

AMENDED ENVIRONMENTAL COMPLIANCE APPROVAL

NUMBER 1537-B2FTRH
Issue Date: October 5, 2024

YORK1 Millwick Transfer Station Ltd.
5090 Commerce Blvd, No. 200
Mississauga, Ontario
L4W 5M4

Site Location: 48 Millwick Drive
Toronto City

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:

a Waste Disposal Site

to be used for the transfer and processing of the following types of waste, all as limited by the conditions of approval:

solid, non-hazardous waste generated from residential, industrial, institutional and commercial sources within the Province of Ontario

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

“**ECA**” means this entire Environmental Compliance Approval document, issued in accordance with the EPA, and includes any schedules to it, the application and the supporting documentation listed in Schedule "A";

“**EPA**” means the Environmental Protection Act, R.S.O. 1990, C.E-19, as amended;

“**Design and Operations Report**” means the Design and Operations Report described in condition 10.1;

“**Director**” means any Ministry employee appointed in writing by the Minister pursuant to section 5 of the EPA as a Director for the purposes of Part V of the EPA;

“**District Manager**” means the District Manager of the local district office of the Ministry in which the Site is geographically located;

"**Minister**" means the Minister of the Environment, Conservation and Parks or such other member of the Executive Council as may be assigned the administration of the EPA and OWRA under the *Executive Council Act* ;

"**Ministry**" means the ministry of the Minister;

"**Municipal Waste**" means municipal waste as defined in Reg. 347;

"**OWRA**" means the Ontario Water Resources Act, R.S.O. 1990, c. O.40, as amended;

"**Operator**" means any person, other than the Owner's employees, authorized by the Owner as having the charge, management or control of any aspect of the Site, and includes YORK1 Millwick Transfer Station Ltd.;

"**Owner**" means any person that is responsible for the establishment or operation of the Site being approved by this ECA, and includes YORK1 Millwick Transfer Station Ltd., its successors and assigns;

"**PA**" means the Pesticides Act, R.S.O. 1990, c. P-11, as amended from time to time;

"**Processed Waste**" means waste that has been sorted, baled, mulched or otherwise handled to allow the waste to be diverted for recycling;

"**Provincial Officer**" means any person designated in writing by the Minister as a provincial officer pursuant to section 5 of the OWRA or section 5 of the EPA or section 17 of PA;

"**Putrescible Waste**" means organic waste that decomposes, such as, but not limited to, food waste or source separated organics;

"**Reg. 347**" means Regulation 347, R.R.O. 1990, General - Waste Management, made under the EPA, as amended from time to time;

"**Residual Waste**" means waste that is destined for final disposal at another approved waste disposal facility;

"**Site**" means the entire property located at 48 Millwick Drive in the City of Toronto; and

"**Trained personnel**" means competent personnel that have been trained through instruction and/or practice in accordance with section 23.0 of this ECA.

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

TERMS AND CONDITIONS

1.0 Compliance

- 1.1 The Owner and Operator shall ensure compliance with all the conditions of this ECA and shall ensure that any person authorized to carry out work on or operate any aspect of the Site is notified of this ECA and the conditions herein and shall take all reasonable measures to ensure any such person complies with the same.
- 1.2 Any person authorized to carry out work on or operate any aspect of the Site shall comply with the conditions of this ECA.
- 1.3 The Site shall be operated and maintained at all times including management and disposal of all waste in accordance with the EPA, Reg. 347 and the conditions of this ECA. At no time shall the discharge of a contaminant that causes or is likely to cause an adverse effect be permitted.

2.0 Design, Develop, Build, Operate, Modify and Maintain in Accordance

- 2.1 Except as otherwise provided for in this ECA, the Site shall be designed, developed, built and operated in accordance with the application for this ECA, dated September 15, 2015, the Design and Operations Report and any other supporting documentation listed in Schedule "A".
- 2.2 (1) Construction and installation of the aspects of the Site described in Schedule "A" must be completed within 5 years of the later of:
 - (a) the date this Approval is issued; or
 - (b) if there is a hearing or other litigation in respect of the issuance of this Approval, the date that this hearing or litigation is disposed of, including all appeals.
- (2) This Approval ceases to apply in respect of the aspects of the Site noted above that have not been constructed or installed before the later of the dates identified in Condition 2.2(1) above.

