

**PHASE I ENVIRONMENTAL SITE ASSESSMENT
5202 - 51 AVENUE**

**LOTS 21 TO 24, BLOCK 14, PLAN 5868Z
CASTOR, ALBERTA**

PREPARED FOR

REALTY EXECUTIVES RED DEER
RED DEER, ALBERTA

PREPARED BY

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RED DEER, ALBERTA



PROJECT No.: RD5253

DATE: APRIL 2, 2015

EXECUTIVE SUMMARY

ParklandGEO was commissioned by Realty Executives Red Deer to conduct a Phase I Environmental Site Assessment (ESA) on Lots 21 to 24, Block 14, Plan 5868Z located at 5202 - 51st Avenue in Castor, Alberta. The Phase I ESA was requested to obtain financing of the Property. Based on the available information gathered during the Phase I ESA, the following conclusions have been made relative to the Property:

- Historically the Property was vacant land until development as a multi-unit residential building in 1952. The Property has been occupied by residential tenants since development and was purchased by the current owner in 2001.
- Historical reports and correspondence with municipal, provincial and federal government agencies indicated no environmental concerns pertaining to the Property.

Due to the age of the building, asbestos containing materials (ACMs) and other hazardous building materials such as lead paint, fluorescent light ballasts containing PCBs and mercury thermostats may be present. Light ballasts and old mercury containing thermostats must be properly disposed of when replaced.

- The adjacent sites were residential dwellings and commercial development which are primarily associated with a low environmental risk.

A former service station, Grande Ave. Service, was located approximately 25 m southwest of the Property. The fuel infrastructure was located approximately 60 m from the Property and was removed in 1993. The former landowner reported that an environmental consultant inspected the remaining soils on the site at the time of the UST removal. It was reported that during the sale of the site in 1998, an environmental assessment was completed and an oil stain in the yard was removed. The potential environmental risk for the former service station site is rated as moderate based on information received to date and proximity to the Property.

- The following potential environmental issues were not found to be of concern on the Subject Property: drains and sump, fill, freons and halons, hazardous waste, heating and cooling systems, landfills and dump sites, lead, liquid effluent, solid wastes, mechanical equipment, methane, oil and gas facilities, pits and lagoons, pesticides and herbicides, polychlorinated biphenyls, radioactive materials and equipment, radon, solid wastes and sewage disposal, unidentified substances, urea formaldehyde foam insulation, utilities, roads, parking facilities, right-of-ways, watercourses, ditches, standing water and wells.

The potential environmental risk for Property is rated as low based on the site inspection, historical review, current use of the site and available information received to date. The potential environmental risk for the adjacent sites is rated as moderate based on current and historical land use and available information received to date. Due to the proximity of the former Grande Ave.

service station and lack of environmental assessment reports, it is recommended to undertake a limited Phase 2 Environmental Site Assessment to determine if soil or groundwater quality has been impacted by service station activity. The presence of ACMs and other hazardous building materials should be assessed and handled appropriately, if identified, prior to any potential renovations.

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1.0 INTRODUCTION

1.1 PROJECT BACKGROUND

Parkland Geotechnical Consulting Ltd. (ParklandGEO) was commissioned by Realty Executives Red Deer to conduct a Phase I Environmental Site Assessment (ESA) on Lots 21 to 24, Block 14, Plan 5868Z, located at 5202 - 51st Avenue in Castor, Alberta. The Phase I ESA was requested prior to the sale of the Property.

The property is referred to in this report as the “Property”, “Subject Property” or “Site” as shown on Figure 1. The Property in relation to surrounding properties is shown on Figure 2.

1.2 QUALIFICATIONS

The site inspection, historical searches, and report preparation was conducted by Ms. Monica Gaudet, EIT. Ms. Gaudet has a B.Sc. in Civil Engineering from the University of New Brunswick.

Mr. Michael McCormick, M.Eng., P.Eng., provided senior technical guidance and review of the final report. Mr. McCormick has a B.Sc. in Civil Engineering from the University of Alberta, and has over 23 years of consulting experience, during which time he has completed over 150 Phase I investigations and reviewed over 350 Phase I ESA reports.

2.0 SITE ASSESSMENT PROCESS

2.1 OBJECTIVES AND SCOPE OF WORK

The primary objectives of this Phase I ESA were to identify environmental issues associated with the Property and to determine whether any issues identified during the assessment require an intrusive site investigation and, if so, the nature of such work. The scope of work for this assessment included:

- conducting a historical review of the Property and surrounding sites;
- interviewing and/or contacting local, municipal agencies and other parties familiar with the Property;
- conducting a site inspection of the Property to identify potential environmental concerns; and
- preparing a report summarizing the methodology and findings of this study.

Authorization to proceed with this assessment was provided by Mr. Bryce Kander of Realty Executives Red Deer on March 3, 2015.

2.2 METHODOLOGY

The scope of work was conducted in accordance with ParklandGEO's standard environmental site assessment procedures which reflect CSA requirements¹ and Alberta Environment and Sustainable Resource Development (AESRD) guidelines². Available historical information regarding the Property was reviewed to determine present and past land use and incidents or operations which could be associated with environmental concerns on the Property. Individual tasks included:

- reviewing time lapse aerial photography of the Property and surrounding region to record land use, development and historical site occupancy;
- obtaining current and historical land titles from Alberta Registries to determine past Property owners and review registered right-of-ways attached to the Property;
- searching the AESRD Site Assessment Repository (ESAR), an online database of environmental assessment reports and reclamation certificates;

¹ *Phase I Environmental Site Assessment (CSA Z768-01)*. Canadian Standards Association (CSA). 2003. Ottawa, Canada.

² *Alberta Environmental Site Assessment Guidelines (Draft)*. Alberta Environment. June 2008. Edmonton, Alberta.

- contacting AESRD (FOIP Records and Corporate Support Branch) to obtain information on spills or releases on local roads/highways/railways etc. and to obtain scientific/technical information routinely available or available through the Freedom of Information Act for the owners and Property;
- searching for approvals, licences, registrations and permits issued for the Property or surrounding sites under AESRD's Water Act and Environmental Protection and Enhancement Act (EPEA);
- contacting Alberta Health Services to obtain any department records for the Property relative to investigations, tickets, prosecutions, landfills, waste sites, nuisance grounds, waste discharges, environmental nuisance or other environmental related events;
- contacting the Town of Castor to obtain information on historical land-use (landfills, waste sites, nuisance grounds, waste discharges), bylaw investigations, tickets, prosecutions, reports of any other environmental issues and current zoning information;
- contacting the Environmental Law Centre (ELC) for information about enforcement actions against owners, current and past Property occupants, along with neighboring occupants;
- contacting the Petroleum Tank Management Association of Alberta (PTMAA) to determine if any historical or current underground storage tanks are located on or in the vicinity of the Property;
- conducting a search of the AESRD Provincial Groundwater Well Database for groundwater wells in the vicinity of the Property;
- contacting the current Property owner and adjacent site owners for historical and current information;
- conducting an inspection of the Property and adjacent sites noting any environmental concerns; and
- preparing a report summarizing the findings and making recommendations regarding the Property.

3.0 PROPERTY DESCRIPTION

3.1 LOCATION, SITE OCCUPANCY AND DEVELOPMENT DETAILS

Legal Description:	Lots 21 to 24, Block 14, Plan 5868Z
Municipal Address:	5202 - 51 st Avenue, Castor, Alberta
Current Owner:	Terry A. Moore
Current Tenants:	Various residential tenants
Water Service:	Shirley McClellan Regional Water Commission
Sewer Service:	The Town of Castor
Current Zoning:	Multiple Unit Residential
Property Size:	0.52 acres

3.2 PHYSICAL DESCRIPTION

The Property was located in a residential area on the east side of the Town of Castor, Alberta (Figure 1). The Property was developed with a two storey multi-unit residential building. A gravel surfaced parking area with electrical outlets was located southwest of the building. The remainder of the Property was grass surfaced which had snow cover at the time of the inspection (Photographs 1 to 3; Figure 3).

The Property was bound to the north by 51st Avenue, to the northwest by residential development and 52nd Street, to the southeast by 53rd Street and residential development, and to the south and southwest by commercial development (Figure 2).

3.3 TOPOGRAPHY AND DRAINAGE

The Property was relatively level with a slight slope downwards to 53rd Street to the east. Surface drainage was directed overland to the gravel driveway and parking area, towards 53rd Street.

The closest surface water body was Castor Creek located approximately 490 m to the east.

3.4 REGIONAL GEOLOGY AND GROUNDWATER

A search of groundwater wells was conducted in the AESRD Groundwater Information System. The search indicated that there were no wells located on the Property, however five (5) wells were found on the quarter section, as summarized below:

WATER WELL DRILLING REPORTS

Well ID	Well Owner	Date Completed	Depth (m)	Perforated Section (m)	Use
182774	A.H. Mathias	1956/09/05	15.54	N/A	Domestic
182776	Don Dorval	1977/04/01	24.38	N/A	Domestic
182777	Dr. Rajpal	1979/08/21	27.0	16.0 to 18.0	Irrigation
182781	Ford & Caldwell	Unknown	45.75	Unknown	Domestic
182785	A. Hatch	Unknown	Unknown	Unknown	Domestic

The wells were registered to the centre of the quarter section and their exact location is unknown. Layers of shale, coal and sandstone were generally encountered at 13 m below grade and the average depth to the groundwater table was 5.5 m.

4.0 HISTORICAL REVIEW

4.1 HISTORICAL OWNERSHIP AND TENANCY

A review of the current and historical ownership records for the Property is summarized below.

Location	From dd/mm/yyyy	To dd/mm/yyyy	Title #	Owner
Lots 21 - 24, Block 14, Plan 5868Z	29/06/2001	PRESENT	012 194 848	Terry A. Moore
	17/06/1999	29/06/2001	992 169 464	721924 Alberta Ltd.
	03/06/1996	03/06/1996	962 137 970	Barry MacAulay
	10/07/1959	03/06/1996	137 Y 175	W H W Apartments Ltd.

The Property was developed as an apartment building from vacant land in 1952 and has been owned by the current owner since 2001. Currently, three of the seven rental units are occupied.

4.2 HISTORICAL AIR PHOTO REVIEW

Aerial photographs were reviewed for the years 1950, 1963, 1977, 1985, 1993, 1998 and 2012. The aerial photographs were obtained from Alberta Environment and Sustainable Resources Development (AESRD) and Abacus Datagraphics Ltd., and are included in Figures 4 to 10.

Year	1950	<ul style="list-style-type: none"> The Property was undeveloped land and was bound to the north by 51st Avenue and to the southeast by 53rd Street. Residential development was present to the north, northwest, and southeast. 51st Street, 52nd Street and 50th Avenue were developed to the west and south. Commercial development was visible to the west and southwest.
Job	49-73D	
Roll	AS154	
Line	5204	
Photo #	129	
Year	1963	<ul style="list-style-type: none"> The Property was developed with a building and parking lot. Residential development to the southeast was no longer visible. A school was developed to the northeast. Commercial development expanded to the southwest. Residential development expanded to the north.
Job	63-73D	
Roll	AS868	
Line	5205	
Photo #	11	

Year	1977	<ul style="list-style-type: none"> • The Property was relatively unchanged • Residential development was present to the southeast. • The school development expanded to the northeast. • Commercial development expanded to the southwest.
Job	77-36	
Roll	AS1581	
Line	7	
Photo #	205	
Year	1985	<ul style="list-style-type: none"> • The Property was relatively unchanged. • A building was visible immediately southwest of the Property. • Commercial development expanded to the south and southwest. •
Job	F85-18	
Roll	AS3226	
Line	-	
Photo #	70	
Year	1993	<ul style="list-style-type: none"> • A garden was visible on the south portion of the Property. • The surrounding sites were relatively unchanged.
Job	T93-176	
Roll	AS4472	
Line	22	
Photo #	201	
Year	1998	<ul style="list-style-type: none"> • The Property was relatively unchanged. • Commercial development expanded to the southwest and southeast.
Job	98-097A	
Roll	AS4968	
Line	19B	
Photo #	65	
Year	2012	<ul style="list-style-type: none"> • The Property was relatively unchanged. • Commercial development expanded to the southwest.
*Photograph obtained from Abacus Datagraphics Ltd.		

5.0 CORRESPONDENCE AND INTERVIEWS

5.1 SUMMARY OF INTERVIEWS

5.1.1 Subject Property

Mr. Doug Zimmerman, representative for the current landowner, was interviewed by ParklandGEO regarding the Subject Property. Mr. Zimmerman reported that the apartment building had seven units and that three were currently occupied. The building was constructed in 1952 and the roof was replaced in 2008. One of the units was repainted in 2014 and it was reported that the building had copper pipes. Mr. Zimmerman reported that the two units inspected by ParklandGEO had the same general finishes as the three occupied units.

Mr. Zimmerman reported that the south portion of the Property formerly featured a garden which was no longer present. It was reported that the shed immediately south of the Property had a different owner. Mr. Zimmerman reported no knowledge of environmental concerns related to the Property or nearby sites.

5.1.2 Performance Paint & Body - South

Mr. Bill Schaffner, owner of Performance Paint & Body, was interviewed by ParklandGEO regarding the commercial site to the south of the Property. The site operations mainly included collision repair, paint and body work on vehicles. Mr. Schaffner reported that the site had operated since 1998. The site did not store fuel, waste oil or chemicals in their storage yard. Mr. Schaffner reported no knowledge or concerns of environmental issues for the site and area.

5.1.3 Jordahl Enterprises - Southwest

Mr. Ted Jordahl, owner of Jordahl Enterprises, was interviewed by ParklandGEO regarding the car repair and service site located approximately 25 m southwest of the Property (formerly Grande Ave. Service). Mr. Jordahl reported that he purchased the site approximately twelve years ago and current site operations included vehicle maintenance and repairs. He reported that as a condition of the purchase of the site, an environmental assessment was completed which included the removal of soil on the east portion of the site due to staining. Mr. Jordahl reported that the removed material was disposed of at a landfill in Coronation.

Mr. Jordahl reported that a small waste oil tank was located in the yard and was pumped out when necessary. Mr. Jordahl reported that daily inspections of the waste oil tank were conducted to identify potential leaks. Mr. Jordahl was not aware of any environmental issues concerning his site or the area.

5.1.4 Former Grande Ave. Service - Southwest

Mr. Keith Turner, owner of the former Grande Ave. Service car shop and service station was interviewed regarding the site approximately 40 m southwest of the Property. Mr. Turner reported that he purchased the site in 1974 and sold it in 1998. In 1993, the fuel tanks, associated pump islands and piping were removed and it was reported that the excavation was inspected for contamination prior to backfilling. Additionally, as a condition of the sale of the site, an environmental

assessment was completed and an oil stain in the northeast portion of the yard was excavated. The northeast excavation was completed to a depth of approximately 2 m and the contaminated material was disposed of at a landfill. Mr. Turner reported that an environmental consultant confirmed that contamination was no longer present during the assessment. He was not able to produce a report or recall who was the consultant.

5.2 REGULATORY SEARCHES

Correspondence with Federal, Provincial and Municipal regulatory agencies is presented in Appendix B, and is summarized below.

5.2.1 Federal

The National Pollutant Release Inventory (NPRI), compiled and maintained by Environment Canada and updated up to 2012, was searched for significant releases for the Property and adjacent sites. There were no facilities registered or releases reported for the Property or nearby area.

5.2.2 Provincial

An inquiry was made to the AESRD FRCS (FOIP Records and Corporate Support) Branch for routinely available scientific/technical information for current or historical tenants of the Property. The AESRD Routine Disclosure and Freedom of Information and Protection of Privacy Act Request results indicated there were no records for the Property.

The online Environmental Site Assessment Repository (ESAR), compiled and maintained by AESRD, was searched for routinely available scientific/technical information for the Property and adjacent sites. The search indicated there were no records for the Property. Records for two sites within 200 m were found, as summarized below:

5.2.2.1 Former Brian's Auto Service/Formal OK Tire

Two documents were reviewed for the site located approximately 125 m northwest of the Property:

Review Letter, 5001-51st Street, Castor, AB. Prepared by Alberta Environment. Prepared for Patrick Kelly. September 17, 2004.

AESRD reviewed a Phase II and III ESA report prepared by AGRA Earth and Environmental Ltd.. The site, Brian's Auto Service, had a Phase II and III ESA completed in September 1995 which investigated soil and groundwater conditions related to underground and above ground storage tanks. The initial part of the investigation identified benzene impacts in the soil and groundwater. Subsequently, an excavation and land farming program was conducted. Three confirmatory soil samples were sent for laboratory analyses of benzene, toluene, ethyl benzene and xylenes (BTEX). One of the soil samples was comprised of coal and it exceeded the 1994 AESRD Petroleum Storage Tank (PST) Guidelines Level III Criteria for benzene. The land farmed soil was analyzed and the results were below the PST Level I Criteria. The material was then used for backfilling the excavation. AGRA reported that the extent of off-site soil contamination in the coal bed was unknown.

The AESRD review letter indicated that a revised assessment of the applicable remediation objectives based on current guidelines was required. Additionally, delineation of the soil impacts was reported as required, as well as confirming that the site was not re-impacted since the 1995 remediation. Delineation of the groundwater on and off-site was reported as required by AESRD. After the additional required work, it was reported that a remedial action plan or risk management plan was required.

Former Brian's Auto Service/Former OK Tire, 5001-51 Street, Castor, AB. Prepared for Jeffrey and Brenda Wismer. Prepared by Alberta Environment and Sustainable Resource Development. May 13, 2014.

A letter was prepared by the AESRD for the current landowners of the former Brian's Auto Service and OK Tire. A review of the site records was completed by the AESRD and it was reported that residual petroleum hydrocarbon contamination was present on-site. It was reported that AESRD required the submission of a Phase II ESA delineation investigation, remediation report and a schedule for the activities.

5.2.2.2 Former Home Hardware

Two documents were reviewed regarding the former Home Hardware site located 185 m to the northwest of the Property:

Delineation Workplan on South Side of Property at the former Home Hardware, 5006-51 Street, Castor, AB. Prepared for Gowling Lafleur Henderson LLP. Prepared by Stantec Consulting Ltd. December 19, 2014.

Stantec was retained by Gowling Lafleur Henderson LLP (Gowling) to conduct a Phase II ESA at the former Home Hardware site in Castor. The Phase II ESA was requested to delineate the extent of hydrocarbon impacts on the site. The investigation included conducting electromagnetic (EM) surveys to determine the location of USTs on the northwest portion of the site. Fourteen (14) boreholes were advanced and completed as monitoring wells.

Analytical results on select soil samples indicated BTEX and petroleum hydrocarbon (PHC) Fraction F1 exceeded the 2014 Alberta Tier 1 and 2 Soil and Groundwater Remediation Guidelines at depths between 3.0 and 9.75 m. The results of the groundwater analytical testing indicated at least one PHC parameter exceeded the Guidelines in thirteen (13) monitoring wells. It was reported the hydrocarbon impacts in the soil have not been vertically or horizontally delineated on the south portion of the site, and laterally within the north portion of the site. Groundwater impacts have not been delineated within the entire site. The work plan for the south portion of the site recommended further delineation work around MW14-10 and MW14-11.

Stantec indicated that the impacts identified on the southeast corner of the site may be the result of migration west from the former Brian's Auto Service site. It was reported that previous reports for the area were unable to determine a consistent groundwater flow direction. It was recommended to conduct a survey of the monitoring wells in the area to determine the groundwater flow direction.

Delineation Workplan on North Side of Property at the former Home Hardware, 5006-51 Street, Castor, AB. Prepared for Gowling Lafleur Henderson LLP. Prepared by Stantec Consulting Ltd. December 19, 2014.

After the investigation detailed in the above document, the work plan for the north portion of the site recommended the removal of the UST and related impacted soil, as well as additional soil and groundwater delineation.

5.2.2.3 ESAR

The ESAR database was searched for records of Wellsite Reclamation certificates applied for or issued for the Property or quarter section. The search indicated there were no lease sites or reclamation certificates for the Property or nearby sites.

5.2.2.4 PTMAA

An inquiry was made to the Petroleum Tank Management Association of Alberta (PTMAA) to determine if any petroleum storage tanks are presently or have historically been located on the Property. There were no records on file for the Property.

Records were found for two nearby sites:

- The former Grande Ave. Service Ltd. site, located approximately 25 m southwest of the Property, was registered as Site No. 1266 with the PTMAA. The former Grand Ave. Service site, located at 5201 - 50th Avenue, was registered as a retail facility. Underground (UST) or above ground storage tanks (ASTs) were not currently registered to the site. Two tanks were reported as removed in October 1993 by Bar-W-Petroleum as they were no longer required. The tanks were located to the south of the building on the Grande Ave. Service site, approximately 60 m southwest of the Property.
- The United Farms of Alberta (UFA) had a retail sales cardlock and bulk plant registered to 5210 - 50th Avenue, approximately 80 m southwest of the Property. The facility is operated by RMD Petroleum Ltd. and has 6 ASTs currently registered. The ASTs were installed in September 2005, as replacement for nine tanks which were removed at the same time by Vector Petroleum. The six ASTs were 90,000 L steel tanks which contained diesel (4 ASTs) and gasoline (2 ASTs). The tank nest is within a concrete basin with a containment liner. It was reported that leak detection employed at the site includes monitoring wells, automatic tank gauging, monitoring of secondary containment and daily inventory reconciliation.

