHOLOGICAL WASTES			
23	5 of 8	SSW/184.2	51.9 / -4.00	originis medical aesthetic INC. 2 Beechwood Avenue, unit 101 Ottawa ON K1L 8L9	GEN
Generator No:		ON6386528			
SIC Code:		621110			
SIC Description:		OFFICES OF PHYSICIANS			
Approval Years:		2016			
PO Box No:					
Country:		Canada			
Status:					
Co Admin:		Sarah Sinden-Lafleche			
Choice of Contact:		CO_OFFICIAL			
Phone No Admin:		613-745-7546 Ext.			
Contaminated Facility:		No			
MHSW Facility:		No			
<u>Detail(s)</u>					
Waste Class:		312			
Waste Class Name:		PATHOLOGICAL WASTES			
23	6 of 8	SSW/184.2	51.9 / -4.00	originis medical aesthetic INC. 2 beechwood, unit 101 ottawa ON K1L 8L9	GEN
Generator No:		ON6386528			
SIC Code:		621110			
SIC Description:		OFFICES OF PHYSICIANS			
Approval Years:		2015			
PO Box No:					
Country:		Canada			
Status:					
Co Admin:		Sarah Sinden-Lafleche			
Choice of Contact:		CO_OFFICIAL			
Phone No Admin:		613-745-7546 Ext.			
Contaminated Facility:		No			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
MHSW Facility:		No			
<u>Detail(s)</u>					
Waste Class:		312			
Waste Class Name:		PATHOLOGICAL WASTES			
23	7 of 8	SSW/184.2	51.9 / -4.00	originis medical aesthetic INC. 2 beechwood, unit 101 ottawa ON K1L 8L9	GEN
Generator No:		ON6386528			
SIC Code:		621110			
SIC Description:		OFFICES OF PHYSICIANS			
Approval Years:		2014			
PO Box No:					
Country:		Canada			
Status:					
Co Admin:		Sarah Sinden-Lafleche			
Choice of Contact:		CO_OFFICIAL			
Phone No Admin:		613-745-7546 Ext.			
Contaminated Facility:		No			
MHSW Facility:		No			
<u>Detail(s)</u>					
Waste Class:		312			
Waste Class Name:		PATHOLOGICAL WASTES			
23	8 of 8	SSW/184.2	51.9 / -4.00	originis medical aesthetic INC. 2 Beechwood Avenue, unit 101 Ottawa ON K1L 8L9	GEN
Generator No:		ON6386528			
SIC Code:					
SIC Description:					
Approval Years:		As of Dec 2018			
PO Box No:					
Country:		Canada			
Status:		Registered			
Co Admin:					
Choice of Contact:					
Phone No Admin:					
Contaminated Facility:					
MHSW Facility:					
<u>Detail(s)</u>					
Waste Class:		312 P			
Waste Class Name:		Pathological wastes			
24	1 of 4	SW/185.0	53.0 / -2.92	V.I.P. DRYCLEANERS 40-262 15 BEECHWOOD AVE. VANIER ON K1M 1M2	GEN
Generator No:		ON1237701			
SIC Code:		9721			
SIC Description:		POWER LAUND./CLEANER			
Approval Years:		92,93,94,95,96,97,98			
PO Box No:					
Country:					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:					
Detail(s)					
Waste Class:		241			
Waste Class Name:		HALOGENATED SOLVENTS			
24	2 of 4	SW/185.0	53.0 / -2.92	CANDACE DRY CLEANERS, 802739 ONTARIO LTD 15 BEECHWOOD AVENUE OTTAWA ON K1M 1M2	GEN
Generator No:		ON1454600			
SIC Code:		9721			
SIC Description:		POWER LAUND./CLEANER			
Approval Years:		92,93,97,98			
PO Box No:					
Country:					
Status:					
Co Admin:					
Choice of Contact:					
Phone No Admin:					
Contaminated Facility:					
MHSW Facility:					
Detail(s)					
Waste Class:		241			
Waste Class Name:		HALOGENATED SOLVENTS			
24	3 of 4	SW/185.0	53.0 / -2.92	CANDACE DRY CLEANERS 43-444 802739 ONTARIO INC. 15 BEECHWOOD AVENUE OTTAWA ON K1M 1M2	GEN
Generator No:		ON1454600			
SIC Code:		9721			
SIC Description:		POWER LAUND./CLEANER			
Approval Years:		94,95,96			
PO Box No:					
Country:					
Status:					
Co Admin:					
Choice of Contact:					
Phone No Admin:					
Contaminated Facility:					
MHSW Facility:					
Detail(s)					
Waste Class:		241			
Waste Class Name:		HALOGENATED SOLVENTS			
24	4 of 4	SW/185.0	53.0 / -2.92	CANDACE DRY CLEANERS 15 BEECHWOOD AVENUE VANIER ON K1M 1M2	GEN

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Generator No: ON1454600 SIC Code: 9721 SIC Description: POWER LAUND./CLEANERS Approval Years: 99,00,01 PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:					
<u>Detail(s)</u>					
Waste Class: 241 Waste Class Name: HALOGENATED SOLVENTS					
25	1 of 1	WSW/185.3	52.8 / -3.08	Minto (Beechwood) Inc. 409 Mackay Street Ottawa ON K1M 2C5	GEN
Generator No: ON7970965 SIC Code: 531310 SIC Description: REAL ESTATE PROPERTY MANAGERS Approval Years: 2015 PO Box No: Country: Canada Status: Co Admin: Choice of Contact: CO_OFFICIAL Phone No Admin: Contaminated Facility: No MHSW Facility: No					
<u>Detail(s)</u>					
Waste Class: 221 Waste Class Name: LIGHT FUELS					
26	1 of 6	SW/191.1	53.0 / -2.92	MONSON DELUXE CLEANERS 11 BEECHWOOD STREET OTTAWA ON K1M 1M2	GEN
Generator No: ON0488800 SIC Code: 9721 SIC Description: POWER LAUND./CLEANERS Approval Years: 86,87 PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:					
<u>Detail(s)</u>					
Waste Class: 241 Waste Class Name: HALOGENATED SOLVENTS					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
26	2 of 6	SW/191.1	53.0 / -2.92	MONSON DELUXE (OUT OF BUSINESS) 11 BEECHWOOD STREET OTTAWA ON K1M 1M2	GEN
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		ON0488800 9721 POWER LAUND./CLEANER 88,89,92,93,97,98			
Detail(s)					
Waste Class:		241			
Waste Class Name:		HALOGENATED SOLVENTS			
26	3 of 6	SW/191.1	53.0 / -2.92	MONSON DELUXE (OUT OF BUSINESS) 25-144 11 BEECHWOOD STREET OTTAWA ON K1M 1M2	GEN
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		ON0488800 9721 POWER LAUND./CLEANER 94,95,96			
26	4 of 6	SW/191.1	53.0 / -2.92	SPIC & SPAN-VALETOR-CASH CLEANERS 11 BEECHWOOD OTTAWA ON K1M 1M2	GEN
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		ON0573420 0000 *** NOT DEFINED *** 88,89			
26	5 of 6	SW/191.1	53.0 / -2.92	SPIC & SPAN (SEE & USE ON1237701) 11 BEECHWOOD OTTAWA ON K1M 1M2	GEN
Generator No:		ON0573420			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		0000 *** NOT DEFINED *** 90			
26	6 of 6	SW/191.1	53.0 / -2.92	SPIC & SPAN (SEE & USE ON1237701) 35-322 11 BEECHWOOD OTTAWA ON K1M 1M2	GEN
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		ON0573420 0000 *** NOT DEFINED *** 92,93,94			
27	1 of 2	W/200.6	55.7 / -0.15	55 Vaughan St Ottawa ON	SPL
Ref No: Site No: Incident Dt: Year: Incident Cause: Incident Event: Contaminant Code: Contaminant Name: Contaminant Limit 1: Contam Limit Freq 1: Contaminant UN No 1: Environment Impact: Nature of Impact: Receiving Medium: Receiving Env: MOE Response: Dt MOE Arvl on Scrn: MOE Reported Dt: Dt Document Closed: Incident Reason: Site Name: Site County/District: Site Geo Ref Meth: Incident Summary: Contaminant Qty:		5886-B2LUJK NA 2018/07/12 Leak/Break 35 NATURAL GAS (METHANE) 1075 Air No 2018/07/12 Operator/Human Error Residential<UNOFFICIAL> TSSA FSB: 1/2" plastic service linestrike, made safe 0 other - see incident description	Discharger Report: Material Group: Health/Env Conseq: Client Type: Sector Type: Agency Involved: Nearest Watercourse: Site Address: Site District Office: Site Postal Code: Site Region: Site Municipality: Site Lot: Site Conc: Northing: Easting: Site Geo Ref Accu: Site Map Datum: SAC Action Class: Source Type:	2 - Minor Environment Unknown / N/A 55 Vaughan St Ottawa Eastern Ottawa TSSA - Fuel Safety Branch - Hydrocarbon Fuel Release/Spill Pipeline/Components	
27	2 of 2	W/200.6	55.7 / -0.15	PIPELINE HIT 1/2" 55 VAUGHAN ST,,OTTAWA,ON,K1M 1W9,CA ON	PINC

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
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Incident Id:
Incident No: 2346210
Incident Reported Dt: 7/13/2018
Type: FS-Pipeline Incident
Status Code:
Tank Status: Pipeline Damage Reason Est
Task No:
Spills Action Centre:
Fuel Type:
Fuel Occurrence Tp:
Date of Occurrence:
Occurrence Start Dt:
Depth:
Customer Acct Name: PIPELINE HIT 1/2"
Incident Address: 55 VAUGHAN ST.,OTTAWA,ON,K1M 1W9,CA
Operation Type:
Pipeline Type:
Regulator Type:
Summary:
Reported By:
Affiliation:
Occurrence Desc:
Damage Reason:
Notes:

Pipe Material:
Fuel Category:
Health Impact:
Environment Impact:
Property Damage:
Service Interrupt:
Enforce Policy:
Public Relation:
Pipeline System:
PSIG:
Attribute Category:
Regulator Location:
Method Details:

28	1 of 1	NE/216.6	57.9 / 2.00	PIPELINE HIT 0.5" 39 LANGEVIN AVE.,OTTAWA,ON,K1M 1G1,CA ON	PINC
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Incident Id:
Incident No: 1112346
Incident Reported Dt: 6/5/2013
Type: FS-Pipeline Incident
Status Code:
Tank Status: Pipeline Damage Reason Est
Task No:
Spills Action Centre:
Fuel Type:
Fuel Occurrence Tp:
Date of Occurrence:
Occurrence Start Dt:
Depth:
Customer Acct Name: PIPELINE HIT 0.5"
Incident Address: 39 LANGEVIN AVE.,OTTAWA,ON,K1M 1G1,CA
Operation Type:
Pipeline Type:
Regulator Type:
Summary:
Reported By:
Affiliation:
Occurrence Desc:
Damage Reason:
Notes:

Pipe Material:
Fuel Category:
Health Impact:
Environment Impact:
Property Damage:
Service Interrupt:
Enforce Policy:
Public Relation:
Pipeline System:
PSIG:
Attribute Category:
Regulator Location:
Method Details:

29	1 of 1	WSW/217.2	53.2 / -2.69	32 VAUGHAN STREET, OTTAWA ON	INC
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Incident No: 1523966
Incident ID:
Instance No:
Status Code:

Any Health Impact: No
Any Enviro Impact: No
Service Interrupted: Yes
Was Prop Damaged: Yes

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Attribute Category: FS-Perform L1 Incident Insp Context: Date of Occurrence: 2014/11/18 00:00:00 Time of Occurrence: 21:30:00 Incident Created On: Instance Creation Dt: Instance Install Dt: Occur Insp Start Date: 2014/11/19 00:00:00 Approx Quant Rel: Tank Capacity: Fuels Occur Type: Fire Fuel Type Involved: Natural Gas Enforcement Policy: NULL Prc Escalation Req: NULL Tank Material Type: Tank Storage Type: Tank Location Type: Pump Flow Rate Cap: Task No: 5261762 Notes: Drainage System: Sub Surface Contam.: Aff Prop Use Water: Contam. Migrated: Contact Natural Env: Incident Location: 32 VAUGHAN STREET, OTTAWA - FIRE Occurrence Narrative: Kitchen fire as a result of a flambe hitting the grease laden filters in exhaust hood - residential Operation Type Involved: Multi-unit Residential Item: Item Description: Device Installed Location:					
Reside App. Type: Commer App. Type: Indus App. Type: Institut App. Type: Venting Type: Vent Conn Mater: Vent Chimney Mater: Pipeline Type: Pipeline Involved: Pipe Material: Depth Ground Cover: Regulator Location: Regulator Type: Operation Pressure: Liquid Prop Make: Liquid Prop Model: Liquid Prop Serial No: Liquid Prop Notes: Equipment Type: Equipment Model: Serial No: Cylinder Capacity: Cylinder Cap Units: Cylinder Mat Type: Near Body of Water:					

30	1 of 3	ENE/223.6	57.3 / 1.46	8276374 Canada Inc. 135 Barrette Street Ottawa ON K1L7Z9	GEN
Generator No: ON2926268 SIC Code: SIC Description: Approval Years: As of Oct 2019 PO Box No: Country: Canada Status: Registered Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:					
Detail(s)					
Waste Class: 146 L Waste Class Name: Other specified inorganic sludges, slurries or solids					

30	2 of 3	ENE/223.6	57.3 / 1.46	8276374 Canada Inc. 135 Barrette Street Ottawa ON K1L 7Z9	GEN
Generator No: ON4527043 SIC Code: SIC Description: Approval Years: As of Jul 2020					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
PO Box No: Country: Canada Status: Registered Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:					
Detail(s)					
Waste Class: 263 L Waste Class Name: Misc. waste organic chemicals					
30	3 of 3	ENE/223.6	57.3 / 1.46	8276374 Canada Inc. 135 Barrette Street Ottawa ON K1L 7Z9	GEN
Generator No: ON4527043 SIC Code: SIC Description: Approval Years: As of Jan 2021 PO Box No: Country: Canada Status: Registered Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:					
Detail(s)					
Waste Class: 263 L Waste Class Name: Misc. waste organic chemicals					
31	1 of 2	WSW/233.9	52.9 / -3.00	HYDRO OTTAWA LIMITED 20 VAUGHAN OTTAWA ON K1M 2J4	GEN
Generator No: ON9935882 SIC Code: 221122 SIC Description: Electric Power Distribution Approval Years: 05 PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:					
Detail(s)					
Waste Class: 243 Waste Class Name: PCB'S					
31	2 of 2	WSW/233.9	52.9 / -3.00	Hydro Ottawa Limited 20 Vaughan St. Ottawa ON	SPL

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Ref No:	3853-9EBK6U			Discharger Report:	
Site No:				Material Group:	
Incident Dt:	2013/12/12			Health/Env Conseq:	
Year:				Client Type:	
Incident Cause:	Leak/Break			Sector Type:	Transformer
Incident Event:				Agency Involved:	
Contaminant Code:	15			Nearest Watercourse:	
Contaminant Name:	TRANSFORMER OIL (N.O.S.)			Site Address:	20 Vaughan St.
Contaminant Limit 1:				Site District Office:	
Contam Limit Freq 1:				Site Postal Code:	
Contaminant UN No 1:				Site Region:	
Environment Impact:	Confirmed			Site Municipality:	Ottawa
Nature of Impact:	Soil Contamination			Site Lot:	
Receiving Medium:				Site Conc:	
Receiving Env:				Northing:	
MOE Response:				Easting:	
Dt MOE Arvl on Scn:				Site Geo Ref Accu:	
MOE Reported Dt:	2013/12/12			Site Map Datum:	
Dt Document Closed:				SAC Action Class:	Land Spills
Incident Reason:	Unknown / N/A			Source Type:	
Site Name:	20 Vaughan St.<UNOFFICIAL>				
Site County/District:					
Site Geo Ref Meth:					
Incident Summary:	Hydro-Ottawa: 2500 L transformer oil (PCB <1ppm) to ground				
Contaminant Qty:	2500 L				

32	1 of 1	WNW/236.3	55.8 / -0.08	PRIVATE RESIDENCE 35 BERTRAND AVE. FURNACE OIL TANK OTTAWA CITY ON K1M 1Y4	SPL
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Ref No:	93218			Discharger Report:	
Site No:				Material Group:	
Incident Dt:	11/9/1993			Health/Env Conseq:	
Year:				Client Type:	
Incident Cause:	PIPE/HOSE LEAK			Sector Type:	
Incident Event:				Agency Involved:	
Contaminant Code:				Nearest Watercourse:	
Contaminant Name:				Site Address:	
Contaminant Limit 1:				Site District Office:	
Contam Limit Freq 1:				Site Postal Code:	
Contaminant UN No 1:				Site Region:	
Environment Impact:	CONFIRMED			Site Municipality:	20101
Nature of Impact:	Soil contamination			Site Lot:	
Receiving Medium:	LAND			Site Conc:	
Receiving Env:				Northing:	
MOE Response:				Easting:	
Dt MOE Arvl on Scn:				Site Geo Ref Accu:	
MOE Reported Dt:	11/9/1993			Site Map Datum:	
Dt Document Closed:				SAC Action Class:	
Incident Reason:	CORROSION			Source Type:	
Site Name:					
Site County/District:					
Site Geo Ref Meth:					
Incident Summary:	RESIDENT: 300L FURNACE OIL LEAK FROM TANK TO GROUND BELOW FOUNDATION				
Contaminant Qty:					

