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A REPORT TO

SHINING HILL ESTATES OPERATOR INC.

PHASE ONE ENVIRONMENTAL SITE ASSESSMENT

PROPOSED RESIDENTIAL DEVELOPMENT AND SCHOOL BLOCK

24, 162 AND 306 ST. JOHN'S SIDEROAD

TOWN OF AURORA

Reference No. 2008-E135

October 20, 2020

(Revision of the report dated September 30, 2020)

DISTRIBUTION

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It should be noted that the information supplied in this report is not sufficient to obtain approval for disposal of excess soil or materials generated during construction.

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1.0 EXECUTIVE SUMMARY

Soil Engineers Ltd. was retained by Shining Hill Estates Operator Inc. to carry out a Phase One Environmental Site Assessment (Phase One ESA) for properties located at 24, 162 and 306 St. John's Sideroad, in the Town of Aurora (hereinafter referred to as the 'subject site').

The purpose of the study is to identify any potential environmental concern associated with the subject site. The findings from our research of documents pertaining to the subject site, interviews with persons knowledgeable of the subject site, and an environmental site reconnaissance, together with our assessment, are presented in this report.

The subject site has been used for residential purposes. The western portion of the subject site has been used for agricultural purpose until 2005. The neighbouring properties consist of agricultural property to the north, senior apartment to the east and residential properties to the west and south.

The Phase One ESA has revealed the following items of environmental concern attendant to the subject site:

- Potential presence of fill materials of unknown quality located at central and western portion of the subject site.
- Potential use of pesticide for the agricultural activities at the subject site.
- Presence of topsoil stockpile at the eastern portion of the subject site.
- Presence of former Above storage tank (AST) located central portion of the subject site
- Former photo-processing business located to the south of the subject site.

It is recommended a Phase Two Environmental Site Assessment be conducted to address the above environmental concerns.



Limitations of the Report

Due to COVID-19 emergency related business closure orders, Toronto Reference Library is currently closed for indefinitely period and therefore fire insurance plan and occupancy search was not completed at this time. In order to comply with O.Reg. 153/04 as amended, an occupancy search must be completed when Toronto Reference Library opened and updated Phase One ESA accordingly.



2.0 INTRODUCTION

Soil Engineers Ltd. (SEL) has carried out a Phase One Environmental Site Assessment (Phase One ESA), as defined by the Environmental Protection Act (EPA), Ontario Regulation (O. Reg.) 153/04, as amended by O. Regs. 366/05, 66/08, 511/09, 245/10, 179/11, 269/11 and 333/13, hereinafter referred to as O. Reg. 153/04, for properties located at 24, 162 and 306 St. John's Sideroad, Town of Aurora (hereinafter referred to as the 'subject site').

2.1 Phase One Property Information

The subject site, as shown on the Site Location Plan, Drawing No. 1, is located on the north side of Saint John's Sideroad and west of Yonge Street in the Town of Aurora. The municipal addresses of the subject site are 24, 162 and 306 Saint John's Sideroad. The subject site comprised of three (3) Property Identification Numbers (PINs): 03626-2488, 03626-1114 and 03626-2489 (LT), as shown on the Property Index Map, Drawing No. 2.

The property information obtained from the Parcel Register, land transfer documents, and the UTM coordinates obtained from Google Earth are given in the table below:

PIN from Parcel Register	Property Description from Parcel Register	UTM Coordinates (1983 NAD)	Municipal Address
03626-2488	PT LOT 86, CON1 KING, PART 2, PLAN 65R37588; TOWN OF AURORA	621617.76 m E, 4874957.25 m N	306 St. John's Sideroad
03626-1114	PT LT 86, CON 1 (KING), PT 1, PL 65R26049; AURORA	622045.62 m E, 4875081.77 m N	162 St. John's Sideroad
03626-2489	PT LT 86 CON 1 KING, PART 3, PLAN 65R37588; TOWN OF AURORA	622403.81 m E, 4875073.44 m N	24 St. John's Sideroad

The subject site is irregular in shape, with an area of 34.88 ha (86.19 ac).

Municipal Property Assessment Corporation (MPAC)

MPAC Report was available for the northern portion of the subject site and was ordered on September 28, 2020. Copy of the report is included in Appendix 'A'. The report is summarized below:

162 St.John's Sideroad

An MPAC Farm Property Report was ordered for the subject site. The property roll number is 1946000072040000000. The Property Code and Description are 261 – Land owned by a non-farmer improved with a non-farm residence with a portion being farmed. According to the MPAC report, one (1) residential single detached structure was built in 1977, having a total floor area (above grade) of 108.23 m² (1,165 square feet). In addition, two (2) barns were built in 2008 and 2010, each having a total area of 2,571.56 m² (27,680 square feet) and 26.76 m² (288 square feet). One (1) interior strip-room was built in 2008, having a total area of 26.48 m² (285 square feet). The subject site was supplied with hydro, private well, septic tank and heated with electricity.

306 St.John's Sideroad

An MPAC Residential Primary Structure Report was ordered for the subject site. The property roll number is 1946000072100000000. The Property Code and Description are 301 – Single-family detached (not on water). According to the MPAC report, the on-site building was built in 2008, having a total floor area (above grade) of 1834.09 m² (19,742 square feet). The subject site was supplied with municipal well, septic tank and heated with electricity.



2.2 Contact Information

This Phase One ESA was commissioned to address any potential environmental concern associated with the subject site and in accordance with our proposal dated August 18, 2020, as approved by Mr. Paul Bailey. Our client can be contacted at:

Shining Hill Estates Operator Inc.
2235 Sheppard Avenue East
Toronto, Ontario
M2J 5B5

Attention: Mr. Paul Bailey



3.0 SCOPE OF INVESTIGATION

The general objectives of a Phase One ESA, as defined by Part VII of O. Reg. 153/04 of the EPA, are the following:

- To develop a preliminary determination of the likelihood that one or more contaminants have affected any land or water on, in or under the subject site.
- To determine the need for a Phase Two Environmental Site Assessment (Phase Two ESA).
- To provide a basis for carrying out any required Phase Two ESA.
- To provide adequate preliminary information about the environmental conditions in the land or water on, in or under the subject site, in order to conduct a risk assessment following the completion of a Phase Two ESA, if required.

A Phase One ESA generally consists of the following components:

- Records review.
- Interview(s).
- Site reconnaissance.
- An evaluation of the information gathered from the records review, interviews and site reconnaissance.
- Completion of a Phase One ESA report.
- The submission of the Phase One ESA report to the commissioner of the report.

This Phase One ESA was commissioned in support of proposed residential development. It is anticipated that the new development will be provided with municipal services meeting urban standards.



4.0 **RECORDS REVIEW**

4.1 **General**

(i) **Phase One Study Area**

Except where noted, the Phase One Study Area generally consists of the subject site plus 250 m beyond the perimeter boundaries of the subject site.

(ii) **First Developed Use**

The first developed use of the subject site is defined by O. Reg. 153/04 as the earlier of either the first use in or after 1875 that resulted in the development of a building or a structure on the subject site, or the first potentially contaminating use or activity on the subject site.

A Historical Map dated 1877 was located at the McGill University Canadian County Atlas Digital Project website on September 16, 2020. A copy of the map is presented on Drawing No. 3, showing that the subject site was part of the estates owned by Mr. Nathan Pearson. Roadways were located to the south and east of the subject site.

(iii) **Fire Insurance Plans**

Due to the current Covid-19 emergency orders for closure of some businesses by government, fire insurance plan (FIP) search was not completed at this time. In order to comply with O.Reg. 153/04 as amended, FIP search must be completed at the later time.

**(iv) Chain of Title**

A land title search was conducted for the subject site at the Peel Region Land Registry Office on September 16, 2020. The information from the Parcel Register and Land Title research is listed in Appendix 'B'. The earliest records show that the subject site was part of Lot 86 in the 1st Concession, within the Town of Aurora. The subject site was part of the land patented by the Crown to Benjamin Pearson in 1806.