5.2.2.5 AER

A request was made to the Alberta Energy Regulator (AER) and a search was conducted through the Abacus Datagraphics website to determine if there have been any upstream gas or oil wells, pipelines or licenced facilities on the Property or adjacent sites. The search results indicated that there were no records associated with the Property and the closest infrastructure included:

- An abandoned gas well (Licence No. X0000332) was located approximately 450 m south of the Property and was registered to the Town of Castor. The well was drilled on December 31, 1914, was abandoned on June 1, 1949, and was reclamation exempt.
- An abandoned natural gas pipeline (License No. 13095-6) was located approximately 750 m to the northwest and ran from LSD 14-34-37-14-W4M to LSD 08-34-37-14-W4M. The pipeline was registered to the Town of Castor.

The AER was contacted and a search was conducted through the Abacus Datagraphics website to determine if there have been any incidents, complaints or spills about the Property or adjacent properties. The search indicated that there were no incidents, complaints or spills registered to the Property or nearby sites.

5.2.2.6 ELC

The Environmental Law Centre (ELC) was contacted regarding the following owners: Terry A. Moore, Barry MacAulay, 721924 Alberta Ltd. and W H W Apartments Ltd. There were no records on file with the ELC for these companies or persons.

5.2.2.7 AEPEA

A search was conducted of AESRD approvals, licences, registrations and permits issued under the Water Act and AEPEA (Alberta Environmental Protection and Enhancement Act) for the Property. There were no active or inactive listings for the Property. Listings for the quarter section included the Town of Castor's wastewater system, lagoon and lift stations, United Grain Growers Pesticide Service and the Stettler to Consort Water Pipeline project.

5.2.2.8 Groundwater Wells

A search of groundwater wells was conducted in the AESRD Groundwater Information System. The search indicated that there were no wells located on the Property, however four (4) wells were found within 500 m, as summarized in Section 3.4.

5.2.2.9 Alberta Health Services

The Alberta Health Services office of Environmental Public Health was contacted regarding landfills, waste sites, nuisance grounds or environmental incidents on file regarding the Property. The search results indicated that there were no records on file related to landfills, waste sites, nuisance grounds or environmental incidents. An outstanding housing work order dated October 20, 2014 was enclosed with the search results. It was reported that a unfit for human habitation order from 2006 was complied with and not included with the search results. The work order indicated that conditions which may become injurious or dangerous to the public health or which might hinder the prevention or suppression of disease included lack of operating smoke alarms, evidence of a bed bug infestation in suite 4, missing or inadequate electrical outlets and covers, and lack of sanitation in the building's common areas. Breaches of the Public Health Act and Housing Regulations also included missing window screens, areas of the ceilings, floors and walls in disrepair, unfinished walls, missing flooring and missing ventilation.

5.2.3 Municipal and Local

A search was conducted with the Town of Castor regarding environmental incidents on file concerning the Property and surrounding sites. Ms. Sandi Jackson, CAO, reported that there were no environmental incidents on record for the Property. Ms. Jackson did not have details on file regarding the former Grande Ave. Service station.

6.0 SITE INSPECTION RESULTS

An inspection of the Property was conducted on March 5, 2015 by ParklandGEO to assess for environmental concerns on the Property. Site photographs are included in Appendix A.

6.1 SITE APPEARANCE AND GENERAL INFORMATION

The Property was located in a residential area on the east side of the Town of Castor, Alberta. The Property consisted of a seven unit two storey apartment building which was built in 1952. The yard had snow cover at the time of the inspection.

The main entrance to the Property was off of 53rd Street to the east and the secondary entrance was from the northwest back alley. The driveways were connected to a parking lot to the south of the building and were gravel-surfaced. The remainder of the Property was grass surfaced.

The Property was surrounded by residential sites to the north, northwest and southeast, commercial development to the southwest and a school to the northeast. The Property was bound to the north by 51st Avenue and to the southeast by 53rd Street (Figure 2).

6.2 BUILDING INFORMATION

The two-storey building had vinyl and wood siding, a metal clad roof and consisted of seven residential units, a laundry room, storage room and utility room. The hallways and the two inspected units had painted concrete block and drywall finishes, with carpet, vinyl tile and wood laminate flooring, and fluorescent and incandescent lighting. Fire alarms and emergency lighting were noted in the hallways. The rental unit kitchens had wood cabinets, laminate counters and ceramic tiles. Baseboard heaters, mercury thermostats and electric panels were noted in both units (Photographs 4 to 8).

The laundry room was located on the main floor and featured painted drywall, a drop-tile ceiling and vinyl tile flooring. The electrical meters and controls for the building were located in this room, as well as a washing machine and dryer. Miscellaneous storage was noted at the time of the inspection (Photographs 9 and 10).

The utility room featured two hot water tanks, the boiler, miscellaneous storage and had unpainted drywall and a concrete floor. A storage room was located beside the boiler room and featured refrigerators, microwaves, cleaning supplies, maintenance equipment and tools. Floor drains were not noted in any of the floors during the inspection (Photographs 11 and 12).

6.3 ADJACENT LAND USE

The site was surrounded by the following properties at the time of the assessment:

Direction from Property	Current Property Tenant/Owner
South/Southwest	Performance Paint & Body, Double R Liquor Sales, Jordahl Enterprises, UFA Bulk plant and cardlock
West	Residential, 52 nd Street, Former Home Hardware
North	51 st Avenue, Residential, Playground
East/Southeast	53 rd Street, Residential and Gus Wetter School

Residential development was located to the north, west and east of the Property. A school and the associated park space was located to the northeast.

The closest operational gas station was the UFA Cardlock located approximately 80 m southwest of the Property. A former service station was located approximately 25 m to the southwest and the USTs were located approximately 60 m from the Property. Details regarding soil and groundwater quality of the former service station site were not available during the assessment.

Environmental concerns were not noted on any of the other adjacent sites during the assessment of which environmental information was obtained and reviewed. Information collected concerning the adjacent and nearby sites is summarized in Section 5.0.

Due to the close proximity of the former Grande Ave. service station and lack of environmental investigation details, the potential environmental risk for the adjacent sites is rated as moderate.

6.4 ENVIRONMENTAL ISSUES

Information regarding significant environmental issues is summarized below.

6.4.1 Air Emissions or Air Quality

No sources of air emissions were noted at the Property during the assessment.

6.4.2 Asbestos Containing Materials (ACMs)

Due to the age of the building, ACMs likely exist in the building, particularly the floor tiles and drywall mud.

6.4.3 Chemical Using Activity and Chemical Storage

No chemicals were noted on the Property during the assessment.

6.4.4 Drains and Sumps

Drains or sumps were not noted in the floors of the laundry or utility rooms during the assessment.

6.4.5 Fill and Stockpiles

No stockpiles were located on the Property.

6.4.6 Freons and Halons

The refrigerators in the kitchens in the building may contain small amounts of freons as the substance is found in refrigerants. These are not an issue while in use. No halon fire extinguishers were observed.

6.4.7 Hazardous Materials Use and Storage

No hazardous materials were noted on the Property at the time of the assessment.

6.4.8 Hazardous Wastes

There were no hazardous wastes noted on the Property at the time of the assessment.

6.4.9 Heating and Cooling Systems

The building heating system featured a boiler, hot water tanks and baseboard heaters. No cooling systems were noted.

6.4.10 Landfills and Dumps

No signs of landfills or dumps were noted or reported during the assessment.

6.4.11 Lead

No lead-containing materials, such as lead paint or piping were observed on the Property. However, due to the age of the building lead paint may be present.

6.4.12 Liquid Effluents and Site Runoff

There were no liquid discharges observed from the Property other than storm water. All storm water flow was directed towards 53rd Street to the southeast (Photograph 3).

6.4.13 Mechanical Equipment

Permanent mechanical equipment on the Property included a boiler.

6.4.14 Mercury

Mercury-containing thermostats were noted during the building inspection.

6.4.15 Methane

The Property was not located within a wetland area and no evidence of historical domestic waste landfills or dumps on the Property were found.

6.4.16 Oil and Gas Facilities

No records of oil and gas facilities on the Property were reported during the assessment and none were visible.

6.4.17 Pesticides and Herbicides

There were no pesticides or herbicides noted on the Property.

6.4.18 Pits and Lagoons

No pits or lagoons were noted on the Property nor were any reported during correspondence with any provincial or municipal departments.

6.4.19 Polychlorinated Biphenyls (PCBs)

No sources of PCBs were noted during the assessment.

6.4.20 Radioactive Materials and Equipment

No radioactive materials or equipment were observed.

6.4.21 Radon

Radon gas is not common in central Alberta since the area is not underlain by the Canadian Shield bedrock, and therefore concentrations of radon gas are not considered to be a concern.

6.4.22 Solid Wastes and Sewage Disposal

Solid wastes were disposed of in a waste bin located on the northwest side of the building for pick-up by the Town of Castor.

6.4.23 Stains and Spills

There have been no reportable spills on the Property or on adjacent sites, and surface stains were not noted during the inspection, although exterior observations were limited due to snow cover.

6.4.24 Underground (USTs) and Aboveground Storage Tanks (ASTs)

There were no storage tanks observed on the Property, nor were any recorded with PTMAA.

6.4.25 Unidentified Substances

There were no unidentified substances observed on the Property at the time of the assessment.

6.4.26 Urea Formaldehyde Foam Insulation (UFFI)

There was no urea formaldehyde foam insulation observed on the Property.

6.4.27 Utilities, Roads, Parking Facilities and Right-of-Ways

The Property was accessed from 53rd Street at the east side of the parking lot and from the back alley at the west side of the parking lot.

6.4.28 Vegetation

Vegetation on the site included grass and several trees. Noxious or restricted weeds were not noted as vegetation inspection was restricted due to snow cover.

6.4.29 Watercourses, Ditches and Standing Water

No watercourses bordered the Property and standing water was not observed at the time of the inspection.

6.4.30 Wells

There were no wells located on the Property, as noted in Section 3.4.

7.0 ASSESSMENT AND RECOMMENDATIONS

ParklandGEO was commissioned by Realty Executives Red Deer to conduct a Phase I Environmental Site Assessment (ESA) on Lots 21 to 24, Block 14, Plan 5868Z located at 5202 - 51st Avenue in Castor, Alberta. The Phase I ESA was requested to obtain financing of the Property. Based on the available information gathered during the Phase I ESA, the following conclusions have been made relative to the Property:

- Historically the Property was vacant land until development as a multi-unit residential building in 1952. The Property has been occupied by residential tenants since development and was purchased by the current owner in 2001.
- Historical reports and correspondence with municipal, provincial and federal government agencies indicated no environmental concerns pertaining to the Property.

Due to the age of the building, asbestos containing materials (ACMs) and other hazardous building materials such as lead paint, fluorescent light ballasts containing PCBs and mercury thermostats may be present. Light ballasts and old mercury containing thermostats must be properly disposed of when replaced.

- The adjacent sites were residential dwellings and commercial development which are primarily associated with a low environmental risk.

A former service station, Grande Ave. Service, was located approximately 25 m southwest of the Property. The fuel infrastructure was located approximately 60 m from the Property and was removed in 1993. The former landowner reported that an environmental consultant inspected the remaining soils on the site at the time of the UST removal. It was reported that during the sale of the site in 1998, an environmental assessment was completed and an oil stain in the yard was removed. The potential environmental risk for the former service station site is rated as moderate based on information received to date and proximity to the Property.

- The following potential environmental issues were not found to be of concern on the Subject Property: drains and sump, fill, freons and halons, hazardous waste, heating and cooling systems, landfills and dump sites, lead, liquid effluent, solid wastes, mechanical equipment, methane, oil and gas facilities, pits and lagoons, pesticides and herbicides, polychlorinated biphenyls, radioactive materials and equipment, radon, solid wastes and sewage disposal, unidentified substances, urea formaldehyde foam insulation, utilities, roads, parking facilities, right-of-ways, watercourses, ditches, standing water and wells.

The potential environmental risk for Property is rated as low based on the site inspection, historical review, current use of the site and available information received to date. The potential environmental risk for the adjacent sites is rated as moderate based on current and historical land use and available information received to date. Due to the proximity of the former Grande Ave. service station and lack of environmental assessment reports, it is recommended to undertake a limited Phase 2 Environmental Site Assessment to determine if soil or groundwater quality has been impacted by service station activity. The presence of ACMs and other hazardous building materials should be assessed and handled appropriately, if identified, prior to any potential renovations.

8.0 LIMITATIONS AND CLOSURE

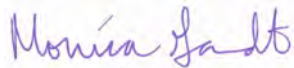
The American Society for Testing and Materials Standard of Practice notes that no environmental site assessment can wholly eliminate uncertainty regarding the potential for recognized environmental conditions in connection with a property. Performance of a standardized environmental site assessment protocol is intended to reduce, but not eliminate, uncertainty regarding the potential for recognized environmental conditions in connection with the Subject Property, given reasonable limits of time and cost.

This report has been prepared for the exclusive use of **Realty Executives Red Deer** and their approved agents. Any use which a third party makes of this report, or any reliance on or decisions to be made based on it, are the responsibility of such third parties. PARKLAND GEOTECHNICAL CONSULTING LTD., and The ParklandGEO Consulting Group accepts no responsibility for damages, if any, suffered by any third party as a result of decisions made or actions based on this report. No other warranty, expressed or implied, is made.

We trust that this report meets with your current requirements. If there are any questions, please contact the undersigned at 403-343-2428.

Respectfully Submitted,

PARKLAND GEOTECHNICAL CONSULTING LTD.
APEGA Permit To Practice #07312



Monica Gaudet, EIT
Geo-Environmental Engineer

Reviewed by:



Michael McCormick, M.Eng., P.Eng.
Principal Geo-Environmental Engineer

FIGURES

FIGURE 1: KEY PLAN

FIGURE 2: AREA PLAN

FIGURE 3: SITE PLAN

FIGURES 4 TO 10: AERIAL PHOTOGRAPHS



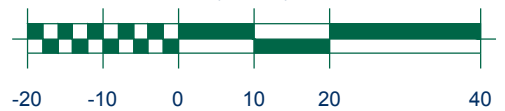
	CLIENT:	KEY PLAN		
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		DRAWN: MG	CHK'D.: MMc	REV #: 1
		SCALE: NTS	JOB NO. RD5253	DRAWING NO. FIGURE 1



LEGEND
 - - - - - PROPERTY BOUNDARY

AERIAL PHOTOGRAPH OBTAINED FROM ABACUS DATAGRAPHS LTD.,
 DATED JULY 29 TO OCTOBER 6, 2012.

SCALE (metres)

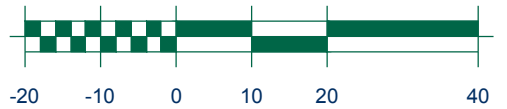


	CLIENT:	AREA PLAN		
	REALTY EXECUTIVES RED DEER	PHASE I ENVIRONMENTAL SITE ASSESSMENT 5202 - 51ST AVENUE, CASTOR, ALBERTA		
		DRAWN: MG	CHK'D.: MMc	REV #: 1
		SCALE: 1:1000	JOB NO. RD5253	DRAWING NO. FIGURE 2



LEGEND
 - - - - - PROPERTY BOUNDARY

SCALE (metres)



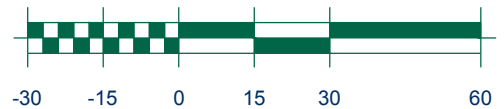
AERIAL PHOTOGRAPH OBTAINED FROM ABACUS DATAGRAPHS LTD.,
 DATED JULY 29 TO OCTOBER 6, 2012.

	CLIENT:	SITE PLAN		
	REALTY EXECUTIVES RED DEER	PHASE I ENVIRONMENTAL SITE ASSESSMENT 5202 - 51ST AVENUE, CASTOR, ALBERTA		
		DRAWN: MG	CHK'D.: MMc	REV #: 1
		SCALE: 1:1000	JOB NO. RD5253	DRAWING NO. FIGURE 3



LEGEND
 - - - - PROPERTY BOUNDARY

SCALE (metres)



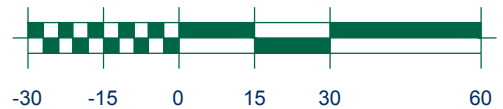
AERIAL PHOTOGRAPH OBTAINED FROM ALBERTA ENVIRONMENT AND SUSTAINABLE RESOURCE DEVELOPMENT, DATED MAY 1, 1950.

	CLIENT:	1950 AERIAL PHOTOGRAPH		
	REALTY EXECUTIVES RED DEER	PHASE I ENVIRONMENTAL SITE ASSESSMENT 5202 - 51ST AVENUE, CASTOR, ALBERTA		
		DRAWN: MG	CHK'D.: MMc	REV #: 1
		SCALE: 1:1500	JOB NO. RD5253	DRAWING NO. FIGURE 4



LEGEND
 - - - - PROPERTY BOUNDARY

SCALE (metres)



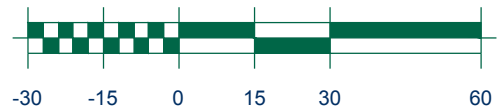
AERIAL PHOTOGRAPH OBTAINED FROM ALBERTA ENVIRONMENT AND SUSTAINABLE RESOURCE DEVELOPMENT, DATED MAY 20, 1963.

	CLIENT:	1963 AERIAL PHOTOGRAPH		
	REALTY EXECUTIVES RED DEER	PHASE I ENVIRONMENTAL SITE ASSESSMENT 5202 - 51ST AVENUE, CASTOR, ALBERTA		
		DRAWN: MG	CHK'D.: MMc	REV #: 1
		SCALE: 1:1500	JOB NO. RD5253	DRAWING NO. FIGURE 5



LEGEND
 - - - - PROPERTY BOUNDARY

SCALE (metres)



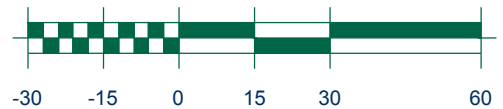
AERIAL PHOTOGRAPH OBTAINED FROM ALBERTA ENVIRONMENT AND SUSTAINABLE RESOURCE DEVELOPMENT, DATED MAY 12, 1977.

	CLIENT:	1977 AERIAL PHOTOGRAPH		
	REALTY EXECUTIVES RED DEER	PHASE I ENVIRONMENTAL SITE ASSESSMENT 5202 - 51ST AVENUE, CASTOR, ALBERTA		
		DRAWN: MG	CHK'D.: MMc	REV #: 1
		SCALE: 1:1500	JOB NO. RD5253	DRAWING NO. FIGURE 6



LEGEND
 - - - - PROPERTY BOUNDARY

SCALE (metres)



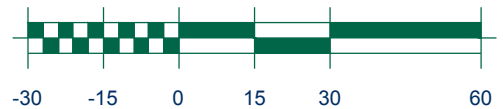
AERIAL PHOTOGRAPH OBTAINED FROM ALBERTA ENVIRONMENT AND SUSTAINABLE RESOURCE DEVELOPMENT, DATED SEPTEMBER 20, 1985.

	CLIENT:	1985 AERIAL PHOTOGRAPH		
	REALTY EXECUTIVES RED DEER	PHASE I ENVIRONMENTAL SITE ASSESSMENT 5202 - 51ST AVENUE, CASTOR, ALBERTA		
		DRAWN: MG	CHK'D.: MMc	REV #: 1
		SCALE: 1:1500	JOB NO. RD5253	DRAWING NO. FIGURE 7



LEGEND
 - - - - PROPERTY BOUNDARY

SCALE (metres)



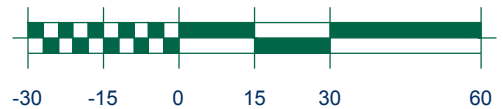
AERIAL PHOTOGRAPH OBTAINED FROM ALBERTA ENVIRONMENT AND SUSTAINABLE RESOURCE DEVELOPMENT, DATED OCTOBER 19, 1993.

	CLIENT:	1993 AERIAL PHOTOGRAPH		
	REALTY EXECUTIVES RED DEER	PHASE I ENVIRONMENTAL SITE ASSESSMENT 5202 - 51ST AVENUE, CASTOR, ALBERTA		
		DRAWN: MG	CHK'D.: MMc	REV #: 1
		SCALE: 1:1500	JOB NO. RD5253	DRAWING NO. FIGURE 8



LEGEND
 - - - - PROPERTY BOUNDARY

SCALE (metres)



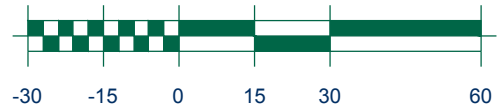
AERIAL PHOTOGRAPH OBTAINED FROM ALBERTA ENVIRONMENT AND SUSTAINABLE RESOURCE DEVELOPMENT, DATED MAY 12, 1998.

