

ENVIRONMENTAL COMPLIANCE APPROVAL

NUMBER 1783-CB4RAX
Issue Date: February 17, 2022

274259 Ontario Limited
227 Pinewood Park Rd
Renfrew, Ontario
K0J 1Y0

Site Location: Pinewood Park
240 Pinewood Park Road
Township of Whitewater
County of Renfrew, Ontario

You have applied under section 20.2 of Part II.1 of the Environmental Protection Act, R.S.O. 1990, c. E. 19 (Environmental Protection Act) for approval of:

usage and operation of existing sixteen (16) septic systems, for the sewage treatment and subsurface disposal, having a design capacity of 71,700 litres per day, serving a seasonal recreational trailer park located at 240 Pinewood Park Road, in the Township of Whitewater, consisting of the following:

Details of Service Area

- two hundred and twenty-nine (229) trailer sites for rent
- two (2) existing and eight (8) proposed new trailer sites
- one (1) office building with 2 washrooms, 2 showers and laundry
- one (1) 3 bedroom residence

EXISTING WORKS

System No.1 (Residence)

- one (1) septic system serving a residence, having a Rated Capacity of 3,600 litres per day, consisting of one (1) 6,025 litre septic tank, and one (1) absorption stone trench leaching bed equipped with distribution pipes with a total length of 90 metres, constructed in native soil.

System No.2 (Office)

- one (1) septic system serving an office building, having a Rated Capacity of 3,600 litres per day, consisting of one (1) 4,500 litre septic tank, and one (1) absorption stone trench leaching bed equipped with distribution pipes with a total length of 90 metres, constructed in native soil.

System No.3 (A Road-1)

- one (1) septic system located on site A07, serving seventeen (17) trailer sites, having a Rated Capacity of 3,600 litres per day, consisting of one (1) 6,025 litre septic tank, and one (1) absorption stone trench leaching bed equipped with distribution pipes with a total length of 90 metres, constructed in native soil.

System No.4 (A Road-2)

- one (1) septic system located on site A23, serving seventeen (17) trailer sites, having a Rated Capacity of 3,600 litres per day, consisting of one (1) 6,025 litre septic tank, and one (1) absorption stone trench leaching bed equipped with distribution pipes with a total length of 90 metres, constructed in native soil.

System No.5 (A Road-3)

- one (1) septic system located on site A47, serving eighteen (18) trailer sites, having a Rated Capacity of 3,600 litres per day, consisting of one (1) 6,025 litre septic tank, and one (1) absorption stone trench leaching bed equipped with distribution pipes with a total length of 90 metres, constructed in native soil.

System No.6 (B Road)

- one (1) septic system located on site B26, serving fifteen (15) trailer sites, having a Rated Capacity of 3,600 litres per day, consisting of one (1) 6,025 litre septic tank, and one (1) absorption stone trench leaching bed equipped with distribution pipes with a total length of 90 metres, constructed in native soil.

System No.7 (Group Area)

- one (1) septic system serving twenty (20) trailer sites, having a Rated Capacity of 12,200 litres per day, consisting of one (1) 13,500 litre septic tank, and one (1) absorption stone trench leaching bed equipped with distribution pipes with a total length of 305 metres, constructed in native soil.

System No.8 (C Road)

- one (1) septic system located on site C26, serving fifteen (15) trailer sites, having a Rated Capacity of 3,600 litres per day, consisting of one (1) 6,025 litre septic tank, and one (1) absorption stone trench leaching bed equipped with distribution pipes with a total length of 90 metres, constructed in native soil.

System No.9 (Main and D Road)

- one (1) septic system serving eighteen (18) trailer sites, having a Rated Capacity of 3,600 litres per day, consisting of one (1) 6,025 litre septic tank, and one (1) absorption stone trench leaching bed equipped with distribution pipes with a total length of 90 metres, constructed in native soil.

System No.10 (D Road)

- one (1) septic system serving fifteen (15) trailer sites, having a Rated Capacity of 4,000 litres per day, consisting of one (1) 13,500 litre septic tank, and one (1) absorption stone trench leaching bed equipped with distribution pipes with a total length of 100 metres, constructed in native soil.

System No.11 (F Road-1)

- one (1) septic system located on site F08, serving twenty-eight (28) trailer sites, having a Rated Capacity of 3,600 litres per day, consisting of one (1) 6,025 litre septic tank, and one (1) absorption stone trench leaching bed equipped with distribution pipes with a total length of 90 metres, constructed in native soil.

System No.12 (F Road-2)

- one (1) septic system located between sites F31 and F33, serving twenty-eight (28) trailer sites, having a Rated Capacity of 3,600 litres per day, consisting of one (1) 6,025 litre septic tank, and one (1) absorption stone trench leaching bed equipped with distribution pipes with a total length of 90 metres, constructed in native soil.

System No.13 (H Road-1)

- one (1) septic system located behind site H07, serving eighteen (18) trailer sites, having a Rated Capacity of 4,000 litres per day, consisting of one (1) 6,025 litre septic tank, and one (1) absorption stone trench leaching bed equipped with distribution pipes with a total length of 100 metres, constructed in native soil.