Throughout the researched years, the land was subdivided, with the ownership of the subject site changing several times between private individuals and companies. The most recent transactions for the subject site are listed in the table below:

PIN	Instrument No.	Year	Party From	Party To
03626-2488 (LT)	YR2397285	2015	Andrew, Dunin, Anne Patricia Dunin	Shining Hill Homes (St.John's) Inc.
03626-1114 (LT)	YR2397287	2015	1945044 Ontario Inc.	Shining Hill Estates Collection Inc.
03626-2489 (LT)	YR2397284	2015	1530769 Ontario Inc.	Shining Hill Homes (St.John's) Inc.

(v) Environmental Reports

The following previous reports completed by Soil Engineers Ltd. was reviewed:

- Phase I Environmental Site Assessment (ESA), Proposed Residential Development, 24, 162, 306, 370, 434 and 488 St. John's Sideroad & 16200 and 16250 Yonge Street, Town of Aurora, Reference No. 1604-E146, dated June 2, 2016.



A brief summary of the reports is provided below:

Phase I Environmental Site Assessment

SEL conducted a Phase I Environmental Site Assessment for larger property including the subject site in June 2016. The findings indicated the following items of environmental concern attendant to the subject site:

- Portions of the Phase One Property are being used for farming.
- ASTs were observed at 16200, 16250 Yonge Street, and 162 St. John's Sideroad.
- A commercial fuel oil tank is located 154 m west and up-gradient of the Phase One Property.
- A fire pit was observed on the Phase One Property at 16200 Yonge Street. Structures have been added and demolished from the Phase One Property. It is possible that fill was imported to backfill the demolition area or to grade the site.

4.2 Environmental Source Information

(i) **Ministry of the Environment, Conservation and Parks (MECP)**

MECP Waste Disposal Sites

Active and closed landfill sites located in excess of 1 km from the subject site are considered to have no significant potential for environmental impact at the subject site. On July 21, 2020, SEL reviewed the Ontario Ministry of the Environment, Conservation and Parks (MECP) "Waste Disposal Site Inventory", dated June 1991. There is no record of any active or closed waste disposal site within 1 km of the subject site.



Industrial Sites Producing or Using Coal Tar and Related Tars in Ontario

On July 21, 2020, SEL reviewed the MECP “Inventory of Industrial Sites Producing or Using Coal Tar and Related Tars in Ontario”, dated November 1988, and the “Inventory of Coal Gasification Plant Waste Sites in Ontario”, dated April 1987. There is no record of any coal gasification plant, coal tar distillation plant, creosote plant, etc., at or within the vicinity of the subject site. All facilities of this nature are located in excess of 1 km from the subject site and are considered to have no significant potential for environmental impact at the subject site.

Polychlorinated Biphenyl (PCB) Waste Storage Sites

The MECP “Ontario Inventory of PCB Storage Sites”, dated October 1991 and April 1995 respectively, were reviewed on July 21, 2020. The subject site is not listed as a PCB waste storage site, and no PCB waste storage site is located within the Phase One Study Area.

MECP Waste Generator

On September 14, 2020, the MECP Waste Generator Registration database files, dated 2000, 2008, 2015 and 2018, were reviewed. The subject site is not listed as a waste generator under Regulation 347 of the EPA, and one (1) waste generator is listed at neighbouring properties within the Phase One Study Area. Details are listed in the table below:

Company Name	Address	Generator No.	Years Registered	Waste Class	Location within the Phase One Study Area
Kwik Kopy Printing	15900 Yonge Street	ON1250212	2000	-	Approximately 45 m south of the subject site boundary



Records of Site Condition (RSC)

On September 14, 2020, the MECP Brownfields Environmental Site Registry database was reviewed to determine whether any RSC had been filed for the subject site or any of the surrounding properties within the Phase One Study Area. No RSCs were filed for the subject site, however, the following one (1) RSC was filed within the Phase One Study Area:

RSC #	Company	Address	Filing Date	Property Use	Rsc Type	Distance
223266	2501500 Ontario Inc.	16003 Yonge Street	2017	Commercial to Residential	Phase One ESA	Approximately 128 m SE of subject site boundary

MECP Freedom of Information

A request for documented environmental concerns and citations pertaining to the subject site was forwarded to the MECP Freedom of Information Office on September 21, 2020. No response has been received at the time of writing this report. In the event that their response suggests cause for concern, it will be forwarded together with an assessment of its significance. The request form is presented in Appendix 'C'.

(ii) Environment Canada

National Pollutant Release Inventory (NPRI)

On September 14, 2020, the Environment Canada NPRI database files were reviewed. The subject site is not registered in the NPRI database and no property within the Phase One Study Area is listed in the database.



National PCB Inventory

On September 14, 2020, the Environment Canada PCB Inventory database files, dated 1994, were reviewed. The subject site is not registered in the National PCB Inventory database and no property within the Phase One Study Area is listed in the database.

(iii) **Other Sources**

Municipal Freedom of Information

A request for documented environmental concerns and citations pertaining to the subject site was forwarded to the Town of Aurora Freedom of Information Office on September 21, 2020. No response has been received at the time of writing this report. In the event that their response suggests cause for concern, it will be forwarded together with an assessment of its significance. The request form is presented in Appendix 'C'.

Technical Standards & Safety Authority (TSSA)

The use of underground storage tanks (USTs) containing petroleum products is regulated in Ontario by the Ministry of Consumer and Commercial Relations (MCCR) under various legislative instruments, including the Gasoline Handling Act and Energy Act. Above-ground storage tanks (ASTs) and USTs that contain petroleum products are required by law to be registered with the MCCR, and the TSSA is responsible for keeping records of these tanks. Customer Services of the TSSA was contacted on September 29, 2020, regarding possible registration, size and age of USTs and ASTs at the subject site and surrounding properties. On the next day, they informed us that they had no records for the listed properties. It should be noted that TSSA records are only reliable from 1987 to the present. Copy of the TSSA records prepared for the subject site can be found in Appendix 'D'

Environmental Risk Assessment Service (ERIS) Ltd.

ERIS Ltd. provides reports that compile information from both government and private databases of interest to the environmental field. The ERIS database report prepared for 24, 162 and 306 St. John's Sideroad (Report No. 20291000700) can be found in Appendix 'E'. The database and number of notable records found pertaining to the subject site and Phase One Study Area are listed in the table below:

Database	Number of Records for the subject site	Additional Number of Records for Phase One Study Area
Certificates of Approval (CA)	0	6
Environmental Compliance Approval (ECA)	0	6
Ontario Reg. 347 Waste Generators Summary (GEN)	0	5
TSSA Historical Incidents (HINC)	1	1
Fuel Oil Spills and Leaks (INC)	0	2
Record of Site Condition (RSC)	0	1
Scott's Manufacturing Directory (SCT)	0	1

The records pertaining to the subject site and the neighbouring properties within 250 m from the subject site are briefly discussed in the following sections.