	CLIENT:	1998 AERIAL PHOTOGRAPH			
	REALTY EXECUTIVES RED DEER	PHASE I ENVIRONMENTAL SITE ASSESSMENT 5202 - 51ST AVENUE, CASTOR, ALBERTA			
		DRAWN: MG	CHK'D.: MMc	REV #: 1	DATE: MARCH 2015
		SCALE: 1:1500	JOB NO. RD5253	DRAWING NO. FIGURE 9	



LEGEND
 - - - - PROPERTY BOUNDARY

SCALE (metres)



AERIAL PHOTOGRAPH OBTAINED FROM ABACUS DATAGRAPHS LTD.,
 DATED JULY 29 TO OCTOBER 6, 2012.

	CLIENT:	2012 AERIAL PHOTOGRAPH		
	REALTY EXECUTIVES RED DEER	PHASE I ENVIRONMENTAL SITE ASSESSMENT 5202 - 51ST AVENUE, CASTOR, ALBERTA		
		DRAWN: MG	CHK'D.: MMc	REV #: 1
		SCALE: 1:1500	JOB NO. RD5253	DRAWING NO. FIGURE 10

APPENDIX A

SITE PHOTOGRAPHS





Photograph 1: Facing south from 51st Avenue at the Property, showing the exterior finishes of the apartment building with the back alley to the right (March 5, 2015).



Photograph 2: Looking north at the back entrance of the apartment building and the parking stall area (March 5, 2015).



Photograph 3: Looking northeast across the back alley at the yard of the Property which featured a stockpile of cleared snow from the parking area at the time of the inspection (March 5, 2015).



Photograph 4: Showing the lower level hallway of the building, with vinyl tile flooring, painted concrete block finishes and baseboard area heater (March 5, 2015).



Photograph 5: Looking at the kitchen and living room of a rental unit in the building. Showing wood cabinets, laminate counter and ceramic tile finishes in the kitchen, and painted drywall and vinyl flooring throughout the rental unit (March 5, 2015).



Photograph 6: Showing a mercury thermostat, baseboard heater and painted concrete block finishes in one of the rental units (March 5, 2015).



Photograph 7: Looking at the wood laminate flooring overlying vinyl tile noted in one of the renal units (March 5, 2015).



Photograph 8: A close-up of the fire alarm and emergency light system in the hallway of the building (March 5, 2015).



Photograph 9: Facing the laundry room, showing painted drywall and drop-tile ceiling finishes, vinyl flooring, electric panel meters and controls, laundry machines and miscellaneous storage (March 5, 2015).



Photograph 10: Viewing the miscellaneous storage in the laundry room at the time of inspection (March 5, 2015).



Photograph 11: Showing the boiler and hot water tanks in the utility room of the building, with concrete floors, unpainted concrete block and painted drywall finishes (March 5, 2015).



Photograph 12: Facing the maintenance tools, equipment and general storage in the utility room (March 5, 2015).



Photograph 13: Facing south from the southwest side of the back alley, showing the adjacent commercial development to the southwest (March 5, 2015).



Photograph 14: Looking southeast from 53rd Street at the adjacent residential and commercial development southeast of the Property (March 5, 2015).



Photograph 15: Looking south from beyond the south boundary of the Property, with an adjacent storage shed site to the left and Performance Paint & Body building and storage yard in the background (March 5, 2015).

APPENDIX B



SEARCHES AND REGULATORY CORRESPONDENCE



LAND TITLE CERTIFICATE

S
LINC SHORT LEGAL TITLE NUMBER
0016 526 296 5868Z;14;21-24 012 194 848

LEGAL DESCRIPTION
PLAN 5868Z
BLOCK 14
LOTS 21 TO 24 INCLUSIVE
EXCEPTING THEREOUT ALL MINES AND MINERALS

ESTATE: FEE SIMPLE
ATS REFERENCE: 4;14;37;35;SW

MUNICIPALITY: TOWN OF CASTOR

REFERENCE NUMBER: 992 169 464

REGISTERED OWNER(S)				
REGISTRATION	DATE (DMY)	DOCUMENT TYPE	VALUE	CONSIDERATION
012 194 848	29/06/2001	TRANSFER OF LAND	\$85,000	\$85,000

OWNERS

TERRY A MOORE
OF 5506 50 AVENUE
LACOMBE
ALBERTA T4L 1K9

ENCUMBRANCES, LIENS & INTERESTS

REGISTRATION	DATE (D/M/Y)	PARTICULARS
NUMBER		
012 194 849	29/06/2001	MORTGAGE MORTGAGEE - 721924 ALBERTA LTD. 1246 NORTHMOUNT DRIVE NW CALGARY ALBERTA T2L0E2 ORIGINAL PRINCIPAL AMOUNT: \$75,000

TOTAL INSTRUMENTS: 001

THE REGISTRAR OF TITLES CERTIFIES THIS TO BE AN
ACCURATE REPRODUCTION OF THE CERTIFICATE OF
TITLE REPRESENTED HEREIN THIS 3 DAY OF MARCH,
2015 AT 04:36 P.M.

ORDER NUMBER: 27945446

CUSTOMER FILE NUMBER:



END OF CERTIFICATE

THIS ELECTRONICALLY TRANSMITTED LAND TITLES PRODUCT IS INTENDED
FOR THE SOLE USE OF THE ORIGINAL PURCHASER, AND NONE OTHER,
SUBJECT TO WHAT IS SET OUT IN THE PARAGRAPH BELOW.

THE ABOVE PROVISIONS DO NOT PROHIBIT THE ORIGINAL PURCHASER FROM
INCLUDING THIS UNMODIFIED PRODUCT IN ANY REPORT, OPINION,
APPRAISAL OR OTHER ADVICE PREPARED BY THE ORIGINAL PURCHASER AS
PART OF THE ORIGINAL PURCHASER APPLYING PROFESSIONAL, CONSULTING
OR TECHNICAL EXPERTISE FOR THE BENEFIT OF CLIENT(S).



HISTORICAL LAND TITLE CERTIFICATE
TITLE CANCELLED ON JUNE 29, 2001

S
LINC SHORT LEGAL TITLE NUMBER
0016 526 296 5868Z;14;21-24 992 169 464

LEGAL DESCRIPTION
PLAN 5868Z
BLOCK 14
LOTS 21 TO 24 INCLUSIVE
EXCEPTING THEREOUT ALL MINES AND MINERALS

ESTATE: FEE SIMPLE
ATS REFERENCE: 4;14;37;35;SW

MUNICIPALITY: TOWN OF CASTOR

REFERENCE NUMBER: 962 137 970

REGISTERED OWNER(S)				
REGISTRATION	DATE (DMY)	DOCUMENT TYPE	VALUE	CONSIDERATION
992 169 464	17/06/1999	TRANSFER OF LAND	\$95,000	CASH

OWNERS

721924 ALBERTA LTD.
OF 1246 NORTHMOUNT DR NW
CALGARY
ALBERTA T2L 0E2

ENCUMBRANCES, LIENS & INTERESTS		
REGISTRATION NUMBER	DATE (D/M/Y)	PARTICULARS
962 137 971	03/06/1996	MORTGAGE MORTGAGEE - PROVINCE OF ALBERTA TREASURY BRANCHES. 4913-50 AVENUE CASTOR ALBERTA T0C0X0 ORIGINAL PRINCIPAL AMOUNT: \$52,000
992 093 988	15/04/1999	TAX NOTIFICATION BY - THE TOWN OF CASTOR.

ENCUMBRANCES, LIENS & INTERESTS

PAGE 2
992 169 464

REGISTRATION

NUMBER DATE (D/M/Y) PARTICULARS

BOX 479
CASTOR, ALBERTA
T0C0X0

992 180 918 25/06/1999 DISCHARGE OF TAX NOTIFICATION 992093988

992 208 817 20/07/1999 DISCHARGE OF MORTGAGE 962137971

002 088 322 06/04/2000 TAX NOTIFICATION
BY - THE TOWN OF CASTOR.
BOX 479
CASTOR, ALBERTA
T0C0X0

012 103 626 12/04/2001 TAX NOTIFICATION
BY - THE TOWN OF CASTOR.
BOX 479
CASTOR, ALBERTA
T0C0X0

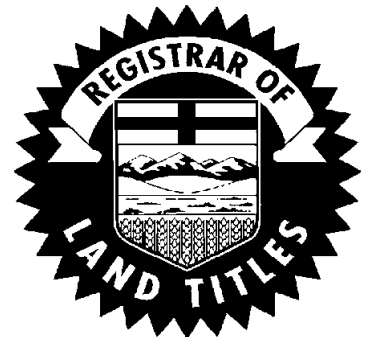
012 194 848 29/06/2001 TRANSFER OF LAND
OWNERS - TERRY A MOORE
5506 50 AVENUE
LACOMBE
ALBERTA T4L1K9
NEW TITLE ISSUED

TOTAL INSTRUMENTS: 007

THE REGISTRAR OF TITLES CERTIFIES THIS TO BE AN
ACCURATE REPRODUCTION OF THE CERTIFICATE OF
TITLE REPRESENTED HEREIN THIS 3 DAY OF MARCH,
2015 AT 04:36 P.M.

ORDER NUMBER: 27945446

CUSTOMER FILE NUMBER:



END OF CERTIFICATE

(CONTINUED)

THIS ELECTRONICALLY TRANSMITTED LAND TITLES PRODUCT IS INTENDED FOR THE SOLE USE OF THE ORIGINAL PURCHASER, AND NONE OTHER, SUBJECT TO WHAT IS SET OUT IN THE PARAGRAPH BELOW.

THE ABOVE PROVISIONS DO NOT PROHIBIT THE ORIGINAL PURCHASER FROM INCLUDING THIS UNMODIFIED PRODUCT IN ANY REPORT, OPINION, APPRAISAL OR OTHER ADVICE PREPARED BY THE ORIGINAL PURCHASER AS PART OF THE ORIGINAL PURCHASER APPLYING PROFESSIONAL, CONSULTING OR TECHNICAL EXPERTISE FOR THE BENEFIT OF CLIENT(S).



HISTORICAL LAND TITLE CERTIFICATE

TITLE CANCELLED ON JUNE 17, 1999

S
LINC SHORT LEGAL TITLE NUMBER
0016 526 296 5868Z;14;21-24 962 137 970

LEGAL DESCRIPTION
PLAN 5868Z
BLOCK 14
LOTS 21 TO 24 INCLUSIVE
EXCEPTING THEREOUT ALL MINES AND MINERALS

ESTATE: FEE SIMPLE
ATS REFERENCE: 4;14;37;35;SW

MUNICIPALITY: TOWN OF CASTOR

REFERENCE NUMBER: 137Y175

REGISTERED OWNER(S)				
REGISTRATION	DATE (DMY)	DOCUMENT TYPE	VALUE	CONSIDERATION
962 137 970	03/06/1996	TRANSFER OF LAND	\$77,000	\$77,000

OWNERS

BARRY MACAULAY
OF BOX 841
CASTOR
ALBERTA T0C 0X0

ENCUMBRANCES, LIENS & INTERESTS		
REGISTRATION NUMBER	DATE (D/M/Y)	PARTICULARS
962 137 969	03/06/1996	CAVEAT RE : VENDOR'S LIEN CAVEATOR - W H W APARTMENTS LTD. C/O SLOAN, LANDMAN & ANDERSON 4819-51 STREET P.O. BOX 1630 STETTLER ALBERTA T0C2L0 AGENT - HELMUT M LANDMAN

ENCUMBRANCES, LIENS & INTERESTS

PAGE 2
962 137 970

REGISTRATION

NUMBER DATE (D/M/Y) PARTICULARS

962 137 971 03/06/1996 MORTGAGE
MORTGAGEE - PROVINCE OF ALBERTA TREASURY BRANCHES.
4913-50 AVENUE
CASTOR
ALBERTA T0C0X0
ORIGINAL PRINCIPAL AMOUNT: \$52,000

962 146 368 11/06/1996 DISCHARGE OF CAVEAT 962137969

992 093 988 15/04/1999 TAX NOTIFICATION
BY - THE TOWN OF CASTOR.
BOX 479
CASTOR, ALBERTA
T0C0X0

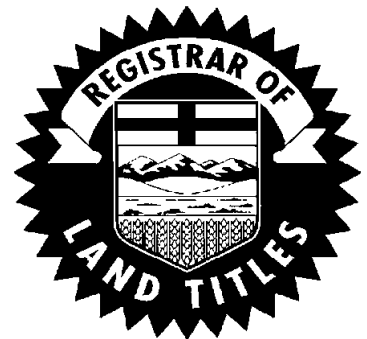
992 169 464 17/06/1999 TRANSFER OF LAND
OWNERS - 721924 ALBERTA LTD.
1246 NORTHMOUNT DR NW
CALGARY
ALBERTA T2L0E2
NEW TITLE ISSUED

TOTAL INSTRUMENTS: 005

THE REGISTRAR OF TITLES CERTIFIES THIS TO BE AN
ACCURATE REPRODUCTION OF THE CERTIFICATE OF
TITLE REPRESENTED HEREIN THIS 3 DAY OF MARCH,
2015 AT 04:36 P.M.

ORDER NUMBER: 27945446

CUSTOMER FILE NUMBER:



END OF CERTIFICATE

THIS ELECTRONICALLY TRANSMITTED LAND TITLES PRODUCT IS INTENDED
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SUBJECT TO WHAT IS SET OUT IN THE PARAGRAPH BELOW.

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INCLUDING THIS UNMODIFIED PRODUCT IN ANY REPORT, OPINION,
APPRAISAL OR OTHER ADVICE PREPARED BY THE ORIGINAL PURCHASER AS
PART OF THE ORIGINAL PURCHASER APPLYING PROFESSIONAL, CONSULTING
OR TECHNICAL EXPERTISE FOR THE BENEFIT OF CLIENT(S).



HISTORICAL LAND TITLE CERTIFICATE
TITLE CANCELLED ON JUNE 03,1996

S
LINC SHORT LEGAL TITLE NUMBER
0016 526 296 5868Z;14;21-24 137Y175

LEGAL DESCRIPTION
PLAN 5868Z
BLOCK 14
LOTS 21 TO 24 INCLUSIVE
EXCEPTING THEREOUT ALL MINES AND MINERALS

ESTATE: FEE SIMPLE
ATS REFERENCE: 4;14;37;35;SW

MUNICIPALITY: TOWN OF CASTOR

REGISTERED OWNER(S)
REGISTRATION DATE (DMY) DOCUMENT TYPE VALUE CONSIDERATION

137Y175 10/07/1959 \$9,900

OWNERS
W H W APARTMENTS LTD.
OF CASTOR
ALBERTA

ENCUMBRANCES, LIENS & INTERESTS
REGISTRATION
NUMBER DATE (D/M/Y) PARTICULARS

962 137 969 03/06/1996 CAVEAT
RE : VENDOR'S LIEN
CAVEATOR - W H W APARTMENTS LTD.
C/O SLOAN, LANDMAN & ANDERSON
4819-51 STREET
P.O. BOX 1630
STETTLER
ALBERTA T0C2L0
AGENT - HELMUT M LANDMAN

962 137 970 03/06/1996 TRANSFER OF LAND
OWNERS - BARRY MACAULAY

REGISTRATION

NUMBER DATE (D/M/Y) PARTICULARS

BOX 841
CASTOR
ALBERTA T0C0X0
NEW TITLE ISSUED

TOTAL INSTRUMENTS: 002

THE REGISTRAR OF TITLES CERTIFIES THIS TO BE AN
ACCURATE REPRODUCTION OF THE CERTIFICATE OF
TITLE REPRESENTED HEREIN THIS 3 DAY OF MARCH,
2015 AT 04:36 P.M.

ORDER NUMBER: 27945446

CUSTOMER FILE NUMBER:



END OF CERTIFICATE

THIS ELECTRONICALLY TRANSMITTED LAND TITLES PRODUCT IS INTENDED
FOR THE SOLE USE OF THE ORIGINAL PURCHASER, AND NONE OTHER,
SUBJECT TO WHAT IS SET OUT IN THE PARAGRAPH BELOW.

THE ABOVE PROVISIONS DO NOT PROHIBIT THE ORIGINAL PURCHASER FROM
INCLUDING THIS UNMODIFIED PRODUCT IN ANY REPORT, OPINION,
APPRAISAL OR OTHER ADVICE PREPARED BY THE ORIGINAL PURCHASER AS
PART OF THE ORIGINAL PURCHASER APPLYING PROFESSIONAL, CONSULTING
OR TECHNICAL EXPERTISE FOR THE BENEFIT OF CLIENT(S).



Parkland Geotechnical Consulting Ltd.
#102 - 4756 Riverside Drive
Red Deer, AB, T4N 2N7
www.parklandgeo.com
T: 403 343 2428
F: 403 343 7699

March 2, 2015
File # PRO4061

brycekander@gmail.com
Original will remain on file

Bryce Kander
4321-45A Avenue
Red Deer, Alberta
T4N 3M5

RE: Phase I Environmental Site Assessment
Landowner Authorization
Lots 21-24, Block 14, Plan 5868Z
Castor, Alberta

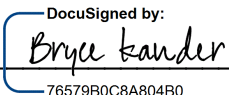
Dear Mr. Kander,

ParklandGEO has been retained by your company to conduct a Phase I Environmental Site Assessment on the above property.

This letter grants permission to release all requested information to ParklandGEO for the purposes of this Phase I Environmental Site Assessment. The **current property owner** must give authorization.

Company Name: Realty Executives Red Deer

Name: Bryce Kander

Signature: 
76579B0C8A804B0...

Please print and sign for authorization

Monica Gaudet

From: bryce kander <brycekander@gmail.com>
Sent: Friday, March 06, 2015 5:38 PM
To: Monica Gaudet
Subject: Re: Castor Phase 1 ESA Proposal and Start-up Docs

Who is my On-Sight Contact? What is their contact info?

Doug Zimmerman [4037419374](tel:4037419374)

When was the property purchased by you (or the current owners)?

We placed the offer Feb 04 2015, we take possession April 1 2015

Is there any business currently leasing or operating on the property?

No

Is the intended future land use of the property different from what it is currently?

We may add mini storage at the back

What is the reason for conducting the phase 1 ESA?

We will need financing a year from now, we are just making sure its all good before we remove conditions (Owner is carrying financing for a year)

List all known previous land owners for this property

Terry Moore bought it in 2001

List any known previous leasers/operators on the property

Just tenants?

What has the land been used for in the past?

Just an apartment building as far as I know

Please list all buildings on the property:

Just the 7 unit building.

Were there any buildings on the property in the past that are no longer there?

Unknown to me.

Do you know of any environmental spills or releases on the property or in the area?

None.

Are there any wetland or low lying areas on the property? Where?

None that I know of

Are there currently any underground or above ground storage tanks?

None that I know of

Historically were there any UST/AST on the property?

None that I know of

Please provide some basic information on the land uses of surrounding properties, the owners of surrounding land and any historical data you know about the surrounding land.

Residential houses, ATV repair building across the alley,

Contact City Hall for historical records, sorry I cant offer up much more info, I have only been to Castor twice

God bless

On Fri, Mar 6, 2015 at 10:47 AM, Monica Gaudet <Monica.Gaudet@parklandgeo.com> wrote:

Bryce,

If possible, could I get that questionnaire back today?

Thanks,

Monica Gaudet, EIT
Geo-Environmental Engineer
Parkland Geotechnical Consulting Ltd.

Tel: [\(403\) 341 – 8711](tel:(403)341-8711)
Cell: [\(403\) 348 – 1443](tel:(403)348-1443)

From: bryce kander [mailto:brycekander@gmail.com]
Sent: Thursday, March 05, 2015 1:36 PM

Monica Gaudet

From: Sandi Jackson <Sandi@townofcastor.ca>
Sent: Thursday, March 05, 2015 8:28 AM
To: Monica Gaudet
Subject: Environmental Site Assessment in Castor

Monica:

There are no environment incidents that we can find related to Lots 21 – 24, Block 14, Plan 5868Z. (5202 51 Ave.)

Sandi Jackson, C.A.O.

Town of Castor

Phone: 403-882-3215

Fax: 403-882-2700

email: sandi@townofcastor.ca



Environmental Public Health
300 Jordan Parkway, Red Deer, AB T4P 0G8
Tel: 403 356 6335
Fax: 403 356 6433

INVOICE # CN-2015-0132
March 25, 2015

Parkland Geotechnical Consulting Ltd.
#102 4756 Riverside Drive
Red Deer, AB T4N 2N7

Dear Monica,

Re: Your request for records search

On March 4, 2015, our office received your request for information regarding the following property:

5202 – 51 Avenue, Castor, AB
Lots 21-24, Blk 14, Plan 5868Z

We have conducted a search for records created in accordance with public health legislation, including records relating to hazardous waste sites, abandoned landfills and contamination sources constituting a public health nuisance.