System No.14 (H Road-2)

- one (1) septic system located beside site H16, serving twenty (20) trailer sites, having a Rated Capacity of 3,600 litres per day, consisting of one (1) 6,025 litre septic tank, and one (1) absorption stone trench leaching bed equipped with distribution pipes with a total length of 90 metres, constructed in native soil.

System No.15 (P Road-1)

- one (1) septic system serving existing one (1) trailer site and three (3) new trailer sites, having a Rated Capacity of 5,100 litres per day, consisting of one (1) 4,500 litre septic tank, and one (1) filter bed with a filter medial area of 30 square metres, constructed in native soil.

System No.16 (P Road-2)

- one (1) septic system serving one (1) existing trailer site and five (5) new trailer sites, having a Rated Capacity of 6,800 litres per day, consisting of one (1) 6,025 litre septic tank, and one (1) filter bed with a filter medial area of 40 square metres, constructed in native soil.

including all other mechanical system, electrical system, instrumentation and control system, piping, pumps, valves and appurtenances essential for the proper, safe and reliable operation of the Works in accordance with this Approval, in the context of process performance and general principles of wastewater engineering only.

All in accordance with the submitted supporting documents listed in Schedule A.

For the purpose of this environmental compliance approval, the following definitions apply:

1. "Approval" means this entire Environmental Compliance Approval and any Schedules attached to it;
2. "Director" means a person appointed by the Minister pursuant to section 5 of the EPA for the purposes of Part II.1 of the EPA;
3. "District Manager" means the District Manager of the appropriate local district office of the Ministry where the Works is geographically located;
4. "EPA" means the *Environmental Protection Act* , R.S.O. 1990, c.E.19;

5. "Existing Works" means those portions of the Works included in the Approval that have been constructed previously;
6. "Ministry" means the ministry of the government of Ontario responsible for the EPA and OWRA and includes all officials, employees or other persons acting on its behalf;
7. "Owner" means 274259 Ontario Limited, including any successors and assignees;
8. "OWRA" means the *Ontario Water Resources Act* , R.S.O. 1990, c. O.40;
9. "Rated Capacity" means the design flow for which the septic system is designed to handle; and
10. "Works" means the approved sewage works.

You are hereby notified that this environmental compliance approval is issued to you subject to the terms and conditions outlined below:

TERMS AND CONDITIONS

1. GENERAL PROVISIONS

1. The Owner shall ensure that any person authorized to carry out work on or operate any aspect of the Works is notified of this Approval and the terms and conditions herein and shall take all reasonable measures to ensure any such person complies with the same.
2. The Owner shall design, construct, operate and maintain the Works in accordance with the conditions of this Approval.
3. Where there is a conflict between a provision of any document referred to in this Approval and the conditions of this Approval, the conditions in this Approval shall take precedence.

2. CHANGE OF OWNER

1. The Owner shall notify the District Manager and the Director, in writing, of any of the following changes within thirty (30) days of the change occurring:
 - a. change of address of Owner;
 - b. change of Owner, including address of new owner;
 - c. change of partners where the Owner is or at any time becomes a partnership, and a copy of the most recent declaration filed under the *Business Names Act, R.S.O. 1990, c. B.17* , as amended, shall be included in the notification; and

- d. change of name of the corporation where the Owner is or at any time becomes a corporation, and a copy of the most current information filed under the *Corporations Information Act, R.S.O. 1990, c. C.39* , as amended, shall be included in the notification.
2. In the event of any change in ownership of the Works, the Owner shall notify the succeeding owner in writing, of the existence of this Approval, and forward a copy of the notice to the District Manager.
3. The Owner shall ensure that all communications made pursuant to this condition refer to the environmental compliance approval number.

3. RECORD DRAWINGS

1. A set of record drawings of the Works shall be kept up to date through revisions undertaken from time to time and a copy shall be readily accessible for reference at the Works.

4. OPERATIONS, MAINTENANCE, AND RECORDING

1. The Owner shall ensure that, at all times, the Works and the related equipment and appurtenances used to achieve compliance with this Approval are properly operated and maintained. Proper operation and maintenance shall include effective performance, adequate funding, adequate staffing and training, including training in all procedures and other requirements of this Approval and the OWRA and regulations, adequate laboratory facilities, process controls and alarms and the use of process chemicals and other substances used in the Works.
2. The Owner shall ensure that the septic tank is pumped out every 3-5 years or when the tank is 1/3 full of solids and the effluent filter is cleaned out at minimum once a year (or more often if required).
3. The Owner shall ensure that grass-cutting is maintained regularly over the subsurface disposal bed(s), and that adequate steps are taken to ensure that the area of the underground works is protected from vehicle traffic.
4. The Owner shall visually inspect the general area where sewage works are located for break-out once every month during the operating season.
5. In the event a break-out is observed from a subsurface disposal bed, the Owner shall do the following:
 - a. sewage discharge to that subsurface disposal system shall be discontinued;
 - b. the incident shall be **immediately** reported verbally to the Spills Action Centre (SAC) at (416) 325-3000 or 1-800-268-6060;
 - c. submit a written report to the District Manager within **one (1) week** of the break-out;
 - d. access to the break-out area shall be restricted until remedial actions are complete;