33	1 of 1	SW/256.9	51.9 / -3.97	UNKNOWN BEECHWOOD & CRIEHTON STREETS. OTTAWA CITY ON	SPL
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Ref No:	94325			Discharger Report:	
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Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Site No:				Material Group:	
Incident Dt:	12/10/1993			Health/Env Conseq:	
Year:				Client Type:	
Incident Cause:	UNKNOWN			Sector Type:	
Incident Event:				Agency Involved:	
Contaminant Code:				Nearest Watercourse:	
Contaminant Name:				Site Address:	
Contaminant Limit 1:				Site District Office:	
Contam Limit Freq 1:				Site Postal Code:	
Contaminant UN No 1:				Site Region:	
Environment Impact:	POSSIBLE			Site Municipality:	20101
Nature of Impact:	Water course or lake			Site Lot:	
Receiving Medium:	WATER			Site Conc:	
Receiving Env:				Northing:	
MOE Response:				Easting:	WORKS,MOEE.
Dt MOE Arvl on Scn:				Site Geo Ref Accu:	
MOE Reported Dt:	12/10/1993			Site Map Datum:	
Dt Document Closed:				SAC Action Class:	
Incident Reason:	UNKNOWN			Source Type:	
Site Name:					
Site County/District:					
Site Geo Ref Meth:					
Incident Summary:	SOURCE UNKNOWN-2.27 M3 FURNACE OIL FOUND IN STORM SEWER,CONTAINED.				
Contaminant Qty:					

34	1 of 1	SW/259.7	51.9 / -3.97	WB Vanier Pkwy just before Beechwood Ottawa ON	SPL
Ref No:	3640-B46PES			Discharger Report:	
Site No:	NA			Material Group:	
Incident Dt:	2018/08/31			Health/Env Conseq:	2 - Minor Environment
Year:				Client Type:	
Incident Cause:				Sector Type:	Unknown / N/A
Incident Event:	Collision/Accident			Agency Involved:	
Contaminant Code:				Nearest Watercourse:	
Contaminant Name:				Site Address:	WB Vanier Pkwy just before Beechwood
Contaminant Limit 1:				Site District Office:	Ottawa
Contam Limit Freq 1:				Site Postal Code:	
Contaminant UN No 1:				Site Region:	Eastern
Environment Impact:				Site Municipality:	Ottawa
Nature of Impact:				Site Lot:	
Receiving Medium:				Site Conc:	
Receiving Env:	Land			Northing:	5031872.57
MOE Response:	No			Easting:	446990.33
Dt MOE Arvl on Scn:				Site Geo Ref Accu:	
MOE Reported Dt:	2018/08/31			Site Map Datum:	
Dt Document Closed:				SAC Action Class:	Highway Spills (usually highway accidents)
Incident Reason:	Unknown / N/A			Source Type:	Motor Vehicle
Site Name:	MVA<UNOFFICIAL>				
Site County/District:					
Site Geo Ref Meth:					
Incident Summary:	CoOttawa: MVA resulting in unknown amt/type fluid loss to CB				
Contaminant Qty:					

35	1 of 6	ENE/280.8	57.9 / 2.00	Dr Luc Ducharme Dentistry Professional Corporation 156 Beechwood Ave Ottawa ON K1L 1A9	GEN
Generator No:	ON3344314				
SIC Code:	621210				
SIC Description:	OFFICES OF DENTISTS				

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		2016 Canada Anne Maisonneuve CO_OFFICIAL 613-749-1785 Ext. No No			
<u>Detail(s)</u>					
Waste Class: Waste Class Name:		312 PATHOLOGICAL WASTES			
35	2 of 6	ENE/280.8	57.9 / 2.00	Dr Luc Ducharme Dentistry Professional Corporation 156 Beechwood Ave Ottawa ON K1L 1A9	GEN
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		ON3344314 621210 OFFICES OF DENTISTS 2015 Canada Anne Maisonneuve CO_OFFICIAL 613-749-1785 Ext. No No			
<u>Detail(s)</u>					
Waste Class: Waste Class Name:		312 PATHOLOGICAL WASTES			
35	3 of 6	ENE/280.8	57.9 / 2.00	Dr. Luc Ducharme and Associates 156 Beechwood Ave Ottawa ON K1L 1A9	GEN
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		ON3344314 621210 OFFICES OF DENTISTS 2014 Canada Fanny Desjardins CO_ADMIN 613-749-1785 Ext. No No			
<u>Detail(s)</u>					
Waste Class: Waste Class Name:		312 PATHOLOGICAL WASTES			

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
35	4 of 6	ENE/280.8	57.9 / 2.00	Dr Luc Ducharme Dentistry Professional Corporation 156 Beechwood Ave Ottawa ON K1L 1A9	GEN
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		ON3344314 As of Dec 2018 Canada Registered			
<u>Detail(s)</u>					
Waste Class:		312 P			
Waste Class Name:		Pathological wastes			
35	5 of 6	ENE/280.8	57.9 / 2.00	Dr Luc Ducharme Dentistry Professional Corporation 156 Beechwood Ave Ottawa ON K1L 1A9	GEN
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		ON3344314 As of Jul 2020 Canada Registered			
<u>Detail(s)</u>					
Waste Class:		312 P			
Waste Class Name:		Pathological wastes			
35	6 of 6	ENE/280.8	57.9 / 2.00	Dr Luc Ducharme Dentistry Professional Corporation 156 Beechwood Ave Ottawa ON K1L 1A9	GEN
Generator No: SIC Code: SIC Description: Approval Years: PO Box No: Country: Status: Co Admin: Choice of Contact: Phone No Admin: Contaminated Facility: MHSW Facility:		ON3344314 As of Nov 2021 Canada Registered			

Detail(s)

Waste Class: 312 P
Waste Class Name: Pathological wastes

DRAFT

Unplottable Summary

Total: 13 Unplottable sites

DB	Company Name/Site Name	Address	City	Postal
RST	ALMONTE GROCERY & GAS BAR	HIGHWAY 44	OTTAWA ON	K0A 1A0
SPL	Shell Canada Products Limited	Shell Canada	Ottawa ON	
SPL	SHELL CANADA PRODUCTS LTD.	SERVICE STATION	OTTAWA CITY ON	
SPL	SHELL CANADA PRODUCTS LTD.	TANK TRUCK (CARGO)	OTTAWA CITY ON	
SPL	SHELL CANADA PRODUCTS LTD.	TANK TRUCK (CARGO)	OTTAWA CITY ON	
SPL	SHELL CANADA PRODUCTS LTD.	TANK TRUCK (CARGO)	OTTAWA CITY ON	
SPL	SHELL CANADA PRODUCTS LTD.	TANK TRUCK (CARGO)	OTTAWA CITY ON	
SPL	SHELL CANADA PRODUCTS LTD.	TANK TRUCK (CARGO)	OTTAWA CITY ON	
SPL	SHELL CANADA PRODUCTS LTD.	TANK TRUCK (CARGO)	OTTAWA CITY ON	
SPL	SHELL CANADA PRODUCTS LTD.	TANK TRUCK (CARGO)	OTTAWA CITY ON	
SPL	SHELL CANADA PRODUCTS LTD.	TANK TRUCK (CARGO)	OTTAWA CITY ON	
SPL	SHELL CANADA PRODUCTS LTD.	TANK TRUCK (CARGO)	OTTAWA CITY ON	
SPL	SHELL CANADA PRODUCTS LTD.	TANK TRUCK (CARGO)	OTTAWA CITY ON	
SPL	SHELL CANADA PRODUCTS LTD.	TANK TRUCK (CARGO)	OTTAWA CITY ON	
WDS	Veolia ES Canada Industrial Services Inc.	Part 1-6 and 9, 12-19, RP 5R-9458 ; 5R-10156	Ottawa ON	K1G 3N2

Unplottable Report

Site: ALMONTE GROCERY & GAS BAR
HIGHWAY 44 OTTAWA ON K0A 1A0

Database:
RST

Headcode: 1186800
Headcode Desc: Service Stations-Gasoline, Oil & Natural Gas
Phone: 6132563633
List Name:
Description:

Site: Shell Canada Products Limited
Shell Canada Ottawa ON

Database:
SPL

Ref No: 6267-5M2K7H
Site No:
Incident Dt: 4/28/2003
Year:
Incident Cause:
Incident Event:
Contaminant Code: 12
Contaminant Name: GASOLINE
Contaminant Limit 1:
Contam Limit Freq 1:
Contaminant UN No 1:
Environment Impact: Possible
Nature of Impact: Other Impact(s)
Receiving Medium: Land
Receiving Env:
MOE Response:
Dt MOE Arvl on Scn:
MOE Reported Dt: 4/28/2003
Dt Document Closed:
Incident Reason:
Site Name: LOADING RACK 1<UNOFFICIAL>
Site County/District:
Site Geo Ref Meth:
Incident Summary: Shell - 1L gasoline
Contaminant Qty: 1 L

Discharger Report:
Material Group: Oil
Health/Env Conseq:
Client Type:
Sector Type:
Agency Involved:
Nearest Watercourse:
Site Address:
Site District Office: Ottawa
Site Postal Code:
Site Region: Eastern
Site Municipality: Ottawa
Site Lot:
Site Conc:
Northing:
Easting:
Site Geo Ref Accu:
Site Map Datum:
SAC Action Class: Spills
Source Type:

Site: SHELL CANADA PRODUCTS LTD.
SERVICE STATION OTTAWA CITY ON

Database:
SPL

Ref No: 60160
Site No:
Incident Dt: 11/24/1991
Year:
Incident Cause: OTHER CONTAINER LEAK
Incident Event:
Contaminant Code:
Contaminant Name:
Contaminant Limit 1:
Contam Limit Freq 1:
Contaminant UN No 1:
Environment Impact: NOT ANTICIPATED
Nature of Impact:
Receiving Medium: LAND
Receiving Env:
MOE Response:

Discharger Report:
Material Group:
Health/Env Conseq:
Client Type:
Sector Type:
Agency Involved:
Nearest Watercourse:
Site Address:
Site District Office:
Site Postal Code:
Site Region:
Site Municipality: 20101
Site Lot:
Site Conc:
Northing:
Easting: SHELL, FIRE DEPT. TRIANGLE PUMP

Dt MOE Arvl on Scn:
MOE Reported Dt: 11/25/1991
Dt Document Closed:
Incident Reason: CORROSION
Site Name:
Site County/District:
Site Geo Ref Meth:
Incident Summary:
Contaminant Qty:

Site Geo Ref Accu:
Site Map Datum:
SAC Action Class:
Source Type:

SHELL SERVICE STATION - 25 L. OF GASOLINE TO GROUND FROM LEAKY CAR

Site: SHELL CANADA PRODUCTS LTD.
TANK TRUCK (CARGO) OTTAWA CITY ON

Database:
SPL

Ref No: 8471
Site No:
Incident Dt: 8/22/1988
Year:
Incident Cause: ABOVE-GROUND TANK LEAK
Incident Event:
Contaminant Code:
Contaminant Name:
Contaminant Limit 1:
Contam Limit Freq 1:
Contaminant UN No 1:
Environment Impact:
Nature of Impact:
Receiving Medium: LAND
Receiving Env:
MOE Response:
Dt MOE Arvl on Scn:
MOE Reported Dt: 8/22/1988
Dt Document Closed:
Incident Reason: ERROR
Site Name:
Site County/District:
Site Geo Ref Meth:
Incident Summary: UPLANDS AIRPORT - 50 L OF JET FUEL TO PAVEMENT FROM TANK TRUCK.
Contaminant Qty:

Discharger Report:
Material Group:
Health/Env Conseq:
Client Type:
Sector Type:
Agency Involved:
Nearest Watercourse:
Site Address:
Site District Office:
Site Postal Code:
Site Region:
Site Municipality: 20101
Site Lot:
Site Conc:
Northing:
Easting:
Site Geo Ref Accu:
Site Map Datum:
SAC Action Class:
Source Type:

Site: SHELL CANADA PRODUCTS LTD.
TANK TRUCK (CARGO) OTTAWA CITY ON

Database:
SPL

Ref No: 84404
Site No:
Incident Dt: 4/21/1993
Year:
Incident Cause: VALVE/FITTING LEAK OR FAILURE
Incident Event:
Contaminant Code:
Contaminant Name:
Contaminant Limit 1:
Contam Limit Freq 1:
Contaminant UN No 1:
Environment Impact: NOT ANTICIPATED
Nature of Impact:
Receiving Medium: LAND
Receiving Env:
MOE Response:
Dt MOE Arvl on Scn:
MOE Reported Dt: 4/22/1993
Dt Document Closed:
Incident Reason: ERROR
Site Name:
Site County/District:
Site Geo Ref Meth:
Incident Summary: SHELL CANADA - 40 L OF AVIATION FUEL AT GATE A DUE TO TRUCK LEAK
Contaminant Qty:

Discharger Report:
Material Group:
Health/Env Conseq:
Client Type:
Sector Type:
Agency Involved:
Nearest Watercourse:
Site Address:
Site District Office:
Site Postal Code:
Site Region:
Site Municipality: 20101
Site Lot:
Site Conc:
Northing:
Easting:
Site Geo Ref Accu:
Site Map Datum:
SAC Action Class:
Source Type:

Site: SHELL CANADA PRODUCTS LTD.
TANK TRUCK (CARGO) OTTAWA CITY ON

Database:
SPL

Ref No: 81843
Site No:
Incident Dt: 2/14/1993
Year:
Incident Cause: VALVE/FITTING LEAK OR FAILURE
Incident Event:
Contaminant Code:
Contaminant Name:
Contaminant Limit 1:
Contam Limit Freq 1:
Contaminant UN No 1:
Environment Impact: NOT ANTICIPATED
Nature of Impact:
Receiving Medium: LAND
Receiving Env:
MOE Response:
Dt MOE Arvl on Scn:
MOE Reported Dt: 2/14/1993
Dt Document Closed:
Incident Reason: UNKNOWN
Site Name:
Site County/District:
Site Geo Ref Meth:
Incident Summary: SHELL CANADA - 20 L OF AVIATION FUEL TO RAMP DUE TO TRUCK LEAK
Contaminant Qty:

Discharger Report:
Material Group:
Health/Env Conseq:
Client Type:
Sector Type:
Agency Involved:
Nearest Watercourse:
Site Address:
Site District Office:
Site Postal Code:
Site Region:
Site Municipality: 20101
Site Lot:
Site Conc:
Northing:
Easting:
Site Geo Ref Accu:
Site Map Datum:
SAC Action Class:
Source Type:

Site: SHELL CANADA PRODUCTS LTD.
TANK TRUCK (CARGO) OTTAWA CITY ON

Database:
SPL

Ref No: 81836
Site No:
Incident Dt: 2/14/1993
Year:
Incident Cause: PIPE/HOSE LEAK
Incident Event:
Contaminant Code:
Contaminant Name:
Contaminant Limit 1:
Contam Limit Freq 1:
Contaminant UN No 1:
Environment Impact: NOT ANTICIPATED
Nature of Impact:
Receiving Medium: LAND
Receiving Env:
MOE Response:
Dt MOE Arvl on Scn:
MOE Reported Dt: 2/14/1993
Dt Document Closed:
Incident Reason: ERROR
Site Name:
Site County/District:
Site Geo Ref Meth:
Incident Summary: SHELL-25L OF JET A-1 FUEL TO GROUND DURING FUELLING CONTAINED, CLEANED UP.
Contaminant Qty:

Discharger Report:
Material Group:
Health/Env Conseq:
Client Type:
Sector Type:
Agency Involved:
Nearest Watercourse:
Site Address:
Site District Office:
Site Postal Code:
Site Region:
Site Municipality: 20101
Site Lot:
Site Conc:
Northing:
Easting:
Site Geo Ref Accu:
Site Map Datum:
SAC Action Class:
Source Type:

Site: SHELL CANADA PRODUCTS LTD.
TANK TRUCK (CARGO) OTTAWA CITY ON

Database:
SPL

Ref No: 30521
Site No:
Incident Dt: 2/2/1990

Discharger Report:
Material Group:
Health/Env Conseq:

Year:
Incident Cause: VALVE/FITTING LEAK OR FAILURE
Incident Event:
Contaminant Code:
Contaminant Name:
Contaminant Limit 1:
Contam Limit Freq 1:
Contaminant UN No 1:
Environment Impact:
Nature of Impact:
Receiving Medium: LAND / AIR
Receiving Env:
MOE Response:
Dt MOE Arvl on Scn:
MOE Reported Dt: 2/2/1990
Dt Document Closed:
Incident Reason: ERROR
Site Name:
Site County/District:
Site Geo Ref Meth:
Incident Summary: SHELL TANK TRUCK-50 L AVIATION FUEL TO ASPHALT
Contaminant Qty:

Client Type:
Sector Type:
Agency Involved:
Nearest Watercourse:
Site Address:
Site District Office:
Site Postal Code:
Site Region:
Site Municipality: 20101
Site Lot:
Site Conc:
Northing:
Easting:
Site Geo Ref Accu:
Site Map Datum:
SAC Action Class:
Source Type:

Site: SHELL CANADA PRODUCTS LTD.
TANK TRUCK (CARGO) OTTAWA CITY ON

Database:
SPL

Ref No: 26231
Site No:
Incident Dt: 10/5/1989
Year:
Incident Cause: VALVE/FITTING LEAK OR FAILURE
Incident Event:
Contaminant Code:
Contaminant Name:
Contaminant Limit 1:
Contam Limit Freq 1:
Contaminant UN No 1:
Environment Impact: NOT ANTICIPATED
Nature of Impact:
Receiving Medium: LAND
Receiving Env:
MOE Response:
Dt MOE Arvl on Scn:
MOE Reported Dt: 10/5/1989
Dt Document Closed:
Incident Reason: EQUIPMENT FAILURE
Site Name:
Site County/District:
Site Geo Ref Meth:
Incident Summary: SHELL CANADA - 120L JET FUEL TO TERMINAL RAMP
Contaminant Qty:

Discharger Report:
Material Group:
Health/Env Conseq:
Client Type:
Sector Type:
Agency Involved:
Nearest Watercourse:
Site Address:
Site District Office:
Site Postal Code:
Site Region:
Site Municipality: 20101
Site Lot:
Site Conc:
Northing:
Easting: DEPT OF TRANSPORT
Site Geo Ref Accu:
Site Map Datum:
SAC Action Class:
Source Type:

Site: SHELL CANADA PRODUCTS LTD.
TANK TRUCK (CARGO) OTTAWA CITY ON

Database:
SPL

Ref No: 23253
Site No:
Incident Dt: //
Year:
Incident Cause: VALVE/FITTING LEAK OR FAILURE
Incident Event:
Contaminant Code:
Contaminant Name:
Contaminant Limit 1:
Contam Limit Freq 1:
Contaminant UN No 1:
Environment Impact:

Discharger Report:
Material Group:
Health/Env Conseq:
Client Type:
Sector Type:
Agency Involved:
Nearest Watercourse:
Site Address:
Site District Office:
Site Postal Code:
Site Region:
Site Municipality: 20101

Nature of Impact:
Receiving Medium: LAND
Receiving Env:
MOE Response:
Dt MOE Arvl on Scn:
MOE Reported Dt: 8/7/1989
Dt Document Closed:
Incident Reason: EQUIPMENT FAILURE
Site Name:
Site County/District:
Site Geo Ref Meth:
Incident Summary: SHELL- 4.5 LTR SPILL OF JET FUEL AT UPLANDS AIRPORT
Contaminant Qty:

Site Lot:
Site Conc:
Northing:
Easting:
Site Geo Ref Accu:
Site Map Datum:
SAC Action Class:
Source Type:

Site: SHELL CANADA PRODUCTS LTD.
TANK TRUCK (CARGO) OTTAWA CITY ON

Database:
SPL

Ref No: 21872
Site No:
Incident Dt: 7/11/1989
Year:
Incident Cause: PIPE/HOSE LEAK
Incident Event:
Contaminant Code:
Contaminant Name:
Contaminant Limit 1:
Contam Limit Freq 1:
Contaminant UN No 1:
Environment Impact:
Nature of Impact:
Receiving Medium: LAND
Receiving Env:
MOE Response:
Dt MOE Arvl on Scn:
MOE Reported Dt: 7/11/1989
Dt Document Closed:
Incident Reason: EQUIPMENT FAILURE
Site Name:
Site County/District:
Site Geo Ref Meth:
Incident Summary: SHELL REFUELING VEHICLE- 70 L AVIATION FUEL TO GROUND.
Contaminant Qty:

Discharger Report:
Material Group:
Health/Env Conseq:
Client Type:
Sector Type:
Agency Involved:
Nearest Watercourse:
Site Address:
Site District Office:
Site Postal Code:
Site Region:
Site Municipality: 20101
Site Lot:
Site Conc:
Northing:
Easting:
Site Geo Ref Accu:
Site Map Datum:
SAC Action Class:
Source Type:

Site: SHELL CANADA PRODUCTS LTD.
TANK TRUCK (CARGO) OTTAWA CITY ON

Database:
SPL

Ref No: 16382
Site No:
Incident Dt: 3/27/1989
Year:
Incident Cause: VALVE/FITTING LEAK OR FAILURE
Incident Event:
Contaminant Code:
Contaminant Name:
Contaminant Limit 1:
Contam Limit Freq 1:
Contaminant UN No 1:
Environment Impact:
Nature of Impact:
Receiving Medium: LAND
Receiving Env:
MOE Response:
Dt MOE Arvl on Scn:
MOE Reported Dt: 3/27/1989
Dt Document Closed:
Incident Reason: EQUIPMENT FAILURE
Site Name:

Discharger Report:
Material Group:
Health/Env Conseq:
Client Type:
Sector Type:
Agency Involved:
Nearest Watercourse:
Site Address:
Site District Office:
Site Postal Code:
Site Region:
Site Municipality: 20101
Site Lot:
Site Conc:
Northing:
Easting:
Site Geo Ref Accu:
Site Map Datum:
SAC Action Class:
Source Type:

Site County/District:
Site Geo Ref Meth:
Incident Summary:
Contaminant Qty:

UPLANDS AIRPORT - 20 L OF JET FUEL TO GROUND.

Site: Veolia ES Canada Industrial Services Inc.
Part 1-6 and 9, 12-19, RP 5R-9458 ; 5R-10156 Ottawa ON K1G 3N2

Database:
WDS

Approval No: A710141
Mob Unit Cert No:
EBR Registry No:
Status: Revoked and/or Replaced
Facility Type:
Record Type: ECA
Link Source: IDS
Project Type: WASTE DISPOSAL SITES
Application Status:
Issue Date: 2012-05-02
Input Date:
Date Received:
Est Closure Date:
Mobile Capacity:
Mobile Units:
Mobile Description:
Prop City:
Prop Postal:
Prop Phone:
Serial Link:
Approval Type: ECA-WASTE DISPOSAL SITES
Proponent:
Prop Address:
Proponent County/District:
Full Address: Part 1-6 and 9, 12-19, RP 5R-9458 ; 5R-10156
Site Lot:
Waste Class Code:
Waste Class:
Waste Type:
Waste Type Other:
Waste Description:
Landfill Monitoring:
Landfill Ctrl Type:
Site Closing Description:
Project Description:
Municipalities Served:
Approval Description:
Other Approvals/Permits:
PDF URL: <https://www.accessenvironment.ene.gov.on.ca/instruments/8509-82JUEW-14.pdf>
PDF Site Location:

Total Area (ha):
Landfill Cap (m³):
Transfer Area (ha):
Transfer Cap (m³):
Transfer Cert No:
Inciner. Area (ha):
Inciner. Cap (t):
Process Area (m³):
Process Cap (m³/d):
Process Vol (m³):
Process Feed (m³):
Site Concession:
Site Region/County: Rideau Valley
SWP Area Name: Ottawa
MOE District:
District Office:
Latitude:
Longitude:
Geometry X:
Geometry Y:

Appendix: Database Descriptions

Environmental Risk Information Services (ERIS) can search the following databases. The extent of historical information varies with each database and current information is determined by what is publicly available to ERIS at the time of update. **Note:** Databases denoted with " * " indicates that the database will no longer be updated. See the individual database description for more information.

Abandoned Aggregate Inventory:

The MAAP Program maintains a database of abandoned pits and quarries. Please note that the database is only referenced by lot and concession and city/town location. The database provides information regarding the location, type, size, land use, status and general comments.*

Government Publication Date: Sept 2002*

Provincial

[AAGR](#)

Aggregate Inventory:

The Ontario Ministry of Northern Development, Mines, Natural Resources and Forestry (ONDMNRF) maintains this database of pits and quarries. The database provides information regarding the registered owner/operator, location name, operation type, approval type, and maximum annual tonnage.

Government Publication Date: Up to Oct 2022

Provincial

[AGR](#)

Abandoned Mine Information System:

The Abandoned Mines Information System contains data on known abandoned and inactive mines located on both Crown and privately held lands. The information was provided by the Ministry of Northern Development and Mines (MNDM), with the following disclaimer: "the database provided has been compiled from various sources, and the Ministry of Northern Development and Mines makes no representation and takes no responsibility that such information is accurate, current or complete". Reported information includes official mine name, status, background information, mine start/end date, primary commodity, mine features, hazards and remediation.

Government Publication Date: 1800-Mar 2022

Provincial

[AMIS](#)

Anderson's Waste Disposal Sites:

The information provided in this database was collected by examining various historical documents which aimed to characterize the likely position of former waste disposal sites from 1860 to present. The research initiative behind the creation of this database was to identify those sites that are missing from the Ontario MOE Waste Disposal Site Inventory, as well as to provide revisions and corrections to the positions and descriptions of sites currently listed in the MOE inventory. In addition to historic waste disposal facilities, the database also identifies certain auto wreckers and scrap yards that have been extrapolated from documentary sources. Please note that the data is not warranted to be complete, exhaustive or authoritative. The information was collected for research purposes only.

Government Publication Date: 1860s-Present

Private

[ANDR](#)

Aboveground Storage Tanks:

Historical listing of aboveground storage tanks made available by the Department of Natural Resources and Forestry. Includes tanks used to hold water or petroleum. This dataset has been retired as of September 25, 2014 and will no longer be updated.

Government Publication Date: May 31, 2014

Provincial

[AST](#)

Automobile Wrecking & Supplies:

This database provides an inventory of known locations that are involved in the scrap metal, automobile wrecking/recycling, and automobile parts & supplies industry. Information is provided on the company name, location and business type.

Government Publication Date: 1999-May 31, 2022

Private

[AUWR](#)

Borehole:

A borehole is the generalized term for any narrow shaft drilled in the ground, either vertically or horizontally. The information here includes geotechnical investigations or environmental site assessments, mineral exploration, or as a pilot hole for installing piers or underground utilities. Information is from many sources such as the Ministry of Transportation (MTO) boreholes from engineering reports and projects from the 1950 to 1990's in Southern Ontario. Boreholes from the Ontario Geological Survey (OGS) including The Urban Geology Analysis Information System (UGAIS) and the York Peel Durham Toronto (YPDT) database of the Conservation Authority Moraine Coalition. This database will include fields such as location, stratigraphy, depth, elevation, year drilled, etc. For all water well data or oil and gas well data for Ontario please refer to WWIS and OOGW.

Government Publication Date: 1875-Jul 2018

Provincial

[BORE](#)

Certificates of Approval:

Provincial CA

This database contains the following types of approvals: Air & Noise, Industrial Sewage, Municipal & Private Sewage, Waste Management Systems and Renewable Energy Approvals. The MOE in Ontario states that any facility that releases emissions to the atmosphere, discharges contaminants to ground or surface water, provides potable water supplies, or stores, transports or disposes of waste, must have a Certificate of Approval before it can operate lawfully. Fields include approval number, business name, address, approval date, approval type and status. This database will no longer be updated, as CofA's have been replaced by either Environmental Activity and Sector Registry (EASR) or Environmental Compliance Approval (ECA). Please refer to those individual databases for any information after Oct.31, 2011.

Government Publication Date: 1985-Oct 30, 2011*

Dry Cleaning Facilities:

Federal CDRY

List of dry cleaning facilities made available by Environment and Climate Change Canada. Environment and Climate Change Canada's Tetrachloroethylene (Use in Dry Cleaning and Reporting Requirements) Regulations (SOR/2003-79) are intended to reduce releases of tetrachloroethylene to the environment from dry cleaning facilities.

Government Publication Date: Jan 2004-Dec 2020

Commercial Fuel Oil Tanks:

Provincial CFOT

Locations of commercial underground fuel oil tanks. This is not a comprehensive or complete inventory of commercial fuel tanks in the province; this listing is a copy of records of registered commercial underground fuel oil tanks obtained under Access to Public Information.

Note that the following types of tanks do not require registration: waste oil tanks in apartments, office buildings, residences, etc.; aboveground gas or diesel tanks. Records are not verified for accuracy or completeness.

Government Publication Date: Feb 28, 2022

Chemical Manufacturers and Distributors:

Private CHEM

This database includes information from both a one time study conducted in 1992 and private source and is a listing of facilities that manufacture or distribute chemicals. The production of these chemical substances may involve one or more chemical reactions and/or chemical separation processes (i.e. fractionation, solvent extraction, crystallization, etc.).

Government Publication Date: 1999-Jan 31, 2020

Chemical Register:

Private CHM

This database includes a listing of locations of facilities within the Province or Territory that either manufacture and/or distributes chemicals.

Government Publication Date: 1999-May 31, 2022

Compressed Natural Gas Stations:

Private CNG

Canada has a network of public access compressed natural gas (CNG) refuelling stations. These stations dispense natural gas in compressed form at 3,000 pounds per square inch (psi), the pressure which is allowed within the current Canadian codes and standards. The majority of natural gas refuelling is located at existing retail gasoline that have a separate refuelling island for natural gas. This list of stations is made available by the Canadian Natural Gas Vehicle Alliance.

Government Publication Date: Dec 2012 -Sep 2022

Inventory of Coal Gasification Plants and Coal Tar Sites:

Provincial COAL

This inventory includes both the "Inventory of Coal Gasification Plant Waste Sites in Ontario-April 1987" and the Inventory of Industrial Sites Producing or Using Coal Tar and Related Tars in Ontario-November 1988) collected by the MOE. It identifies industrial sites that produced and continue to produce or use coal tar and other related tars. Detailed information is available and includes: facility type, size, land use, information on adjoining properties, soil condition, site operators/occupants, site description, potential environmental impacts and historic maps available. This was a one-time inventory.*

Government Publication Date: Apr 1987 and Nov 1988*

Compliance and Convictions:

Provincial CONV

This database summarizes the fines and convictions handed down by the Ontario courts beginning in 1989. Companies and individuals named here have been found guilty of environmental offenses in Ontario courts of law.

Government Publication Date: 1989-Nov 2022

Certificates of Property Use:

Provincial CPU

This is a subset taken from Ontario's Environmental Registry (EBR) database. It will include CPU's on the registry such as (EPA s. 168.6) - Certificate of Property Use.

Government Publication Date: 1994 - Dec 31, 2022

Drill Hole Database:

Provincial [DRL](#)

The Ontario Drill Hole Database contains information on more than 113,000 percussion, overburden, sonic and diamond drill holes from assessment files on record with the department of Mines and Minerals. Please note that limited data is available for southern Ontario, as it was the last area to be completed. The database was created when surveys submitted to the Ministry were converted in the Assessment File Research Image Database (AFRI) project. However, the degree of accuracy (coordinates) as to the exact location of drill holes is dependent upon the source document submitted to the MNDM. Levels of accuracy used to locate holes are: centering on the mining claim; a sketch of the mining claim; a 1:50,000 map; a detailed company map; or from submitted a "Report of Work".

Government Publication Date: 1886 - Oct 2022

Delisted Fuel Tanks:

Provincial [DTNK](#)

List of fuel storage tank sites that were once found in - and have since been removed from - the list of fuel storage tanks made available by the regulatory agency under Access to Public Information.

Government Publication Date: Feb 28, 2022

Environmental Activity and Sector Registry:

Provincial [EASR](#)

On October 31, 2011, a smarter, faster environmental approvals system came into effect in Ontario. The EASR allows businesses to register certain activities with the ministry, rather than apply for an approval. The registry is available for common systems and processes, to which preset rules of operation can be applied. The EASR is currently available for: heating systems, standby power systems and automotive refinishing. Businesses whose activities aren't subject to the EASR may apply for an ECA (Environmental Compliance Approval), Please see our ECA database.

Government Publication Date: Oct 2011- Dec 31, 2022

Environmental Registry:

Provincial [EBR](#)

The Environmental Registry lists proposals, decisions and exceptions regarding policies, Acts, instruments, or regulations that could significantly affect the environment. Through the Registry, thirteen provincial ministries notify the public of upcoming proposals and invite their comments. For example, if a local business is requesting a permit, license, or certificate of approval to release substances into the air or water; these are notified on the registry. Data includes: Approval for discharge into the natural environment other than water (i.e. Air) - EPA s. 9, Approval for sewage works - OWRA s. 53(1), and EPA s. 27 - Approval for a waste disposal site. For information regarding Permit to Take Water (PTTW), Certificate of Property Use (CPU) and (ORD) Orders please refer to those individual databases.

Government Publication Date: 1994 - Dec 31, 2022

Environmental Compliance Approval:

Provincial [ECA](#)

On October 31, 2011, a smarter, faster environmental approvals system came into effect in Ontario. In the past, a business had to apply for multiple approvals (known as certificates of approval) for individual processes and pieces of equipment. Today, a business either registers itself, or applies for a single approval, depending on the types of activities it conducts. Businesses whose activities aren't subject to the EASR may apply for an ECA. A single ECA addresses all of a business's emissions, discharges and wastes. Separate approvals for air, noise and waste are no longer required. This database will also include Renewable Energy Approvals. For certificates of approval prior to Nov 1st, 2011, please refer to the CA database. For all Waste Disposal Sites please refer to the WDS database.

Government Publication Date: Oct 2011- Dec 31, 2022

Environmental Effects Monitoring:

Federal [EEM](#)

The Environmental Effects Monitoring program assesses the effects of effluent from industrial or other sources on fish, fish habitat and human usage of fisheries resources. Since 1992, pulp and paper mills have been required to conduct EEM studies under the Pulp and Paper Effluent Regulations. This database provides information on the mill name, geographical location and sub-lethal toxicity data.

Government Publication Date: 1992-2007*

ERIS Historical Searches:

Private [EHS](#)

ERIS has compiled a database of all environmental risk reports completed since March 1999. Available fields for this database include: site location, date of report, type of report, and search radius. As per all other databases, the ERIS database can be referenced on both the map and "Statistical Profile" page.

Government Publication Date: 1999-Jul 31, 2022

Environmental Issues Inventory System:

Federal [EIIS](#)

The Environmental Issues Inventory System was developed through the implementation of the Environmental Issues and Remediation Plan. This plan was established to determine the location and severity of contaminated sites on inhabited First Nation reserves, and where necessary, to remediate those that posed a risk to health and safety; and to prevent future environmental problems. The EIIS provides information on the reserve under investigation, inventory number, name of site, environmental issue, site action (Remediation, Site Assessment), and date investigation completed.

Government Publication Date: 1992-2001*

Emergency Management Historical Event:

Provincial EMHE

List of locations of historical occurrences of emergency events, including those assigned to the Ministry of Natural Resources by Order-In-Council (OIC) under the Emergency Management and Civil Protection Act, as well as events where MNR provided requested emergency response assistance. Many of these events will have involved community evacuations, significant structural loss, and/or involvement of MNR emergency response staff. These events fall into one of ten (10) type categories: Dam Failure; Drought / Low Water; Erosion; Flood; Forest Fire; Soil and Bedrock Instability; Petroleum Resource Center Event, EMO Requested Assistance, Continuity of Operations Event, Other Requested Assistance. EMHE record details are reproduced by ERIS under License with the Ontario Ministry of Natural Resources © Queen's Printer for Ontario, 2017.