No records responsive to your request re landfills, waste sites, nuisance grounds or environmental incidents are on file. However, there is an outstanding housing work order on file dated October 20, 2014. The order has been enclosed. There are also numerous inspection reports on file as well as a previous housing work order which was rescinded and an unfit for human habitation order from 2006 which has been complied with. Copies of these are available for an additional fee.

Please be advised that records relevant to your search may be held by other agencies, such as Alberta Environment and Sustainable Resource Development, Alberta Energy Regulator, local governments, and others. You should contact these agencies directly for further information.

The amount of \$50 is owing for this service; payment was received on March 11, 2015, cheque #14296.

Alberta Health Services
Environmental Public Health
300 Jordan Parkway
Red Deer, AB T4P 0G8

Sincerely,

Ann Vandermost
Administrative Assistant
Environmental Public Health
Johnstone Crossing Community Health Centre
300 Jordan Parkway
Red Deer, AB T4P 0G8

tel: 403-356-6335 fax: 403-356-6433

ORDER OF AN EXECUTIVE OFFICER

To:

"the owner"

RE:

The "housing premises" located in Castor, Alberta and municipally described as:
5202 51 Avenue
Lot 21-24, Block 14, Plan 5868Z

WHEREAS I, an **Executive Officer of Alberta Health Services**, have inspected the above noted premises pursuant to the provisions of the Public Health Act, RSA 2000, c. P-37, as amended;

AND WHEREAS such inspection disclosed that the following conditions exist in and about the above noted premises which are or may become injurious or dangerous to the public health or which might hinder in any manner the prevention or suppression of disease, namely:

- a. Lack of an operable smoke alarm in suites 1 and 7 which could result in injury or death.
- b. Evidence observed is consistent with the existence of a bed bug infestation in suite 4, which can lead to bacterial infections and/or tissue damage from scratching bites.
- c. Several electrical outlets and light switch covers are not properly fitted and/or missing cover plates in suites 1, 2, 3, 4, 6, and 7 which could lead to injury.
- d. Lack of sanitation in building's common areas, which could support an infestation of insects and other vermin.

AND WHEREAS such inspection disclosed that the following breaches of the Public Health Act and the Housing Regulation, Alberta Regulation 173/99, and the Minimum Housing and Health Standards exist in and about the above noted premises, namely:

- a. Lack of an operational smoke alarm installed in suites 1 and 7. This is in contravention to Section 12(a) of the Minimum Housing and Health Standards, which states: "Smoke alarms within dwellings shall be installed between each sleeping area and the remainder of the suite and, where hallways serve the sleeping areas; the smoke alarms shall be installed within the hallway. Smoke alarms shall be operational and in good repair at all times."
- b. Evidence observed is consistent with the existence of a bed bug infestation in suite 4. This is in contravention of Section 16(a) of the Minimum Housing and Health Standards which states: "The owner shall ensure that the housing premises are free of insect and rodent infestations."
- c. Windows in suites 1, 2, 3, and 7 are missing effective screens. This is in contravention of Section 2(b)(iii) of the Minimum Housing and Health Standards, which states: "During the portion of the year when there is a need for protection against flies and other flying insects, every window or other device intended for ventilation shall be supplied with effective screens."
- d. Windows in suites 2, 4, and 6 are not able to close or are otherwise in disrepair. This is in contravention of Section 2(b)(i) of the Minimum Housing and Health Standards which states: "All windows and exterior doors shall be; maintained in good repair, free of cracks and weatherproof."

- e. The windows in the South East and South West bedrooms of suite 6 and South West bedroom of suite 2 are not able to be properly closed and secured. This is in contravention of Section 3(a) of the Minimum Housing and Health Standards, which states: "Exterior windows and doors shall be capable of being secured."
- f. Several areas of the ceilings, floors, and walls are in disrepair including damaged or missing floor tiles, hot water heating covers, and baseboards, as well as other damaged or unfinished areas of the walls and ceiling in suites 1, 2, 3, 6, and 7. This is in contravention of Section 5 of the Public Health Act, Minimum Housing and Health Standards, which states: "All walls, windows, ceilings, floors and floor coverings shall be maintained in good repair, free of cracks, holes, loose or lifting coverings and in a condition that renders it easy to clean."
- g. Walls in washrooms are unfinished or are in disrepair in suites 1, 2, 3, 4, 6, and 7. Portion of wall has been removed around toilet tank and is in disrepair in suite 3. This is in contravention of Section 5(a) of the Minimum Housing and Health Standards which states: "Rooms containing a flush toilet and/or a bathtub or shower shall have walls and floors that are smooth, non-absorbent to moisture and easy to clean. All walls shall form a watertight joint with each other, the floor, the ceiling and where applicable with the bathtub or shower."
- h. Wall in kitchen is unfinished and is not easily cleanable in suite 7. This is in contravention of Section 5(b) of the Minimum Housing and Health Standards which states: "Rooms and sections of room that are used for food preparation and cooking shall have walls and floors constructed of material which do not provide harbourage to dirt, grease, vermin and bacteria and that are easily kept clean."
- i. The flooring in the washroom is missing or in disrepair in suite 6 and 7. This is in contravention of Section 5(a) of the Public Health Act, Minimum Housing and Health Standards which states: "Rooms containing a flush toilet and/or a bathtub or shower shall have walls and floors that are smooth, non-absorbent to moisture and easy to clean. All walls shall form a watertight joint with each other, the floor, the ceiling and where applicable with the bathtub or shower."
- j. Several electrical outlets and light switches are not adequately installed and/or are missing cover plates in suites 1, 2, 3, 4, 6, and 7. This is in contravention of Section 11 of the Minimum Housing and Health Standards which states: "Every housing premises shall be supplied with electrical service. Outlets, switches and fixtures shall be properly installed and shall be maintained in a good and safe working condition."
- k. The bathrooms are not provided with natural or mechanical ventilation in suites 1, 2, 3, 4, 6, and 7. This is in contravention of Section 7(c) of the Minimum Housing and Health Standards which states: "All rooms containing a flush toilet and/or bathtub or shower shall be provided with natural or mechanical ventilation."
- l. The bathrooms have common grated vents between neighboring suites that allows direct air, moisture, and noise to flow between washrooms in suites 1, 2, 3, 4, 6, and 7. This is in contravention of Section 2(1) of the Nuisance and General Sanitation Regulation which states: "No person shall create, commit or maintain a nuisance."
- m. Lack of sanitation in suite 1 and the building's common areas. This is in contravention of Section 16 of the Minimum Housing and Health Standards, which states: "The owner shall ensure that all rooms and other areas used in common by the occupants of the individual dwellings are maintained in a clean and sanitary condition."

NOW THEREFORE, I hereby **ORDER** and **DIRECT**:

1. That the owner immediately undertake and diligently pursue the completion of the following work in and about the above noted premises, namely:
 - a. Install a functioning smoke alarm in suites 1 and 7;
 - b. Ensure that smoke alarms in all suites are maintained in operational condition and in good repair at all times;
 - c. Employ the services of a licensed pest control company and take any measures which the company deems necessary to investigate and disinfest suite 4 as well as any other infested suites or common areas;
 - d. Provide documentation from the pest control company employed of their findings and actions taken to disinfest the premises;
 - e. Establish and provide documentation of a long term written pest monitoring and control program for the premises;
 - f. Repair or replace any damaged or malfunctioning windows. Ensure that all windows are maintained in a weatherproof condition and are capable of being secured;
 - g. Install mechanical ventilation system that is exhausted to the exterior of the housing premises in all washrooms;
 - h. Repair or replace all damaged, missing, or unfinished areas of the ceiling, walls, floors and floor coverings. Ensure that ceilings, walls, floors and floor covering are maintained in good repair, free of cracks, holes, loose or lifting coverings and in a condition that renders them easy to clean;
 - i. Repair, replace or finish walls, ceilings, and flooring in washroom so they are smooth, non-absorbent to moisture and easy to clean. Ensure ceiling, walls and floors in the washrooms of all suites are maintained in good condition;
 - j. Remove common air vents between units and repair any affected areas so that they are smooth, non-absorbent to moisture, and easy to clean;
 - k. Repair or replace missing baseboards and heating covers and maintain them in good condition;
 - l. Install effective screens on all open able windows. Screens are to be maintained in good repair at all times;
 - m. Thoroughly clean suite 1 and all common areas including lobby, stairwells and hallways. These areas are to be maintained in a clean and sanitary condition at all times.

2. The work referred to in paragraph 1 shall be completed by:
 - i. Item **a, b** are to be completed **immediately**.
 - ii. Items **c, d, e** are to be completed by **November 3, 2014**.
 - iii. Items **f, g, h, i, j, k, l, m** are to be completed by **November 17, 2014**.

The above conditions were noted at the time of inspection and may not necessarily reflect all deficiencies. You are advised that further work may be required to ensure full compliance with the Public Health Act and regulations, or to prevent a public health nuisance.

DATED at Castor, Alberta, October 20, 2014.

Confirmation of a verbal order issued to _____ on October 20, 2014.

(Original signed)
Kate Alexander, CPHI(C)
Executive Officer
Alberta Health Services

YOU HAVE THE RIGHT TO APPEAL

A person who a) is directly affected by a decision of a Regional Health Authority, and
 b) feels himself aggrieved by the decision

may appeal the decision within ten (10) days after receiving the order to the Public Health Appeal Board located at Reception, Main Floor. Telus Plaza, 10025 Jasper Avenue, Edmonton, Alberta, T5J 1S6, Telephone 780-427-2813 Fax 780-422-0914.

The terms of this Order remain in effect notwithstanding the filing or proposed filing of any such appeal. If you appeal, you may also make an application to the Board for a stay of this Order pending the appeal.

A copy of the Public Health Appeal form may be obtained by contacting Alberta Health Services at 780-342-0122 or the Public Health Appeal Board 780-427-2813.

You are advised that all orders remain in effect pending such an appeal

HEALTH LEGISLATION, REGULATIONS AND STANDARDS

Electronic versions of the Public Health Act and Regulations are available at the Alberta Queen's Printer Bookstore 10611 - 98 Avenue, Main Floor, Park Plaza, Edmonton, Alberta, T5K 2P7 or www.qp.gov.ab.ca.

Order of an Executive Officer

RE: Those premises located in Castor, Alberta and municipally described as: 5202 51 Avenue

Page 5 of 5

Health Legislation and regulations are available for purchase. Please contact Alberta Queen's Printer Bookstore 10611 - 98 Avenue, Main Floor, Park Plaza, Edmonton, Alberta, T5K 2P7 or www.qp.gov.ab.ca.

Copies of standards are available by contacting the Health Protection Branch of Alberta Health at 780-427-4518, or by visiting: www.health.alberta.ca/about/health-legislation.html

Castor • Castor Community Health Centre • Environmental Public Health

Box 94, Castor, Alberta, Canada T0C 0X0

www.albertahealthservices.ca/eph.asp

ENVIRONMENTAL LAW CENTRE

Suite 800, 10025 - 106 Street, Edmonton, AB T5J 1G4

Phone: (780) 424-5099 Fax: (780) 424-5133

Internet: www.elc.ab.ca E-Mail: elc@elc.ab.ca

March 4, 2015

Our File: 098973

Ms. Monica Gaudet
Parkland Geotechnical Consulting Ltd.
102, 4756 Riverside Drive
Red Deer, AB T4N 2N7

Dear Ms. Gaudet:

RE: Search Requested - W H W Apartments Ltd.

In response to your request of March 4, 2015, we have searched the Environmental Enforcement Historical Search Service database for an exact match with respect to the above request, and can advise that as of today's date, there have been NO enforcement actions issued pursuant to the Alberta "Environmental Protection and Enhancement Act" ("EPEA") and its predecessor legislation, the "Hazardous Chemicals Act", "Agricultural Chemicals Act", "Clean Water Act" and "Clean Air Act" to 1971, and/or pursuant to the "Water Act" from 1999 onwards.

This search is limited to the following enforcement actions under EPEA and its predecessor legislation: Tickets, Prosecutions, Administrative Penalties, Warnings, Enforcement Orders, Enforcement Orders Concerning Waste, Environmental Protection Orders, Emergency Environmental Protection Orders, Emission Control Orders, Chemical Control Orders, Water Quality Control Orders and Stop Orders. This search is limited to the following enforcement actions under the Water Act: Prosecutions, Administrative Penalties, Water Management Orders, Warnings and Enforcement Orders. It does not include Clean Up Orders issued under the Litter Act or Environmental Protection Orders respecting unsightly property issued under EPEA; this information may be available from the local municipality.

Enforcement actions are entered in the database following: (1) the decision date, for prosecutions; (2) the date an administrative penalty was paid or due (30 days after issuance), whichever is sooner; and (3) the date the document was issued for all other enforcement actions.

These search results are based on information provided by Alberta Environment ("AENV"). AENV advises that they try to provide the best information possible. However, AENV advises that it cannot guarantee that the information provided is complete or accurate and that any person relying on these search results does so at their own risk. More information may be gained by referring to original enforcement documents.

Copies of orders are available from the Environmental Law Centre. Any other enforcement information may be available directly from Alberta Environment.

Yours sincerely,



Cindy Dewing
Enforcement Search Service
Encl.

ENVIRONMENTAL LAW CENTRE

Suite 800, 10025 - 106 Street, Edmonton, AB T5J 1G4

Phone: (780) 424-5099 Fax: (780) 424-5133

Internet: www.elc.ab.ca E-Mail: elc@elc.ab.ca

March 4, 2015

Our File: 098974

Ms. Monica Gaudet
Parkland Geotechnical Consulting Ltd.
102, 4756 Riverside Drive
Red Deer, AB T4N 2N7

Dear Ms. Gaudet:

RE: Search Requested - Barry MacAulay

In response to your request of March 4, 2015, we have searched the Environmental Enforcement Historical Search Service database for an exact match with respect to the above request, and can advise that as of today's date, there have been NO enforcement actions issued pursuant to the Alberta "Environmental Protection and Enhancement Act" ("EPEA") and its predecessor legislation, the "Hazardous Chemicals Act", "Agricultural Chemicals Act", "Clean Water Act" and "Clean Air Act" to 1971, and/or pursuant to the "Water Act" from 1999 onwards.

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Copies of orders are available from the Environmental Law Centre. Any other enforcement information may be available directly from Alberta Environment.

Yours sincerely,



Cindy Dewing
Enforcement Search Service
Encl.

ENVIRONMENTAL LAW CENTRE

Suite 800, 10025 - 106 Street, Edmonton, AB T5J 1G4

Phone: (780) 424-5099 Fax: (780) 424-5133

Internet: www.elc.ab.ca E-Mail: elc@elc.ab.ca

March 4, 2015

Our File: 098975

Ms. Monica Gaudet
Parkland Geotechnical Consulting Ltd.
102, 4756 Riverside Drive
Red Deer, AB T4N 2N7

Dear Ms. Gaudet:

RE: Search Requested - 721924 Alberta Ltd.

In response to your request of March 4, 2015, we have searched the Environmental Enforcement Historical Search Service database for an exact match with respect to the above request, and can advise that as of today's date, there have been NO enforcement actions issued pursuant to the Alberta "Environmental Protection and Enhancement Act" ("EPEA") and its predecessor legislation, the "Hazardous Chemicals Act", "Agricultural Chemicals Act", "Clean Water Act" and "Clean Air Act" to 1971, and/or pursuant to the "Water Act" from 1999 onwards.

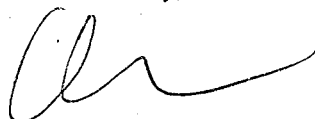
This search is limited to the following enforcement actions under EPEA and its predecessor legislation: Tickets, Prosecutions, Administrative Penalties, Warnings, Enforcement Orders, Enforcement Orders Concerning Waste, Environmental Protection Orders, Emergency Environmental Protection Orders, Emission Control Orders, Chemical Control Orders, Water Quality Control Orders and Stop Orders. This search is limited to the following enforcement actions under the Water Act: Prosecutions, Administrative Penalties, Water Management Orders, Warnings and Enforcement Orders. It does not include Clean Up Orders issued under the Litter Act or Environmental Protection Orders respecting unsightly property issued under EPEA; this information may be available from the local municipality.

Enforcement actions are entered in the database following: (1) the decision date, for prosecutions; (2) the date an administrative penalty was paid or due (30 days after issuance), whichever is sooner; and (3) the date the document was issued for all other enforcement actions.

These search results are based on information provided by Alberta Environment ("AENV"). AENV advises that they try to provide the best information possible. However, AENV advises that it cannot guarantee that the information provided is complete or accurate and that any person relying on these search results does so at their own risk. More information may be gained by referring to original enforcement documents.

Copies of orders are available from the Environmental Law Centre. Any other enforcement information may be available directly from Alberta Environment.

Yours sincerely,



Cindy Dewing
Enforcement Search Service
Encl.

ENVIRONMENTAL LAW CENTRE

Suite 800, 10025 - 106 Street, Edmonton, AB T5J 1G4

Phone: (780) 424-5099 Fax: (780) 424-5133

Internet: www.elc.ab.ca E-Mail: elc@elc.ab.ca

March 4, 2015

Our File: 098976

Ms. Monica Gaudet
Parkland Geotechnical Consulting Ltd.
102, 4756 Riverside Drive
Red Deer, AB T4N 2N7

Dear Ms. Gaudet:

RE: Search Requested - Terry A. Moore

In response to your request of March 4, 2015, we have searched the Environmental Enforcement Historical Search Service database for an exact match with respect to the above request, and can advise that as of today's date, there have been NO enforcement actions issued pursuant to the Alberta "Environmental Protection and Enhancement Act" ("EPEA") and its predecessor legislation, the "Hazardous Chemicals Act", "Agricultural Chemicals Act", "Clean Water Act" and "Clean Air Act" to 1971, and/or pursuant to the "Water Act" from 1999 onwards.

This search is limited to the following enforcement actions under EPEA and its predecessor legislation: Tickets, Prosecutions, Administrative Penalties, Warnings, Enforcement Orders, Enforcement Orders Concerning Waste, Environmental Protection Orders, Emergency Environmental Protection Orders, Emission Control Orders, Chemical Control Orders, Water Quality Control Orders and Stop Orders. This search is limited to the following enforcement actions under the Water Act: Prosecutions, Administrative Penalties, Water Management Orders, Warnings and Enforcement Orders. It does not include Clean Up Orders issued under the Litter Act or Environmental Protection Orders respecting unsightly property issued under EPEA; this information may be available from the local municipality.

Enforcement actions are entered in the database following: (1) the decision date, for prosecutions; (2) the date an administrative penalty was paid or due (30 days after issuance), whichever is sooner; and (3) the date the document was issued for all other enforcement actions.

These search results are based on information provided by Alberta Environment ("AENV"). AENV advises that they try to provide the best information possible. However, AENV advises that it cannot guarantee that the information provided is complete or accurate and that any person relying on these search results does so at their own risk. More information may be gained by referring to original enforcement documents.

Copies of orders are available from the Environmental Law Centre. Any other enforcement information may be available directly from Alberta Environment.

Yours sincerely,



Cindy Dewing
Enforcement Search Service
Encl.



Petroleum Tank Management Association of Alberta

Suite 980, 10303 Jasper Avenue
Edmonton, Alberta T5J 3N6
PH: (780)425-8265 or 1-866-222-8265
FAX: (780)425-4722

March 4, 2015

Monica Gaudet
Parkland Geotechnical Consulting Ltd
#102, 4756 Riverside Dr.
Red Deer, AB
T4N 2N7

Dear Monica Gaudet:

As per your request, the PTMAA has checked the registration of active tank sites and inventory of abandoned tank sites and there are no records for the property with the legal land description:

Plan 5868Z, Block 14, Lots 21-24, Castor

Please note that both databases are not complete. The main limitation of these databases is that they only include information reported through registration or a survey of abandoned sites completed in 1992 and should not be considered as a comprehensive inventory of all past or present storage tank sites. The PTMAA **cannot** guarantee that tanks do not or have not existed at this location. Information in the databases is based on information supplied by the owner and the PTMAA cannot guarantee its accuracy. Information on storage tanks or on past or present contaminant investigations may be filed with the local Fire Department or Alberta Environment.

Yours truly,

A handwritten signature in black ink, appearing to read 'Connie Jacobsen', is located below the 'Yours truly,' text.