Certificates of Approval (CA)

This database contains the following types of approvals: Air & Noise, Industrial Sewage, Municipal & Private Sewage, Waste Management Systems and Renewable Energy Approvals. Fields include approval number, business name, address, approval date, approval type and status. Six (6) CA record was issued for a neighbouring property within the Phase One Study Area as listed in the table below:



Registered Name	Address	Year	Type Of Approval
Aurora Town	St.John's Sideroad and Yonge Street	1991	Municipal Sewage - cancelled
Mannington Dev. (St.John's) Inc	St.John's Sideroad and Yonge Street – Lot 86	1991	Municipal Sewage
Aurora Town	St.John's Sideroad and Yonge Street – Formerly Lot 85	1991	Municipal Water
Aurora Town	St.John's Sideroad and Yonge Street	1991	Municipal Water
Mannington Dev. (St.John's) Inc	St.John's Sideroad and Yonge Street – Lot 86	1991	Municipal Water
R.M. of York	St.John's Sideroad and Yonge Street	1997	Municipal Water

Environmental Compliance Approval (ECA)

On October 31, 2011, a smarter, faster environmental approvals system came into effect in Ontario. In the past, a business had to apply for multiple approvals (known as certificates of approval) for individual processes and pieces of equipment. Today, a business either registers itself, or applies for a single approval, depending on the types of activities it conducts. There were six (6) ECA records pertaining to two (2) properties are related to municipal/private sewage and air for properties within the Phase One Study Area as listed in the table below:

Company	Address	Nature of Approval	Year	Distance from the subject site
Ballymore Development (Aurora) Corporation	No Municipal Address	Municipal and private water works, Air	2002	Adjacent to the west of subject site.
Shining Hill Homes (St.John's) Inc.	No Municipal Address	Municipal and private sewage works	2019, 2020	Adjacent to the north of subject site

Ontario Regulation 347 Waste Generators Summary (GEN)

This database records the registered facilities, equipment and operations that are involved in the production, collection, handling or storage of waste from 1986 to April 2013. No records were found for the subject site and five (5) waste generator records pertaining to three (3) neighbouring properties within the Phase One Study Area. Detailed information is presented in the table below:



Generator #	Generator Name	Address	Waste Code	Approval Year	Distance and Direction
ON6407461	York Region	16105 Yonge Street	252 – Waste Crankcase Oils and Lubricants	2015	Approximately 60m to the east of the subject site.
ON7425905	York, Reginal Municipality of Environmental Services	Old Yonge and St.John's Sideroad	122 – Alkaline Solutions – containing other metals and non-metal	2018, 2020	Approximately 147 m to the east of the subject site
ON1250212	Kwik Kopy Printing Canada Corporation	15900 Yonge Street	212 – Aliphatic solvents, 264 – Photoprocessing wastes	1992-2001	Approximately 45m south of the subject site.

TSSA Historical Incidents (HINC)

This database will cover all incidences recorded by TSSA with their older system, before they moved to their new management system. TSSA's Fuels Safety Program administers the Technical Standards & Safety Act 2000, providing fuel-related safety services associated with the safe transportation, storage, handling and use of fuels such as gasoline, diesel, propane, natural gas and hydrogen. There was one (1) HINC record related to natural gas pipeline strike within the subject site. In addition, there was one (1) HINC record related to natural gas pipeline strike within the Phase One Study Area.

Fuel Oil Spills and Leaks (INC)

This database is a listing of spills and leaks of diesel, fuel oil, gasoline, natural gas, propane, and hydrogen reported to the Spills Action Centre (SAC). No fuel oil spill and leak incident recorded for the subject site but two (2) were recorded for properties located within Phase One Study Area. Detail is listed in the table below:



Company	Location	Date	Incident Summary	Environmental Impact	Distance from subject site
-	16003 Yonge Street	May 25, 2011	Fire	Kitchen grease fire	Approximately 128 m SE of subject site.
-	15900 Yonge Street	April 29, 2010	Fire	Natural Gas- fire	Approximately 45 m south of the subject site.

Record of Site Condition (RSC)

Record of Site Condition is part of the Ministry of the Environment's Brownfields Environmental Site Registry. According to the ERIS report, no RSC is registered at the subject site and one (1) RSC is registered within the Phase One Study Area. Details are listed in the table below

Company	Location	Filing Date	RSC No.	Distance from subject site
2501500 Ontario Inc.	16003 Yonge Street	May 15, 2017	223266	Approximately 128 m SE of subject site.

Scott's Manufacturing Directory (SCT)

Scott's Manufacturing Directory is a voluntary database of manufacturers in Ontario. According to the ERIS report, there is no SCT record registered at the subject site and one (1) neighbouring manufacturing facility listed in the directory. Details are listed in the table below:

Company	Address	Established	Description	Distance from the Subject Site
Kwik Kopy Printing Canada Corp	15900 Yonge Street	1978	Commercial Printing and Lithographic	Approximately 45 m south of the subject site.



4.3 Physical Setting Sources

(i) **Aerial Photographs**

Aerial photographs dated 1954, 1970, 1978, 1988, 1999, 2005, 2007, 2009, 2018 and 2019, showing the subject site and surrounding area, were found at the York Region Interactive Maps on September 15, 2020. Copies of the aerial photographs are presented in Appendix 'F'.

A review of the aerial photographs is summarized in the table below:

Years	Subject site	Phase One Study Area
1954	The subject site appears to have been used for agricultural purposes.	Agricultural properties were observed in all direction of the subject site.
1970	A residential, one (1) shed and one (1) barn structures were observed in the middle of the subject site. Western portion have been used for agricultural purposes. There is one pond on-site.	
1978		Residential developments were observed to the southeast of the subject site. Agricultural properties were observed in the rest of the directions.
1988		
1999		The surrounding areas consist of residential properties to the south and southeast, senior apartment property to the east and agricultural properties to the north and west.
2005	One (1) shed and one (1) barn structures were no longer observed in the middle of the subject site.	
2007	Some earthwork is observed in the western portion of the subject site. There are one (1) residential building and one (1) barn building located in the middle of the subject site.	
2009	There is one (1) mansion located in the northern portion of the subject. There are one (1) stable, one (1) arena and one (1)	
2018	residential building located in the middle of the subject site. The pond was no longer observed.	
2019	A model house is observed at the eastern portion of the subject site.	



It should be noted that in all aerial photographs, St. John's Sideroad and Yonge Street are observed adjacent to the south and east of the subject site, respectively.

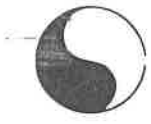
(ii) **Topography, Hydrology, Geology**

Maps of the area were located at Ontario Ministry of Natural Resources and Forestry on September 14, 2020. Ontario Base Maps (OBM) of 1988 and a Topographic Map were available for our review, showing the land features at those dates. Copies of the maps are presented on Drawing Nos. 4 and 5, respectively, showing that one (1) structure was located at the subject site in 1988. Based on the topography of the area, precipitation runoff on the subject site is expected to flow north-easterly.

Geological maps of the area were located at the Ontario Geological Survey and the Bedrock Geology of Ontario Database on September 11, 2020. A surface geology map is presented on Drawing No. 6, showing that the subject site underlain by Newmarket Till Material (sandy silt to silt matrix, moderate to high matrix carbonated content, clast content moderate to high). A bedrock geology map is presented on Drawing No. 7 showing that the subject site is underlain by bedrock of Georgina Bay Formation, Billings Formation, Collingwood Member, Eastview Member. The rock description is limestone, dolostone, shale, arkose, and sandstone.

The subject site is located in the larger hydrogeological region known as Severn River. A watershed map of the area was obtained from Land Information Ontario on September 11, 2020. A copy of the map is presented on Drawing No. 8. The map indicates that the subject site is situated within the Lake Simcoe Watershed.

According to the Ontario Geological Survey Bedrock Drift Thickness Database, accessed on September 11, 2020, the bedrock at the subject site is overlain by 128 m of drift.



(iii) **Fill Material and Topsoil**

Based on the aerial photograph, one (1) shed and one (1) barn, located in the middle of the subject site, were demolished. It is possible that fill was imported after to backfill demolished structures. Leveling and grading in the western portion of the subject site was observed in 2007. Fill material may imported at the subject site.

(iv) **Water Bodies and Areas of Natural Significance**

Ontario Ministry of Natural Resources and Forestry

SEL reviewed the Ontario Ministry of Natural Resources and Forestry (OMNRF) Natural Heritage Information Centre (NHIC) database on September 11, 2020 for listings of the various classes of natural areas located in the vicinity of the subject site. According to the database, there is no area of natural significance located at the subject site and within the Phase One Study Area. A copy of the Natural Features and Protection Area Plan is presented on Drawing No. 9.