Government Publication Date: Apr 30, 2022

Environmental Penalty Annual Report:

Provincial EPAR

This database contains data from Ontario's annual environmental penalty report published by the Ministry of the Environment and Climate Change. These reports provide information on environmental penalties for land or water violations issued to companies in one of the nine industrial sectors covered by the Municipal Industrial Strategy for Abatement (MISA) regulations.

Government Publication Date: Jan 1, 2011 - Dec 31, 2021

List of Expired Fuels Safety Facilities:

Provincial EXP

List of facilities and tanks for which there was once a fuel registration. This is not a comprehensive or complete inventory of expired tanks/tank facilities in the province; this listing is a copy of previously registered tanks and facilities obtained under Access to Public Information. Includes private fuel outlets, bulk plants, fuel oil tanks, gasoline stations, marinas, propane filling stations, liquid fuel tanks, piping systems, etc; includes tanks which have been removed from the ground.

Notes: registration was not required for private fuel underground/aboveground storage tanks prior to January 1990, nor for furnace oil tanks prior to May 1, 2002; registration is not required for waste oil tanks in apartments, office buildings, residences, etc., or aboveground gas or diesel tanks. Records are not verified for accuracy or completeness.

Government Publication Date: Feb 28, 2022

Federal Convictions:

Federal FCON

Environment Canada maintains a database referred to as the "Environmental Registry" that details prosecutions under the Canadian Environmental Protection Act (CEPA) and the Fisheries Act (FA). Information is provided on the company name, location, charge date, offence and penalty.

Government Publication Date: 1988-Jun 2007*

Contaminated Sites on Federal Land:

Federal FCS

The Federal Contaminated Sites Inventory includes information on known federal contaminated sites under the custodianship of departments, agencies and consolidated Crown corporations as well as those that are being or have been investigated to determine whether they have contamination arising from past use that could pose a risk to human health or the environment. The inventory also includes non-federal contaminated sites for which the Government of Canada has accepted some or all financial responsibility. It does not include sites where contamination has been caused by, and which are under the control of, enterprise Crown corporations, private individuals, firms or other levels of government. Includes fire training sites and sites at which Per- and Polyfluoroalkyl Substances (PFAS) are a concern.

Government Publication Date: Jun 2000-Dec 2022

Fisheries & Oceans Fuel Tanks:

Federal FOFT

Fisheries & Oceans Canada maintains an inventory of aboveground & underground fuel storage tanks located on Fisheries & Oceans property or controlled by DFO. Our inventory provides information on the site name, location, tank owner, tank operator, facility type, storage tank location, tank contents & capacity, and date of tank installation.

Government Publication Date: 1964-Sep 2019

Federal Identification Registry for Storage Tank Systems (FIRSTS):

Federal FRST

A list of federally regulated Storage tanks from the Federal Identification Registry for Storage Tank Systems (FIRSTS). FIRSTS is Environment and Climate Change Canada's database of storage tank systems subject to the Storage Tank for Petroleum Products and Allied Petroleum Products Regulations. The main objective of the Regulations is to prevent soil and groundwater contamination from storage tank systems located on federal and aboriginal lands. Storage tank systems that do not have a valid identification number displayed in a readily visible location on or near the storage tank system may be refused product delivery.

Government Publication Date: May 31, 2018

Fuel Storage Tank:

Provincial FST

List of registered private and retail fuel storage tanks. This is not a comprehensive or complete inventory of private and retail fuel storage tanks in the province; this listing is a copy of registered private and retail fuel storage tanks, obtained under Access to Public Information.

Notes: registration was not required for private fuel underground/aboveground storage tanks prior to January 1990, nor for furnace oil tanks prior to May 1, 2002; registration is not required for waste oil tanks in apartments, office buildings, residences, etc., or aboveground gas or diesel tanks. Records are not verified for accuracy or completeness.

Government Publication Date: Feb 28, 2022

Fuel Storage Tank - Historic:

Provincial **FSTH**

The Fuels Safety Branch of the Ontario Ministry of Consumer and Commercial Relations maintained a database of all registered private fuel storage tanks. Public records of private fuel storage tanks are only available since the registration became effective in September 1989. This information is now collected by the Technical Standards and Safety Authority.

Government Publication Date: Pre-Jan 2010*

Ontario Regulation 347 Waste Generators Summary:

Provincial **GEN**

Regulation 347 of the Ontario EPA defines a waste generation site as any site, equipment and/or operation involved in the production, collection, handling and/or storage of regulated wastes. A generator of regulated waste is required to register the waste generation site and each waste produced, collected, handled, or stored at the site. This database contains the registration number, company name and address of registered generators including the types of hazardous wastes generated. It includes data on waste generating facilities such as: drycleaners, waste treatment and disposal facilities, machine shops, electric power distribution etc. This information is a summary of all years from 1986 including the most currently available data. Some records may contain, within the company name, the phrase "See & Use..." followed by a series of letters and numbers. This occurs when one company is amalgamated with or taken over by another registered company. The number listed as "See & Use", refers to the new ownership and the other identification number refers to the original ownership. This phrase serves as a link between the 2 companies until operations have been fully transferred.

Government Publication Date: 1986-Oct 31, 2022

Greenhouse Gas Emissions from Large Facilities:

Federal **GHG**

List of greenhouse gas emissions from large facilities made available by Environment Canada. Greenhouse gas emissions in kilotonnes of carbon dioxide equivalents (kt CO2 eq).

Government Publication Date: 2013-Dec 2019

TSSA Historic Incidents:

Provincial **HINC**

List of historic incidences of spills and leaks of diesel, fuel oil, gasoline, natural gas, propane, and hydrogen recorded by the TSSA in their previous incident tracking system. The TSSA's Fuels Safety Program administers the Technical Standards & Safety Act 2000, providing fuel-related safety services associated with the safe transportation, storage, handling and use of fuels such as gasoline, diesel, propane, natural gas and hydrogen. Under this Act, the TSSA regulates fuel suppliers, storage facilities, transport trucks, pipelines, contractors and equipment or appliances that use fuels. Records are not verified for accuracy or completeness. This is not a comprehensive or complete inventory of historical fuel spills and leaks in the province. This listing is a copy of the data captured at one moment in time and is hence limited by the record date provided here.

Government Publication Date: 2006-June 2009*

Indian & Northern Affairs Fuel Tanks:

Federal **IAFT**

The Department of Indian & Northern Affairs Canada (INAC) maintains an inventory of aboveground & underground fuel storage tanks located on both federal and crown land. Our inventory provides information on the reserve name, location, facility type, site/facility name, tank type, material & ID number, tank contents & capacity, and date of tank installation.

Government Publication Date: 1950-Aug 2003*

Fuel Oil Spills and Leaks:

Provincial **INC**

Listing of spills and leaks of diesel, fuel oil, gasoline, natural gas, propane, and hydrogen reported to the Spills Action Centre (SAC). This is not a comprehensive or complete inventory of fuel-related leaks, spills, and incidents in the province; this listing is a copy of incidents reported to the SAC, obtained under Access to Public Information. Includes incidents from fuel-related hazards such as spills, fires, and explosions. Records are not verified for accuracy or completeness.

Government Publication Date: Feb 28, 2022

Landfill Inventory Management Ontario:

Provincial **LIMO**

The Landfill Inventory Management Ontario (LIMO) database is updated every year, as the Ministry of the Environment, Conservation and Parks compiles new and updated information. Includes small and large landfills currently operating as well as those which are closed and historic. Operators of larger landfills provide landfill information for the previous operating year to the ministry for LIMO including: estimated amount of total waste received, landfill capacity, estimated total remaining landfill capacity, fill rates, engineering designs, reporting and monitoring details, size of location, service area, approved waste types, leachate of site treatment, contaminant attenuation zone and more. The small landfills include information such as site owner, site location and certificate of approval # and status.

Government Publication Date: Mar 21, 2022

Canadian Mine Locations:

Private **MINE**

This information is collected from the Canadian & American Mines Handbook. The Mines database is a national database that provides over 290 listings on mines (listed as public companies) dealing primarily with precious metals and hard rocks. Listed are mines that are currently in operation, closed, suspended, or are still being developed (advanced projects). Their locations are provided as geographic coordinates (x, y and/or longitude, latitude). As of 2002, data pertaining to Canadian smelters and refineries has been appended to this database.

Government Publication Date: 1998-2009*

Mineral Occurrences:

Provincial **MNR**

In the early 70's, the Ministry of Northern Development and Mines created an inventory of approximately 19,000 mineral occurrences in Ontario, in regard to metallic and industrial minerals, as well as some information on building stones and aggregate deposits. Please note that the "Horizontal Positional Accuracy" is approximately +/- 200 m. Many reference elements for each record were derived from field sketches using pace or chain/tape measurements against claim posts or topographic features in the area. The primary limiting factor for the level of positional accuracy is the scale of the source material. The testing of horizontal accuracy of the source materials was accomplished by comparing the plan metric (X and Y) coordinates of that point with the coordinates of the same point as defined from a source of higher accuracy.

Government Publication Date: 1846-Feb 2022

National Analysis of Trends in Emergencies System (NATES):

Federal **NATE**

In 1974 Environment Canada established the National Analysis of Trends in Emergencies System (NATES) database, for the voluntary reporting of significant spill incidents. The data was to be used to assist in directing the work of the emergencies program. NATES ran from 1974 to 1994. Extensive information is available within this database including company names, place where the spill occurred, date of spill, cause, reason and source of spill, damage incurred, and amount, concentration, and volume of materials released.

Government Publication Date: 1974-1994*

Non-Compliance Reports:

Provincial **NCPL**

The Ministry of the Environment provides information about non-compliant discharges of contaminants to air and water that exceed legal allowable limits, from regulated industrial and municipal facilities. A reported non-compliance failure may be in regard to a Control Order, Certificate of Approval, Sectoral Regulation or specific regulation/act.

Government Publication Date: Dec 31, 2021

National Defense & Canadian Forces Fuel Tanks:

Federal **NDFT**

The Department of National Defense and the Canadian Forces maintains an inventory of all aboveground & underground fuel storage tanks located on DND lands. Our inventory provides information on the base name, location, tank type & capacity, tank contents, tank class, date of tank installation, date tank last used, and status of tank as of May 2001. This database will no longer be updated due to the new National Security protocols which have prohibited any release of this database.

Government Publication Date: Up to May 2001*

National Defense & Canadian Forces Spills:

Federal **NDSP**

The Department of National Defense and the Canadian Forces maintains an inventory of spills to land and water. All spill sites have been classified under the "Transportation of Dangerous Goods Act - 1992". Our inventory provides information on the facility name, location, spill ID #, spill date, type of spill, as well as the quantity of substance spilled & recovered.

Government Publication Date: Mar 1999-Apr 2018

National Defence & Canadian Forces Waste Disposal Sites:

Federal **NDWD**

The Department of National Defence and the Canadian Forces maintains an inventory of waste disposal sites located on DND lands. Where available, our inventory provides information on the base name, location, type of waste received, area of site, depth of site, year site opened/closed and status.

Government Publication Date: 2001-Apr 2007*

National Energy Board Pipeline Incidents:

Federal **NEBI**

Locations of pipeline incidents from 2008 to present, made available by the Canada Energy Regulator (CER) - previously the National Energy Board (NEB). Includes incidents reported under the Onshore Pipeline Regulations and the Processing Plant Regulations related to pipelines under federal jurisdiction, does not include incident data related to pipelines under provincial or territorial jurisdiction.

Government Publication Date: 2008-Jun 30, 2021

National Energy Board Wells:

Federal **NEBP**

The NEBW database contains information on onshore & offshore oil and gas wells that are outside provincial jurisdiction(s) and are thereby regulated by the National Energy Board. Data is provided regarding the operator, well name, well ID No./UWI, status, classification, well depth, spud and release date.

Government Publication Date: 1920-Feb 2003*

National Environmental Emergencies System (NEES):

Federal

NEES

In 2000, the Emergencies program implemented NEES, a reporting system for spills of hazardous substances. For the most part, this system only captured data from the Atlantic Provinces, some from Quebec and Ontario and a portion from British Columbia. Data for Alberta, Saskatchewan, Manitoba and the Territories was not captured. However, NEES is also a repository for previous Environment Canada spill datasets. NEES is composed of the historic datasets ' or Trends ' which dates from approximately 1974 to present. NEES Trends is a compilation of historic databases, which were merged and includes data from NATES (National Analysis of Trends in Emergencies System), ARTS (Atlantic Regional Trends System), and NEES. In 2001, the Emergencies Program determined that variations in reporting regimes and requirements between federal and provincial agencies made national spill reporting and trend analysis difficult to achieve. As a consequence, the department has focused efforts on capturing data on spills of substances which fall under its legislative authority only (CEPA and FA). As such, the NEES database will be decommissioned in December 2004.

Government Publication Date: 1974-2003*

National PCB Inventory:

Federal

NPCB

Environment Canada's National PCB inventory includes information on in-use PCB containing equipment in Canada including federal, provincial and private facilities. Federal out-of-service PCB containing equipment and PCB waste owned by the federal government or by federally regulated industries such as airlines, railway companies, broadcasting companies, telephone and telecommunications companies, pipeline companies, etc. are also listed. Although it is not Environment Canada's mandate to collect data on non-federal PCB waste, the National PCB inventory includes some information on provincial and private PCB waste and storage sites. Some addresses provided may be Head Office addresses and are not necessarily the location of where the waste is being used or stored.

Government Publication Date: 1988-2008*

National Pollutant Release Inventory:

Federal

NPRI

Environment Canada has defined the National Pollutant Release Inventory ("NPRI") as a federal government initiative designed to collect comprehensive national data regarding releases to air, water, or land, and waste transfers for recycling for more than 300 listed substances.

Government Publication Date: 1993-May 2017

Oil and Gas Wells:

Private

OGWE

The Nickle's Energy Group (publisher of the Daily Oil Bulletin) collects information on drilling activity including operator and well statistics. The well information database includes name, location, class, status and depth. The main Nickle's database is updated on a daily basis, however, this database is updated on a monthly basis. More information is available at www.nickles.com.

Government Publication Date: 1988-Nov 30, 2022

Ontario Oil and Gas Wells:

Provincial

OOGW

In 1998, the MNR handed over to the Ontario Oil, Gas and Salt Resources Corporation, the responsibility of maintaining a database of oil and gas wells drilled in Ontario. The OGSR Library has over 20,000+ wells in their database. Information available for all wells in the ERIS database include well owner/operator, location, permit issue date, and well cap date, license No., status, depth and the primary target (rock unit) of the well being drilled. All geology/stratigraphy table information, plus all water table information is also provide for each well record.

Government Publication Date: 1800-Aug 2021

Inventory of PCB Storage Sites:

Provincial

OPCB

The Ontario Ministry of Environment, Waste Management Branch, maintains an inventory of PCB storage sites within the province. Ontario Regulation 11/82 (Waste Management - PCB) and Regulation 347 (Generator Waste Management) under the Ontario EPA requires the registration of inactive PCB storage equipment and/or disposal sites of PCB waste with the Ontario Ministry of Environment. This database contains information on: 1) waste quantities; 2) major and minor sites storing liquid or solid waste; and 3) a waste storage inventory.

Government Publication Date: 1987-Oct 2004; 2012-Dec 2013

Orders:

Provincial

ORD

This is a subset taken from Ontario's Environmental Registry (EBR) database. It will include Orders on the registry such as (EPA s. 17) - Order for remedial work, (EPA s. 18) - Order for preventative measures, (EPA s. 43) - Order for removal of waste and restoration of site, (EPA s. 44) - Order for conformity with Act for waste disposal sites, (EPA s. 136) - Order for performance of environmental measures.

Government Publication Date: 1994 - Dec 31, 2022

Canadian Pulp and Paper:

Private

PAP

This information is part of the Pulp and Paper Canada Directory. The Directory provides a comprehensive listing of the locations of pulp and paper mills and the products that they produce.

Government Publication Date: 1999, 2002, 2004, 2005, 2009-2014

Parks Canada Fuel Storage Tanks:

Federal

PCFT

Canadian Heritage maintains an inventory of known fuel storage tanks operated by Parks Canada, in both National Parks and at National Historic Sites. The database details information on site name, location, tank install/removal date, capacity, fuel type, facility type, tank design and owner/operator.

Government Publication Date: 1920-Jan 2005*

Pesticide Register:

Provincial PES

The Ontario Ministry of the Environment and Climate Change maintains a database of licensed operators and vendors of registered pesticides.

Government Publication Date: Oct 2011- Dec 31, 2022

Pipeline Incidents:

Provincial PINC

List of pipeline incidents (strikes, leaks, spills). This is not a comprehensive or complete inventory of pipeline incidents in the province; this listing in an historical copy of records previously obtained under Access to Public Information. Records are not verified for accuracy or completeness.

Government Publication Date: Feb 28, 2021

Private and Retail Fuel Storage Tanks:

Provincial PRT

The Fuels Safety Branch of the Ontario Ministry of Consumer and Commercial Relations maintained a database of all registered private fuel storage tanks and licensed retail fuel outlets. This database includes an inventory of locations that have gasoline, oil, waste oil, natural gas and/or propane storage tanks on their property. The MCCR no longer collects this information. This information is now collected by the Technical Standards and Safety Authority (TSSA).

Government Publication Date: 1989-1996*

Permit to Take Water:

Provincial PTTW

This is a subset taken from Ontario's Environmental Registry (EBR) database. It will include PTTW's on the registry such as OWRA s. 34 - Permit to take water.