3.0 Interpretation

- 3.1 Where there is a conflict between a provision of any document, including the application, referred to in this ECA, and the conditions of this ECA, the conditions in this ECA shall take precedence.
- 3.2 Where there is a conflict between the application and a provision in any documents listed in Schedule "A", the application shall take precedence, unless it is clear that the purpose of the document was to amend the application and that the Ministry approved the amendment.
- 3.3 Where there is a conflict between any two documents listed in Schedule "A", other than the application, the document bearing the most recent date shall take precedence.
- 3.4 The requirements of this ECA are severable. If any requirement of this ECA, or the application of any requirement of this ECA to any circumstance, is held invalid or unenforceable, the

application of such requirement to other circumstances and the remainder of this ECA shall not be affected thereby.

4.0 Other Legal Obligations

4.1 The issuance of, and compliance with, this ECA does not:

- (1) relieve any person of any obligation to comply with any provision of any applicable statute, regulation or other legal requirement including, but not limited to:
 - (a) obtaining site plan approval from the local municipal authority;
 - (b) obtaining all necessary building permits from the local municipal authority Building Services Division;
 - (c) obtaining approval from the Chief Fire Prevention Officer, local municipal authority: or
- (2) limit in any way the authority of the Ministry to require certain steps be taken or to require the Owner and Operator to furnish any further information related to compliance with this ECA.

5.0 Adverse Effect

5.1 The Owner and Operator shall take steps to minimize and ameliorate any adverse effect on the natural environment or impairment of water quality resulting from the Site, including such accelerated or additional monitoring as may be necessary to determine the nature and extent of the effect or impairment.

5.2 Despite an Owner, Operator or any other person fulfilling any obligations imposed by this ECA the Owner, Operator or any other person remains responsible for any contravention of any other condition of this ECA or any applicable statute, regulation, or other legal requirement resulting from any act or omission that caused the adverse effect to the natural environment or impairment of water quality.

6.0 Change of Owner

6.1 The Owner shall notify the Director in writing, and forward a copy of the notification to the District Manager, within thirty (30) days of the occurrence of any changes:

- (1) the ownership of the Site;
- (2) the Operator of the Site;
- (3) the address of the Owner or Operator;
- (4) the 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 shall be included in the notification; and

- (5) the name of the corporation where the Owner is or at any time becomes a corporation, other than a municipal corporation, and a copy of the most current information filed under the Corporations Information Act, R.S.O. 1990, c. C-39 shall be included in the notification.

6.2 No portion of this Site shall be transferred or encumbered prior to or after closing of the Site unless the Director is notified in advance and sufficient financial assurance is deposited with the Ministry to ensure that these conditions will be carried out. In the event of any change in ownership of the Site, other than change to a successor municipality, the Owner shall notify the successor of and provide the successor with a copy of this ECA, and the Owner shall provide a copy of the notification to the District Manager and the Director.

7.0 Financial Assurance

- 7.1 (1) Within twenty (20) days of issuance of the ECA, the Owner shall submit to the Director financial assurance, as defined in Section 131 of the EPA, such that the total amount held by the Ministry is CAD \$152,388.00. This financial assurance shall be in a form acceptable to the Director and shall provide sufficient funds for the loading, transportation and disposal of all quantities of waste permitted to be on-site at any one time, as well as any necessary Site clean-up and decommissioning;
- (2) Commencing on March 31, 2029, and every 5 years thereafter, the Owner shall provide to the Director a re-evaluation of the amount of the financial assurance to facilitate the actions required under Condition 7.1(1). Additional financial assurance, if required, must be submitted to the Director within twenty (20) days of written acceptance of the re-evaluation by the Director;
- (3) The amount of financial assurance is subject to review at any time by the Director and may be amended at his/her discretion; and
- (4) If any financial assurance is scheduled to expire or notice is received, indicating financial assurance will not be renewed, and satisfactory methods have not been made to replace the financial assurance at least sixty (60) days before the financial assurance terminates, the Owner shall forthwith replace the financial assurance with cash.

8.0 Inspections

8.1 No person shall hinder or obstruct a Provincial Officer from carrying out any and all inspections authorized by the OWRA, the EPA, or the PA, of any place to which this ECA relates, and without limiting the foregoing:

- (1) to enter upon the premises where the approved works are located, or the location where

the records required by the conditions of this ECA are kept;

- (2) to have access to, inspect, and copy any records required to be kept by the conditions of this ECA;
- (3) to inspect the Site, related equipment and appurtenances;
- (4) to inspect the practices, procedures, or operations required by the conditions of this ECA; and
- (5) to sample and monitor for the purposes of assessing compliance with the terms and conditions of this ECA or the EPA, the OWRA or the PA.