Connie Jacobsen
PTMAA



Petroleum Tank Management Association of Alberta

Suite 980, 10303 Jasper Avenue
Edmonton, Alberta T5J 3N6
PH: (780)425-8265 or 1-866-222-8265
FAX: (780)425-4722

March 4, 2015

Monica Gaudet
Parkland Geotechnical Consulting Ltd
#102, 4756 Riverside Dr.
Red Deer, AB
T4N 2N7

Dear Monica Gaudet:

As per your request, the PTMAA has checked the registration of active tank sites and inventory of abandoned tank sites and have included records for the properties with the legal land description:

5210 & 5201 - 50 Avenue, Castor
Plan 5868Z, Block 15, Lots 13-20
Plan 5868Z, Block 14, Lots 6-10

Information is provided is governed by the Freedom of Information and Protection of Privacy Act. Please note that both databases are not complete. The main limitation of these databases is that they only include information reported through registration or a survey of abandoned sites completed in 1992 and should not be considered as a comprehensive inventory of all past or present storage tank sites. The PTMAA cannot guarantee that tanks do not or have not existed at this location. Information in the databases is based on information supplied by the owner and the PTMAA cannot guarantee its accuracy. Information on storage tanks or on past or present contaminant investigations may be filed with the local Fire Department or Alberta Environment.

Yours truly,

A handwritten signature in black ink, appearing to read 'Connie Jacobsen', is written over a light blue horizontal line.

Connie Jacobsen
PTMAA

TMS - Tank Management System

Site Tank Detail by Site by Site Name

(Section A General Information)

1. Site Name: GRANDE AVE. SERVICE LTD.

Site Number: 1266 Class: B

Status: Decommission

2. Reference:

3a. Urban: Address: 5201-50 AVE.

City/Town: 018-01 CASTOR TOWN (P)

3b. Rural: County/MD/ID:

3b. Legal Land Description: LSD: ¼ of Sec. / Twp. / Rge. / W. of Mer.
Lot: 8 Block: 14 Plan: 5868Z

4. Owner: 1057

GRANDE AVE. SERVICE LTD.

PO BOX 475

CASTOR

AB TOC 0X0

Contact: 1 Don Turner

Vice President

5. Operator: 1057

GRANDE AVE. SERVICE LTD.

PO BOX 475

CASTOR

AB TOC 0X0

Contact: 1 Don Turner

Vice President

(403) 882 - 3060

(403) 882 - 3060

6. Type of Facility: a. Petroleum Sales: 1 Retail

b. Facility Owner Usage:

7. Supplier of petroleum products:

8. Number of Tanks: Underground: 0 Aboveground: 0

Under the authority of the Safety Codes Act, this information is being collected by the Petroleum Tank Management Association of Alberta (PTMAA) and will be released to the public upon request in accordance with the Freedom of Information and Protection of Privacy (FOIP) Act. If you have any questions, please contact the PTMAA at the address noted on the form or call (780)425-8265.

TMS - Tank Management System**Site Tank Detail by Site by Site Name**

(Section B Petroleum Tank Information)

Site Name: GRANDE AVE SERVICE LTD.

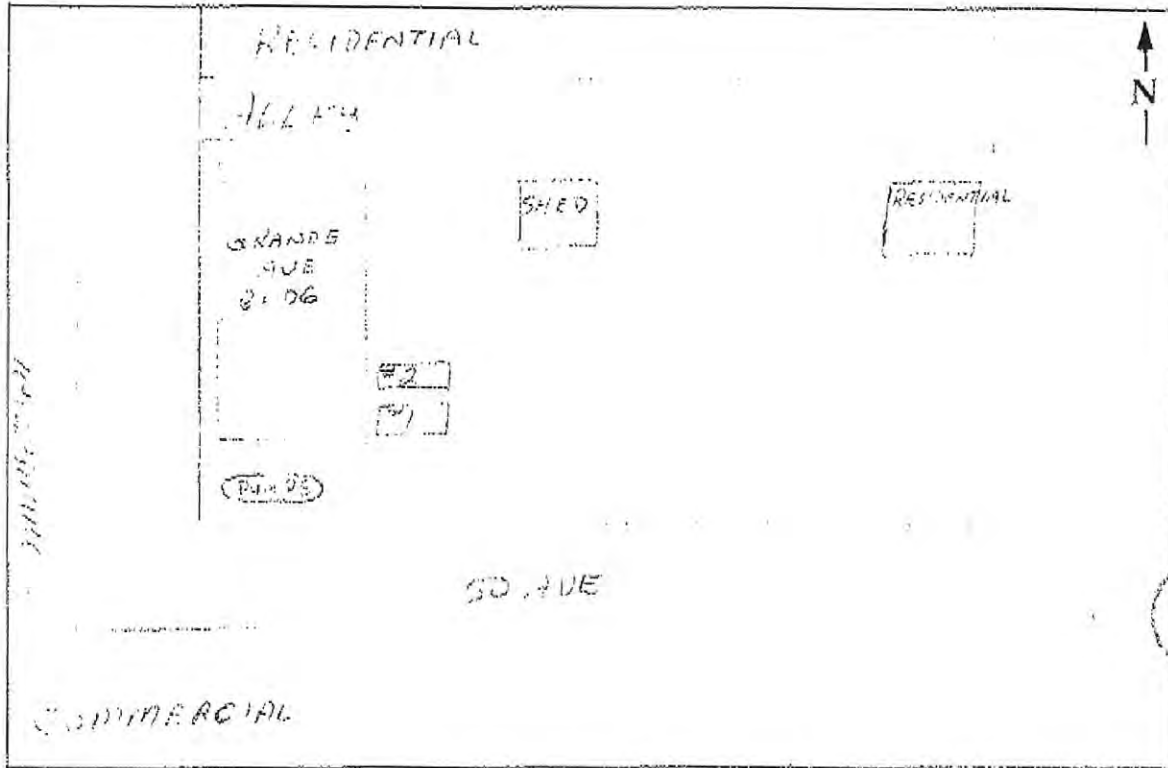
Site Number: 1266

- | | | | |
|-----|--|----------------------|----------------------|
| 1. | Tank I.D. Number: | 1 | 2 |
| 2. | Tank Type: | | |
| 3. | Tank Serial #: | | |
| 4. | Year & Month of Removal: | 93 / 10 | 93 / 10 |
| | Removal Company: | Bar-W-Petroleum | Bar-W-Petroleum |
| | Foreman's Certification #: | | |
| | Foreman's Name: | Unknown | Unknown |
| | Reason for Removal: | 1 No Longer Required | 1 No Longer Required |
| 5. | Is the tank a: | | |
| | Facility Design Engineer's: | | |
| | Firm: | | |
| | Professional Registration #: | | |
| | Installer Company Name: | | |
| | Foreman's Name: | | |
| | Foreman's Certification #: | | |
| 6. | Year and Month of Installation: | | |
| 7. | Condition at Installation: | | |
| | Year of previous service: | | |
| 8. | Status of Tank: | | |
| | year & month of last use: | | |
| 9. | Tank Material: | | |
| | Other Tank Material: | | |
| 10. | Contents: | | |
| | Allied Petroleum Products: | | |
| 11. | Tank Capacity: | | |
| | Other: | | |
| 12. | Tank Construction Specifications: | | |
| | Other: | | |
| 13. | Cathodic Corrosion Protection: | | |
| 14. | Secondary Containment System: | | |
| | Other: | | |
| 16. | Spill Containment: | | |
| | (Underground Tanks) | | |
| 17. | Overfill Prevention: | | |
| | Other: | | |
| | Upgrade required: | | |
| 18. | Tank Leak Test: | | |
| | Date: | | |
| | Method: | | |
| | Other Methods: | | |
| | Result: | | |
| 19. | Underground, horizontal piping: | | |
| 20. | Leak Detection Employed At This Site : | 6 None | |
| | Other : | | |
| | Upgrade required: | | |

Site 1266

SECTION E: OTHER INFORMATION

1. Site Diagram:



2. Comments:

3. Questionnaire Completed By: John J. [Signature] (Name Please Print) 312-312-1234 (Bus. Phone #)

4. I hereby confirm that the information provided on this questionnaire is complete and accurate to the best of my knowledge.

[Signature]
(YY MM DD)

Signature (Owner of Tank or Authorized Representative)

TMS - Tank Management System

Site Tank Detail by Site by Site Name

(Section A General Information)

1. Site Name: UNITED FARMERS OF ALBERTA-CASTOR Site Number: 2991 Class: B

Status: Active

2. Reference: 1365/2021

3a. Urban: Address: 5210-50 AVE.
City/Town: 016-01 CASTOR TOWN (P)

3b. Rural: County/MD/ID:

3b. Legal Land Description: LSD: ¼ of Sec. / Twp. / Rge. / W. of Mer.
Lot: 13&20 Block: 15 Plan: 5868Z

4. Owner: 2335	5. Operator: 6977
UNITED FARMERS OF ALBERTA	R M D PETROLEUM LTD
4838 RICHARD RD. SW	P O BOX 798
CALGARY	CASTOR
AB T3E 6L1	AB T0C 0X0
Contact: 1 Dragan Karanovic	Contact: 1 R Emmett/ M White/ D Rude
Project Coordinator (403) 570 - 4205	(403) 882 - 3282

6. Type of Facility: a. Petroleum Sales: 1 Retail, 2 Bulk Plant, 3 Cardlock or Keylock
b. Facility Owner Usage:

7. Supplier of petroleum products:

8. Number of Tanks: Underground: 0 Aboveground: 6

Under the authority of the Safety Codes Act, this information is being collected by the Petroleum Tank Management Association of Alberta (PTMAA) and will be released to the public upon request in accordance with the Freedom of Information and Protection of Privacy (FOIP) Act. If you have any questions, please contact the PTMAA at the address noted on the form or call (780)425-8265.

TMS - Tank Management System**Site Tank Detail by Site by Site Name****(Section B Petroleum Tank Information)**

Site Name: UNITED FARMERS OF ALBERTA-CASTOR

Site Number: 2991

1.	Tank I.D. Number:	2	3	4
2.	Tank Type: 2 Aboveground	2 Aboveground	2 Aboveground	2 Aboveground
3.	Tank Serial #: 63045095	63045087	63045085	63045092
4.	Year & Month of Removal: Removal Company: Foreman's Certification #: Foreman's Name: Reason for Removal:			
5.	Is the tank a: 2 Replacement Tank Facility Design Engineer's: David L. Blair Firm: Dean Eng. Professional Registration #: P7887 Installer Company Name: Vector Petroleum Foreman's Name: Barry Filipchuk Foreman's Certification #: 0045	2 Replacement Tank David L. Blair Dean Eng. P7887 Vector Petroleum Barry Filipchuk 0045	2 Replacement Tank David L. Blair Dean Eng. P7887 Vector Petroleum Barry Filipchuk 0045	2 Replacement Tank David L. Blair Dean Eng. P7887 Vector Petroleum Barry Filipchuk 0045
6.	Year and Month of Installation: 05/09 - 1 Known	05/09 - 1 Known	05/09 - 1 Known	05/09 - 1 Known
7.	Condition at Installation: 1 New Year of previous service:	1 New	1 New	1 New
8.	Status of Tank: 1 Currently in service year & month of last use:	1 Currently in service	1 Currently in service	1 Currently in service
9.	Tank Material: 1 Steel Other Tank Material:	1 Steel	1 Steel	1 Steel
10.	Contents: 2 Diesel Allied Petroleum Products:	2 Diesel	1 Gasoline	1 Gasoline
11.	Tank Capacity: 12 90,000 litres (20,000 Other:	12 90,000 litres (20,000	12 90,000 litres (20,000	12 90,000 litres (20,000
12.	Tank Construction Specifications: 5 ULC 630 Other:	5 ULC 630	5 ULC 630	5 ULC 630
13.	Cathodic Corrosion Protection:			
14.	Secondary Containment System: 2 Containment Liner 3 Concrete Other:	2 Containment Liner 3 Concrete	2 Containment Liner 3 Concrete	2 Containment Liner 3 Concrete
16.	Spill Containment: (Underground Tanks)			
17.	Overfill Prevention: 4 High Level Detection Other:	4 High Level Detection	4 High Level Detection	4 High Level Detection
18.	Upgrade required: Tank Leak Test: 2 No Date: Method: Other Methods: Result:	2 No	2 No	2 No
19.	Underground, horizontal piping: 1 Yes	1 Yes	1 Yes	1 Yes
20.	Leak Detection Employed At This Site : Other : Upgrade required:	1 Monitoring Wells, 3 Automatic Tank Gauging, 4 Monitoring of Secondary Containment 5 Daily Inventory Reconciliation		

TMS - Tank Management System**Site Tank Detail by Site by Site Name**

(Section B Petroleum Tank Information)

Site Name: UNITED FARMERS OF ALBERTA-CASTOR

Site Number: 2991

1.	Tank I.D. Number:	5	6	7	8
2.	Tank Type:	2 Aboveground	2 Aboveground		
3.	Tank Serial #:	63045097	63045083		
4.	Year & Month of Removal:			05 / 09	05 / 09
	Removal Company:			Vector Petroleum	Vector Petroleum
	Foreman's Certification #:			0045	0045
	Foreman's Name:			B. Filipchuk	B. Filipchuk
	Reason for Removal:			1 No Longer Required	1 No Longer Required
5.	Is the tank a:	2 Replacement Tank	2 Replacement Tank		
	Facility Design Engineer's:	David L. Blair	David L. Blair		
	Firm:	Dean Eng.	Dean Eng.		
	Professional Registration #:	P7887	P7887		
	Installer Company Name:	Vector Petroleum	Vector Petroleum		
	Foreman's Name:	Barry Filipchuk	Barry Filipchuk		
	Foreman's Certification #:	0045	0045		
6.	Year and Month of Installation:	05/09 - 1 Known	05/09 - 1 Known		
7.	Condition at Installation:	1 New	1 New		
	Year of previous service:				
8.	Status of Tank:	1 Currently in service	1 Currently in service		
	year & month of last use:				
9.	Tank Material:	1 Steel	1 Steel		
	Other Tank Material:				
10.	Contents:	2 Diesel	2 Diesel		
	Allied Petroleum Products:				
11.	Tank Capacity:	12 90,000 litres (20,000	12 90,000 litres (20,000		
	Other:				
12.	Tank Construction Specifications:	5 ULC 630	5 ULC 630		
	Other:				
13.	Cathodic Corrosion Protection:				
14.	Secondary Containment System:	2 Containment Liner	2 Containment Liner		
		3 Concrete	3 Concrete		
	Other:				
16.	Spill Containment: (Underground Tanks)				
17.	Overfill Prevention:	4 High Level Detection	4 High Level Detection		
	Other:				
	Upgrade required:				
18.	Tank Leak Test:	2 No	2 No		
	Date:				
	Method:				
	Other Methods:				
	Result:				
19.	Underground, horizontal piping:	1 Yes	1 Yes		
20.	Leak Detection Employed At This Site :	1 Monitoring Wells, 3 Automatic Tank Gauging, 4 Monitoring of Secondary Containment 5 Daily Inventory Reconciliation			
	Other :				
	Upgrade required:				

TMS - Tank Management System

Site Tank Detail by Site by Site Name

(Section B Petroleum Tank Information)

Site Name: UNITED FARMERS OF ALBERTA-CASTOR

Site Number: 2991

1. Tank I.D. Number:9
2. Tank Type:
3. Tank Serial #:
4. Year & Month of Removal: 05 / 09
 Removal Company: Vector Petroleum
 Foreman's Certification #: 0045
 Foreman's Name: B. Filipchuk
 Reason for Removal: 1 No Longer Required
5. Is the tank a:
 Facility Design Engineer's:
 Firm:
 Professional Registration #:
 Installer Company Name:
 Foreman's Name:
 Foreman's Certification #:
6. Year and Month of Installation:
7. Condition at Installation:
 Year of previous service:
8. Status of Tank:
 year & month of last use:
9. Tank Material:
 Other Tank Material:
10. Contents:
 Allied Petroleum Products:
11. Tank Capacity:
 Other:
12. Tank Construction Specifications:
 Other:
13. Cathodic Corrosion Protection:
14. Secondary Containment System:
 Other:
16. Spill Containment:
 (Underground Tanks)
17. Overfill Prevention:
 Other:
18. Upgrade required:
 Tank Leak Test:
 Date:
 Method:
 Other Methods:
 Result:
19. Underground, horizontal piping:
20. Leak Detection Employed At This Site : 1 Monitoring Wells, 3 Automatic Tank Gauging, 4 Monitoring of Secondary Containment
 5 Daily Inventory Reconciliation
 Other :
 Upgrade required:

TMS - Tank Management System

Site Tank Detail by Site by Site Name

Site Name: UNITED FARMERS OF ALBERTA-CASTOR

Site Number: 2991

(Section C Piping System Information)

1. Piping Material: 4 Flexible Plastic
Other:
2. Piping Secondary Containment: 1 Double Walled Pipe
Other:
3. Steel Piping Cathodic Corrosion Protection:
4. Type of Pumping System: 2 Submersible Turbine (Pressure)
5. Line Leak Detection Installed: Y Other, 4 Intersitial Monitoring of Double Walled Pipe
Other: Sensors
Upgrade required:

(Section D Site Sensitivity)

1. Tanks located within 500 metres of a groundwater well: 2 No
2. Tanks located within 200 metres of a surface water body: 2 No
Type of surface water:
Other:
3. Tanks located within 150 metres of a major underground structure: 2 No
Type of underground structure:
Other:

(Section E Other Information)

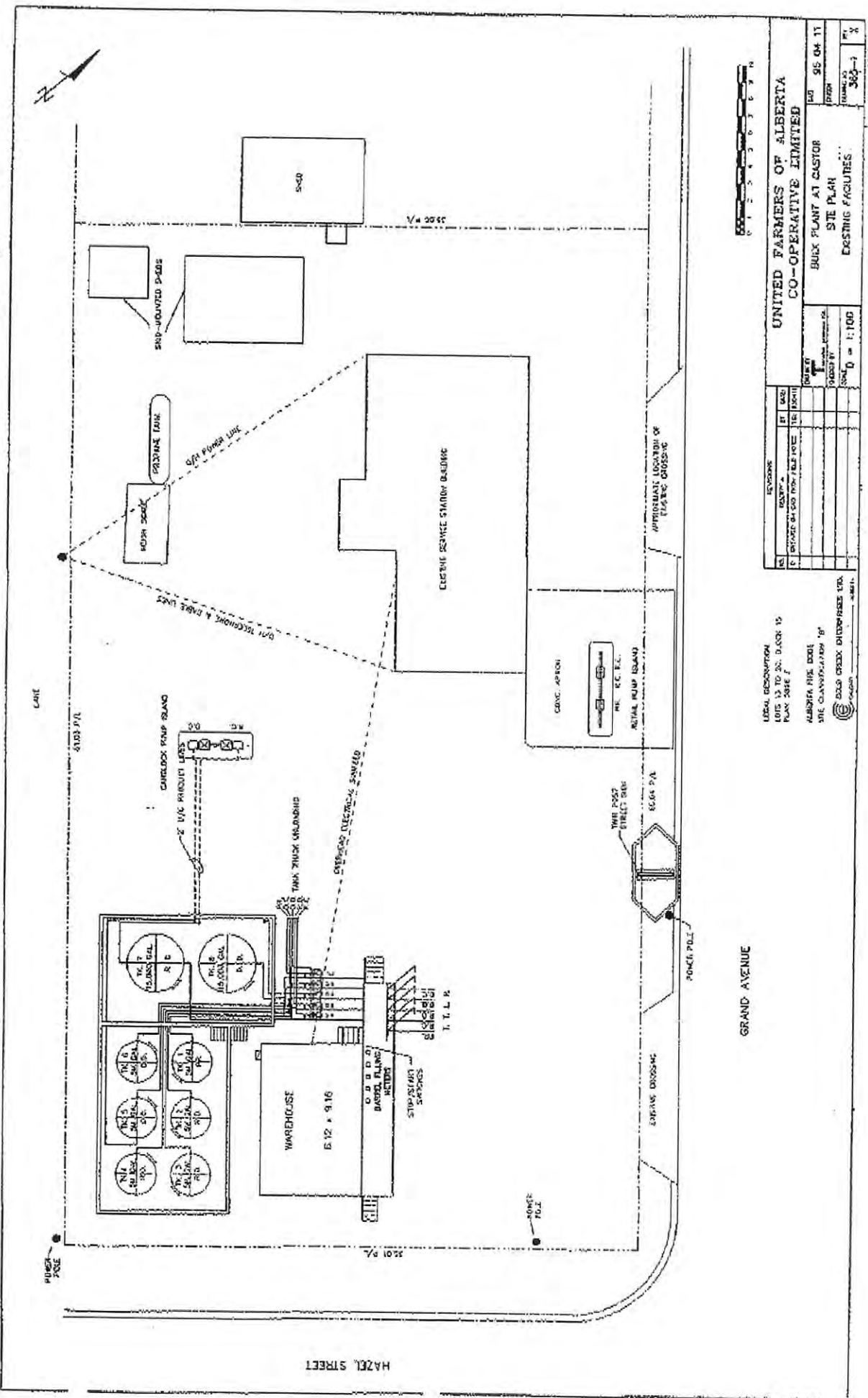
1. Site Diagram: 1 Yes
3. Questionnaire Completed By: Jay Simm Phone: (403) 258 - 7626
4. Signature on the form: 1 Yes Date: 2008/07/14 Information Complete: 1 Yes
Date form sent: 2014/07/04 Date form received: 2008/07/21

(Notepad)

Note:

May 9, 2005 - as per PTMAA plan review # 475, approved installation of 6 AST's.
Jan. 26, 2006 - forms RCVD.