Government Publication Date: 1994 - Dec 31, 2022

Ontario Regulation 347 Waste Receivers Summary:

Provincial REC

Part V of the Ontario Environmental Protection Act ("EPA") regulates the disposal of regulated waste through an operating waste management system or a waste disposal site operated or used pursuant to the terms and conditions of a Certificate of Approval or a Provisional Certificate of Approval. Regulation 347 of the Ontario EPA defines a waste receiving site as any site or facility to which waste is transferred by a waste carrier. A receiver of regulated waste is required to register the waste receiving facility. This database represents registered receivers of regulated wastes, identified by registration number, company name and address, and includes receivers of waste such as: landfills, incinerators, transfer stations, PCB storage sites, sludge farms and water pollution control plants. This information is a summary of all years from 1986 including the most currently available data.

Government Publication Date: 1986-1990, 1992-2019

Record of Site Condition:

Provincial RSC

The Record of Site Condition (RSC) is part of the Ministry of the Environment's Brownfields Environmental Site Registry. Protection from environmental cleanup orders for property owners is contingent upon documentation known as a record of site condition (RSC) being filed in the Environmental Site Registry. In order to file an RSC, the property must have been properly assessed and shown to meet the soil, sediment and groundwater standards appropriate for the use (such as residential) proposed to take place on the property. The Record of Site Condition Regulation (O. Reg. 153/04) details requirements related to site assessment and clean up.

RSCs filed after July 1, 2011 will also be included as part of the new (O.Reg. 511/09).

Government Publication Date: 1997-Sept 2001, Oct 2004-Dec 2022

Retail Fuel Storage Tanks:

Private RST

This database includes an inventory of retail fuel outlet locations (including marinas) that have on their property gasoline, oil, waste oil, natural gas and / or propane storage tanks.

Government Publication Date: 1999-May 31, 2022

Scott's Manufacturing Directory:

Private SCT

Scott's Directories is a data bank containing information on over 200,000 manufacturers across Canada. Even though Scott's listings are voluntary, it is the most comprehensive database of Canadian manufacturers available. Information concerning a company's address, plant size, and main products are included in this database.

Government Publication Date: 1992-Mar 2011*

Ontario Spills:

Provincial SPL

List of spills and incidents made available the Ministry of the Environment, Conservation and Parks. This database identifies information such as location (approximate), type and quantity of contaminant, date of spill, environmental impact, cause, nature of impact, etc. Information from 1988-2002 was part of the ORIS (Occurrence Reporting Information System). The SAC (Spills Action Centre) handles all spills reported in Ontario. Regulations for spills in Ontario are part of the MOE's Environmental Protection Act, Part X. The Ministry of the Environment, Conservation and Parks cites the coronavirus pandemic as an explanation for delays in releasing data pursuant to requests.

Government Publication Date: 1988-Sep 2020; Dec 2020-Mar 2021

Wastewater Discharger Registration Database:

Provincial [SRDS](#)

Facilities that report either municipal treated wastewater effluent or industrial wastewater discharges under the Effluent Monitoring and Effluent Limits (EMEL) and Municipal/Industrial Strategy for Abatement Regulations. The Municipal/Industrial Strategy for Abatement (MISA) division of the Ontario Ministry of Environment keeps record of direct dischargers of toxic pollutants within nine sectors including: Electric Power Generation, Mining, Petroleum Refining, Organic Chemicals, Inorganic Chemicals, Pulp & Paper, Metal Casting, Iron & Steel, and Quarries.

Government Publication Date: 1990-Dec 31, 2020

Anderson's Storage Tanks:

Private [TANK](#)

The information provided in this database was collected by examining various historical documents, which identified the location of former storage tanks, containing substances such as fuel, water, gas, oil, and other various types of miscellaneous products. Information is available in regard to business operating at tank site, tank location, permit year, permit & installation type, no. of tanks installed & configuration and tank capacity. Data contained within this database pertains only to the city of Toronto and is not warranted to be complete, exhaustive or authoritative. The information was collected for research purposes only.

Government Publication Date: 1915-1953*

Transport Canada Fuel Storage Tanks:

Federal [TCFT](#)

List of fuel storage tanks currently or previously owned or operated by Transport Canada. This inventory also includes tanks on The Pickering Lands, which refers to 7,530 hectares (18,600 acres) of land in Pickering, Markham, and Uxbridge owned by the Government of Canada since 1972; properties on this land has been leased by the government since 1975, and falls under the Site Management Policy of Transport Canada, but is administered by Public Works and Government Services Canada. This inventory provides information on the site name, location, tank age, capacity and fuel type.

Government Publication Date: 1970 - Apr 2020

Variances for Abandonment of Underground Storage Tanks:

Provincial [VAR](#)

Listing of variances granted for storage tank abandonment. This is not a comprehensive or complete inventory of tank abandonment variances in the province; this listing is a copy of tank abandonment variance records previously obtained under Access to Public Information. In Ontario, registered underground storage tanks must be removed within two years of disuse; if removal of a tank is not feasible, an application may be sought for a variance from this code requirement.

Records are not verified for accuracy or completeness.

Government Publication Date: Feb 28, 2022

Waste Disposal Sites - MOE CA Inventory:

Provincial [WDS](#)

The Ontario Ministry of Environment, Waste Management Branch, maintains an inventory of known open (active or inactive) and closed disposal sites in the Province of Ontario. Active sites maintain a Certificate of Approval, are approved to receive and are receiving waste. Inactive sites maintain Certificate(s) of Approval but are not receiving waste. Closed sites are not receiving waste. The data contained within this database was compiled from the MOE's Certificate of Approval database. Locations of these sites may be cross-referenced to the Anderson database described under ERIS's Private Source Database section, by the CA number. All new Environmental Compliance Approvals handed out after Oct 31, 2011 for Waste Disposal Sites will still be found in this database.

Government Publication Date: Oct 2011- Dec 31, 2022

Waste Disposal Sites - MOE 1991 Historical Approval Inventory:

Provincial [WDSH](#)

In June 1991, the Ontario Ministry of Environment, Waste Management Branch, published the "June 1991 Waste Disposal Site Inventory", of all known active and closed waste disposal sites as of October 30st, 1990. For each "active" site as of October 31st 1990, information is provided on site location, site/CA number, waste type, site status and site classification. For each "closed" site as of October 31st 1990, information is provided on site location, site/CA number, closure date and site classification. Locations of these sites may be cross-referenced to the Anderson database described under ERIS's Private Source Database section, by the CA number.

Government Publication Date: Up to Oct 1990*

Water Well Information System:

Provincial [WWIS](#)

This database describes locations and characteristics of water wells found within Ontario in accordance with Regulation 903. It includes such information as coordinates, construction date, well depth, primary and secondary use, pump rate, static water level, well status, etc. Also included are detailed stratigraphy information, approximate depth to bedrock and the approximate depth to the water table.

Government Publication Date: Jun 30 2022

Definitions

Database Descriptions: This section provides a detailed explanation for each database including: source, information available, time coverage, and acronyms used. They are listed in alphabetic order.

Detail Report: This is the section of the report which provides the most detail for each individual record. Records are summarized by location, starting with the project property followed by records in closest proximity.

Distance: The distance value is the distance between plotted points, not necessarily the distance between the sites' boundaries. All values are an approximation.

Direction: The direction value is the compass direction of the site in respect to the project property and/or center point of the report.

Elevation: The elevation value is taken from the location at which the records for the site address have been plotted. All values are an approximation. Source: Google Elevation API.

Executive Summary: This portion of the report is divided into 3 sections:

'Report Summary'- Displays a chart indicating how many records fall on the project property and, within the report search radii.

'Site Report Summary'-Project Property'- This section lists all the records which fall on the project property. For more details, see the 'Detail Report' section.

'Site Report Summary-Surrounding Properties'- This section summarizes all records on adjacent properties, listing them in order of proximity from the project property. For more details, see the 'Detail Report' section.

Map Key: The map key number is assigned according to closest proximity from the project property. Map Key numbers always start at #1. The project property will always have a map key of '1' if records are available. If there is a number in brackets beside the main number, this will indicate the number of records on that specific property. If there is no number in brackets, there is only one record for that property.

The symbol and colour used indicates 'elevation': the red inverted triangle will dictate 'ERIS Sites with Lower Elevation', the yellow triangle will dictate 'ERIS Sites with Higher Elevation' and the orange square will dictate 'ERIS Sites with Same Elevation.'

Unplottables: These are records that could not be mapped due to various reasons, including limited geographic information. These records may or may not be in your study area, and are included as reference.

DRAFT

APPENDIX H
MECP FOI Search Results

**Ministry of the Environment,
Conservation and Parks**

Access and Privacy Office
12th Floor
40 St. Clair Avenue West
Toronto ON M4V 1M2
Tel: (416) 314-4075
Fax: (416) 314-4285

**Ministère de l'Environnement, de
la Protection de la nature et des
Parcs**

Bureau de l'accès à l'information et
de la protection de la vie privée
12^e étage
40, avenue St. Clair ouest
Toronto ON M4V 1M2
Tél. : (416) 314-4075
Télééc.: (416) 314-4285

June 17, 2021

Julie Crooks
Pinchin Ltd.
1 Hines Road, Suite 200
Kanata, ON K2K 3C7

Dear Julie Crooks:

RE: ***Freedom of Information and Protection of Privacy Act Request***
Our File # A-2020-06648, Your Reference 285379

This letter is in response to your request made pursuant to the *Freedom of Information and Protection of Privacy Act* relating to 7, 9, and 11 Springfield Road, 1A and 1B Springfield Road, 47 and 49 Beechwood Avenue, 51, 53, 55, and 57 Beechwood Avenue, and 11 Douglas Street, Ottawa.

After a thorough search through the files of the Ministry's Ottawa District Office, Investigations and Enforcement Branch, Environmental Monitoring and Reporting Branch, Sector Compliance Branch and Safe Drinking Water Branch, no records were located responsive to your request. To provide you with this response and in accordance with Section 57 of the *Freedom of Information and Protection of Privacy Act*, the fee owed is \$30.00 for 1 hour of search time @ \$30.00 per hour. **We have applied the \$30.00 for this request from your initial payment. This file is now closed.**

You may request a review of my decision by contacting the Information and Privacy Commissioner/Ontario, 2 Bloor Street East, Suite 1400, Toronto, ON M4W 1A8 (800-387-0073 or 416-326-3333). Please note that there is a \$25.00 fee and you only have 30 days from receipt of this letter to request a review.

If you have any questions regarding this matter, please contact Hira Ashraf at (647) 642-9681 or hira.ashraf@ontario.ca.

Yours truly,

Noel Kent
Manager, Access and Privacy

**Ministry of the Environment,
Conservation and Parks**

Access and Privacy Office

12th Floor
40 St. Clair Avenue West
Toronto ON M4V 1M2
Tel: (416) 314-4075

**Ministère de l'Environnement, de la
Protection de la nature et des Parcs**

Bureau de l'accès à l'information et
de la protection de la vie privée

12^e étage
40, avenue St. Clair ouest
Toronto ON M4V 1M2
Tél. : (416) 314-4075

February 21, 2023

Jessica Marx
Pinchin Ltd.
1456 Centennial Drive
Kingston, Ontario K7P 0K4
jmarx@pinchin.com

Dear Jessica Marx:

RE: MECP FOI A-2023-00789, Your Reference 321299 – Decision Letter

This letter is in response to your request made pursuant to the Freedom of Information and Protection of Privacy Act (the Act) relating to 1, 11 and 16 Springfield Road, Ottawa.

After a thorough search through the files of the ministry's Ottawa District Office, Environmental Assessment and Permissions Division (EAPD), Environmental Monitoring and Reporting Branch (EMRB), Environmental Investigations and Enforcement Branch (EIEB), and Safe Drinking Water Branch (SDW) no records were located responsive to your request. **This file is now closed.**

You may request a review of my decision within 30 days from the date of this letter by contacting the Information and Privacy Commissioner/Ontario at <http://www.ipc.on.ca>. Please note there may be a fee associated with submitting the appeal.

If you have any questions, please contact Tolani Abraham at Tolani.Abraham2@ontario.ca.

Yours truly,

ORIGINAL SIGNED BY

Ryan Gunn
Manager (A), Access and Privacy Office

DRAFT

APPENDIX I
TSSA Search Results

Tel: (416) 734-3383
Fax: (416) 231-6183
Email: publicinformationservices@tssa.org

13 August 2020

Julie Crooks
Pinchin Ltd.
200 – 1 Hines Road
Kanata, ON K2K 2X3

Subject: 47 Beechwood Avenue, Ottawa, Ontario
Your File No.: 277846
SR No.: 2886260

Dear Madam/Sir:

We are in receipt of your correspondence wherein you requested information regarding the above noted subject.

A search of our records did not produce any Fuels Safety documents.

TSSA does not make any representations or warranties with respect to the accuracy or completeness of any records released. The requestor assumes all risk in using or relying on the information provided.

Should you have any questions, please contact Public Information at publicinformationservices@tssa.org.

Yours truly,

C. Hill

Connie Hill
Public Information Agent

Tel: (416) 734-3383
Fax: (416) 231-6183
Email: publicinformationsservices@tssa.org

13 August 2020

Julie Crooks
Pinchin Ltd.
200 – 1 Hines Road
Kanata, ON K2K 2X3

Subject: 43 Beechwood Avenue, Ottawa, Ontario
Your File No.: 277846
SR No.: 2886262

Dear Madam/Sir:

We are in receipt of your correspondence wherein you requested information regarding the above noted subject.

A search of our records did not produce any Fuels Safety documents.

TSSA does not make any representations or warranties with respect to the accuracy or completeness of any records released. The requestor assumes all risk in using or relying on the information provided.

Should you have any questions, please contact Public Information at publicinformationsservices@tssa.org.

Yours truly,

C. Hill

Connie Hill
Public Information Agent

Tel: (416) 734-3383
Fax: (416) 231-6183
Email: publicinformationsservices@tssa.org

13 August 2020

Julie Crooks
Pinchin Ltd.
200 – 1 Hines Road
Kanata, ON K2K 2X3

Subject: 5 Springfield Road, Ottawa, Ontario
Your File No.: 277846
SR No.: 2886270

Dear Madam/Sir:

We are in receipt of your correspondence wherein you requested information regarding the above noted subject.

A search of our records did not produce any Fuels Safety documents.

TSSA does not make any representations or warranties with respect to the accuracy or completeness of any records released. The requestor assumes all risk in using or relying on the information provided.

Should you have any questions, please contact Public Information at publicinformationsservices@tssa.org.

Yours truly,

C. Hill

Connie Hill
Public Information Agent

12 January 2021

Julie Crooks
PINCHIN LTD
1 Hines Road
Suite 200
Kanata ON K2K 2X3

Subject: 10 Douglas Street, Ottawa, ON
Your File No.: 285379
SR No.: 2981376

Dear Madam/Sir:

We are in receipt of your correspondence wherein you requested information regarding the above noted subject.

A search of our records did not produce the requested Fuel Safety documents.

TSSA does not make any representations or warranties with respect to the accuracy or completeness of any records released. The requestor assumes all risk in using or relying on the information provided. Should you have any questions, please contact Public Information at publicinformationservices@tssa.org.

Yours truly,

S. Thompson

Sherees Thompson
Public Information Services

12 January 2021

Julie Crooks
PINCHIN LTD
1 Hines Road
Suite 200
Kanata ON K2K 2X3

Subject: 1 Springfield Road, Ottawa, ON
Your File No.: 285379
SR No.: 2981372

Dear Madam/Sir:

We are in receipt of your correspondence wherein you requested information regarding the above noted subject.

A search of our records did not produce the requested Fuel Safety documents.

TSSA does not make any representations or warranties with respect to the accuracy or completeness of any records released. The requestor assumes all risk in using or relying on the information provided. Should you have any questions, please contact Public Information at publicinformationservices@tssa.org.

Yours truly,

S. Thompson

Sherees Thompson
Public Information Services

12 January 2021

Julie Crooks
PINCHIN LTD
1 Hines Road
Suite 200
Kanata ON K2K 2X3

Subject: 51 Beechwood Ave, Ottawa, ON
Your File No.: 285379
SR No.: 2981382

Dear Madam/Sir:

We are in receipt of your correspondence wherein you requested information regarding the above noted subject.

A search of our records did not produce the requested Fuel Safety documents.

TSSA does not make any representations or warranties with respect to the accuracy or completeness of any records released. The requestor assumes all risk in using or relying on the information provided. Should you have any questions, please contact Public Information at publicinformationservices@tssa.org.