9.0 Information and Record Retention

- 9.1 Any information requested, by the Ministry, concerning the Site and its operation under this ECA, including but not limited to any records required to be kept by this ECA shall be provided to the Ministry, upon request, in a timely manner.
- 9.2 The receipt of any information by the Ministry or the failure of the Ministry to prosecute any person or to require any person to take any action, under this ECA or under any statute, regulation or other legal requirement, in relation to the information, shall not be construed as:
 - (1) an approval, waiver, or justification by the Ministry of any act or omission of any person that contravenes any term or condition of this ECA or any statute, regulation or other legal requirement; or
 - (2) acceptance by the Ministry of the information's completeness or accuracy.
- 9.3 All records required by the conditions of this ECA must be retained on Site for a minimum period of five (5) years from the date of their creation.
- 9.4 Any information relating to this ECA and contained in Ministry files may be made available to the public in accordance with the provisions of the Freedom of Information and Protection of Privacy Act, R.S.O. 1990, C. F-31.

SITE OPERATIONS

10.0 Design and Operations Report

- 10.1 Within 90 days of the date of issuance of this ECA, the Owner shall develop an up-to-date Design and Operations Report to be kept on-site that reflects the conditions of this approval and contains the following information as a minimum:
 - a. high-level description of Site operations;

- b. site map(s) showing the geographic location of the facility and details of the surroundings;
- d. Site plans showing the property, the interior and exterior of all on-site buildings, with labels describing all boundaries, on-site roads, security measures, constructed surfaces, buildings, waste handling and storage locations, waste management equipment, spill containment areas, drains and other details relating to the operation of the Site;
- e. the hours of operation for the Site;
- f. a description of all wastes that may be received at and shipped from the Site;
- g. service area for the Site;
- h. a detailed description of all waste receiving, handling, processing and storage procedures that may be carried out at the Site, including waste screening procedures, waste refusal procedures, waste sorting procedures, waste storage procedures, waste shipping procedures, and any other procedures relating to the management of waste at the Site;
- i. a description of all emergency response and spill response procedures employed at the Site;
- j. details of staff training;
- k. a description of all site security procedures and infrastructure employed at the Site;
- l. details of site inspections to be carried out at the Site;
- m. details of nuisance abatement and complaint response procedures employed at the Site; and
- n. drawings, diagrams and photographs that support the information required above where available.

10.2 Changes to the Design and Operations Report that reflect changes to Site operations that require approval shall not be made or implemented on-site until approved by the Director.

10.3 The Owner shall maintain a document control record at the Site that tracks all changes that are made to the Design and Operations Report.

11.0 Service Area and Hours of Operations.

11.1 Only waste that is generated within geographical boundaries of the Province of Ontario shall be accepted at the Site.

11.2 The Site may receive waste 24 hours per day seven (7) days a week.

11.3 Notwithstanding Condition 11.2, the Site may operate twenty four hours per day, Monday through Sunday unless otherwise limited either by municipal by-laws or the operating hours that are identified in the current Design and Operations Report.

12.0 Signage and Security

12.1 The Owner shall install a sign at the main entrance/exit to the Site on which is legibly displayed the following information:

- (1) the name of the Site and Owner;

- (2) the number of this ECA;
- (3) the telephone number for the Ministry's Spill Action Centre;
- (4) the operating hours of the Site;
- (5) a twenty-four (24) hour telephone number that can be used to reach the Owner in the event of a complaint or an emergency; and
- (6) the type of waste that is approved for receipt at the Site.

12.2 The Owner shall operate and maintain the Site in a secure manner, with access to the Site regulated and perimeter of the Site secured by fencing. During non-operating hours, the Site entrance and exit gates shall be locked and the Site shall be secured against access by unauthorized persons.

13.0 Approved Waste Types

13.1 The Owner may only accept the following categories of waste at the Site:

- (1) municipal solid non-hazardous waste from residential, industrial, institutional and commercial sectors, including construction and demolition waste and Blue Box materials; and
- (2) Excess soil, as defined in O. Reg. 406/19, that:
 1. is solid and non-hazardous;
 2. that exceeds Table 2.1 in the Excess Soil Standards document defined in O. Reg. 406/19; and
 3. is only received for the purposes of transfer to a permitted waste disposal site for disposal or further processing.

provided that the categories and sources of waste are identified in the Design and Operations Report.