Planning Authorities/Wellhead Protection Areas

The Ministry of the Environment, Conservation and Parks Source Water Protection Map was reviewed on September 14, 2020. Based on our review, the subject site is within three (3) different wellhead protection areas; D (25 years), C (2 to 5 years) and B (within 2 years) from west to east.

(v) **MECP Well Records**

The MECP's help desk at Water Well Ontario was contacted on September 11, 2020 regarding the subject site and the surrounding area. Six (6) well records are located at the subject site and sixteen (16) well records are located within the Phase One Study Area. A copy of the MECP Well Record is presented in Appendix 'G'.



4.4 **Occupancy Search**

Due to the current Covid-19 emergency orders for closure of some businesses by government, occupancy search was not completed at this time. In order to comply with O.Reg. 153/04 as amended, an occupancy search must be completed at the later time.

4.5 **Records Review Summary**

A summary of the relevant information disclosed by our records review as of September 15, 2020, is given below:

- The subject site appears to be used for agricultural purposes. (Source: Aerial Photographs, MPAC)
- Fill may have been imported to the Phase One Study area. (Sources: Aerial photographs)
- Presence of a former above-storage tank (AST) located to east of arena at the subject site. (Sources: Previous report)
- Three (3) businesses with waste generator located within the Phase One Study Area. (Source: Eris report and record review)
- Two (2) fuel oil spills and leaks records located within the Phase One Study area. (Sources: Eris report)
- One (1) printing business located within the Phase One Study area. (Sources: Eris report).
- The subject site is adjacent to roadways, St. John's sideroad and Yonge Street to the south and east, respectively. (Sources: Maps and Aerial Photographs)



5.0 INTERVIEW

5.1 Owner Interview

Mr. Paul Bailey, the ownership partner of the subject site since 2015, was interviewed on September 9, 2020. Based on his understanding, the subject site has been a residential and agricultural property. He has no knowledge of any stain, odour, spill or other major environmental concern related to the subject site. A copy of the interview document is included in Appendix 'H'.

5.2 Summary of Interview

The interview has disclosed the following items of environmental concern with regards to the subject site:

- Subject site has been a residential and agricultural property.



6.0 SITE RECONNAISSANCE

6.1 General

A visual inspection of the subject site and publicly accessible areas of the Phase One Study Area was conducted by our representative, Mr. Oleksandr Grabovskyy, B.ES, on September 10, 2020, to determine the general environmental condition of the subject site and the Phase One Study Area. The following table outlines the conditions and the timing of the site reconnaissance:

Date	Weather Condition	Temperature	Duration of Visit	Precipitation Conditions
Thursday September 10, 2020	Sun & Cloud	18° C	5.0 hours 8:30 am to 1:30 pm	-

Site photographs taken during the inspection are presented in Appendix 'H'.

The subject site is located within a mixed agricultural/residential area in the Town of Aurora and bordering the Town of Newmarket to the North. The neighboring properties consist of residential properties to the South and West, recreational/residential to the East and agricultural/residential to the North.

At the time of inspection, the subject site consists of a vacant lot meant for development, a vacant residential building for repurposing, a occupied residential building and a vacant stables. Tannery Creek courses the East portion of the subject site. A pond is located to the West of the subject site. A former ski lift, operated with electricity, is visible at the central portion of the subject site. Access to the West portion of the subject site is via two locked gates from St. John's Sideroad West adjacent to the South of the subject. Access to the East portion of the subject site is via a locked gate from Yonge Street adjacent to the East of the subject site.

The ground surface on the subject site is naturally sloped with major undulations East toward Yonge Street. There was no visible sign of USTs at the subject site.



6.2 Specific Observations at the Phase One Property

(i) **Building Inspection**

At the time of the site inspection, the subject site consists of two residential buildings, a Sales Office, a Skating Rink, and a Stable.

306 St. John's Sideroad West

A single family detached residential structure was built in 2008 and maintains Municipal water and sanitary connections with Gas-based Forced Air heating and a private hydrothermal heating system. The exterior of the residential structure consists of stone walls and a sloped shale-shingle roof built on a concrete foundation. The interior of the residential structure maintains carpet, hardwood, laminate and tile flooring with brick walls and wood-layered drywall. A swimming pool and external kitchen are located at the Southwest end of the structure. A sump pit was observed in the garage in the northeast portion of the structure. No stain or spill or other was noted in the sump. The hydrothermal piping intake is located along the north portion of the northeast half of the structure through a detached entrance containing a drum full of unknown material.

162 St. John's Sideroad West

A single family detached residential structure was built in 1977 and maintains a private well and septic tank with municipal connections to hydro and an electric heating system. No Septic bed or private well were visible at the time of the site inspection. The interior of the residential structure was inaccessible at the time of the site inspection. The interior of the residential structure maintains carpet and hardwood flooring with bare cinderblock walls and drywall. A Forced Air furnace and hot water tank are present in the basement. A locked shipping container is present to the West of the residential structure. A skating rink built in 2007 is located to the Northwest of the residential structure. The skating was undergoing demolition at the time of the site inspection. Portions of the concrete foundation



have been stripped and pile within and around the existing footprint. Several thousand Litre containers full of Glycol de-icing fluid for the rink freezing mechanism are present at the South section of the footprint. A former ski lift is located to the North of the former skating rink. The control system at the unloading area was connected to hydro. The footprint of the loading area is visible at the bottom of the hill.

A Type IV Insulated Barn structure was built in 2008 at the Northwest portion of 162 St. John's Sideroad West. The Barns primary use was as Stables. The exterior of the Stables maintains a plywood wall cover with sloped sheet-metal roofing on the free room section and plywood and stone walls with sloped asphalt-shingled roofing in the stall and maintenance areas all on a concrete foundation. The interior of the Stables maintains tile, brick and plywood flooring with laminate wall panels and drywall. The Stables contains 11 horse stalls and a washing station with a kitchen and cleaning area. A hot water tank and gas container are located in the utility room. A Septic Tank is present to the East of the Stables. Five (5) automated single horse water troughs and an old well pump are located in the field to the Southeast of the Stables.

24 St. John's Sideroad West

A Sales Office for the future residential subdivision was completed in 2019 with construction beginning in 2018. The Sales Office maintains connections with hydro, gas and water. The exterior of the Sales Office maintains drywall, tile and laminate board siding with a flat sheet-metal roof. The interior of the Sales Office maintains drywall siding and hardwood floors. A Forced-Air Furnace and water pressure tank are visible in the utility room of the Sales Office. An Above ground Polyethylene compatible plastic Tank is located along the East wall of the Sales Office. A topsoil stockpile is located to the Northwest of the Sales Office.



(ii) **Hazardous Materials**

Asbestos-Containing Materials (ACMs)

(ACMs were widely used in building construction until the mid to the late 1970s, primarily for the good insulation and fire retardant properties of asbestos. The health risks associated with asbestos occur when asbestos fibres are released from various materials into the ambient air.

Based on the age of the residential building on the East portion of the subject site, it is possible that ACMs may have been used in the building construction.

Polychlorinated Biphenyls (PCBs)

PCBs commonly exist in electrical equipment such as transformers, capacitors, and in the ballasts of fluorescent and high-intensity discharge (HID) light fixtures. The use of PCBs in newly manufactured electrical equipment was discontinued in 1979.

Based on the age of the residential building on the East portion of the subject site, it is possible that PCBs are present in the electrical equipment in the area.

Urea-Formaldehyde Foam Insulation (UFFI)

UFFI was commonly used in the mid-1970s for insulation in buildings and was discontinued in 1980.