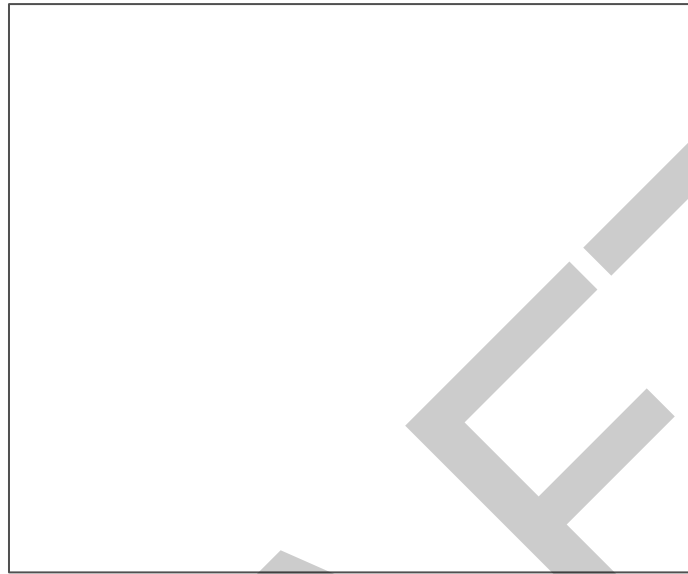
Yours truly,

S. Thompson

Sherees Thompson
Public Information Services

DRAFT

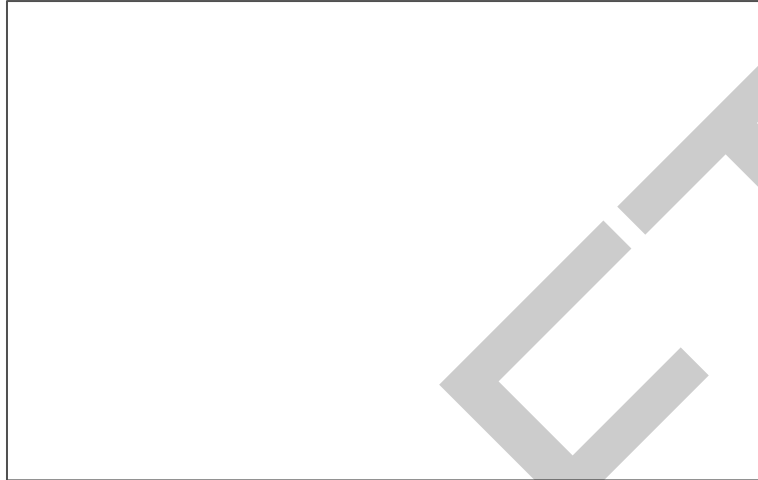
APPENDIX J
Aerial Photographs



Aerial Photograph – 1928.



Aerial Photograph – 1965.



Aerial Photograph – 1976.



Aerial Photograph – 1991.



Aerial Photograph – 1999.

Aerial Photograph – 2002.



DRAFT

Aerial Photograph – 2005.

Aerial Photograph 2007.



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Aerial Photograph 2008.

Aerial Photograph 2009.



DRAFT

Aerial Photograph 2011.

Aerial Photograph 2014.



DRAFT

Aerial Photograph 2015.

Aerial Photographs 2017.



DRAFT

Aerial Photograph 2019.

Aerial Photograph 2021.

DRAFT

APPENDIX K
Maps

75°41'30"W

75°41'W

75°40'30"W

75°40'W

75°39'30"W

75°39'W

★ Site / Boundary 2000m Buffer

Source: ANSI (ANSI) March 2017, Ontario Ministry of Natural Resources

45°27'30"N

45°27'N

45°26'30"N

45°26'N

45°27'N

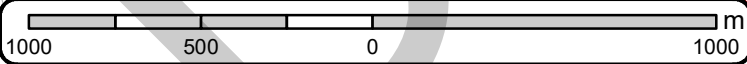
45°26'30"N

45°26'N

45°25'30"N

45°25'N

1:22000



Area of Natural & Scientific Interest (ANSI) Order No. 23020200939

+	Spot Height	—	Transportation Structure	—	Contour Line	■	Wooded Area
■	Building Point	—	Utility Line	■	Pit or Quarry	■	Conservation Authority
⊕	Towers	—	Water Structure	■	Waterbody	■	Conservation Area
●	Utility Site Point	—	Drainage Line Feature	■	Wetlands	■	Municipal Park
—	Misc. Line	—	River or Stream	■	Concession	■	Provincial Park
—	Railroads	□	Airports	■	Lots	■	National Park
—	Roads	■	Tanks	■	Municipality	■	Nature Reserve
- - -	Trail	■	Building to Scale	■	Land Ownership	■	ANSI Area

ANSI Report

ANSI Units Found within 2000 m of
47 Beechwood Avenue

Page 1
Order No.
23020200939



No ANSI units found within search area.

DRAFT

75°41'30"W 75°41'W 75°40'30"W 75°40'W 75°39'30"W 75°39'W

★ Site / Boundary 2000m Buffer

Source: Ontario Geological Survey 2011.
1:250 000 scale bedrock geology of Ontario;
Ontario Geological Survey, Miscellaneous
Release—Data 126-Revision 1



Bedrock Geology of Ontario

Order No. 23020200939

+	Spot Height	Bedrock Geology Lines	Dikes	C Lines
—	Roads	CONTACT, GEOPHYSICAL, TREND, INTERPRETED	Abibibi mafic dike	FOLD, ANTICLINE, INTERPRETED, UNKNOWN GENERATION
—	Contour Lines	CONTACT, SHARP, TREND, INTERPRETED	Biscotasing mafic dike	FOLD, ANTICLINE, OBSERVED, UNKNOWN GENERATION
—	Streams	CONTACT, SHARP, TREND, OBSERVED	Empey Lake mafic dike	FOLD, ANTICLINE, SYNFORMAL, INTERPRETED, SECOND GENERATION
—	Railroads	FAULT, DEXTRAL HORIZONTAL COMPONENT, TREND, INTERPRETED, UNKNOWN GENERATION	Felsic to intermediate intrusive rocks	FOLD, ANTIFORM, INTERPRETED, UNKNOWN GENERATION
+	Lots	FAULT, PROJECTED FAULT, INTERPRETED, UNKNOWN GENERATION	Fort Frances mafic dike	FOLD, SYNCLINE, INTERPRETED, UNKNOWN GENERATION
+	Pit or Quarry	FAULT, SINISTRAL HORIZONTAL COMPONENT, TREND, INTERPRETED, UNKNOWN GENERATION	Frontenac mafic dike	FOLD, SYNCLINE, OBSERVED, UNKNOWN GENERATION
+	Airports	FAULT, SINISTRAL HORIZONTAL COMPONENT, TREND, OBSERVED, UNKNOWN GENERATION	Greenville mafic dike	FOLD, SYNFORM, INTERPRETED, UNKNOWN GENERATION
+	Waterbody	FAULT, UNKNOWN HORIZONTAL COMPONENT, INCLINED-REVERSE, INTERPRETED, UNKNOWN GENERATION	Logan and Nipigon mafic sills	▲ Kimberlite
+	Wetlands	FAULT, UNKNOWN HORIZONTAL COMPONENT, INCLINED-REVERSE, OBSERVED, UNKNOWN GENERATION	Mackenzie mafic dike	
		FAULT, UNKNOWN HORIZONTAL COMPONENT, TREND, INTERPRETED, UNKNOWN GENERATION	Mafic dikes of uncertain age	
		FAULT, UNKNOWN HORIZONTAL COMPONENT, TREND, OBSERVED, UNKNOWN GENERATION	Mafic sills and dikes	
		NEATLINE	Marathon mafic dike	
		ONTARIO BORDER	Marathon, Kapuskasing or Biscotasing mafic dike	
		Marble, chert, iron formation, minor metavolcanic rocks	Matachewan mafic dike	
			Mine Centre mafic dike	
			Molson mafic dike	
			North Channel mafic dike	
			Pickle Crow mafic dike (Molson swarm) normal	
			Pickle Crow mafic dike (Molson swarm) reverse	
			Rideau mafic dike	
			Sudbury mafic dike	
			Ultramafic, gabbroic and granophytic intrusions	
			Unsubdivided mafic dike	
			Unsubdivided mafic dike (Keweenaw age)	
			unknown	

Bedrock Geology Report

Bedrock Geology units found within 2000 m of
47 Beechwood Avenue

Page 1
Order No.
23020200939



ID: 13333 | **Unit Name:** |

Type (All): 54a | **Type (Primary):** 54a | **Type (Secondary):** | **Type (Tertiary):** | **Rock Type (Primary):** Limestone, dolostone, shale, arkose, sandstone | **Strata (Primary):** Ottawa Group; Simcoe Group; Shadow Lake Formation | **Super Eon (Primary):** | **Eon (Primary):** PHANEROZOIC (Present to 542.0 Ma) | **Era (Primary):** PALEOZOIC (251.0 Ma to 542.0 Ma) | **Period (Primary):** ORDOVICIAN (443.7 Ma to 488.3 Ma) | **Epoch (Primary):** MIDDLE ORDOVICIAN (now considered UPPER DEVONIAN) | **Province (Primary):**

ID: 13323 | **Unit Name:** |

Type (All): 55b | **Type (Primary):** 55b | **Type (Secondary):** | **Type (Tertiary):** | **Rock Type (Primary):** Shale, limestone, dolostone, siltstone | **Strata (Primary):** Georgian Bay Formation; Blue Mountain Formation; Billings Formation; Collingwood Member; Eastview Member | **Super Eon (Primary):** | **Eon (Primary):** PHANEROZOIC (Present to 542.0 Ma) | **Era (Primary):** PALEOZOIC (251.0 Ma to 542.0 Ma) | **Period (Primary):** ORDOVICIAN (443.7 Ma to 488.3 Ma) | **Epoch (Primary):** UPPER ORDOVICIAN | **Province (Primary):**

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Bedrock Geology Report Metadata

Ontario Geological Survey 2011. 1:250 000 scale bedrock geology of Ontario; Ontario Geological Survey, Miscellaneous Release-Data 126 Revision1

ONTARIO MINISTRY OF NORTHERN DEVELOPMENT, MINES AND FORESTRY



ID - Unit ID **Unit Name** - Generalized geological unit classification

Type (All) - The geological unit number(s) or code(s) for all rock types present in an individual polygon.

Type (Primary) - The primary geological unit number or code for the primary rock type in an individual polygon

Type (Secondary) - The secondary geological unit number or code for the secondary rock type, if present, in an individual polygon

Type (Tertiary) - The tertiary geological unit number or code for the tertiary rock type, if present, in an individual polygon

Rock Type (Primary) - Rock type or sub-unit description

Status (Primary) - The Stratigraphic unit. Divided into:

Supergroup (two or more groups and lone formations)
Group (two or more formations)
Formation (primary unit of lithostratigraphy)
Member (named lithologic subdivision of a formation)
Bed (named distinctive layer in a member or formation)

Super Eon (Primary) - A name given to the largest defined unit of geological time, divided into Eons. Unique values which this field may contain (Domains) are:

PRECAMBRIAN (0.542 Ga to <3.85 Ga)

Eon (Primary) - A name given to a defined unit of geological time, divided into Eras. Unique values which this field may contain (Domains) are:

ARCHEAN (2.5 Ga to <3.85 Ga)
PROTEROZOIC (0.542 Ga to 2.50 Ga)
PHANEROZOIC (Present to 542.0 Ma)

Era (Primary) - A name given to a defined unit of geological time, divided into Periods. Each era on the scale is separated from the next by a major event or change. Unique values which this field may contain (Domains) are:

MESOARCHEAN (2.8 Ga to 3.2 Ga)	MESOPROTEROZOIC (1.0 Ga to 1.6 Ga)
NEO-TO MESOARCHEAN (2.5 Ga to 3.2 Ga)	EARLY PALEOZOIC TO NEOPROTEROZOIC (443.7 Ma to 1.0 Ga)
NEOARCHEAN (2.5 Ga to 2.8 Ga)	NEO-TO MESOPROTEROZOIC (0.542 Ga to 1.6 Ga)
PALEOPROTEROZOIC (1.6 Ga to 2.5 Ga)	PALEOZOIC (251.0 Ma to 542.0 Ma)
MESO-TO PALEOPROTEROZOIC (1.0 Ga to 2.5 Ga)	MESOZOIC (65.5 Ma to 251.0 Ma)

Period (Primary) - A name given to a defined unit of geological time, divided into Epochs. Unique values which this field may contain (Domains) are:

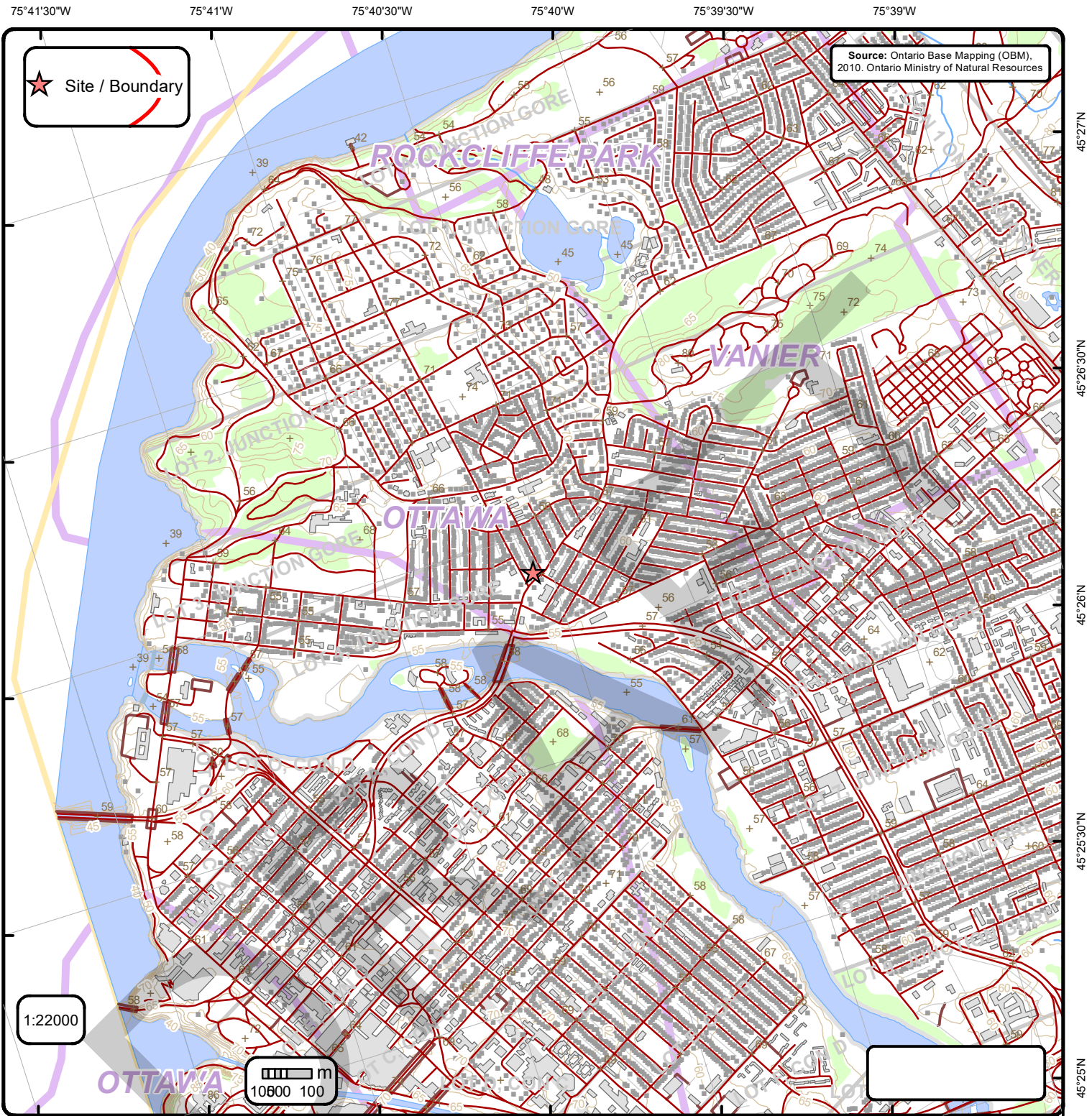
CAMBRIAN (488.3 Ma to 542.0 Ma)
ORDOVICIAN (443.7 Ma to 488.3 Ma)
SILURIAN (416.0 Ma to 443.7 Ma)
DEVONIAN (359.2 Ma to 416.0 Ma)
MISSISSIPPIAN TO DEVONIAN (318.1 Ma to 416.0 Ma)
JURASSIC (145.5 Ma to 199.6 Ma)
CRETACEOUS AND JURASSIC (65.5 Ma to 199.6 Ma)

Epoch (Primary) - A name given to a defined unit of geological time. Unique values which this field may contain (Domains) are:

LOWER ORDOVICIAN	UPPER SILURIAN
MIDDLE ORDOVICIAN	LOWER DEVONIAN
UPPER ORDOVICIAN	MIDDLE DEVONIAN
MIDDLE AND LOWER SILURIAN	UPPER DEVONIAN
UPPER SILURIAN TO LOWER DEVONIAN	LOWER CRETACEOUS AND MIDDLE JURASSIC

Province (Primary) - The Geological Province the geological unit is in. Unique values which this field may contain (Domains) are:

SUPERIOR
SOUTHERN
SUPERIOR
GRENVILLE



Ontario Base Mapping (OBM) Data

Order No. 23020200939

+ Spot Height (metre)	— Transportation Structure	— Contour Line	Wooded Area
■ Building Point	● Utility Line	▭ Pit or Quarry	▭ Conservation Authority
⚡ Towers	— Water Structure	▭ Waterbody	▭ Conservation Area
● Utility Site Point	— Drainage Line Feature	▭ Wetlands	▭ Municipal Park
— Misc. Line	— River or Stream	▭ Concession	▭ Provincial Park
— Railroads	▭ Airports	▭ Lots	▭ National Park
— Roads	■ Tanks	▭ Municipality	▭ Nature Reserve
- - - Trail	▭ Building to Scale	▭ Land Ownership	

75°41'30"W

75°41'W

75°40'30"W

75°40'W

75°39'30"W

75°39'W



Source: Chapman, L.J. and Putnam, D.F. 2007. Physiography of Southern Ontario: Ontario Geological Survey, Miscellaneous Release—Data 22

