



Sustainable Development

Environmental Stewardship Division
Environmental Approvals Branch
1007 Century Street, Winnipeg, Manitoba R3H 0W4
T 204-945-8231 F 204-948-2338
www.manitoba.ca/conservation

December 12, 2017

Wayne Mackelson
Stefanchuk Concrete and Material Services
2445 Ferrier Street
Winnipeg, MB R2V 4P4

Dear Mr. Mackelson:

Re: 2445 Ferrier Street, Winnipeg, Manitoba;
Designation under the Contaminated Sites Remediation Act

This letter is to advise that the above-noted property (the site) has been designated as an impacted site, under section 7.1(1) of The Contaminated Sites Remediation Act, C.C.S.M, c. C205 (the CSRA).

This site has been designated because:

1. A test-pitting program conducted on the property documented petroleum hydrocarbons (PHCs) and polycyclic aromatic hydrocarbons (PAHs) above referenced guidelines for the site.

Manitoba Sustainable Development also acknowledges receipt of a Remediation Plan for the site prepared by Pinchin Ltd dated December 6, 2017. The Remediation Plan states:

- At the request of the Client, Pinchin will create an excavation with a surface area of approximately 13.5 m² and a depth of 0.4 metres below ground surface (mbgs) in the fuel dispensing area, and create an excavation with a surface area of approximately 30 m² and a depth of approximately 0.7 mbgs in the waste oil spill area.
- The soil will be transported directly from the site for disposal at an approved waste disposal facility.
- Soil currently stored in 1 m³ soil bags will also be transported from the site for disposal at an approved waste disposal facility.
- The soil will be examined for visual/olfactory evidence of impacts and a verification soil sampling program will be conducted in accordance with Pinchin's Standard Operating Procedures.

- Soil samples will be collected from the sidewalls and floor of the excavations using the excavator bucket or directly from the sidewalls and floor of the excavation.
- The results of the field screening will be used to select worst case soil samples for submission to the laboratory for analysis of PHC fractions F1-F4, benzene, toluene, ethylbenzene, xylene (BTEX), volatile organic compounds (VOCs) and PAHs.
- The excavation will be backfilled using $\frac{3}{4}$ down crushed limestone.

This letter constitutes written authorization as specified under section 17.1 (1) of the CSRA for Stefanchuk Concrete and Material Services to proceed with the remediation of the site as described in the Remediation Plan. Any change to the Remediation Plan must be approved by the undersigned prior to initiating the change. It is requested that a Summary Report documenting the remediation is submitted to this office for review at the completion of the Remediation Plan.

If you believe that you are not responsible for the remediation of the site or if one or more other persons should also be responsible for remediation of the site, you may make an Application for Determination of Responsibility under section 7.3(1) of the CSRA. The Application for Determination of Responsibility must:

- a. be made in writing;
- b. be filed with the Director no later than 90 days after the site was designated as an impacted site, or such longer time as the Director may authorize by written notice; and
- c. contain any information about the persons the owner believes should be responsible for the remediation of the site.
- d. comply with the information requirements outlined in the Department's Information Bulletin "*Requirements for Determination of Responsibility*" (this Information Bulletin is available at our website:
<http://www.gov.mb.ca/conservation/envprograms/contams/guidelines.html>).

If, in the Director's opinion, the site is no longer contaminated at a level that may pose a threat to human health or safety or to the environment, the Director shall revoke the designation by written order as per section 7.2 (1) of the CSRA.

It should be noted that the position of Manitoba Sustainable Development as stated in this letter is based on the information provided to this office by Pinchin Ltd and relates only to the matters within the scope of the investigation conducted by Pinchin Ltd.

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If you have any questions regarding this letter, please contact Warren Rospad, Contaminated Sites Program Specialist at 204-330-2685 or warren.rospad@gov.mb.ca. Please note that electronic submissions are preferred for all documents and correspondence.

Sincerely,

A handwritten signature in cursive script that reads "Tracey Braun".

Tracey Braun
Director

- c. File: 67745
Grant Eftoda (Pinchin Ltd)
Environmental Compliance and Enforcement