Based on the age of the residential building on the East portion of the subject site, it is possible that UFFI may have been used.

Ozone-Depleting Substances (ODSs)

Sources of ODSs are found in the form of chlorofluorocarbons (CFCs) used in air-conditioning units and refrigeration systems.



Based on our inspection, sources of ODSs are likely limited to minor quantities present in the refrigeration/freezer units and air conditioners and do not pose an environmental risk if the units are properly serviced and maintained.

Lead

The lead was commonly used in old plumbing pipes and solder, in the manufacturing of paint as a drying agent and for pigmentation. The use of lead in the manufacturing of new paint was phased out during the 1970s for interior house paint and during the late 1990s for exterior paint.

Based on the age of the residential building on the East portion of the subject site, it is possible that lead-based materials may be used in various components of the building.

Mercury

Mercury is generally a component of thermometers, thermostats and fluorescent lighting tubes. Our visual inspection of the subject site indicated that these items are limited in use.

Silica

Silica is a natural material found in rocks and masonry units. Our inspection indicated that these materials were used in the construction of the buildings. As long as these materials remain in their solid form and do not show signs of deterioration (or dusting), they remain safe.

(iii) **Underground Storage Tanks (USTs)**

There is no evidence of an UST at the subject site. A Septic Tank is visible to the West of the Stables on the West portion of the subject site.

(iv) **Above-ground Storage Tanks (ASTs)**

A Polyethylene compatible Tank is located to the East of the Sales Office at the



East portion of the subject site.

(v) **Substance Containers**

Our representatives checked for the presence of any substance containers such as oil drums, used oil containers, gasoline jerry cans, paint cans, etc. At the time of the site inspection, household cleaning supplies, automotive maintenance supplies and jerry cans were present within the on-site structures. A drum of unknown material is present at the North side of the Western residence. 1000 Litre containers are full of Glycol de-icing fluid in the area of the former skating rink.

(vi) **Waste Management and Maintenance Practices**

Recycling and Compost is collected by municipal services weekly on Tuesdays with the addition of Garbage and Yard Waste collection happening on alternating weeks for the subject site.

(vii) **Air Quality and Noise**

During our inspection, there is no noticeable odor in the area of the subject site. There is no detectable source of air emission that may impact the ambient air quality at the subject site. No unexpected noise level greater than the ambient was noted at the subject site. Ambient condition refers to the adjacent roadways (St. John's Sideroad West and Yonge Street).

(viii) **Water Wells and Septic Tanks**

During our inspection, seven (7) Monitoring observation wells and a Septic Tank were observed to be on the subject site. Nine (9) Monitoring observation wells are visible to the West and Southeast of the subject site within the Phase One Study Area.

(ix) **Phase One Study Area Inspection**

Based on our visual inspection of the publicly accessible areas, the neighboring properties consist of agricultural properties to the North, residential properties to



the East, South and West. A Wetland is located at the edge of the Phase One Study Area to the East. A residential construction site is located at the edge of the Phase One Study Area to the North. A Stormwater treatment facility is located along the Southeast corner of the St. John's Sideroad West and Yonge Street intersection.

(x) **Enhanced Property Investigation**

There is no industrial process, dry cleaning service, gas station or bulk petroleum products storage, manufacturing process or chemical handling carried out at the subject site in the past or at the time of this Phase One ESA. Therefore, no enhanced property investigation was conducted.

6.3 **Summary of Site Reconnaissance**

Our site reconnaissance, conducted on September 10, 2020, has revealed the following noteworthy items which warrant further discussion:

- Two roadways (St. John's Sideroad West and Yonge Street) are adjacent to the subject site.
- A Polyethylene Tank, Glycol containers and a Drum of unknown material are located on the subject site.
- Tannery Creek courses through the East portion of the subject site.
- A wetland is located along the East edge of the Phase One Study Area
- Seven Monitoring Observation Wells are present on the subject site.
- A Stormwater treatment facility is located to the East of the subject site.
- A topsoil stockpile is present in the East portion of the subject site.



7.0 REVIEW AND EVALUATION OF INFORMATION

7.1 Current and Past Uses

The records review indicates that the subject site has been used for residential and agricultural purposes.

A description of the major uses of the subject site and the year in which they appear to have commenced is presented in the Table of Current and Past Use, Appendix 'J'.

7.2 Discussion of Environmental Items

Based on our review of records, interviews and site reconnaissance, as of September 16, 2020, the following information pertaining to the environmental condition of the subject site has been disclosed by the Phase One ESA:

- The subject site appears to be used for agricultural purposes. (Source: Aerial photographs, MPAC).
- Fill material may have been imported to the former structure area. (Sources: Aerial Photographs)
- Fill material may have been imported in the western portion of the subject site (Sources: Aerial Photographs)
- Above storage tank (AST) was observed by previous investigation at 162 John's Sideroad (Sources: Previous Phase One ESA Report)
- Topsoil stockpile was observed eastern portion of the subject site (Sources: Site inspection)
- Substance container including metal drums, and 1000L plastic containers with glycol were observed at the subject site during the site inspection. (Source: Site inspection)
- One (1) printing business associated with waste generator was located within the Phase One Study area. (Sources: Eris report and Records Review)
- Two (2) waste generators are listed at neighboring properties within the Phase



One Study Area. (Source: Records Review, Eris report)

- Two (2) fuel oil spills and leaks records located within the Phase One Study area. (Sources: Eris report)
- The subject site is adjacent to roadways, St.John's sideroad and Yonge Street to the south and east, respectively. (Sources: Maps and Aerial Photographs)

(i) **Potentially Contaminating Activity**

A Potentially Contaminating Activity (PCA) is defined by O. Reg. 153/04 as a use or an activity that is occurring or has occurred in a Phase One Study Area, as per Table 2 of Schedule "D".

We have evaluated the risk associated with specific items in the above list to determine the potential for that activity to impact the environmental condition of the subject site.

Fill Material

Based on the aerial photographs and MPAC, there was a former structure located at 162 St.John's Sideroad. Also there was a topsoil pile located at north of model house. The fill material of unknown quality may have been imported to backfill the areas. This material is considered to possess a high potential to influence the environmental condition of the subject site: # 30 – Importation of Fill Material of Unknown Quality.

Based on the aerial photographs, leveling and grading was completed in the western portion of the subject site. Fill material of unknown quality may have been imported to the subject site. This material is considered to possess a high potential to influence the environmental condition of the subject site: # 30 – Importation of Fill Material of Unknown Quality.



Pesticides Use

Based on our records review and site inspection, the subject site has been used for agricultural purposes. There is a possibility of pesticides being used as part of the agricultural activities. Therefore, it is considered to be a moderate to high environmental concern for the subject site, PCA # 40: Pesticides (including Herbicides, Fungicides and Anti-Fouling Agents) Manufacturing, Processing, Bulk Storage and Large-Scale Applications.

Based on our site inspection, the topsoil stockpiles was observed at the eastern portion of the subject site. Stockpile appears to be topsoil stripped at the eastern portion of the subject site. This is considered to be a moderate to high environmental concern for the subject site, PCA # 40: Pesticides (including Herbicides, Fungicides and Anti-Fouling Agents) Manufacturing, Processing, Bulk Storage and Large-Scale Applications.

Above-storage Tank at the Subject Site

Based on previous Phase One ESA (Ref# 1604-E146), above-storage tank (AST) was observed at 162 St. John's Sideroad, east of arena building. This is considered to possess a high potential to influence the environmental condition at the subject site. PCA #28 – Gasoline and Associated Products Storage in Fixed Tanks

Substance Containers at the Subject Site

Substance containers (metal drums, 1000L plastic containers and plastic drums) were observed at 24 and 162 St. John's Sideroad. No leak, spillage or staining were underneath or within the vicinity of these containers and therefore they are not considered to be PCAs. It is recommended that during construction, any deleterious debris found on the surface or buried on site must be removed for proper disposal.