45°27'30"N

45°27'N

45°26'30"N

45°26'N

45°27'N

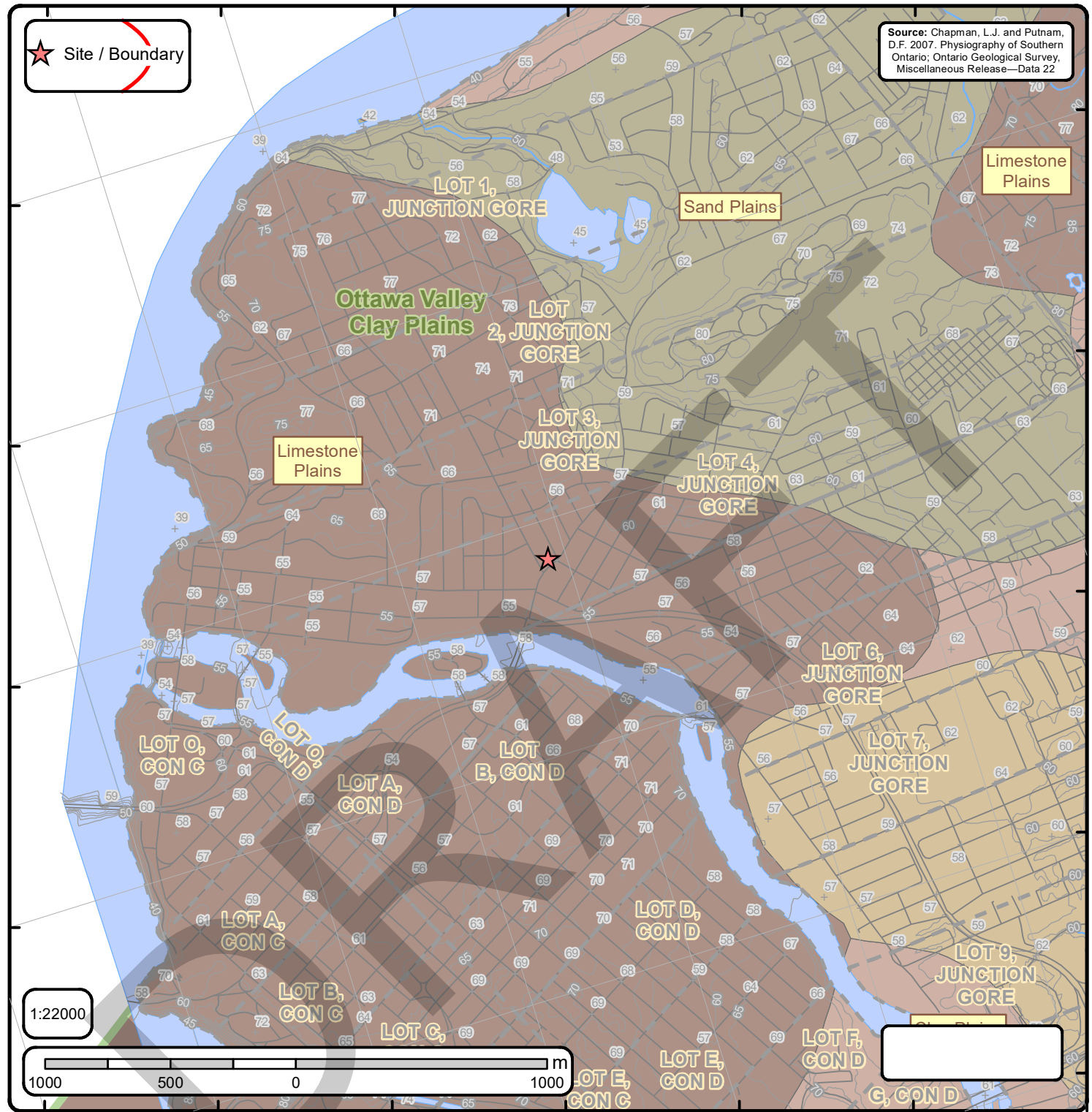
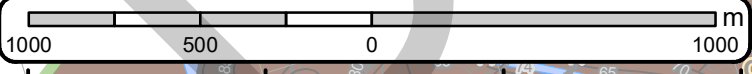
45°26'30"N

45°26'N

45°25'30"N

45°25'N

1:22000



Physiography of Southern Ontario

Order No. 23020200939

+ Spot Height	— Lots	◆ Boulder Pavement	■ Bare Rock Ridges And Shallow Till	■ Peat And Muck
— Roads	▭ Pit or Quarry	◆ Dissected Terrain	■ Beaches	■ Sand Plains
— Railroads	▭ Airports	■ Mud Flow Scars	■ Bevelled Till Plains	■ Shale Plains
— Contour Lines	▭ Wetlands	▲ Sand Dunes	■ Clay Plains	■ Shallow Till And Rock Ridges
— Streams	▭ Waterbody	— escarpment	■ Drumlins	■ Spillways
		— shorecliff	■ Escarpments	■ Till Moraines
		— shorecliff (weakly developed)	■ Eskers	■ Till Plains (Drumlinized)
		▭ Physiography Regions	■ Kame Moraines	■ Till Plains (Undrumlinized)
			■ Limestone Plains	

75°41'30"W

75°41'W

75°40'30"W

75°40'W

75°39'30"W

75°39'W

★ Site / Boundary 2000m Buffer

Source: Version 3 Detailed Soil Survey National DataBase (NSDB), Agriculture and Agri-Food Canada, 2014

45°27'30"N

45°27'N

45°26'30"N

45°26'N

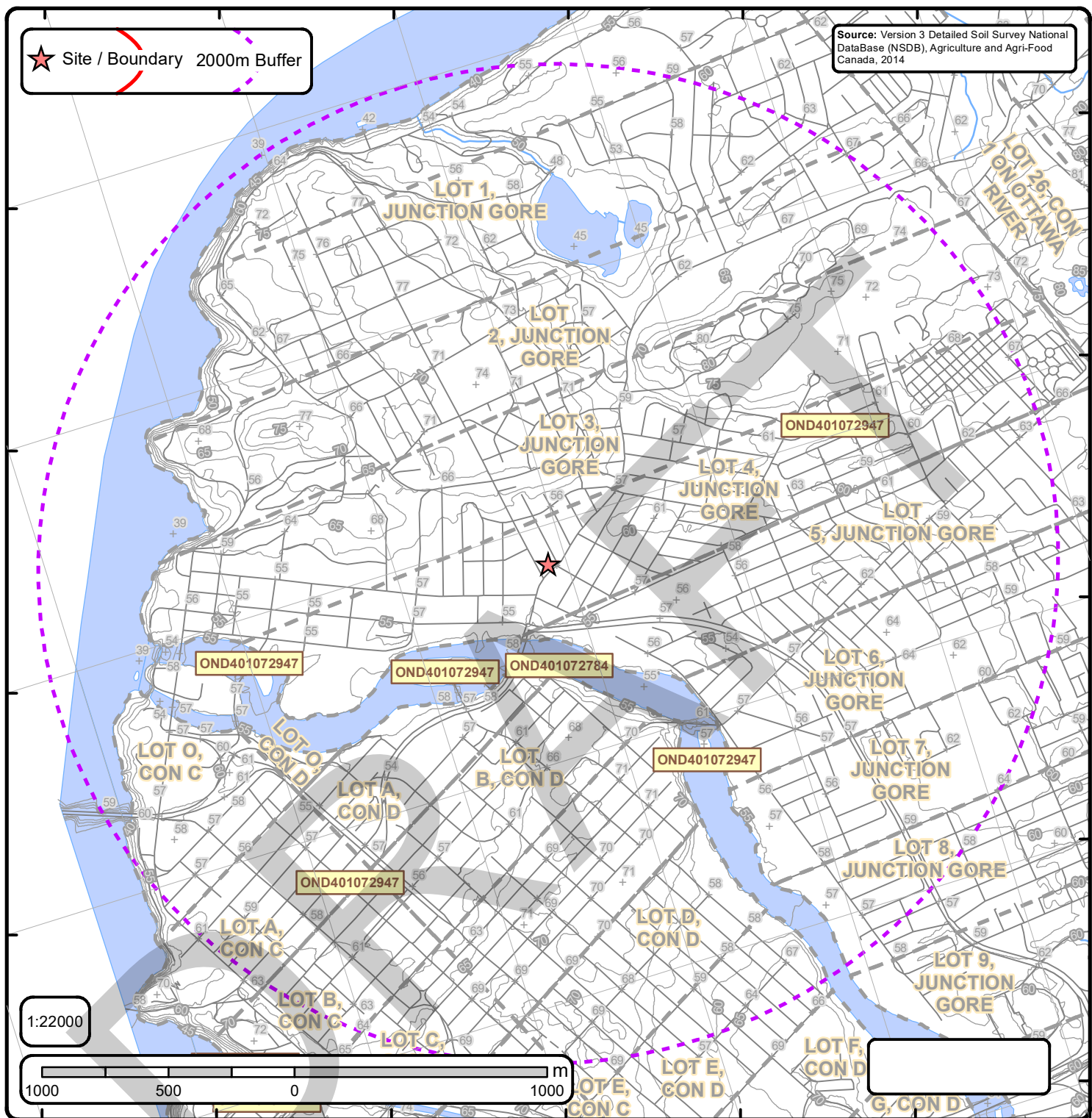
45°27'N

45°26'30"N

45°26'N

45°25'30"N

45°25'N



1:22000



Detailed Soil Survey (ON Soils)

Order No. 23020200939

+	Spot Height	- - - -	Lots
—+—+—+—+—	Railroads	□	Pit or Quarry
—	Roads	□	Airports
—	Contour Lines	□	Wetlands
—	Streams	□	Waterbody

Soils Report

Soil Map Units Found within 2000 m of
47 Beechwood Avenue

Page 1
Order No.
23020200939

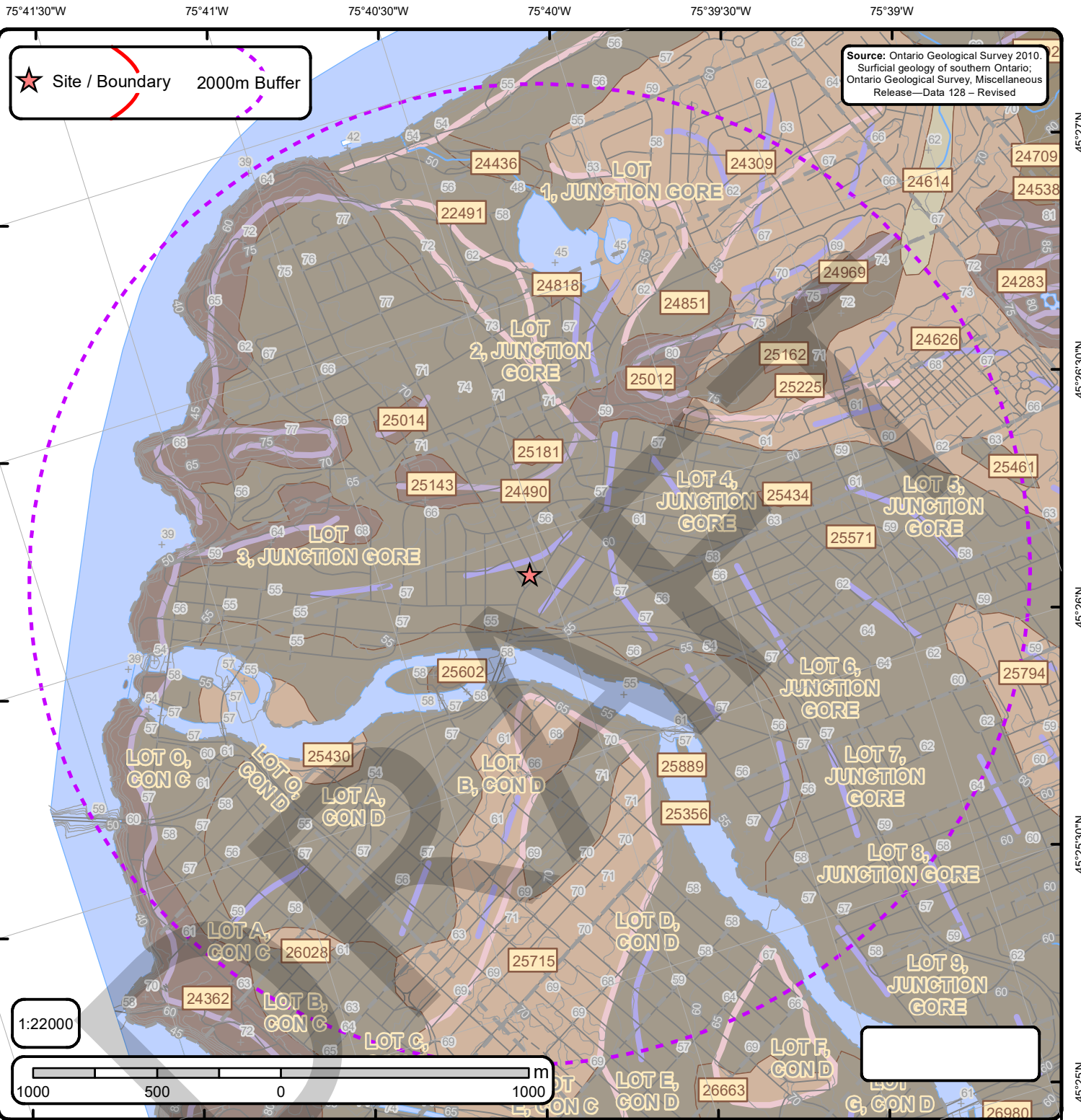


Soil ID: OND401072784

Component No : 1 | **Components(%)** : 100 | **Soil Name ID** : ONZZZ~~~~~N | **Surface Stoniness Class** : Not Applicable | **Slop Steepness(%)** : None | **Slop Length(m)** : -9 | **Drainage** : Not Applicable | **Hydrological Soil Groups** : None | **Soil Texture of A Horizon** : None | **Field Crops Capability** : None | **First CLI Limitation Subclass** : None | **Second CLI Limitation Subclass** : None | **Depth(cm)** : 0-100 | **Horizon** : -- | **Layer No** : 1 | **Very Fine Sand(%)** : -9 | **Total Sand(%)** : -9 | **Total Silt(%)** : -9 | **Total Clay(%)** : -9 | **Organic Carbon(%)** : None | **pH in Calc Chloride** : None | **Saturated Hydraulic Conductivity(cm/h)** : None | **Electrical Conductivity(dS/m)** : None |

Soil ID: OND401072947

Component No : 1 | **Components(%)** : 100 | **Soil Name ID** : ONZUN~~~~~N | **Surface Stoniness Class** : Not Applicable | **Slop Steepness(%)** : None | **Slop Length(m)** : -9 | **Drainage** : Not Applicable | **Hydrological Soil Groups** : None | **Soil Texture of A Horizon** : None | **Field Crops Capability** : None | **First CLI Limitation Subclass** : None | **Second CLI Limitation Subclass** : None | **Soil Name** : UNCLASSIFIED | **Water Table Characteristics** : Unspecified period | **Soil Drainage Class** : Not applicable | **Kind of Surface Material** : Unclassified | **Layer that Restricts Root Growth** : No root restricting layer | **Type of Root Restricting Layer** : n/a | **Parent Material 1|2|3** : Not Applicable; Not Applicable; Not Applicable | **Mode of Deposition 1|2|3** : Not Applicable; Not Applicable; Not Applicable | **Parent Material Chemical Property 1|2|3** : Not Applicable; Not Applicable; Not Applicable |



The Surficial Geology of Southern Ontario Order No. 23020200939



Surface Geology Report

Surface Geology units found within 2000 m of
47 Beechwood Avenue

Page 1
Order No.
23020200939



ID: 22491 | **Unit Name:** Offshore marine deposits |
Deposit Type Code: 3a | **Deposit Age:** Quaternary (Champlain Sea) | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** clay, silt | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** glaciomarine | **Primary General Modifier:** foreshore/basinal | **Veneer:** silt, sand | **Episode:** Wisconsin | **Sub Episode:** Michigan | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** | **Carbon Content:** | **Formation:** | **Permeability:** Low | **Material Description:** Clay and silt underlying erosional terraces; upper part of marine deposits removed to variable depths by fluvial erosion so in places clay is uniform blue-grey; unit includes lenses, bars and channel fills to sand and pockets of nonmarine silt that were

ID: 24309 | **Unit Name:** Alluvial deposits |
Deposit Type Code: 6b | **Deposit Age:** Recent | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** sand | **Primary Material Modifier:** | **Secondary Material:** silt | **Primary General:** fluvial | **Primary General Modifier:** abandoned floodplain | **Veneer:** | **Episode:** Hudson | **Sub Episode:** | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** | **Carbon Content:** | **Formation:** | **Permeability:** Variable | **Material Description:** Medium grained stratified sand with some silt; in the form of fluvial terraces and channels cut in marine clay, and bars and spits within abandoned channels.

ID: 24362 | **Unit Name:** Bedrock |
Deposit Type Code: Pa | **Deposit Age:** Paleozoic | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** Paleozoic Bedrock | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** | **Primary General Modifier:** | **Veneer:** clay, silt, sand, gravel, diamicton | **Episode:** | **Sub Episode:** | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** | **Carbon Content:** | **Formation:** | **Permeability:** Variable | **Material Description:** Limestone, dolomite, sandstone, and locally shale; relatively flat lying; mainly occurring as bare, tabular outcrops; includes areas thinly veneered by unconsolidated Quaternary sediments up to 1 m (3 ft) thick.