- e. during the time remedial actions are taking place the sewage generated at the site shall not be allowed to discharge to the environment; and
 - f. sewage generated at the site shall be safely collected and disposed of through a licensed waste hauler to an approved sewage disposal site.
6. The Owner shall maintain a logbook to record the results of Operation and Maintenance activities specified in the above sub-clauses, and shall keep the logbook at the site and make it available for inspection by the Ministry staff.
 7. The Owner shall retain for a minimum of **five (5) years** from the date of their creation, all records and information related to or resulting from the Operation and Maintenance activities required by this Approval.

5. REPORTING

1. In addition to the obligations under Part X of the EPA and O. Reg. 675/98 (Classification and Exemption of Spills and Reporting of Discharges), the Owner shall, within **fifteen (15) days** of the occurrence of any reportable spill as provided in Part X of the EPA and Ontario Regulation 675/98, submit a full written report of the occurrence to the District Manager describing the cause and discovery of the spill, clean-up and recovery measures taken, preventative measures to be taken and a schedule of implementation.

Schedule A

1. Application for Environmental Compliance Approval dated November 11, 2020 and received on June 28, 2021, submitted by 274259 Ontario Limited, for the usage and operation of existing 16 septic systems, including sewage work assessment report, site plans and specifications.

The reasons for the imposition of these terms and conditions are as follows:

1. Condition 1 regarding general provisions is imposed to ensure that the Works are constructed and operated in the manner in which they were described and upon which approval was granted.
2. Condition 2 regarding change of Owner is included to ensure that the Ministry records are kept accurate and current with respect to ownership of the Works and to ensure that subsequent owners of the Works are made aware of the Approval and continue to operate the Works in compliance with it.
3. Condition 3 regarding record drawings is included to ensure that record drawings of the Works are updated and maintained for future references.
4. Condition 4 regarding operation and maintenance is included to require that the Works be properly operated, maintained, and equipped such that the environment is protected.
5. Condition 5 regarding reporting is included to provide a performance record for future references, to ensure that the Ministry is made aware of problems as they arise, and to provide a compliance record for all the terms and conditions outlined in this Approval, so that the Ministry can work with the Owner in resolving any problems in a timely manner.

In accordance with Section 139 of the *Environmental Protection Act*, you may by written notice served upon me, the Ontario Land Tribunal and in accordance with Section 47 of the *Environmental Bill of Rights*, 1993, the Minister of the Environment, Conservation and Parks, within 15 days after receipt of this notice, require a hearing by the Tribunal. The Minister of the Environment, Conservation and Parks will place notice of your appeal on the Environmental Registry. Section 142 of the *Environmental Protection Act* provides that the notice requiring the hearing ("the Hearing") shall state:

- a. The portions of the environmental compliance approval or each term or condition in the environmental compliance approval in respect of which the hearing is required, and;
- b. The grounds on which you intend to rely at the hearing in relation to each portion appealed.

The Notice should also include:

1. The name of the appellant;
2. The address of the appellant;
3. The environmental compliance approval number;
4. The date of the environmental compliance approval;
5. The name of the Director, and;
6. The municipality or municipalities within which the project is to be engaged in.

And the Notice should be signed and dated by the appellant.

This Notice must be served upon:

Registrar*
Ontario Land Tribunal
655 Bay Street, Suite 1500
Toronto, Ontario
M5G 1E5
OLT.Registrar@ontario.ca

and

The Minister of the Environment,
Conservation and Parks
777 Bay Street, 5th Floor
Toronto, Ontario
M7A 2J3

and

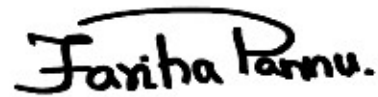
The Director appointed for the purposes of
Part II.1 of the *Environmental Protection Act*
Ministry of the Environment,
Conservation and Parks
135 St. Clair Avenue West, 1st Floor
Toronto, Ontario
M4V 1P5

* **Further information on the Ontario Land Tribunal's requirements for an appeal can be obtained directly from the Tribunal at: Tel: (416) 212-6349 or 1 (866) 448-2248, or www.olt.gov.on.ca**

This instrument is subject to Section 38 of the *Environmental Bill of Rights*, 1993, that allows residents of Ontario to seek leave to appeal the decision on this instrument. Residents of Ontario may seek leave to appeal within 15 days from the date this decision is placed on the Environmental Registry. By accessing the Environmental Registry at <https://ero.ontario.ca/>, you can determine when the leave to appeal period ends.

The above noted activity is approved under s.20.3 of Part II.1 of the *Environmental Protection Act*.

DATED AT TORONTO this 17th day of February, 2022



Fariha Pannu, P.Eng.

Director

appointed for the purposes of Part II.1 of the
Environmental Protection Act

NH/

c: District Manager, MECP Ottawa District Office
Kevin Mooder, Jp2g Consultants Inc.