Businesses Associated with Waste Generators Phase One Study Area

Based on our records review and Eris report, one (1) water treatment facility building associated with waste generator, is located at 256 Old Yonge Street (approximately 147 m to the east of the subject site). Due to large distance and down-gradient location of the site, this is considered to possess a low potential to influence the environmental quality of the subject site.

Based on our records review and Eris report, one (1) waste generator for waste oil and lubricant is located at 16105 Yonge Street. This may be associated with elevator maintenances. The site boundary is approximately 60 m to the east of the subject site but the actual building with elevator is located approximately 95 m to the east of the subject site. Due to large distance and down-gradient location of the site, this is considered to possess a low potential to influence the environmental quality of the subject site.

Based on our records review and Eris report, one (1) printing business associated with waste generator is located at 15900 Yonge Street (approximately 45m south of the subject site). Due to close proximity and upgradient location of the site, it is considered to have a high potential to influence the environmental condition at the subject site. This is considered as a PCA: # Other – Photoprocessing

Fuel Oil Spill and Leaks within Phase One Study Area

Based on Eris report, two (2) fuel oil spill and leak records were found within Phase One Study area. One (1) record is associated with kitchen grease fire located at 16003 Yonge Street, approximately 128 m to the southeast of the subject site and one (1) record is associated with natural gas fire located at 15900 Yonge Street, approximately 45m to south of the subject site. Due to nature of spills and leaks and downgradient locations of the site, these items are considered



to possess a low potential to influence the environmental condition of the subject site; # Other – Spills.

(ii) Other Environmental Items

Adjacent Roadways

The subject site is adjacent to roadways, St. John's Sideroad and Yonge Street. This is of concern due to the de-icing chemicals used during the winter season which may result in higher than usual levels for the Sodium Adsorption Ratio and Electrical Conductivity of the soil. If the soil remains in situ, it is considered to meet the standards through clause 49.1 of O. Reg. 153/04.

Water Bodies and Areas of Natural Significance

There is one water body located western portion of the subject site. Two transverse watercourses (Tannery Creek and unnamed) are located at the eastern and western portion of the subject site, respectively.

7.3 Areas of Potential Environmental Concern (APECs)

Based on our review of the activities identified at the subject site and Phase One Study Area, the identified APECs are provided in Appendix 'K'.

7.4 Phase One Conceptual Site Plan

A Phase One Conceptual Site Plan illustrating the findings and results of the assessment is presented on Drawing No. 10.



8.0 CONCLUSIONS

Soil Engineers Ltd. was retained by Shining Hill Estate Collection Inc. to carry out a Phase One Environmental Site Assessment (Phase One ESA) for properties located at 24, 162 and 306 St. John's Sideroad, in the Town of Aurora (hereinafter referred to as the 'subject site'). The subject site has been used for residential purposes. The western portion of the subject site has been used for agricultural purpose until 2005. The neighbouring properties consist of agricultural property to the north, senior apartment to the east and residential properties to the west and south.

8.1 Phase Two Assessment Recommendation

The Phase One ESA has revealed the following items of environmental concern attendant to the subject site:

- Potential presence of fill materials of unknown quality located at central and western portion of the subject site.
- Potential use of pesticide for the agricultural activities at the subject site.
- Presence of topsoil stockpile at the eastern portion of the subject site.
- Presence of former Above storage tank (AST) located central portion of the subject site
- Former photo-processing business located to the south of the subject site.

It is recommended a Phase Two Environmental Site Assessment (Phase Two ESA) be conducted to address the above environmental concerns.



8.2 Record of Site Condition (RSC) Requirements

Based on the type of development proposed for the subject site, an RSC is not required to be filed in accordance with Ontario Regulation (O. Reg.) 153/04, as amended.

Please note that if there is intent to file an RSC, in accordance with O. Reg. 153/04, any environmental reports including a Phase One ESA must be dated within 18 months of the date of filing.

8.3 Environmentally Sensitive Area (ESA), Body of Water, Area of Natural and Scientific Interest (ANSI)

There were no ESAs or ANSIs have been identified that will affect the criteria used for the development of this property. There was one water body found at the western portion of the subject site.

8.4 Limitations of the Report

Due to COVID-19 emergency related business closure orders, Toronto Reference Library is currently closed for indefinitely period and therefore fire insurance plan and occupancy search was not completed at this time. In order to comply with O.Reg. 153/04 as amended, an occupancy search must be completed when Toronto Reference Library opened and updated Phase One ESA accordingly.

8.5 Legal Requirements

If an RSC has been submitted and filed, the property owner must retain a copy of this report for at least seven (7) years in accordance with O. Reg. 153/04, Section 18.



The objectives and requirements as set out in the O. Reg. 153/04, as amended, for a Phase One ESA were applied in carrying out the environmental site assessment and in the preparation of this report.

SOIL ENGINEERS LTD.

Steve Cha, M.Sc.

Eleni Girma Beyene, P.Eng. QP_{ESA}
SC/AS/EGB:js



Arshad Shaikh, M.Sc., P.Eng.





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Simcoe County

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Contour, Ontario Ministry of Natural Resources ©2015 Queen's Primer for Ontario
Topographic Map

Water Course, Ontario Ministry of Natural Resources ©2015 Queen's Primer for Ontario
Topographic Map

Water Body, Ontario Ministry of Natural Resources ©2015 Queen's Primer for Ontario
Topographic Map

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DRAWINGS

REFERENCE NO. 2008-E135



 Subject Site



Soil Engineers Ltd.

Title

Site Location Plan

Project

Proposed Residential Development
and School Block

24, 162 & 306 St. John's Sideroad

Town of Aurora

Reference No.

2008-E135

Date

September 14, 2020

Scale

Refer to Plan

Drawing No.

1



Source: Ministry of Natural Resources and Forestry
© Queen's Printer for Ontario 2020



Subject Site



Soil Engineers Ltd.

Title

Property Index Map

Project

Proposed Residential Development and School Block

24, 162 & 306 St. John's Sideroad

Town of Aurora

Reference No.