13.2 The Owner shall:

- (1) not accept any hazardous waste, or liquid industrial waste at the Site;
- (2) have the AMC AirSolution 115A, or equivalent, odour control system installed and operational prior to accepting putrescible waste.

13.3 (1) The Owner shall ensure all incoming loads are inspected by Trained personnel to ensure only waste approved under this ECA are received at this Site.

- (2) If any incoming waste load is known to, or is discovered to, contain unapproved waste, that load shall not be accepted at the Site.
- (3) If any unapproved waste is discovered on-site, that waste shall be immediately disposed of in accordance with the EPA and Reg. 347.

14.0 Approved Waste Quantities

14.1 The amount of waste that may be received at the Site shall not exceed the amounts:

- (1) 3,000 tonnes of solid, non-hazardous waste per day, with the following limitations:
 - (a) 350 tonnes of brick and block on any one operating day;
 - (b) 350 tonnes of concrete and asphalt on any one operating day; and
 - (c) 2,300 tonnes of solid, non-hazardous waste other than brick, block, concrete or asphalt.

14.2 The amount of Residual Waste that may be transferred from the Site for final disposal shall not exceed 1,000 tonnes per day, based on an annual average.

14.3 The maximum amount of waste that may be stored at the Site at any one time shall not exceed 3,000 tonnes, with the following limitations:

- (1) 350 tonnes of brick and block;
- (2) 350 tonnes of concrete and asphalt; and
- (3) 2,300 tonnes of solid, non-hazardous waste other than brick, block, concrete or asphalt.

14.5 In the event that residual waste and/or processed waste cannot be transferred from the Site, the Owner shall cease accepting any additional waste.

15.0 Waste Storage

15.1 Waste shall be stored in accordance with the current Design and Operations Report and at a minimum the Owner shall ensure that:

- (1) all activities related to the unloading, sorting and storage of solid, non-hazardous waste other than brick, block, concrete and asphalt shall be conducted indoors at all times;
- (2) dry recyclable material recovered from the solid, non-hazardous waste stream shall not be stored on site for a period longer than ninety (90) days; and
- (3) no excess soil is stored outdoors.

16.0 Processing

- 16.1 (1) Processing carried out at the Site is limited to the sorting and transfer of solid, non-hazardous waste as described in the Design and Operations Report.
- (2) No processing of excess soil shall take place on-site, other than transfer within the on-site building.

17.0 Soil Receiving/Quality Assurance

- 17.1 No excess soil other than solid non-hazardous soil that exceeds Table 2.1 in the Excess Soil Standards document defined in O. Reg. 406/19 shall be received at the Site.
- 17.2 All excess soil received at the Site shall be transferred to a permitted waste disposal site for disposal or further processing, and shall not be sent off-site for direct reuse.
- 17.3 (1) Prior to accepting any excess soil loads at the Site, the Owner shall ensure that documents are obtained for that load from each source site/generator delivering waste to the Site that contains the following general documentation at a minimum:
1. the generator's name and/or the company's name, address and contact information;
 2. the Source Site/generator location;
 3. current Source Site/generator activities and land use, including details of any certain or likely Potentially Contaminating Activity;
 4. past Source Site/generator activities and land use, including details of any certain or likely Potentially Contaminating Activity;
 5. a list of all certain or likely spilled materials and clean-up materials present in the excess soil if the excess soil is from an emergency response location;
 6. the estimated quantity of excess soil to be received at the Site; and
 7. characterization documentation.
- (2) The characterization documentation noted in condition 17.3(1)7 above shall not be deemed acceptable unless it has been prepared by a Qualified Person and includes a statement indicating the soil has been characterized under the supervision of a Qualified Person in accordance with instructions prepared by a Qualified Person, and it includes the following information:
1. the results of all Phase 1 and Phase 2 site assessments undertaken for the Source Site in accordance with the Ministry's requirements under O. Reg. 153/04; or

2.
 - a. analytical results from the TCLP test, and any other analytical results required to confirm that the soil is not a hazardous waste as defined in Regulation 347 based on the review of the general documentation noted above;
 - b. results from the Slump Test;
 - c. results of testing for the contaminants listed in paragraph 2(3)14 in Section B of Part I of the Soil Rules; and
 - d. a description of all sampling and testing protocols used to determine the above, including confirmation that the soil has been sampled in accordance with either paragraph 2(3)15 (in-situ) or paragraph 2(3)16 (stockpile) in Section B of Part I of the Soil Rules, and that the samples have been handled, stored and analyzed in accordance with subsection 2(4) in Section B of Part I of the Soil Rules.