166E-S



NO.	REVISIONS	BY	DATE
1	DESIGN		
2	REVISED TO SHOW TANKS		
3	REVISED TO SHOW TANKS		
4	REVISED TO SHOW TANKS		
5	REVISED TO SHOW TANKS		
6	REVISED TO SHOW TANKS		
7	REVISED TO SHOW TANKS		
8	REVISED TO SHOW TANKS		
9	REVISED TO SHOW TANKS		
10	REVISED TO SHOW TANKS		

LEGAL DESCRIPTION
 LOTS 13 TO 20, BLOCK 15
 PLAN 308 F

UNION FARMERS OF ALBERTA
 CO-OPERATIVE LIMITED
 BULK PLANT AT CASTOR
 SITE PLAN
 DRAWING NO. 166E-S

SCALE = 1:100

APPROXIMATE LOCATION OF
 TANKS CROSSING

LEGAL DESCRIPTION
 LOTS 13 TO 20, BLOCK 15
 PLAN 308 F

UNION FARMERS OF ALBERTA
 CO-OPERATIVE LIMITED
 BULK PLANT AT CASTOR
 SITE PLAN
 DRAWING NO. 166E-S

SCALE = 1:100

APPROXIMATE LOCATION OF
 TANKS CROSSING



Petroleum Tank Management
 Association of Alberta
 1560-10303 Jasper Avenue
 Edmonton, AB T5J 3N5
 PH: 403-425-8265 FAX: 403-425-4722

PETROLEUM STORAGE TANK CLOSURE REPORT Part A

Advice

Underground storage tank systems must be removed from the ground and disposed of in accordance with Section 4.10.3 and 4.10.4 of the Alberta Fire Code. Upon completion of the tank(s) removal, complete this form and mail or fax same to the PTMAA. If contamination is encountered during removal of tank(s), notification must be made to the fire authority in accordance with Section 4.3.17.2 of the Alberta Fire Code 1992 and Alberta Environmental Protection at 1-800-222-6514 in accordance with Section 99 of the Environmental Protection & Enhancement Act.

FOR PTMAA USE ONLY

Date Received: 2006/1/25 Municipality #: 019 01 Site # 2771
 Inspection by: P.C.D. Yes No File # _____
 Fire Official Yes No File # _____
 G.P.B. File # _____

SECTION 1: FACILITY INFORMATION

Facility Name: UFA CASTOR Site #: 2771
 Address: 5210 - 50th AVE
 City: CASTOR Postal Code: T0G 0X0 Telephone: 403.882.3282
 Legal Land Descr.: LSD 1/4 of Sec. /Twp. /Rge. /W of Mer. or Lot Block Plan

SECTION 2: TANK OWNER INFORMATION

Name: UNITED FARMERS OF ALBERTA
 Address: 1016 - 68th AVE SW City: CALGARY
 Postal Code: T2V 4J2 Contact Person: A.S. CHRISTENSEN Telephone: 403.258.7000

SECTION 3: TANK REMOVAL INFORMATION

Tank Registration #	Capacity (litres)	Age	Product Stored	Material	Date Removed	Reason For Removal (Decomm., Upgrade Leaking)	Tank Replaced Yes/No
<u>2</u>	<u>22700</u>	<u>41 Yr</u>	<u>Gasoline</u>	<u>Steel</u>	<u>05/07</u>	<u>Decomm.</u>	<u>No</u>
<u>3</u>	<u>22700</u>	<u>" "</u>	<u>" "</u>	<u>" "</u>	<u>" "</u>	<u>" "</u>	<u>"</u>
<u>4</u>	<u>22700</u>	<u>" "</u>	<u>" "</u>	<u>" "</u>	<u>" "</u>	<u>" "</u>	<u>"</u>
<u>5</u>	<u>22700</u>	<u>" "</u>	<u>" "</u>	<u>" "</u>	<u>" "</u>	<u>" "</u>	<u>"</u>
<u>6</u>	<u>22700</u>	<u>" "</u>	<u>Diesel</u>	<u>" "</u>	<u>" "</u>	<u>" "</u>	<u>"</u>
<u>7</u>	<u>22700</u>	<u>" "</u>	<u>Diesel</u>	<u>" "</u>	<u>" "</u>	<u>" "</u>	<u>"</u>

SECTION 4: INFORMATION ON PARTY PERFORMING TANK REMOVAL

Name: VECTOR Petroleum Telephone #: 781.737.3363
 Address: 10105 - 87th Street City: MORINVILLE
 Postal Code: T8R 1G3 Certified Contractor: B. Filipchuk Contractor Certification #: 00498



Petroleum Tank Management
 Association of Alberta
 1590-10303 Jasper Avenue
 Edmonton, AB T5J 3N6
 PH: 403-425-8265 FAX: 403-425-4722

PETROLEUM STORAGE TANK CLOSURE REPORT Part A

Underground storage tank systems must be removed from the ground and disposed of in accordance with Section 4.10.3 and 4.10.4 of the Alberta Fire Code. Upon completion of the tank(s) removal, complete this form and mail or fax same to the PTMAA. If contamination is encountered during removal of tank(s), notification must be made to the fire authority in accordance with Section 4.3.17.2 of the Alberta Fire Code 1992 and Alberta Environmental Protection at 1-800-222-6514 in accordance with Section 99 of the Environmental Protection & Enhancement Act.

FOR PTMAA USE ONLY

Date Received: _____ Municipality #: _____ Site # _____
 Inspection by: P.C.D. Yes No File # _____
 Fire Official Yes No File # _____
 G.P.B. File # _____

SECTION 1: FACILITY INFORMATION

Facility Name: _____ Site #: _____
 Address: _____
 City: _____ Postal Code: _____ Telephone: _____
 Legal Land Descr.: LSD ___ % of Sec. ___ /Twp. ___ /Rge. ___ /W of ___ Mer. or Lot ___ Block ___ Plan ___

SECTION 2: TANK OWNER INFORMATION

Name: _____
 Address: _____ City: _____
 Postal Code: _____ Contact Person: _____ Telephone: _____

SECTION 3: TANK REMOVAL INFORMATION

Tank Registration #	Capacity (litres)	Age	Product Stored	Material	Date Removed	Reason For Removal (Decomm., Upgrade Leaking)	Tank Replaced Yes/No
8	68250	30 Yr	Gasoline	Steel	05/09	Decomm.	No
9	68250	30 Yr	Diesel	Steel	05/09	Decomm.	No

Handwritten mark: "Handwritten mark" with a downward arrow pointing to the first two rows of the table.

SECTION 4: INFORMATION ON PARTY PERFORMING TANK REMOVAL

Name: _____ Telephone #: _____
 Address: _____ City: _____
 Postal Code: _____ Certified Contractor: _____ Contractor Certification #: _____

SECTION 5: TANK DISPOSAL INFORMATION

Tanks were transported to: GENERAL SCRAP
Name
NISKU
Address

for: recycle (salvage) or landfill or unregulated use (specify) _____

SECTION 6: SITE REMEDIATION INFORMATION (where applicable)

Was contamination encountered during removal or decommissioning? Yes No
Was a site subsurface investigation conducted? Yes No

If yes,
Who did investigation: _____
Company Contact
Address Telephone

Was remediation/clean-up work conducted at the site? Yes No
(soil and/or groundwater)

Current Status of Work
Remediation/clean-up work Complete Ongoing

If complete, date completed: / /
YY/MM/DD

Complete to Level: Level I Level II Level III Other

Nature of remediation: Insitu Onsite Treatment Offsite Treatment

Method of soil treatment: Landfilling Landspreading Other Specify _____
Was groundwater impacted? Yes No

Explain: _____
Remediation supervised by: _____
Company Contact
Address Telephone

If ongoing, date of anticipated completion: / /
YY/MM/DD

Was Alberta Environmental Protection notified? Yes No / /
YY/MM/DD

Notification to: _____ Branch: _____

Was fire official notified? Yes No / /
YY/MM/DD

Notification to: _____ Department: _____

Report on remediation completed/submitted Yes No

Submitted to: _____ Department: _____

GIC Well ID 182785
 GoA Well Tag No.
 Drilling Company Well ID
 Date Report Received 1982/02/26

The driller supplies the data contained in this report. The Province disclaims responsibility for its accuracy. The information on this report will be retained in a public database.

Well Identification and Location										Measurement in Metric	
Owner Name HATCH, A.		Address P.O. BOX 565 CASTOR			Town		Province		Country		Postal Code T0C 0X0
Location	<i>1/4 or LSD</i> SW	<i>SEC</i> 35	<i>TWP</i> 037	<i>RGE</i> 14	<i>W of MER</i> 4	<i>Lot</i>	<i>Block</i>	<i>Plan</i>	<i>Additional Description</i>		
Measured from Boundary of _____ m from _____ _____ m from _____					GPS Coordinates in Decimal Degrees (NAD 83) Latitude <u>52.219394</u> Longitude <u>-111.903652</u> How Location Obtained Not Verified			Elevation _____ m How Elevation Obtained Not Obtained			

Drilling Information	
Method of Drilling Unknown	Type of Work Chemistry
Proposed Well Use Domestic	

Formation Log			Measurement in Metric
Depth from ground level (m)	Water Bearing	Lithology Description	

Yield Test Summary			Measurement in Metric
Recommended Pump Rate _____ L/min			
Test Date	Water Removal Rate (L/min)	Static Water Level (m)	

Well Completion				Measurement in Metric
Total Depth Drilled	Finished Well Depth	Start Date	End Date	
0.00 m				
Borehole				
Diameter (cm)	From (m)	To (m)		
0.00	0.00	0.00		
Surface Casing (if applicable)		Well Casing/Liner		
Size OD : _____ 0.00 cm		Size OD : _____ 0.00 cm		
Wall Thickness : _____ 0.000 cm		Wall Thickness : _____ 0.000 cm		
Bottom at : _____ 0.00 m		Top at : _____ 0.00 m		
		Bottom at : _____ 0.00 m		
Perforations				
From (m)	To (m)	Diameter or Slot Width(cm)	Slot Length(cm)	Hole or Slot Interval(cm)
Perforated by _____				
Annular Seal				
Placed from _____ 0.00 m to _____ 0.00 m				
Amount _____				
Other Seals				
Type		At (m)		
Screen Type				
Size OD : _____ 0.00 cm				
From (m)	To (m)	Slot Size (cm)		
Attachment _____				
Top Fittings _____		Bottom Fittings _____		
Pack				
Type _____		Grain Size _____		
Amount _____ 0.00				

Contractor Certification	
Name of Journeyman responsible for drilling/construction of well UNKNOWN NA DRILLER	Certification No 1
Company Name UNKNOWN DRILLER	Copy of Well report provided to owner Date approval holder signed

GIC Well ID 182785
 GoA Well Tag No.
 Drilling Company Well ID
 Date Report Received 1982/02/26

The driller supplies the data contained in this report. The Province disclaims responsibility for its accuracy. The information on this report will be retained in a public database.

Well Identification and Location										Measurement in Metric	
Owner Name HATCH, A.		Address P.O. BOX 565 CASTOR			Town		Province		Country		Postal Code T0C 0X0
Location	<i>1/4 or LSD</i> SW	<i>SEC</i> 35	<i>TWP</i> 037	<i>RGE</i> 14	<i>W of MER</i> 4	<i>Lot</i>	<i>Block</i>	<i>Plan</i>	<i>Additional Description</i>		
Measured from Boundary of _____ m from _____ _____ m from _____					GPS Coordinates in Decimal Degrees (NAD 83) Latitude <u>52.219394</u> Longitude <u>-111.903652</u> How Location Obtained Not Verified			Elevation _____ m How Elevation Obtained Not Obtained			

Additional Information										Measurement in Metric	
Distance From Top of Casing to Ground Level _____ cm					Is Artesian Flow _____						
Rate _____ L/min					Is Flow Control Installed _____ Describe _____						
Recommended Pump Rate _____ L/min					Pump Installed _____		Depth _____ m				
Recommended Pump Intake Depth (From TOC) _____ m					Type _____		Make _____		H.P. _____		
										Model (Output Rating) _____	
Did you Encounter Saline Water (>4000 ppm TDS) _____					Depth _____ m		Well Disinfected Upon Completion _____				
Gas _____					Depth _____ m		Geophysical Log Taken _____				
										Submitted to ESRD _____	
Additional Comments on Well _____					Sample Collected for Potability _____			Submitted to ESRD <u>Yes</u>			

Yield Test			Taken From Ground Level	Measurement in Metric
Test Date _____	Start Time _____	Static Water Level _____ m		
Method of Water Removal				
Type _____				
Removal Rate _____ L/min				
Depth Withdrawn From _____ m				
If water removal period was < 2 hours, explain why _____				

Water Diverted for Drilling		
Water Source _____	Amount Taken _____ L	Diversion Date & Time _____

Contractor Certification	
Name of Journeyman responsible for drilling/construction of well UNKNOWN NA DRILLER	Certification No 1
Company Name UNKNOWN DRILLER	Copy of Well report provided to owner Date approval holder signed

The driller supplies the data contained in this report. The Province disclaims responsibility for its accuracy. The information on this report will be retained in a public database.

GIC Well ID 182781
 GoA Well Tag No.
 Drilling Company Well ID
 Date Report Received 1935/09/13

Well Identification and Location										Measurement in Metric	
Owner Name FORD & CALDWELL		Address CASTOR			Town		Province		Country		Postal Code
Location	<i>1/4 or LSD</i> SW	<i>SEC</i> 35	<i>TWP</i> 037	<i>RGE</i> 14	<i>W of MER</i> 4	<i>Lot</i>	<i>Block</i>	<i>Plan</i>	<i>Additional Description</i>		
Measured from Boundary of _____ m from _____ _____ m from _____					GPS Coordinates in Decimal Degrees (NAD 83) Latitude <u>52.219394</u> Longitude <u>-111.903652</u> How Location Obtained Not Verified					Elevation <u>816.86</u> m How Elevation Obtained Estimated	

Drilling Information	
Method of Drilling Drilled	Type of Work Federal Well Survey
Proposed Well Use Domestic	

Formation Log			Measurement in Metric
Depth from ground level (m)	Water Bearing	Lithology Description	

Yield Test Summary			Measurement in Metric
<i>Recommended Pump Rate</i> _____ L/min			
Test Date	Water Removal Rate (L/min)	Static Water Level (m)	

Well Completion				Measurement in Metric
<i>Total Depth Drilled</i>	<i>Finished Well Depth</i>	<i>Start Date</i>	<i>End Date</i>	
45.72 m				
Borehole				
Diameter (cm)	From (m)	To (m)		
0.00	0.00	45.72		
Surface Casing (if applicable)		Well Casing/Liner		
Unknown				
Size OD : <u>15.24</u> cm		Size OD : <u>0.00</u> cm		
Wall Thickness : <u>0.000</u> cm		Wall Thickness : <u>0.000</u> cm		
Bottom at : <u>0.00</u> m		Top at : <u>0.00</u> m		
Bottom at : <u>0.00</u> m				
Perforations				
From (m)	To (m)	Diameter or Slot Width(cm)	Slot Length(cm)	Hole or Slot Interval(cm)
Perforated by _____				
Annular Seal				
Placed from <u>0.00</u> m to <u>0.00</u> m				
Amount _____				
Other Seals				
Type				At (m)
Screen Type				
Size OD : <u>0.00</u> cm				
From (m)	To (m)	Slot Size (cm)		
Attachment _____				
Top Fittings _____		Bottom Fittings _____		
Pack				
Type _____		Grain Size _____		
Amount <u>0.00</u>				

Contractor Certification	
<i>Name of Journeyman responsible for drilling/construction of well</i> UNKNOWN NA DRILLER	<i>Certification No</i> 1
<i>Company Name</i> UNKNOWN DRILLER	<i>Copy of Well report provided to owner</i> <i>Date approval holder signed</i>

GIC Well ID 182781
 GoA Well Tag No.
 Drilling Company Well ID
 Date Report Received 1935/09/13

The driller supplies the data contained in this report. The Province disclaims responsibility for its accuracy. The information on this report will be retained in a public database.

Well Identification and Location										Measurement in Metric	
Owner Name FORD & CALDWELL		Address CASTOR			Town		Province		Country		Postal Code
Location	1/4 or LSD SW	SEC 35	TWP 037	RGE 14	W of MER 4	Lot	Block	Plan	Additional Description		
Measured from Boundary of _____ m from _____ _____ m from _____					GPS Coordinates in Decimal Degrees (NAD 83) Latitude <u>52.219394</u> Longitude <u>-111.903652</u> How Location Obtained Not Verified			Elevation <u>816.86</u> m How Elevation Obtained Estimated			

Additional Information										Measurement in Metric	
Distance From Top of Casing to Ground Level _____ cm					Is Artesian Flow _____						
Rate _____ L/min					Is Flow Control Installed _____ Describe _____						
Recommended Pump Rate _____ L/min					Pump Installed _____		Depth _____ m				
Recommended Pump Intake Depth (From TOC) _____ m					Type _____		Make _____		H.P. _____		
Model (Output Rating) _____											
Did you Encounter Saline Water (>4000 ppm TDS) _____					Depth _____ m		Well Disinfected Upon Completion _____				
Gas _____					Depth _____ m		Geophysical Log Taken _____ Submitted to ESRD _____				
Sample Collected for Potability _____ Submitted to ESRD _____											
Additional Comments on Well OWNER REPORTS "HARD CLEAR WATER"											

Yield Test			Taken From Ground Level	Measurement in Metric
Test Date	Start Time	Static Water Level		
		m		
Method of Water Removal				
Type _____				
Removal Rate _____ L/min				
Depth Withdrawn From _____ m				
If water removal period was < 2 hours, explain why				

Water Diverted for Drilling		
Water Source	Amount Taken	Diversion Date & Time
	L	

Contractor Certification	
Name of Journeyman responsible for drilling/construction of well UNKNOWN NA DRILLER	Certification No 1
Company Name UNKNOWN DRILLER	Copy of Well report provided to owner Date approval holder signed

GIC Well ID 182777
 GoA Well Tag No.
 Drilling Company Well ID
 Date Report Received 1979/12/10

The driller supplies the data contained in this report. The Province disclaims responsibility for its accuracy. The information on this report will be retained in a public database.