2008-E135

Date

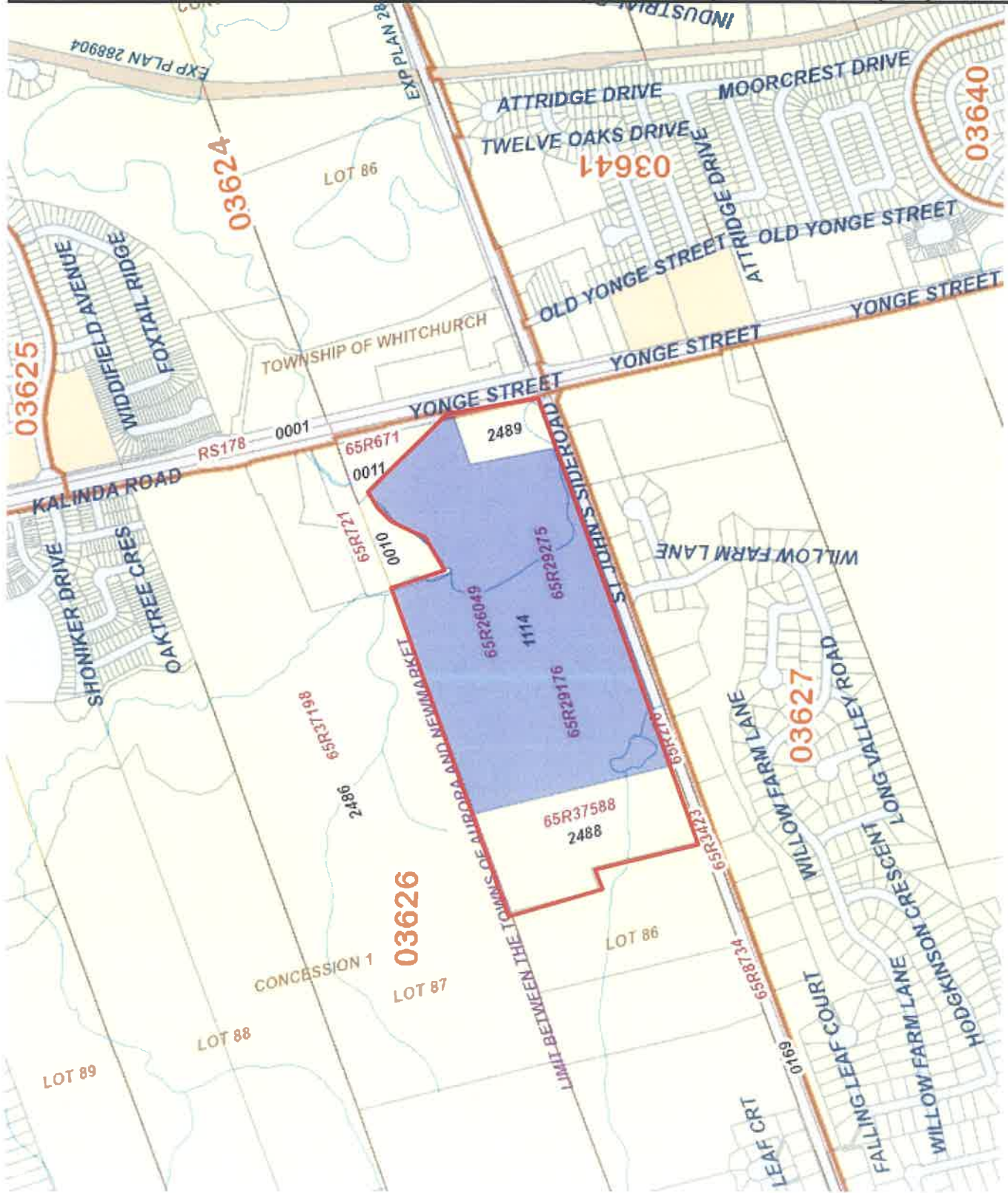
September 14, 2020

Scale

See Drawing

Drawing No.

2



Source: York Region Land Registry Office (No.65)
 © 2020 The Queen's Printer for Ontario



Source: University of Toronto Ontario Historical County Map Project – York County Map 1860

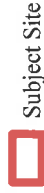


 Subject Site



Soil Engineers Ltd.

Title	1860 Historical Map
Project	Proposed Residential Development and School Block
	24, 162 & 306 St. John's Sideroad
	Town of Aurora
Reference No.	2008-E135
Date	September 14, 2020
Scale	Not to scale
	Drawing No.
	3



Subject Site



Soil Engineers Ltd.

Title

1988 Ontario Base Map

Project

Proposed Residential Development
and School Block

24, 162 & 306 St. John's Sideroad

Town of Aurora

Reference No.

2008-E135

Date

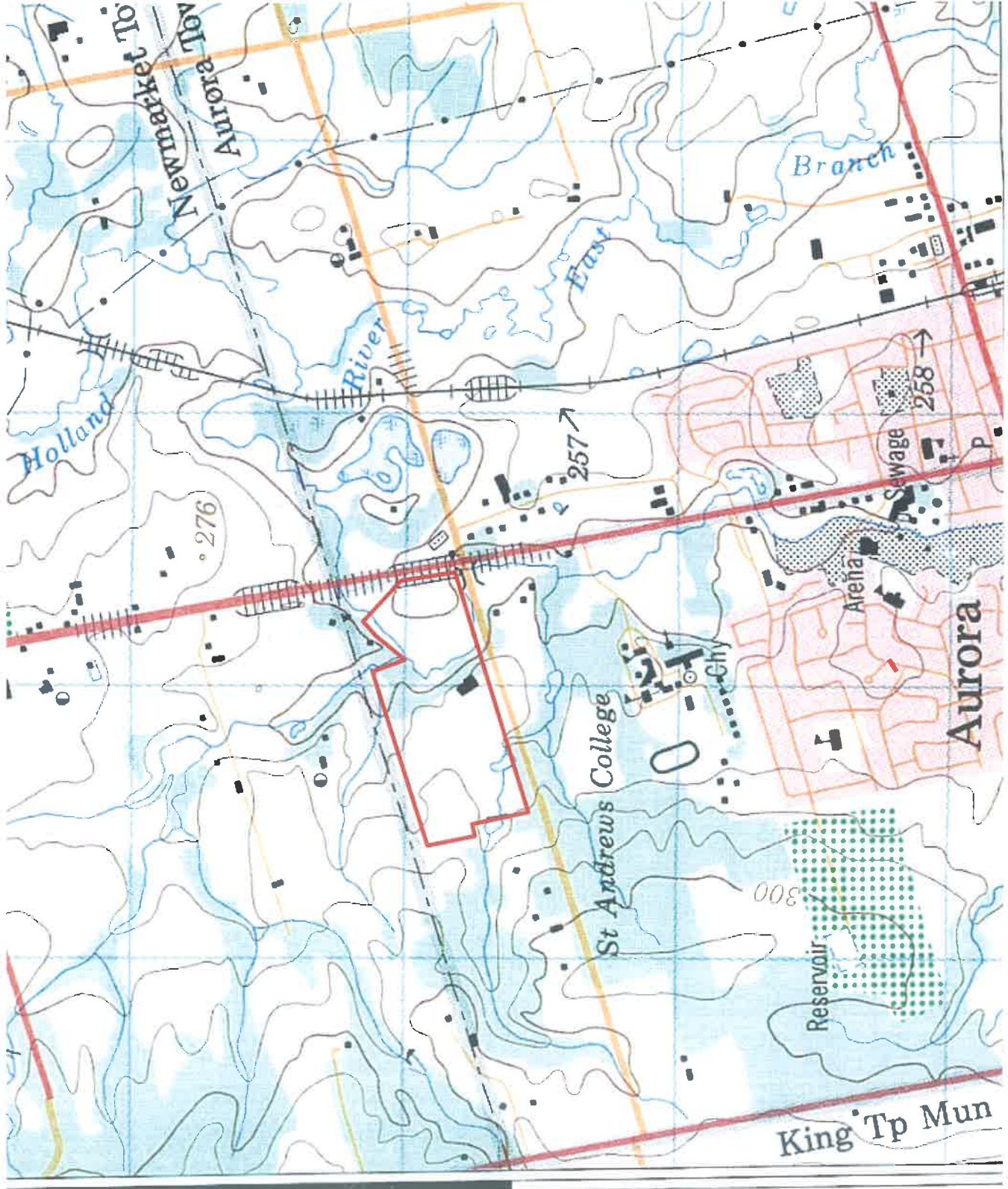
September 14, 2020

Scale

Refer to Plan









Drawing No.