17.4 The Owner shall not accept or tip any loads of soil received under condition 17.3 until such time as the documentation required is reviewed and deemed acceptable by Trained Personnel.

17.5 Trained Personnel shall also visually inspect and smell the incoming soil loads, and shall flag any loads that exhibit characteristics suggesting that it is not inert and reject the soil load accordingly.

17.6 Any soil loads characterized at the Site that are found to be unacceptable for receipt at the Site shall be immediately transferred from the Site.

17.7 The Owner shall record the quantity, destination and use of each load of soil shipped from the Site.

17.8 These records shall be readily available if requested by a Provincial Officer.

SITE PROCEDURES

18.0 Procedures Manual

18.1 A procedures manual specific to the Site shall be prepared within thirty (30) days of issuance of this ECA and shall be maintained current at all times and kept at the Site in a location that is accessible to Site personnel at all times. The procedures manual shall contain, at a minimum, the following:

- (1) detailed standard operating procedures relating to all aspects of the handling and processing of waste at the Site including contingency procedures to be followed in the event of equipment malfunction, a labour disruption, transportation disruption, inability of receiving sites to accept waste or other business disruption to the operation.

- (2) emergency response procedures to be undertaken in the event of a spill or process upset;
- (3) a list of equipment and spill clean up materials available in case of an emergency; and
- (4) notification protocol with names and telephone numbers of persons to be contacted, including persons responsible for the Site, the Ministry's District Office and Spills Action Centre, the local municipal fire department, the local municipal authority, the local Medical Officer of Health, the Ministry of Labour, and the names and telephone numbers of waste management companies available for emergency response.

19.0 Preventative Maintenance Program

19.1 Within ninety (90) days of issuance of the ECA, the Owner shall develop and implement a preventative maintenance program for all on-site equipment associated with the handling and processing of waste. The preventative maintenance program documentation shall be available on Site for inspection by a Provincial Officer upon request.

20.0 Complaint Response Procedure

- 20.1 If at any time the Owner receives complaints regarding the operation of the Site, the Owner shall respond to these complaints according to the following procedure:
- (1) The Owner shall record and number each complaint, either electronically or in a log book, and shall include the following information:
 - (a) the nature of the complaint;
 - (b) the name, address and the telephone number of the complainant if the complainant will provide this information; and
 - (c) the time and date of the complaint;
 - (2) The Owner, upon notification of the complaint, shall initiate appropriate steps to determine all possible causes of the complaint, proceed to take the necessary actions to eliminate the cause of the complaint and forward a formal reply to the complainant; and
 - (3) The Owner shall complete and retain on-site a report written within one (1) week of the complaint date, listing the actions taken to resolve the complaint and any recommendations for remedial measures, and managerial or operational changes to reasonably avoid the recurrence of similar incidents.

21.0 Spill Response Procedure

- 21.1 All spills, as defined in the EPA, shall be immediately reported to the Ministry's Spill Action Centre at 1-800-268-6060 and to the local municipal authority.
- 21.2 The equipment, materials and personnel requirements for adequate spill response, as outlined in

the Procedures Manual, are required to be kept on Site and shall be immediately available at all times. The equipment shall be kept in a good state of repair and in a fully operational condition.

- 21.3 The Owner shall promptly take all necessary steps to contain and clean up any spills or upsets which result from this operation. All spills and upsets shall be recorded in a written log or an electronic file format, as to the nature of the spill or upset, and action taken for clean-up, correction and prevention of future occurrences.

22.0 Nuisance Control

- 22.1 The Owner shall operate and maintain the Site such that the dust, odours, vectors, vermin, birds, litter, noise and traffic do not create a nuisance.

- 22.2 If at any time the District Manager has determined that vectors or vermin have become a nuisance, the Owner shall hire a qualified, licensed pest control professional to design and implement a pest control plan for the Site. The pest control plan shall then remain in place until either the Site has been closed or the pest control professional has deemed the nuisance to be remedied.