Well Identification and Location										Measurement in Imperial	
Owner Name RAJPAL, DR.		Address CASTOR			Town		Province		Country		Postal Code
Location	1/4 or LSD	SEC	TWP	RGE	W of MER	Lot	Block	Plan	Additional Description		
	SW	35	037	14	4						
Measured from Boundary of					GPS Coordinates in Decimal Degrees (NAD 83)						
_____ ft from _____					Latitude <u>52.219394</u>		Longitude <u>-111.903652</u>		Elevation <u>2675.00</u> ft		
_____ ft from _____					How Location Obtained					How Elevation Obtained	
					Not Verified					Estimated	

Drilling Information	
Method of Drilling Bored	Type of Work New Well
Proposed Well Use Irrigation	

Formation Log			Measurement in Imperial
Depth from ground level (ft)	Water Bearing	Lithology Description	
4.00		Fill	
12.00		Brown Clay	
16.00	Yes	Water Bearing Coal	
27.00		Blue Sandstone	

Yield Test Summary			Measurement in Imperial
Recommended Pump Rate <u>0.00</u> igpm			
Test Date	Water Removal Rate (igpm)	Static Water Level (ft)	
1979/08/21	6.00	10.00	

Well Completion				Measurement in Imperial
Total Depth Drilled	Finished Well Depth	Start Date	End Date	
27.00 ft		1979/08/21	1979/08/21	
Borehole				
Diameter (in)	From (ft)	To (ft)		
0.00	0.00	27.00		
Surface Casing (if applicable)		Well Casing/Liner		
		Galvanized Steel		
Size OD :	<u>0.00</u> in	Size OD :	<u>24.00</u> in	
Wall Thickness :	<u>0.000</u> in	Wall Thickness :	<u>0.064</u> in	
Bottom at :	<u>0.00</u> ft	Top at :	<u>0.00</u> ft	
		Bottom at :	<u>27.00</u> ft	
Perforations				
From (ft)	To (ft)	Diameter or Slot Width(in)	Slot Length(in)	Hole or Slot Interval(in)
16.00	18.00	1.000		1.00
Perforated by <u>Other</u>				
Annular Seal				
Placed from <u>0.00</u> ft to <u>0.00</u> ft				
Amount _____				
Other Seals				
Type		At (ft)		
Screen Type				
Size OD : <u>0.00</u> in				
From (ft)	To (ft)	Slot Size (in)		
Attachment _____				
Top Fittings _____		Bottom Fittings _____		
Pack				
Type _____		Grain Size _____		
Amount <u>0.00</u>				

Contractor Certification	
Name of Journeyman responsible for drilling/construction of well UNKNOWN NA DRILLER	Certification No 1
Company Name WM WELL SERVICE	Copy of Well report provided to owner Date approval holder signed

GIC Well ID 182777
 GoA Well Tag No.
 Drilling Company Well ID
 Date Report Received 1979/12/10

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Well Identification and Location										Measurement in Imperial	
Owner Name RAJPAL, DR.		Address CASTOR			Town		Province		Country		Postal Code
Location	<i>1/4 or LSD</i> SW	<i>SEC</i> 35	<i>TWP</i> 037	<i>RGE</i> 14	<i>W of MER</i> 4	<i>Lot</i>	<i>Block</i>	<i>Plan</i>	<i>Additional Description</i>		
Measured from Boundary of _____ ft from _____ _____ ft from _____					GPS Coordinates in Decimal Degrees (NAD 83) Latitude <u>52.219394</u> Longitude <u>-111.903652</u> How Location Obtained Not Verified			Elevation <u>2675.00</u> ft How Elevation Obtained Estimated			

Additional Information										Measurement in Imperial	
Distance From Top of Casing to Ground Level _____ in					Is Artesian Flow _____						
Rate _____ igpm					Is Flow Control Installed _____ Describe _____						
Recommended Pump Rate _____ 0.00 igpm					Pump Installed _____		Depth _____ ft				
Recommended Pump Intake Depth (From TOC) _____ 0.00 ft					Type _____		Make _____		H.P. _____		
Model (Output Rating) _____											
Did you Encounter Saline Water (>4000 ppm TDS) _____					Depth _____ ft		Well Disinfected Upon Completion _____				
Gas _____					Depth _____ ft		Geophysical Log Taken _____ Submitted to ESRD _____				
Additional Comments on Well DRILLER REPORTS "MED. HARD WATER"					Sample Collected for Potability _____			Submitted to ESRD _____			

Yield Test				Taken From Ground Level	Measurement in Imperial
Test Date 1979/08/21	Start Time 12:00 AM	Static Water Level 10.00 ft		<i>Depth to water level</i>	
			Drawdown (ft)	Elapsed Time Minutes:Sec	Recovery (ft)
Method of Water Removal					
Type Bailer					
Removal Rate <u>6.00</u> igpm					
Depth Withdrawn From <u>19.00</u> ft					
If water removal period was < 2 hours, explain why					

Water Diverted for Drilling		
Water Source	Amount Taken ig	Diversion Date & Time

Contractor Certification	
Name of Journeyman responsible for drilling/construction of well UNKNOWN NA DRILLER	Certification No 1
Company Name WM WELL SERVICE	Copy of Well report provided to owner Date approval holder signed

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GIC Well ID 182776
 GoA Well Tag No.
 Drilling Company Well ID
 Date Report Received 1977/04/29

Well Identification and Location										Measurement in Metric	
Owner Name DORVAL, DON		Address CASTOR			Town		Province		Country		Postal Code
Location	<i>1/4 or LSD</i> SW	<i>SEC</i> 35	<i>TWP</i> 037	<i>RGE</i> 14	<i>W of MER</i> 4	<i>Lot</i>	<i>Block</i>	<i>Plan</i>	<i>Additional Description</i>		
Measured from Boundary of _____ m from _____ _____ m from _____					GPS Coordinates in Decimal Degrees (NAD 83) Latitude <u>52.219394</u> Longitude <u>-111.903652</u> How Location Obtained Not Verified			Elevation <u>817.17</u> m How Elevation Obtained Estimated			

Drilling Information	
Method of Drilling Drilled	Type of Work Well Inventory
Proposed Well Use Domestic	

Formation Log			Measurement in Metric
Depth from ground level (m)	Water Bearing	Lithology Description	

Yield Test Summary			Measurement in Metric
Recommended Pump Rate <u>0.00</u> L/min			
Test Date	Water Removal Rate (L/min)	Static Water Level (m)	
1977/04/01	0.00	4.57	

Well Completion				Measurement in Metric
Total Depth Drilled	Finished Well Depth	Start Date	End Date	
24.38 m				
Borehole				
Diameter (cm)	From (m)	To (m)		
0.00	0.00	24.38		
Surface Casing (if applicable)		Well Casing/Liner		
Unknown				
Size OD : <u>0.00</u> cm		Size OD : <u>0.00</u> cm		
Wall Thickness : <u>0.000</u> cm		Wall Thickness : <u>0.000</u> cm		
Bottom at : <u>0.00</u> m		Top at : <u>0.00</u> m		
Bottom at : <u>0.00</u> m				
Perforations				
From (m)	To (m)	Diameter or Slot Width(cm)	Slot Length(cm)	Hole or Slot Interval(cm)
Perforated by				
Annular Seal				
Placed from <u>0.00</u> m to <u>0.00</u> m				
Amount _____				
Other Seals				
Type				At (m)
Screen Type				
Size OD : <u>0.00</u> cm				
From (m)	To (m)	Slot Size (cm)		
Attachment _____				
Top Fittings _____		Bottom Fittings _____		
Pack				
Type _____		Grain Size _____		
Amount <u>0.00</u>				

Contractor Certification	
Name of Journeyman responsible for drilling/construction of well UNKNOWN NA DRILLER	Certification No 1
Company Name UNKNOWN DRILLER	Copy of Well report provided to owner Date approval holder signed

GIC Well ID 182776
 GoA Well Tag No.
 Drilling Company Well ID
 Date Report Received 1977/04/29

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Well Identification and Location										Measurement in Metric	
Owner Name DORVAL, DON		Address CASTOR			Town		Province		Country		Postal Code
Location	<i>1/4 or LSD</i> SW	<i>SEC</i> 35	<i>TWP</i> 037	<i>RGE</i> 14	<i>W of MER</i> 4	<i>Lot</i>	<i>Block</i>	<i>Plan</i>	<i>Additional Description</i>		
Measured from Boundary of _____ m from _____ _____ m from _____					GPS Coordinates in Decimal Degrees (NAD 83) Latitude <u>52.219394</u> Longitude <u>-111.903652</u> How Location Obtained Not Verified			Elevation <u>817.17</u> m How Elevation Obtained Estimated			

Additional Information										Measurement in Metric	
Distance From Top of Casing to Ground Level _____ cm					Is Artesian Flow _____						
Is Flow Control Installed _____					Describe _____						
Rate _____ L/min					Pump Installed _____						
Recommended Pump Rate _____ 0.00 L/min					Pump Installed _____		Depth _____ m		Recommended Pump Intake Depth (From TOC) _____ 0.00 m		
Type _____					Make _____		H.P. _____		Model (Output Rating) _____		
Did you Encounter Saline Water (>4000 ppm TDS) _____					Depth _____ m		Well Disinfected Upon Completion _____				
Gas _____					Depth _____ m		Geophysical Log Taken _____				
					Submitted to ESRD _____						
Additional Comments on Well _____					Sample Collected for Potability _____		Submitted to ESRD <u>Yes</u>				

Yield Test				Taken From Ground Level	Measurement in Metric
Test Date 1977/04/01	Start Time 12:00 AM	Static Water Level 4.57 m		<i>Depth to water level</i>	
			Drawdown (m)	Elapsed Time Minutes:Sec	Recovery (m)
			_____	_____	_____
Method of Water Removal					
Type _____					
Removal Rate _____ 0.00 L/min					
Depth Withdrawn From _____ 0.00 m					
If water removal period was < 2 hours, explain why _____					

Water Diverted for Drilling		
Water Source	Amount Taken L	Diversion Date & Time

Contractor Certification	
Name of Journeyman responsible for drilling/construction of well UNKNOWN NA DRILLER	Certification No 1
Company Name UNKNOWN DRILLER	Copy of Well report provided to owner Date approval holder signed

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GIC Well ID 182774
 GoA Well Tag No.
 Drilling Company Well ID
 Date Report Received

Well Identification and Location										Measurement in Metric	
Owner Name MATHIAS, A.H.		Address CASTOR			Town		Province		Country		Postal Code
Location	<i>1/4 or LSD</i> SW	<i>SEC</i> 35	<i>TWP</i> 037	<i>RGE</i> 14	<i>W of MER</i> 4	<i>Lot</i>	<i>Block</i>	<i>Plan</i>	<i>Additional Description</i>		
Measured from Boundary of _____ m from _____ _____ m from _____					GPS Coordinates in Decimal Degrees (NAD 83) Latitude <u>52.219394</u> Longitude <u>-111.903652</u> How Location Obtained Not Verified			Elevation _____ m How Elevation Obtained Not Obtained			

Drilling Information	
Method of Drilling Drilled	Type of Work Well Inventory
Proposed Well Use Domestic	

Formation Log			Measurement in Metric
Depth from ground level (m)	Water Bearing	Lithology Description	
9.14		Sandy Clay	
13.72		Sandy Shale	
15.54	Yes	Water Bearing Sandrock	

Yield Test Summary			Measurement in Metric
<i>Recommended Pump Rate</i> <u>0.00 L/min</u>			
<i>Test Date</i>	<i>Water Removal Rate (L/min)</i>	<i>Static Water Level (m)</i>	
1956/09/05	0.00	1.83	

Well Completion				Measurement in Metric
<i>Total Depth Drilled</i>	<i>Finished Well Depth</i>	<i>Start Date</i>	<i>End Date</i>	
15.54 m			1956/09/05	
Borehole				
<i>Diameter (cm)</i>	<i>From (m)</i>	<i>To (m)</i>		
0.00	0.00	15.54		
Surface Casing (if applicable)		Well Casing/Liner		
Concrete				
<i>Size OD :</i> <u>12.70 cm</u>		<i>Size OD :</i> <u>0.00 cm</u>		
<i>Wall Thickness :</i> <u>0.000 cm</u>		<i>Wall Thickness :</i> <u>0.000 cm</u>		
<i>Bottom at :</i> <u>5.49 m</u>		<i>Top at :</i> <u>0.00 m</u>		
		<i>Bottom at :</i> <u>0.00 m</u>		
Perforations				
<i>From (m)</i>	<i>To (m)</i>	<i>Diameter or Slot Width(cm)</i>	<i>Slot Length(cm)</i>	<i>Hole or Slot Interval(cm)</i>
<i>Perforated by</i>				
Annular Seal Driven				
<i>Placed from</i> <u>0.00 m</u> <i>to</i> <u>0.00 m</u>				
<i>Amount</i> _____				
<i>Other Seals</i>				
<i>Type</i>		<i>At (m)</i>		
Screen Type				
<i>Size OD :</i> <u>0.00 cm</u>				
<i>From (m)</i>	<i>To (m)</i>	<i>Slot Size (cm)</i>		
<i>Attachment</i> _____				
<i>Top Fittings</i> _____		<i>Bottom Fittings</i> _____		
Pack				
<i>Type</i> _____		<i>Grain Size</i> _____		
<i>Amount</i> <u>0.00</u>				

Contractor Certification	
<i>Name of Journeyman responsible for drilling/construction of well</i> UNKNOWN NA DRILLER	<i>Certification No</i> 1
<i>Company Name</i> UNKNOWN DRILLER	<i>Copy of Well report provided to owner</i> <i>Date approval holder signed</i>

GIC Well ID 182774
 GoA Well Tag No.
 Drilling Company Well ID
 Date Report Received

The driller supplies the data contained in this report. The Province disclaims responsibility for its accuracy. The information on this report will be retained in a public database.

Well Identification and Location										Measurement in Metric	
<i>Owner Name</i> MATHIAS, A.H.		<i>Address</i> CASTOR			<i>Town</i>		<i>Province</i>		<i>Country</i>		<i>Postal Code</i>
<i>Location</i>	<i>1/4 or LSD</i> SW	<i>SEC</i> 35	<i>TWP</i> 037	<i>RGE</i> 14	<i>W of MER</i> 4	<i>Lot</i>	<i>Block</i>	<i>Plan</i>	<i>Additional Description</i>		
<i>Measured from Boundary of</i> _____ m from _____ _____ m from _____					<i>GPS Coordinates in Decimal Degrees (NAD 83)</i> <i>Latitude</i> 52.219394 <i>Longitude</i> -111.903652			<i>Elevation</i> _____ m		<i>How Location Obtained</i> Not Verified	
								<i>How Elevation Obtained</i> Not Obtained			

Additional Information										Measurement in Metric		
<i>Distance From Top of Casing to Ground Level</i> _____ cm					<i>Is Artesian Flow</i> _____							
<i>Rate</i> _____ L/min					<i>Is Flow Control Installed</i> _____							
<i>Recommended Pump Rate</i> _____ 0.00 L/min					<i>Pump Installed</i> _____		<i>Depth</i> _____ m					
<i>Recommended Pump Intake Depth (From TOC)</i> _____ 0.00 m					<i>Type</i> _____		<i>Make</i> _____		<i>H.P.</i> _____		<i>Model (Output Rating)</i> _____	
<i>Did you Encounter Saline Water (>4000 ppm TDS)</i> _____					<i>Depth</i> _____ m		<i>Well Disinfected Upon Completion</i> _____					
<i>Gas</i> _____					<i>Depth</i> _____ m		<i>Geophysical Log Taken</i> _____					
					<i>Submitted to ESRD</i> _____							
<i>Additional Comments on Well</i>					<i>Sample Collected for Potability</i> _____			<i>Submitted to ESRD</i> _____				

Yield Test				Taken From Ground Level	Measurement in Metric
<i>Test Date</i> 1956/09/05	<i>Start Time</i> 12:00 AM	<i>Static Water Level</i> 1.83 m		<i>Depth to water level</i>	
				Drawdown (m)	Elapsed Time Minutes:Sec
				_____	_____
<i>Method of Water Removal</i>					
<i>Type</i> _____					
<i>Removal Rate</i> _____ 0.00 L/min					
<i>Depth Withdrawn From</i> _____ 0.00 m					
<i>If water removal period was < 2 hours, explain why</i>					

Water Diverted for Drilling		
<i>Water Source</i>	<i>Amount Taken</i> L	<i>Diversion Date & Time</i>

Contractor Certification	
<i>Name of Journeyman responsible for drilling/construction of well</i> UNKNOWN NA DRILLER	<i>Certification No</i> 1
<i>Company Name</i> UNKNOWN DRILLER	<i>Copy of Well report provided to owner</i> <i>Date approval holder signed</i>

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The Search Used the Following Values:	
Area Parcel:	Plan: 5868z Block: 14 Lot: 21
Act / Document Type:	Water Act, EPEA
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Authorization Viewer - Search Results

The Search Used the Following Values:	
Area Parcel:	Plan: 5868Z Block: 14 Lot: 22
Act / Document Type:	Water Act, EPEA
Show Inactive Authorizations:	Yes



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The Search Used the Following Values:	
Area Parcel:	Plan: 5868Z Block: 14 Lot: 23
Act / Document Type:	Water Act, EPEA
Show Inactive Authorizations:	Yes



The resulting Authorizations based on the search criteria will be displayed below. A  will appear next to the Authorization when documentation is available for viewing or downloading. Please click [Viewer Help](#) if you encounter problems viewing the Authorization document.

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Authorization Viewer - Search Results

The Search Used the Following Values:	
Area Parcel:	Plan: 5868z Block: 14 Lot: 24
Act / Document Type:	Water Act, EPEA
Show Inactive Authorizations:	Yes



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Authorization Viewer - Search Results




The Search Used the Following Values:	
Legal Land Location:	SW 35-037-14-W4
Act / Document Type:	Water Act, EPEA
Show Inactive Authorizations:	Yes

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14 Result(s)

	Document 00000503-00-00 CASTOR WASTEWATER SYSTEM is held by Town of Castor, under the provisions of the <i>Environmental Protection & Enhancement Act</i> . This Approval is currently renewed.
	Document 00000503-01-00 CASTOR WASTEWATER SYSTEM is held by Town of Castor, under the provisions of the <i>Environmental Protection & Enhancement Act</i> . This Approval is currently renewed.
	Document 00000503-01-01 CASTOR WASTEWATER SYSTEM - LEGISLATIVE CHANGES is held by Town of Castor, under the provisions of the <i>Environmental Protection & Enhancement Act</i> . This Registration is currently renewed.
	Document 00000503-02-00 CASTOR WASTEWATER LAGOON is held by Town of Castor, under the provisions of the <i>Environmental Protection & Enhancement Act</i>. This Registration is currently issued as of Sep. 01, 2005 and does not expire.
	Document 00010981-00-00 UNITED GRAIN GROWERS PESTICIDE SERVICE, CASTOR is held by United Grain Growers Limited, Castor, under the provisions of the <i>Environmental Protection & Enhancement Act</i> . This Approval is currently renewed.
	Document 00010981-00-01 UNITED GRAIN GROWERS PESTICIDE, CASTOR is held by United Grain Growers Limited, Castor, under the provisions of the <i>Environmental Protection & Enhancement Act</i> . This Registration is currently renewed.
	Document 00010981-01-00 UNITED GRAIN GROWERS PESTICIDE VENDOR, CASTOR is held by United Grain Growers Limited, Castor, under the provisions of the <i>Environmental Protection & Enhancement Act</i> . This Registration is currently cancelled by department.
	Document 00197990-00-00 CASTER/MUNICIPAL - SANITARY LIFT STATION is held by Town of Castor, under the provisions of the <i>Environmental Protection & Enhancement Act</i>. This Authorization is currently issued as of Jul. 29, 1991 and does not expire.
	Document 00197990-00-01 CASTER/MUNICIPAL - SANITARY SEWER REHABILITATION is held by Town of Castor, under the provisions of the <i>Environmental</i>

	<i>Protection & Enhancement Act</i> . This Authorization is currently issued as of Jul. 29, 1991 and does not expire.
	Document 00197990-00-02 CASTER/MUNICIPAL - REPLACE SANITARY LIFT STATION is held by Town of Castor, under the provisions of the <i>Environmental Protection & Enhancement Act</i> . This Authorization is currently issued as of Jun. 16, 1993 and does not expire.
	Document 00197990-00-03 CASTER/MUNICIPAL - COUNTY NO 18 PUBLIC WORKS BUILDING SEWER MAIN is held by Town of Castor, under the provisions of the <i>Environmental Protection & Enhancement Act</i> . This Authorization is currently issued as of Aug. 08, 1994 and does not expire.
	Document 00197990-00-04 CASTER/MUNICIPAL - SOUTH INDUSTRIAL PARK SEWER MAIN is held by Town of Castor, under the provisions of the <i>Environmental Protection & Enhancement Act</i> . This Authorization is currently issued as of Jun. 24, 2003 and does not expire.
	Document 00245905-00-00 STETTLER TO CONSORT WATER PIPELINE PROJECT is held by Shirley McClellan Regional Water Services Commission, under the provisions of the <i>Environmental Protection & Enhancement Act</i> . This Approval is currently expired and renewable.
	Document 00249384-00-00 SHIRLEY MCCLELLAN REGIONAL WATERWORKS SYSTEM - CODE OF PRACTICE is held by Shirley McClellan Regional Water Services Commission, under the provisions of the <i>Environmental Protection & Enhancement Act</i> . This Registration is currently issued as of Aug. 26, 2008 and does not expire.

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⑦ While reviewing the documentation on file on June 3/05, it was noted the file copy (signed) of the AENV letter sent on Sept 17/04 and review summary completed on Sept 7/04 were missing from this file. Attached are duplicate unsigned copies of ~~what~~ these documents. When the signed copies ^{or original copy} are located, these unsigned copies should be removed.

PST 143095

Jaren Lewis
June 3/05

September 17, 2004

Patrick Kelly
Box 570
Castor, AB
T0C 0X0

Dear Mr. Kelly,

**RE: 5001-51 Street, Castor, AB
Plan 8387T, Block 5, Lots 11-16**

Alberta Environment (AENV) has completed a review of the following report regarding the delineation and remediation of petroleum hydrocarbon contamination at the above noted site:

- Phase II and III Environmental Site Assessment dated September 1995 for Brian's Auto Service (1977) Ltd.

Based on the documentation available for my review, additional information is required to appropriately address the soil and groundwater contamination issues identified at this site as outlined below.

1. A revised assessment of the applicable remediation objectives based on AENV's current *Risk Management Guidelines for Petroleum Storage Tank Sites – 2001* is required. For your reference, please find enclosed a copy of these guidelines.
2. Delineation of soil contamination in offsite areas is incomplete. Confirmation of the extent and degree of soil impacts west of the former tank nest area is required. In addition, verification that the site currently achieves the applicable remediation objectives is also required in order to confirm that any contamination remaining offsite or within the groundwater has not re-impacted the site subsequent to the 1995 clean-up.
3. Delineation of groundwater contamination is incomplete both onsite and offsite. Delineation of the extent and degree of onsite and offsite groundwater impacts, and determination of the groundwater flow direction is required.
4. Based on the additional assessment work conducted above if soil and/or groundwater hydrocarbon concentrations onsite and/or offsite exceed the applicable remediation objectives, a remedial action plan or risk management plan is required.