ID: 24436 | **Unit Name:** Offshore marine deposits |
Deposit Type Code: 3a | **Deposit Age:** Quaternary (Champlain Sea) | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** clay, silt | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** glaciomarine | **Primary General Modifier:** foreshore/basinal | **Veneer:** silt, sand | **Episode:** Wisconsin | **Sub Episode:** Michigan | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** | **Carbon Content:** | **Formation:** | **Permeability:** Low | **Material Description:** Clay and silt underlying erosional terraces; upper part of marine deposits removed to variable depths by fluvial erosion so in places clay is uniform blue-grey; unit includes lenses, bars and channel fills to sand and pockets of nonmarine silt that were

ID: 24490 | **Unit Name:** Offshore marine deposits |
Deposit Type Code: 3a | **Deposit Age:** Quaternary (Champlain Sea) | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** clay, silt | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** glaciomarine | **Primary General Modifier:** foreshore/basinal | **Veneer:** silt, sand | **Episode:** Wisconsin | **Sub Episode:** Michigan | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** | **Carbon Content:** | **Formation:** | **Permeability:** Low | **Material Description:** Clay and silt underlying erosional terraces; upper part of marine deposits removed to variable depths by fluvial erosion so in places clay is uniform blue-grey; unit includes lenses, bars and channel fills to sand and pockets of nonmarine silt that were

Surface Geology Report

Surface Geology units found within 2000 m of
47 Beechwood Avenue

Page 2
Order No.
23020200939



ID: 24614 | **Unit Name:** Organic deposits |
Deposit Type Code: 7 | **Deposit Age:** Recent | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** organic deposits | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** wetland | **Primary General Modifier:** | **Veneer:** | **Episode:** Hudson | **Sub Episode:** | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** | **Carbon Content:** | **Formation:** | **Permeability:** High | **Material Description:** Mainly muck and peat in bogs, fens, swamps and poorly drained areas.

ID: 24626 | **Unit Name:** Alluvial deposits |
Deposit Type Code: 6b | **Deposit Age:** Recent | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** sand | **Primary Material Modifier:** | **Secondary Material:** silt | **Primary General:** fluvial | **Primary General Modifier:** abandoned floodplain | **Veneer:** | **Episode:** Hudson | **Sub Episode:** | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** | **Carbon Content:** | **Formation:** | **Permeability:** Variable | **Material Description:** Medium grained stratified sand with some silt; in the form of fluvial terraces and channels cut in marine clay, and bars and spits within abandoned channels.

ID: 24818 | **Unit Name:** Bedrock |
Deposit Type Code: Pa | **Deposit Age:** Paleozoic | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** Paleozoic Bedrock | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** | **Primary General Modifier:** | **Veneer:** clay, silt, sand, gravel, diamicton | **Episode:** | **Sub Episode:** | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** | **Carbon Content:** | **Formation:** | **Permeability:** Variable | **Material Description:** Limestone, dolomite, sandstone, and locally shale; relatively flat lying; mainly occurring as bare, tabular outcrops; includes areas thinly veneered by unconsolidated Quaternary sediments up to 1 m (3 ft) thick.

ID: 24851 | **Unit Name:** Offshore marine deposits |
Deposit Type Code: 3a | **Deposit Age:** Quaternary (Champlain Sea) | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** clay, silt | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** glaciomarine | **Primary General Modifier:** foreshore/basinal | **Veneer:** silt, sand | **Episode:** Wisconsin | **Sub Episode:** Michigan | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** | **Carbon Content:** | **Formation:** | **Permeability:** Low | **Material Description:** Clay and silt underlying erosional terraces; upper part of marine deposits removed to variable depths by fluvial erosion so in places clay is uniform blue-grey; unit includes lenses, bars and channel fills to sand and pockets of nonmarine silt that were

ID: 24969 | **Unit Name:** Bedrock |
Deposit Type Code: Pa | **Deposit Age:** Paleozoic | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** Paleozoic Bedrock | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** | **Primary General Modifier:** | **Veneer:** clay, silt, sand, gravel, diamicton | **Episode:** | **Sub Episode:** | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** | **Carbon Content:** | **Formation:** | **Permeability:** Variable | **Material Description:** Limestone, dolomite, sandstone, and locally shale; relatively flat lying; mainly occurring as bare, tabular outcrops; includes areas thinly veneered by unconsolidated Quaternary sediments up to 1 m (3 ft) thick.

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ID: 25004 | Unit Name: Till |

Deposit Type Code: 1a | **Deposit Age:** Quaternary | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 |
Primary Material: diamicton | **Primary Material Modifier:** sandy silt to silty sand | **Secondary Material:** | **Primary General:** glacial |
Primary General Modifier: | **Veneer:** | **Episode:** Wisconsin | **Sub Episode:** Michigan | **Phase:** | **Stratus Modifier:** Surface |
Provenance: N-NE | **Carbon Content:** | **Formation:** Undifferentiated silty-sandy till on Paleozoic terrain | **Permeability:** Low-Medium |
Material Description: Sandy and silty compact diamicton, grey at depth but brown where oxidized; calcareous where derived from sedimentary rocks and not leached; consists dominantly of lodgment till. In areas that lie below marine limit (198 m a.s.l.) it is overlain by a disc

ID: 25012 | Unit Name: Bedrock |

Deposit Type Code: Pa | **Deposit Age:** Paleozoic | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 |
Primary Material: Paleozoic Bedrock | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** | **Primary General Modifier:** | **Veneer:** clay, silt, sand, gravel, diamicton | **Episode:** | **Sub Episode:** | **Phase:** | **Stratus Modifier:** Surface |
Provenance: | **Carbon Content:** | **Formation:** | **Permeability:** Variable | **Material Description:** Limestone, dolomite, sandstone, and locally shale; relatively flat lying; mainly occurring as bare, tabular outcrops; includes areas thinly veneered by unconsolidated Quaternary sediments up to 1 m (3 ft) thick.

ID: 25014 | Unit Name: Bedrock |

Deposit Type Code: Pa | **Deposit Age:** Paleozoic | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 |
Primary Material: Paleozoic Bedrock | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** | **Primary General Modifier:** | **Veneer:** clay, silt, sand, gravel, diamicton | **Episode:** | **Sub Episode:** | **Phase:** | **Stratus Modifier:** Surface |
Provenance: | **Carbon Content:** | **Formation:** | **Permeability:** Variable | **Material Description:** Limestone, dolomite, sandstone, and locally shale; relatively flat lying; mainly occurring as bare, tabular outcrops; includes areas thinly veneered by unconsolidated Quaternary sediments up to 1 m (3 ft) thick.

ID: 25143 | Unit Name: Bedrock |

Deposit Type Code: Pa | **Deposit Age:** Paleozoic | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 |
Primary Material: Paleozoic Bedrock | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** | **Primary General Modifier:** | **Veneer:** clay, silt, sand, gravel, diamicton | **Episode:** | **Sub Episode:** | **Phase:** | **Stratus Modifier:** Surface |
Provenance: | **Carbon Content:** | **Formation:** | **Permeability:** Variable | **Material Description:** Limestone, dolomite, sandstone, and locally shale; relatively flat lying; mainly occurring as bare, tabular outcrops; includes areas thinly veneered by unconsolidated Quaternary sediments up to 1 m (3 ft) thick.

ID: 25162 | Unit Name: Bedrock |

Deposit Type Code: Pa | **Deposit Age:** Paleozoic | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 |
Primary Material: Paleozoic Bedrock | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** | **Primary General Modifier:** | **Veneer:** clay, silt, sand, gravel, diamicton | **Episode:** | **Sub Episode:** | **Phase:** | **Stratus Modifier:** Surface |
Provenance: | **Carbon Content:** | **Formation:** | **Permeability:** Variable | **Material Description:** Limestone, dolomite, sandstone, and locally shale; relatively flat lying; mainly occurring as bare, tabular outcrops; includes areas thinly veneered by unconsolidated Quaternary sediments up to 1 m (3 ft) thick.

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ID: 25181 | **Unit Name:** Bedrock |
Deposit Type Code: Pa | **Deposit Age:** Paleozoic | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 |
Primary Material: Paleozoic Bedrock | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** | **Primary General Modifier:** | **Veneer:** clay, silt, sand, gravel, diamicton | **Episode:** | **Sub Episode:** | **Phase:** | **Stratus Modifier:** Surface |
Provenance: | **Carbon Content:** | **Formation:** | **Permeability:** Variable | **Material Description:** Limestone, dolomite, sandstone, and locally shale; relatively flat lying; mainly occurring as bare, tabular outcrops; includes areas thinly veneered by unconsolidated Quaternary sediments up to 1 m (3 ft) thick.

ID: 25225 | **Unit Name:** Bedrock |
Deposit Type Code: Pa | **Deposit Age:** Paleozoic | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 |
Primary Material: Paleozoic Bedrock | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** | **Primary General Modifier:** | **Veneer:** clay, silt, sand, gravel, diamicton | **Episode:** | **Sub Episode:** | **Phase:** | **Stratus Modifier:** Surface |
Provenance: | **Carbon Content:** | **Formation:** | **Permeability:** Variable | **Material Description:** Limestone, dolomite, sandstone, and locally shale; relatively flat lying; mainly occurring as bare, tabular outcrops; includes areas thinly veneered by unconsolidated Quaternary sediments up to 1 m (3 ft) thick.

ID: 25356 | **Unit Name:** Offshore marine deposits |
Deposit Type Code: 3a | **Deposit Age:** Quaternary (Champlain Sea) | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** clay, silt | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** glaciomarine | **Primary General Modifier:** foreshore/basinal | **Veneer:** silt, sand | **Episode:** Wisconsin | **Sub Episode:** Michigan | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** | **Carbon Content:** | **Formation:** | **Permeability:** Low | **Material Description:** Clay and silt underlying erosional terraces; upper part of marine deposits removed to variable depths by fluvial erosion so in places clay is uniform blue-grey; unit includes lenses, bars and channel fills to sand and pockets of nonmarine silt that were

ID: 25430 | **Unit Name:** Alluvial deposits |
Deposit Type Code: 6a | **Deposit Age:** Recent | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** clay, silt, sand | **Primary Material Modifier:** organic-bearing | **Secondary Material:** | **Primary General:** fluvial | **Primary General Modifier:** modern floodplain | **Veneer:** | **Episode:** Hudson | **Sub Episode:** | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** | **Carbon Content:** | **Formation:** | **Permeability:** Variable | **Material Description:** Silty sand, silt, sand and clay; deposits of present floodplains and of alluvial fans in areas of low relief.

ID: 25434 | **Unit Name:** Bedrock |
Deposit Type Code: Pa | **Deposit Age:** Paleozoic | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 |
Primary Material: Paleozoic Bedrock | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** | **Primary General Modifier:** | **Veneer:** clay, silt, sand, gravel, diamicton | **Episode:** | **Sub Episode:** | **Phase:** | **Stratus Modifier:** Surface |
Provenance: | **Carbon Content:** | **Formation:** | **Permeability:** Variable | **Material Description:** Limestone, dolomite, sandstone, and locally shale; relatively flat lying; mainly occurring as bare, tabular outcrops; includes areas thinly veneered by unconsolidated Quaternary sediments up to 1 m (3 ft) thick.

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ID: 25461 | **Unit Name:** Offshore marine deposits |
Deposit Type Code: 3a | **Deposit Age:** Quaternary (Champlain Sea) | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** clay, silt | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** glaciomarine | **Primary General Modifier:** foreshore/basinal | **Veneer:** silt, sand | **Episode:** Wisconsin | **Sub Episode:** Michigan | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** | **Carbon Content:** | **Formation:** | **Permeability:** Low | **Material Description:** Clay and silt underlying erosional terraces; upper part of marine deposits removed to variable depths by fluvial erosion so in places clay is uniform blue-grey; unit includes lenses, bars and channel fills to sand and pockets of nonmarine silt that were

ID: 25571 | **Unit Name:** Bedrock |
Deposit Type Code: Pa | **Deposit Age:** Paleozoic | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** Paleozoic Bedrock | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** | **Primary General Modifier:** | **Veneer:** clay, silt, sand, gravel, diamicton | **Episode:** | **Sub Episode:** | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** | **Carbon Content:** | **Formation:** | **Permeability:** Variable | **Material Description:** Limestone, dolomite, sandstone, and locally shale; relatively flat lying; mainly occurring as bare, tabular outcrops; includes areas thinly veneered by unconsolidated Quaternary sediments up to 1 m (3 ft) thick.

ID: 25602 | **Unit Name:** Till |
Deposit Type Code: 1a | **Deposit Age:** Quaternary | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** diamicton | **Primary Material Modifier:** sandy silt to silty sand | **Secondary Material:** | **Primary General:** glacial | **Primary General Modifier:** | **Veneer:** | **Episode:** Wisconsin | **Sub Episode:** Michigan | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** N-NE | **Carbon Content:** | **Formation:** Undifferentiated silty-sandy till on Paleozoic terrain | **Permeability:** Low-Medium | **Material Description:** Sandy and silty compact diamicton, grey at depth but brown where oxidized; calcareous where derived from sedimentary rocks and not leached; consists dominantly of lodgment till. In areas that lie below marine limit (198 m a.s.l.) it is overlain by a disc

ID: 25715 | **Unit Name:** Alluvial deposits |
Deposit Type Code: 6b | **Deposit Age:** Recent | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** sand | **Primary Material Modifier:** | **Secondary Material:** silt | **Primary General:** fluvial | **Primary General Modifier:** abandoned floodplain | **Veneer:** | **Episode:** Hudson | **Sub Episode:** | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** | **Carbon Content:** | **Formation:** | **Permeability:** Variable | **Material Description:** Medium grained stratified sand with some silt; in the form of fluvial terraces and channels cut in marine clay, and bars and spits within abandoned channels.

ID: 25794 | **Unit Name:** Alluvial deposits |
Deposit Type Code: 6b | **Deposit Age:** Recent | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** sand | **Primary Material Modifier:** | **Secondary Material:** silt | **Primary General:** fluvial | **Primary General Modifier:** abandoned floodplain | **Veneer:** | **Episode:** Hudson | **Sub Episode:** | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** | **Carbon Content:** | **Formation:** | **Permeability:** Variable | **Material Description:** Medium grained stratified sand with some silt; in the form of fluvial terraces and channels cut in marine clay, and bars and spits within abandoned channels.

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ID: 25889 | **Unit Name:** Offshore marine deposits |
Deposit Type Code: 3a | **Deposit Age:** Quaternary (Champlain Sea) | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** clay, silt | **Primary Material Modifier:** | **Secondary Material:** | **Primary General:** glaciomarine | **Primary General Modifier:** foreshore/basinal | **Veneer:** silt, sand | **Episode:** Wisconsin | **Sub Episode:** Michigan | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** | **Carbon Content:** | **Formation:** | **Permeability:** Low | **Material Description:** Clay and silt underlying erosional terraces; upper part of marine deposits removed to variable depths by fluvial erosion so in places clay is uniform blue-grey; unit includes lenses, bars and channel fills to sand and pockets of nonmarine silt that were

ID: 26028 | **Unit Name:** Alluvial deposits |
Deposit Type Code: 6b | **Deposit Age:** Recent | **Map Number:** of3103 | **Map Name:** Ottawa | **Source Map Scale:** 1:50 000 | **Primary Material:** sand | **Primary Material Modifier:** | **Secondary Material:** silt | **Primary General:** fluvial | **Primary General Modifier:** abandoned floodplain | **Veneer:** | **Episode:** Hudson | **Sub Episode:** | **Phase:** | **Stratus Modifier:** Surface | **Provenance:** | **Carbon Content:** | **Formation:** | **Permeability:** Variable | **Material Description:** Medium grained stratified sand with some silt; in the form of fluvial terraces and channels cut in marine clay, and bars and spits within abandoned channels.

Surface Geology Report Metadata

Ontario Geological Survey 2010. Surficial geology of southern Ontario;
Ontario Geological Survey, Miscellaneous Release - Data 128 - Revised.

ONTARIO MINISTRY OF NORTHERN DEVELOPMENT, MINES AND FORESTRY



ID - ID applied to the Unit

Unit Name - Name of deposit

Deposit Type Code - The geological unit number taken from the original map legend.

Deposit Age - to show the age when the sediments were deposited, e.g., Wisconsinan, postglacial or recent.

Map Number - Original map series number, eg., 'M2402' or 'P1973'. Each sgu_point feature is tagged to its original map.

Map Name - Usually NTS area where mapping was completed, e.g., 'Golden Lake'

Source Map Scale - The scale at which the original map was captured, e.g., '1:50 000'

Primary Material - This attribute provides the user with information regarding the most prevalent material present within a given area.

Primary Material Modifier - This attribute provides the user with a more refined description of the lithological classification of the primary material.

Secondary Material - This attribute provides the user with information regarding subordinate materials present within a given area.

Primary General - This attribute provides the user with an interpretation of the depositional environment within which the primary material was deposited.

Primary General Modifier - This attribute provides the user with a refined interpretation of the primary genetic modifier.

Veneer - This attribute provides the user with information regarding the type of material that forms a thin, discontinuous veneer over the primary material.

Sub Episode - A diachronic stratigraphic unit in a lower order than Episode and the proposed sequence-stratigraphic classification, consists in descending order of Michigan, Elgin and Ontario in the eastern and northern Great Lakes area in the Wisconsin Episode (Johnson et al. 1997; Karrow et al. 2000).

Sub Episode - A diachronic stratigraphic unit in a lower order than Episode and the proposed sequence-stratigraphic classification, consists in descending order of Michigan, Elgin and Ontario in the eastern and northern Great Lakes area in the Wisconsin Episode (Johnson et al. 1997; Karrow et al. 2000).

Phase - A diachronic stratigraphic unit in a lower order than Subepisode, and the proposed sequence-stratigraphic classification is listed in the following table in the eastern and northern Great Lakes area (Karrow et al. 2000)

Stratus Modifier - This attribute provides the user information regarding the stratigraphic position of the mapped unit (i.e., whether the unit occurs primarily on the surface or in the subsurface).

Provenance - This attribute provides the user with information regarding the provenance of a particular till unit (i.e. direction or lobe from which the till is derived).

Carbon Content - This attribute provides the user with information regarding the carbonate content of till.

Formation - This attribute provides the user with information regarding the formation to which a given primary material belongs (e.g., Tavistock Till, Port Stanley Till, Scarborough Formation). This attribute is seamless and allows the user to create a map based on formation.

Permeability - This attribute provides the user with basic information about permeability of the sediments in a ranking of high, medium and low.

Material Description - Material or sediment description, e.g., 'sand and silty fine sand', 'silty sand and gravel' and 'silty till with low stone content'.