- 22.3 If at any time the District Manager has determined that litter has become a nuisance, the Owner shall develop a litter control plan, satisfactory to the District Manager, which shall detail all practical steps that the Owner shall implement to control litter at the Site.

- 22.4 If at any time odours are generated at the Site resulting in complaints the Owner shall take appropriate remedial actions immediately to eliminate the cause of the problem. Appropriate measures may include the removal of waste from the Site and temporary stoppage of all operations until the problem has been rectified and measures have been undertaken to prevent future occurrence.

- 22.5 The Owner shall ensure that there is no queuing or parking of trucks that are waiting to enter this Site on any roadway that is not a distinct part of this Site.

- 22.6 The Owner shall ensure that vehicles leaving this Site do not drag dirt and/or other material that may become a contaminant or a nuisance onto public roads.

23.0 Dust Management Procedures

- 23.1 The Owner shall ensure the Site is operated in a manner which minimizes any impacts from dust, including, but not limited to, the following:

- (1) Limiting on-Site vehicle speeds to 10 km/h or less;
- (2) Regularly performing wet/dry sweeping of the Site;
- (3) Installation of a DustTamer wind fence/screen system;

- (4) Keeping bay doors closed during non-operational periods and periods during operation when closing of the doors will prevent significant fugitive dust emissions; and
- (5) Immediately implementing the dust management measures set out in the Best Management Practices Protocol included in Item 8 in Schedule "A".

23.2 Should fugitive dust impacts arise from operations within the waste storage building, the Owner shall install and operate an overhead dust suppression system. The system shall be approved by the Ministry before installation and use.

23.3 (1) No later than 90 days from the date of issuance of this ECA, the Owner shall develop a revised Best Management Practices Protocol for dust control. This Protocol shall be developed in consultation with the District Manager and shall be prepared in accordance with the Ministry's "Technical Bulletin: Management Approaches for Industrial Fugitive Dust Sources" dated February 2017.

- (2) Upon acceptance of the Protocol by the District Manager, the Owner shall immediately implement the Protocol for dust control at the Site.

24.0 Training

24.1 Before any waste is received on Site, a training plan specific to the Site shall be developed and implemented to ensure that all employees that operate the Site or carry out any activity required under this ECA are trained in its operation.

24.2 The training plan shall require and ensure through proper written records that all persons directly involved with activities relating to the Site have been trained with respect to:

- (1) relevant waste management legislation, regulations and guidelines;
- (2) environmental concerns pertaining to the waste to be handled;
- (3) occupational health and safety concerns pertaining to the processes and wastes to be handled;
- (4) management procedures including the use and operation of equipment for the processes and wastes to be handled;
- (5) the Procedures Manual and the procedures to be employed in the event of an emergency, spill, or complaint;
- (6) specific written procedures for refusal of unacceptable waste loads;
- (7) contingency procedures;

- (8) specific written procedures for the control of nuisances;
- (9) dust management procedures; and
- (10) the requirements of this ECA.

24.3 The Owner shall maintain a written record of training at the Site which includes:

- (1) date of training;
- (2) the name and signature of the person who has been trained; and
- (3) description of the training provided.

24.4 The Owner shall review the training plan and update it as necessary whenever modifications are made to the Site or on an annual basis as a minimum.

24.5 The Owner shall ensure that Trained personnel is/are on duty at all times when the Site is open to carry out any activity required under this ECA.

INSPECTIONS, RECORD KEEPING and REPORTING

25.0 Site Inspections

25.1 Trained Personnel shall carry out a visual inspection of the Site each day the Site is in operation to ensure that:

- (1) the Site is secure;
- (2) that the operation of the Site is not causing any nuisances including those from dust, odours, vectors, vermin, birds, litter, noise and traffic;
- (3) that the operation of the Site is not causing any adverse effects on the environment; and
- (4) that the Site is being operated in compliance with this ECA.

25.2 Any deficiencies discovered as a result of an inspection carried out under Condition 24.1 shall be remedied immediately, including temporarily ceasing operations at the Site if needed.

25.3 A record of the inspections shall be kept in the daily log book that includes the following information:

- (1) the name and signature of person that conducted the inspection;

- (2) the date and time of the inspection;
- (3) a list of any deficiencies discovered;
- (4) any recommendations for action; and
- (5) the date, time and description of actions taken to remedy deficiency.