Please submit the requested information on or before December 31, 2004.

The review presented in this letter is based on the remediation process and objectives presented in AENV's *Risk Management Guidelines for Petroleum Storage Tank Sites – 2001*. This letter is not intended to absolve any party from the potential for future liability for remediating this site in situations where either the land use may change or additional concerns arise from the contaminants remaining on or offsite.

If you have any questions or comments with respect to this letter, please contact me at (403) 340-7696.

Sincerely,

Karen Gervais, B.Sc.
PST Contaminated Sites Coordinator
Central Region

cc: Jock Forster, AENV (w/o enclosure)

Enclosure



FAX



REGIONAL SERVICES
CENTRAL REGION
304, 4920 - 51 STREET
RED DEER, AB T4N 6K8
FAX: (403) 340-5022

Date: August 13, 2002

TO *Jean* DEPARTMENT/COMPANY FAX *403* PHONE
227 1370

FROM *Karen Gervais* PHONE *403 340 7696*

CC

SENDER (if different from above) PHONE

RE *5001-51 St. Brian's Auto Site, Custer, AB*

Urgent As Requested FYI Please Action/Reply Please Distribute

OF PAGES INCLUDING COVER PAGE *6* If you did not receive all the pages please notify sender

NOTES/COMMENTS:

Please find attached copies of the last correspondence on file regarding the above noted site.

Karen Gervais



3rd Floor, Provincial
Building
4920-51 Street
Red Deer, AB T4N 6K8

Telephone (403) 340-7052
Fax (403) 340-5022

PST ID: 143095

August 2, 2002

Patrick and Christine Kelly
893278 Alberta Ltd.
Box 1630
Stettler, AB
T0C 2L0

Dear Patrick and Christine Kelly,

RE: Petroleum Storage Tank Site at 5001-51 Street, Castor, AB

Alberta Environment (AENV) is attempting to respond to a significant backlog in Petroleum Storage Tank (PST) site files that unfortunately developed within the Department over the past few years. A key aspect, to addressing this current backlog involves AENV undertaking a review of each active file to determine if adequate information has been submitted to enable ultimate closure of these files and where information deficiencies occur, contact those parties concerned.

For sites where removal or decommissioning of a former PST indicates residual hydrocarbon contamination issues exist or ongoing operations suggest significant loss or release of petroleum hydrocarbon product has occurred, AENV requires that appropriate site assessment and reporting be undertaken. This assessment and reporting process is needed to delineate the extent and degree of any potential petroleum hydrocarbon contamination and to assess what level of site remediation, monitoring and management planning should be implemented at the site to ensure appropriate cleanup objectives are being achieved. Once sufficient report information has been provided that confirm Alberta site specific PST Risk Management Criteria are being met and no off-site issues of concern apply then it would be AENV's intent to issue a comfort letter stating that appropriate assessment and remediation objectives have been achieved.

In AENV's recent review of our file on the petroleum storage tank site at the above location, a number of unresolved issues were identified. Alberta Environment's letter dated March 13, 1996 regarding a review of the Phase II and III Environmental Site Assessment for Brian's Auto Service (1977) Ltd. outlined several items that required further clarification and additional information as contamination was identified at this site. In review of the information on file, no

response has been received to date. This site will require additional response before AENV can verify appropriate cleanup of this PST location. For the purpose of addressing this site we direct you to the current *Risk Management Guidelines for Petroleum Storage Tank Sites - 2001*. These guidelines lay out site assessment, land use assessment and acceptable site specific risk management criteria that currently apply in remediation of underground PST sites in Alberta and specify the minimum confirmatory soil and groundwater testing information required by AENV before issuance of a site comfort letter can be considered. Information to be provided must be sufficient to enable AENV to ensure that effective delineation of any site contamination is appropriate and that clean-up of a site achieves applicable criteria related to these site conditions and considers the current zoned use of the property and neighbouring properties.

As noted in AENV's letter dated March 13, 1996, items noted in the review, but not limited by this review, that require further clarification are summarized as follows:

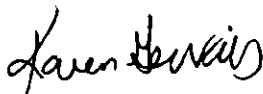
- Evaluation of the groundwater flow direction
- Complete delineation of the soil and groundwater contamination on and offsite
- Remediation and confirmatory sampling results verifying cleanup to applicable criteria was achieved, or a risk management program acceptable to Alberta Environment is in place, and
- As pertains to issues involving any potential offsite impacts appropriate notification and effective steps taken in an effort to reach resolution with the property owner so affected irrespective of any agreement issued by AENV with respect to the appropriate cleanup of onsite issues.

AENV is asking for your cooperation in providing the additional information requested on or before October 2, 2002. If you are unable to meet the date identified, please contact me to determine a mutually agreeable date by which the supplemental work can be completed and reported on.

The review presented in this letter is based on the remediation process and objectives presented in AENV's *Risk Management Guidelines for Petroleum Storage Tank Sites - 2001*. This letter is not intended to absolve any party from the potential for future liability for remediating this site in situations where either the land use may change or additional concerns arise from the contaminants remaining on or offsite.

If you have any questions with respect to this letter please contact me at (403) 340-7696.

Sincerely,



Karen Gervais, B.Sc.
PST - Contaminated Sites Coordinator
Central Region, Red Deer



CHEMICALS ASSESSMENT & MGMT. DIVISION
Groundwater Protection Branch

Room 2;79, 2nd floor
Provincial Building
200 - 5 Avenue S.
P.O. Box 3014
Lethbridge, Alberta
Canada T1J 4C7

Telephone 403/381-5456
Fax 403/382-4428

December 20, 1995

FILE #: 4040-CA27-2

Mr. Michael McCormick, P.Eng.
AGRA Earth & Environmental
4810 - 93 Street
Edmonton, Alberta
T6E 5M4

Dear Mr. McCormick:

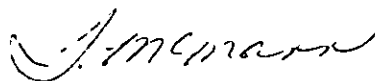
**Re: Risk Management Proposal
Brian's Auto Site
Castor, Alberta**

I have reviewed your letter of December 5, 1995 to Mr. Tony Epp. We have checked our records and the Groundwater Protection Branch (GPB) has not received a copy of the consultant's report for review. Therefore I cannot provide a complete assessment of the contamination problem identified at this site. Please provide me with a copy of the environmental assessment report for review.

Concerning the risk management proposal outlined in your letter, I will require an onsite and offsite investigation to be undertaken to delineate the extent of subsurface petroleum hydrocarbon contamination. If contamination is discovered offsite, a risk management proposal is required to confirm if any risks to offsite receptors do exist. If concentrations of petroleum hydrocarbon contaminants exceeding criteria remain *insitu* a long term monitoring and groundwater confirmatory sampling project will be necessary.

I look forward to reviewing the environmental assessment report information. Please call if you wish further discussion.

Yours truly,



fn
Don Wyrostock

DW/tlm

12/21/95

May 13, 2014

File: PST 143095

Jeffrey Wismer and Brenda Wismer
1575682 Alberta Ltd.
PO Box 862
Castor, AB T0C 0X0

Dear Mr. Jeffrey Wismer and Ms. Brenda Wismer:

**Re: Former Brian's Auto Service/Former OK Tire
5001-51 Street, Castor, AB
Plan 8387T, Block 5, Lots 11-16**

A recent review of Environment and Sustainable Resource Development's (ESRD) records indicates residual petroleum hydrocarbon contamination issues exist at the above noted site.

Significant petroleum hydrocarbon concentrations exceeding applicable soil and groundwater criteria were identified in the Agra Earth & Environmental *Phase II and III Environmental Site Assessment* dated September 1995 and the AMEC Earth & Environmental limited *Phase 2 Environmental Site Assessment* dated April 1, 2005. Both reports are publicly available on the Department's Environmental Site Assessment Repository (ESAR) website at <http://esrd.alberta.ca/lands-forests/land-industrial/programs-and-services/environmental-site-assessment-repository.aspx>.

As a person responsible for this site, appropriate measures will need to be undertaken to address any contamination identified at your site in order to minimize potential adverse risks to human health, safety and the environment. Due to the risks associated with a potential unresolved source, a potential commingled groundwater plume and offsite groundwater contamination, additional measures are required to be undertaken in order to appropriately address the soil and groundwater contamination at this site.

To ensure that the contamination is remediated to applicable guidelines, ESRD requires you to submit:

- a Phase 2 Environmental Site Assessment (ESA) that delineates the extent and degree of contamination both on and offsite,
- a Remediation Report demonstrating clean-up to applicable soil and groundwater remediation objectives has been achieved or a Risk Management Plan demonstrating potential risks to human health and the environment have been mitigated, and

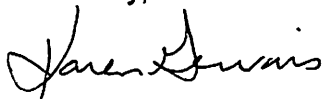
- a timeline or schedule for the implementation of assessment, remedial or risk management activities.

Please submit your proposed action plan to address the above noted items in writing on or before **July 2, 2014**.

The review presented in this letter is based on the remediation process and objectives presented in ESRD's *Alberta Tier 1 Soil and Groundwater Remediation Guidelines, 2014* and *Alberta Tier 2 Soil and Groundwater Remediation Guidelines, 2014*. This letter is not intended to absolve any party from the potential for future liability for remediating this site in situations where either the land use may change or additional concerns arise from the contaminants remaining on or offsite.

If you have any questions or require clarification with respect to this letter, please contact me at (403) 755-2280.

Sincerely,



Karen Gervais, P.Ag.
Soil and Contaminated Sites Specialist
Central Region

Cc: Todd Urquhart, Compliance Assurance Lead, ESRD
Qunli Dai, Contaminant Hydrogeologist, ESRD

PRINT REPORT

CLOSE REPORT

WELL ID: 00 / 14-26-037-14 W4 / 0**AER COMPANY INFORMATION
CURRENT TO February 27, 2015**

COMPANY NAME:	TOWN OF CASTOR		
ADDRESS:	Box 479 Castor, AB T0C 0X0		
PHONE #:	403-882-3215	BUSINESS ASSOCIATE CODE:	0228

There is no Production data for this well.

AER WELL LICENSING DATA

UNIQUE WELL ID:	0374142614000	WELL LICENCE NUMBER:	X 0000332
REGULATION SECTION:	Section 2.020	WELL LICENCE DATE:	JANUARY 1, 1932
SURFACE LOCATION:	14-26-037-14 W4	SURFACE OFFSETS:	S 201.2 E 603.5
ACTUAL SURFACE LATITUDE:	52.213967	LONGITUDE:	111.900671
THEORETICAL SURFACE LATITUDE:	0	LONGITUDE:	0
LICENCEE:	TOWN OF CASTOR		
AER AREA OFFICE:	WAINWRIGHT	TERMINATING FORMATION:	
LAHEE CLASSIFICATION:	NEW FIELD WILDCAT	CONFIDENTIAL STATUS:	NON CONFIDENTIAL
SURFACE OWNER:		MINERAL RIGHTS OWNER:	BOTH
AGREEMENT NUMBER:	DOMINIONPHOTO	AGREEMENT TYPE:	
AGREEMENT EXPIRY DATE:		DRILL COST AREA:	
SCHEME APPROVAL NUMBER:		SCHEME EXPIRY DATE:	
INCENTIVE CERTIFICATE NUMBER:	00000	INCENTIVE CERTIFICATE DATE:	
SURFACE ABANDONED TYPE:		SURFACE ABANDONED DATE:	

AER WELL DRILLING OCCURRENCE DATA

WELL NAME:	TOWN OF CASTOR	FIELD:	PROVOST
POOL:	FORE UND	OIL SANDS AREA:	
OIL SANDS DEPOSIT:		DOWNHOLE OFFSETS:	S 201.2 E 603.5
ACTUAL DOWNHOLE LATITUDE:	52.213967	LONGITUDE:	111.900671
THEORETICAL DOWNHOLE LATITUDE:	0	LONGITUDE:	0
GROUND ELEVATION:	816.9	KB ELEVATION:	816.9
CF ELEVATION:	0	WELL TOTAL DEPTH:	443.5
TRUE VERTICAL DEPTH:	0	PB DEPTH:	0
SPUD DATE:	JANUARY 1, 1913	FINAL DRILL DATE:	DECEMBER 31, 1914
RIG RELEASE DATE:		ON PRODUCTION DATE:	JANUARY 1, 1915
DRILLING CONTRACTOR:		RIG NUMBER:	

AER WELL TOPS & MARKERS DATA KB Elevation: 816.9m

GEO REVISED DATE	FORMATION	DEPTH LOG	DEPTH TVD	QUALITY	DESCRIPTION
	FOREMOST FM	297.2		GOOD PICK FROM LOGS	TOP OF UNIT
	Total Depth	443.50	0.00		

AER WELL LOG DATA

LOG RUN NUMBER	LOG RUN DATE	LOG TYPE	TOP INTERVAL	BASE INTERVAL	DESCRIPTION
----------------	--------------	----------	--------------	---------------	-------------

1

NO LOGS RUN

0

0

There is no DST data for this well.

There is no Tour - Occurrence data for this well.

There is no Tour - Direction Drilling data for this well.

AER WELL TOUR - CASING DATA

DATE	CASING	SIZE	SHOE SET DEPTH	LINER TOP DEPTH	DENSITY	STEEL PROCESS	YIELD STRENGTH	COLLAR TYPE	MXD STRING
	SURFACE	273	293.8	0	0		0		
Jan 1 1914	PRODUCTION	219.1	431.6	0	0		0		

There is no Tour - Cementing data for this well.

There is no Tour - Cores Cut data for this well.

AER WELL TOUR - PERFORATION / TREATMENT DATA

DATE	TYPE	INTERVAL TOP	INTERVAL BASE	SHOTS
Jan 1 1914	OPEN-HOLE COMPLETION	431.6	443.5	0

There is no Tour - Initial Production data for this well.

There is no Tour - Plug Back / Abandonment data for this well.

AER WELL STATUS HISTORY DATA

DATE	STATUS
Jan 1 1913	
Dec 31 1914	DRL&C
Jan 1 1915	GAS FLOW
May 1 1915	GAS SUSP
Jun 1 1949	GAS ABD

AER WELL COMPLETION DATA

INITIAL INTERVAL TOP	INITIAL INTERVAL BOTTOM
432	443

AER WELL PRODUCTION CONTROL DATA

WELL NAME:	TOWN OF CASTOR
FIELD NAME:	PROVOST
POOL NAME:	FORE UND
RECOVERY MECHANISM:	Natural Depletion
WELL STATUS FLUID:	Gas
WELL STATUS MODE:	Abandoned

There is no Surface Case Vent Flow data for this well.

AER DATA

ATTACHED FILES

Close Screen

**AER PIPELINE INFORMATION
CURRENT TO FEBRUARY 27, 2015**

LICENCE/LINE #:	13095 - 6	PERMIT DATE:	
ABACUS #:	36826	LICENCE DATE:	AUGUST 22, 1996
COMPANY:	TOWN OF CASTOR		
FROM LOCATION:	14-34-037-14 W4M BE	TO LOCATION:	08-34-037-14 W4M BE
LENGTH:	0.96 kms 0.60 mi	STATUS:	A
SUBSTANCE:	NG	H2S:	0 mol/kmol 0 ppm
OD:	60.3 mm 2.37 "	WT:	3.18 mm 0.13 "
MATERIAL:	S	TYPE:	5L
GRADE:	B	MOP:	0 kPa 0 psi
JOINTS:	W	INTL COATING:	U
STRESS LEVEL:	0 %	ENVIRONMENT:	
ORIGINAL PERMIT DATE:		CONST. DATE:	
ORIGINAL LICENCE/LINE #:	13095 - 6	NEB REG:	No

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LIMITATIONS



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1. **STANDARD OF CARE** - In the performance of professional services, ParklandGEO used the degree of care and skill ordinarily exercised under similar circumstances by reputable members of its profession practicing in the same or similar localities. No other warranty expressed or implied is made in any manner.
2. **INTERPRETATION OF THE REPORT** - The CLIENT recognizes that subsurface conditions will vary from those encountered at the location where borings, surveys, or explorations are made and that the data, interpretations and recommendation of ParklandGEO are based solely on the information available to him. Classification and identification of soils, rocks, geological units, contaminated materials and contaminant quantities will be based on commonly accepted practices in geotechnical or environmental consulting practice in this area. ParklandGEO will not be responsible for the interpretation by others of the information developed.
3. **SITE INFORMATION** - The CLIENT has agreed to provide all information with respect to the past, present and proposed conditions and use of the Site, whether specifically requested or not. The CLIENT acknowledged that in order for ParklandGEO to properly advise and assist the CLIENT, ParklandGEO has relied on full disclosure by the CLIENT of all matters pertinent to the Site investigation.
4. **COMPLETE REPORT** - The Report is of a summary nature and is not intended to stand alone without reference to the instructions given to ParklandGEO by the CLIENT, communications between ParklandGEO and the CLIENT, and to any other reports, writings or documents prepared by ParklandGEO for the CLIENT relative to the specific Site, all of which constitute the Report. The word "Report" shall refer to any and all of the documents referred to herein. In order to properly understand the suggestions, recommendations and opinions expressed by ParklandGEO, reference must be made to the whole of the Report. ParklandGEO cannot be responsible for use of any part or portions of the report without reference to the whole report. The CLIENT has agreed that "This report has been prepared for the exclusive use of the named CLIENT. Any use which a third party makes of this report, or any reliance on or decisions to be made based on it, are the responsibility of such third parties. ParklandGEO accepts no responsibility for damages, if any, suffered by any third party as a result of decisions made or actions based on this report."

The CLIENT has agreed that in the event that any such report is released to a third party, the above disclaimer shall not be obliterated or altered in any manner. The CLIENT further agrees that all such reports shall be used solely for the purposes of the CLIENT and shall not be released or used by others without the prior written permission of ParklandGEO.

5. **LIMITATIONS ON SCOPE OF INVESTIGATION AND WARRANTY DISCLAIMER**
There is no warranty, expressed or implied, by ParklandGEO that:
 - a) the investigation uncovered all potential geo-hazards, contaminants or environmental liabilities on the Site; or
 - b) the Site is entirely free of all geo-hazards or contaminants as a result of any investigation or cleanup work undertaken on the Site, since it is not possible, even with exhaustive sampling, testing and analysis, to document all potential geo-hazards or contaminants on the Site.

The CLIENT acknowledged that:

- a) the investigation findings are based solely on the information generated as a result of the specific scope of the investigation authorized by the CLIENT;
 - b) unless specifically stated in the agreed Scope of Work, the investigation will not, nor is it intended to assess or detect potential contaminants or environmental liabilities on the Site;
 - c) any assessment regarding geological conditions on the Site is based on the interpretation of conditions determined at specific sampling locations and depths and that conditions may vary between sampling locations, hence there can be no assurance that undetected geological conditions, including soils or groundwater are not located on the Site;
 - d) any assessment is also dependent on and limited by the accuracy of the analytical data generated by the sample analyses;
 - e) any assessment is also limited by the scientific possibility of determining the presence of unsuitable geological conditions for which scientific analyses have been conducted; and
 - f) the laboratory testing program and analytical parameters selected are limited to those outlined in the CLIENT's authorized scope of investigation; and
 - g) there are risks associated with the discovery of hazardous materials in and upon the lands and premises which may inadvertently discovered as part of the investigation. The CLIENT acknowledges that it may have a responsibility in law to inform the owner of any affected property of the existence or suspected existence of hazardous materials and in some cases the discovery of hazardous conditions and materials will require that certain regulatory bodies be informed. The CLIENT further acknowledges that any such discovery may result in the fair market value of the lands and premises and of any other lands and premises adjacent thereto to be adversely affected in a material respect.
6. **COST ESTIMATES** - Estimates of remediation or construction costs can only be based on the specific information generated and the technical limitations of the investigation authorized by the CLIENT. Accordingly, estimated costs for construction or remediation are based on the known site conditions, which can vary as new information is discovered during construction. As some construction activities are an iterative exercise, ParklandGEO shall therefore not be liable for the accuracy of any estimates of remediation or construction costs provided.
 7. **LIMITATION OF LIABILITY** - The CLIENT has agreed that to the fullest extent permitted by the law ParklandGEO's total liability to CLIENT for any and all injuries, claims, losses, expenses or damages whatsoever arising out of or in anyway relating to the Project is contractually limited, as outlined in ParklandGEO's standard Consulting Services Agreement. Further, the CLIENT has agreed that to the fullest extent permitted by law ParklandGEO is not liable to the CLIENT for any special, indirect or consequential damages whatsoever, regardless of cause.
 8. **INDEMNIFICATION** - To the fullest extent permitted by law, the CLIENT has agreed to defend, indemnify and hold ParklandGEO, its directors, officers, employees, agents and subcontractors, harmless from and against any and all claims, defence costs, including legal fees on a full indemnity basis, damages, and other liabilities arising out of or in any way related to ParklandGEO's work, reports or recommendations.