26.0 Record Keeping

26.1 The Owner shall maintain a daily record either electronically or in a log book which shall include the following information:

- (1) the type, date and time of arrival, source, and quantity (by weight) of all waste received at the Site;
- (2) the type, date, quantity (by weight) and destination of all residual waste transferred from the Site;
- (3) a record of any waste refusals which shall include: amounts, reasons for refusal and actions taken;
- (4) a running total of the amount of waste received at the Site for the calendar year;
- (5) a running total of the amount of residual waste that has been transferred from the Site for final disposal for the calendar year and a calculation of the average daily amount of residual waste that has been transferred from the Site for final disposal for the calendar year;
- (6) a calculation of the total quantity (by weight) of waste remaining on Site at the end of each operating day; and
- (7) a record of any spills or process upsets at the site, the nature of the spill or process upset and the action taken for the clean up or correction of the spill, the time and date of the spill or process upset, and for spills, the time that the Ministry and other persons were notified of the spill in fulfilment of the reporting requirements in the EPA.

27.0 Annual Report

27.1 On March 31, 2025, and on an annual basis thereafter, the Owner shall submit to the District Manager, and retain on Site, a written annual report for the previous calendar year. The report shall include, at a minimum, the following information:

- (1) a monthly summary of the information required by Condition 26.1(1) and 26.1(2) including an annualized reconciliation between all wastes received and processed at the Site and all residual wastes transferred from the Site;
- (2) a summary of waste loads refused including the generator of the load, the licensed hauler of the load if the generator can not be determined, the date of refusal and reason for refusal of the load;
- (3) the results of the semi-annual air quality analysis conducted as part of the Dust Management Plan;
- (4) any environmental and operational problems, that are likely to negatively impact the environment, encountered during the operation of the Site and during the Site inspections and any mitigative actions taken; and
- (5) a summary of complaints received and the actions taken to mitigate the issue associated with the complaint.

SITE CLOSURE

28.0 Closure Plan

- 28.1
- (1) No less than four (4) months prior to the permanent closure of the Site, the Owner shall submit to the District Manager written notification of the decision to cease activities and a schedule for the implementation of the activities in accordance with the decommissioning activities outlined in Item 3 of Schedule "A".
 - (2) The Owner shall submit to the District Manager written notification of the decision to cease activities at the Site and a schedule for the implementation of the activities in accordance with the decommissioning activities outlined in Item 3 of Schedule "A". The notification and schedule shall be submitted either four (4) months prior to the planned permanent closure of the Site or forthwith in the situation of an unplanned permanent closure of the Site or indefinite cessation of Site activities.
 - (3) Within ten (10) days after closure of the Site, the Owner shall notify the Director and the District Manager, in writing, that the Site is closed and that the decommissioning activities have been completed.

SCHEDULE "A"

This Schedule "A" forms part of this Environmental Compliance Approval:

1. Environmental Compliance Approval Application, submitted by Millwick Transfer Ltd. and signed by Vince Mora, Owner, dated September 15, 2015 including all supporting information, letters, attachments, drawings and appendices.
2. Design and Operations Report, dated August 2017, prepared by Millwick Transfer Ltd., submitted as part of Item (1) of Schedule "A".
3. Site Plan entitled "Site Plan for Waste Transfer Station" revised Sept. 7, 2018, and prepared by Leo Ariemma, Architectural Design Inc.
4. Environmental Compliance Approval Application, submitted by Millwick Transfer Ltd. and signed by Vince Mora, dated November 21, 2018 including all supporting information, letters, attachments, drawings and appendices.
5. Design and Operations Report, dated November 2018 and prepared by Millwick Transfer Ltd. Submitted as part of Item (4) of Schedule "A".
6. Environmental Compliance Approval application dated September 19, 2022 signed by George Kirchmair, P.Eng., York1, including all supporting documentation.
7. Email dated April 11, 2024 from George Kirchmair, P.Eng., York1, to Andrew Neill, P.Eng., MECP, amending application to remove soil processing and outdoor storage of soils.
8. Email dated April 11, 2024 from George Kirchmair, P.Eng., York1, to Andrew Neill, P.Eng., MECP, with updated BMPP for dust control.
9. Email dated July 16, 2024 from George Kirchmair, P.Eng., York1, to Andrew Neill, P.Eng., MECP, indicating the Owner and Operator of the Site will be York1 Millwick Transfer Ltd.

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

The reason for Conditions 1.0, 3.0, 4.0, 5.0 and 9.0 is to clarify the legal rights and responsibilities of the Owner.

The reason for Conditions 2.0, 10.0, 16.0, and 18.0 is to ensure that the Site is operated in accordance with the application and supporting documentation submitted by the Owner, and not in a manner which the Director has not been asked to consider.

The reasons for Condition 6.1 is to ensure that the Site is operated under the corporate name which appears on the application form submitted for this approval and to ensure that the Director is informed of any changes.

The reasons for Condition 6.2 are to restrict potential transfer or encumbrance of the Site without the approval of the Director and to ensure that any transfer of encumbrance can be made only on the basis that it will not endanger compliance with this ECA.

The reason for Condition 7.0 is to ensure that sufficient funds are available to the Ministry to clean up the Site in the event that the Owner is unable or unwilling to do so.

The reason for Condition 8.0 is to ensure that appropriate Ministry staff have ready access to the Site for inspection of facilities, equipment, practices and operations required by the conditions in this ECA of Approval. This condition is supplementary to the powers of entry afforded a Provincial Officer pursuant to the EPA and OWRA.

The reason for Condition 11.1 is to specify the approved service area from which waste may be accepted at the Site.

The reason for Conditions 11.2 and 11.3 is to specify the hours of operation for the Site.

The reason for Condition 12.1 is to ensure that users of the Site are fully aware of important information and restrictions related to Site operations and access under this ECA.

The reasons for Condition 12.2 is to ensure the controlled access and integrity of the Site by preventing unauthorized access when the Site is closed and no site attendant is on duty.

The reasons for Conditions 13, 14, and 15 are to specify the types of waste that may be accepted at the Site, the Site's waste screening requirements, the amounts of waste that may be stored at the Site and the maximum rate at which the Site may receive and ship waste based on the Owner's application and supporting documentation.

The reason for Condition 16.1 is to specify the approved processing that can occur at the Site.

The reason for Conditions 17.1 through 17.8 is to specify the requirements for soil receiving and quality assurance to ensure that no contaminated soil is accepted at the Site.

The reason for Condition 18.1 is to ensure that manuals are made readily available to site personnel.

The reason for Conditions 19.1 is to ensure that equipment at the Site is maintained to minimize operational disruptions at the Site that may lead to an adverse effect.

The reason for Condition 20.1 is to ensure that any complaints regarding Site operations at the Site are responded to in a timely manner.

The reason for Conditions 21.1, 21.2 and 21.3 is to ensure that staff are properly trained in the operation of the equipment used at the Site and emergency response procedures. This will minimize the possibility of spills occurring and will enable staff to deal promptly and effectively with any spills that

do occur.

The reason for Conditions 22.1 through 22.6, 23.1 and 23.2 is to ensure that the Site is operated in a manner which does not result in a nuisance or a hazard to the health and safety of the environment or people.

The reason for Conditions 24.1 through 24.5 is to ensure that the Site is operated by properly Trained staff in a manner which does not result in a hazard or nuisance to the natural environment or any person.

The reason for Condition 25.1, 25.2 and 25.3 is to ensure that detailed records of Site inspections are recorded and maintained for inspection and information purposes.

The reasons for Condition 26.1 is to provide for the proper assessment of effectiveness and efficiency of site design and operation, their effect or relationship to any nuisance or environmental impacts, and the occurrence of any public complaints or concerns. Record keeping is necessary to determine compliance with this ECA, the EPA and its regulations.

The reasons for Condition 27.1 are to ensure that regular review of site development, operations and monitoring data is documented and any possible improvements to site design, operations or monitoring programs are identified. An annual report is an important tool used in reviewing site activities and for determining the effectiveness of site design.

The reasons for Conditions 28.1 through 28.3 is to ensure that the Site is closed in accordance with Ministry standards and to protect the health and safety of the public and the environment.

Upon issuance of the environmental compliance approval, I hereby revoke Approval No(s) 1537-B2FTRH issued on September 24, 2018

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 Notice") 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.

Pursuant to subsection 139(3) of the *Environmental Protection Act*, a hearing may not be required with respect to any terms and conditions in this environmental compliance approval, if the terms and conditions are substantially the same as those contained in an approval that is amended or revoked by this environmental compliance approval.

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 5th day of October, 2024



Mohsen Keyvani, P.Eng.
Director
appointed for the purposes of Part II.1 of the
Environmental Protection Act

AN/

c: District Manager, MECP Toronto - District
George Kirchmair, York1 Environmental Ltd.