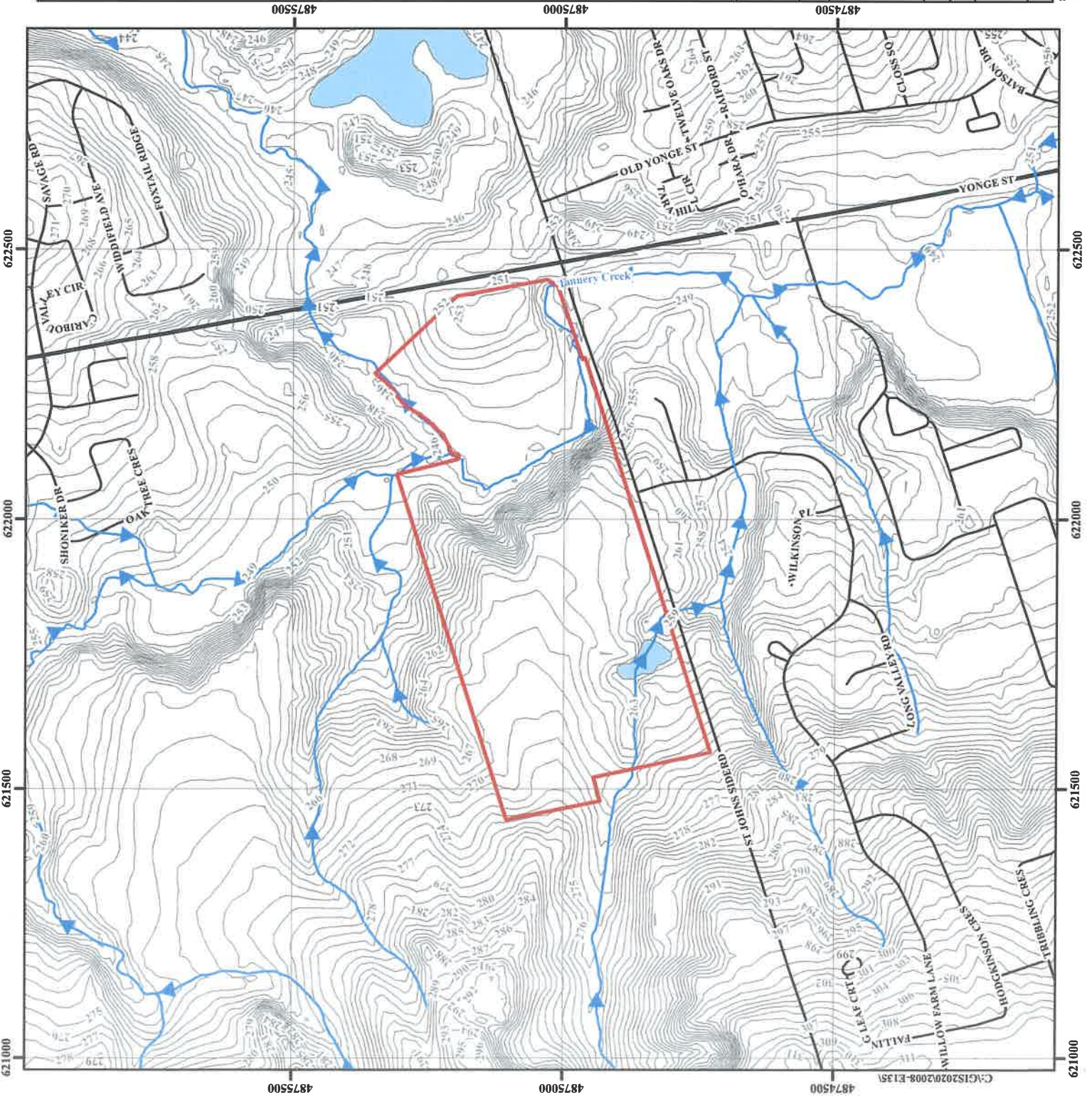
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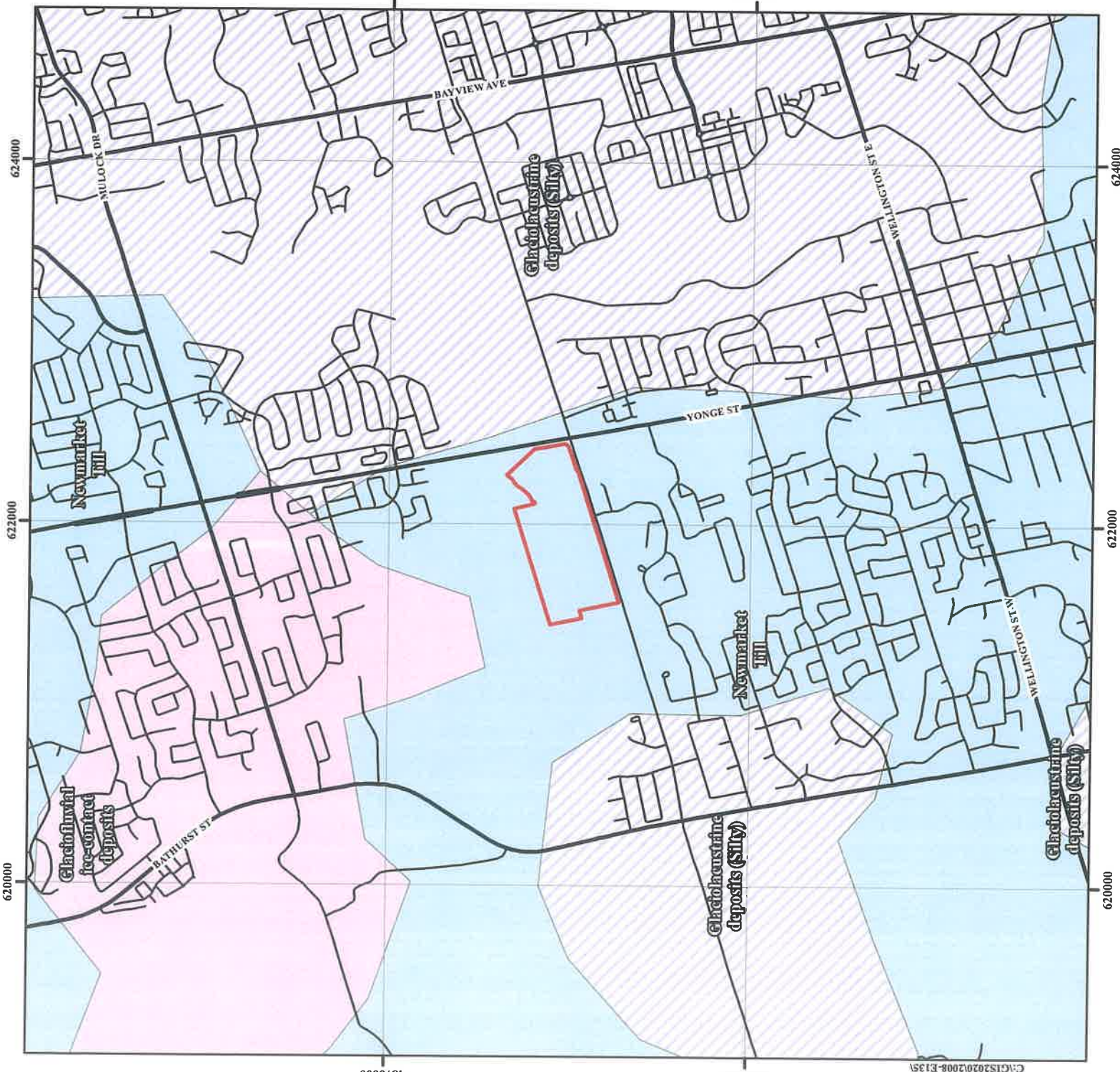


Source: Soil Engineers Ltd.
© 1988 Ontario Ministry of Natural Resources



	 Subject Site	 Waterbody	 Major Road	 Local Road	 Topographic Contour (masl)	 Soil Engineers Ltd.	Title: Topographic Map	Project: Proposed Residential Development and School Block 24, 162, and 306 St. John's Sideroad Town of Aurora	Reference No. 2008-E135	Date: September 11, 2020	Scale:  Metres	Drawing No. 5
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Soil Engineers Ltd.	
Title: Surface Geology Map	
Project: Proposed Residential Development and School Block 24, 162, and 306 St. John's Sideroad Town of Aurora	
Reference No. 2008-E135	
Date: September 11, 2020	
Scale: 0 100 200 400 600 800 1,000 Metres	
Drawing No. 6	

Source: Ontario Geological Survey, 1997,
Surface Geology of Ontario; Ontario Geological Survey,
Miscellaneous Released-Data 0014

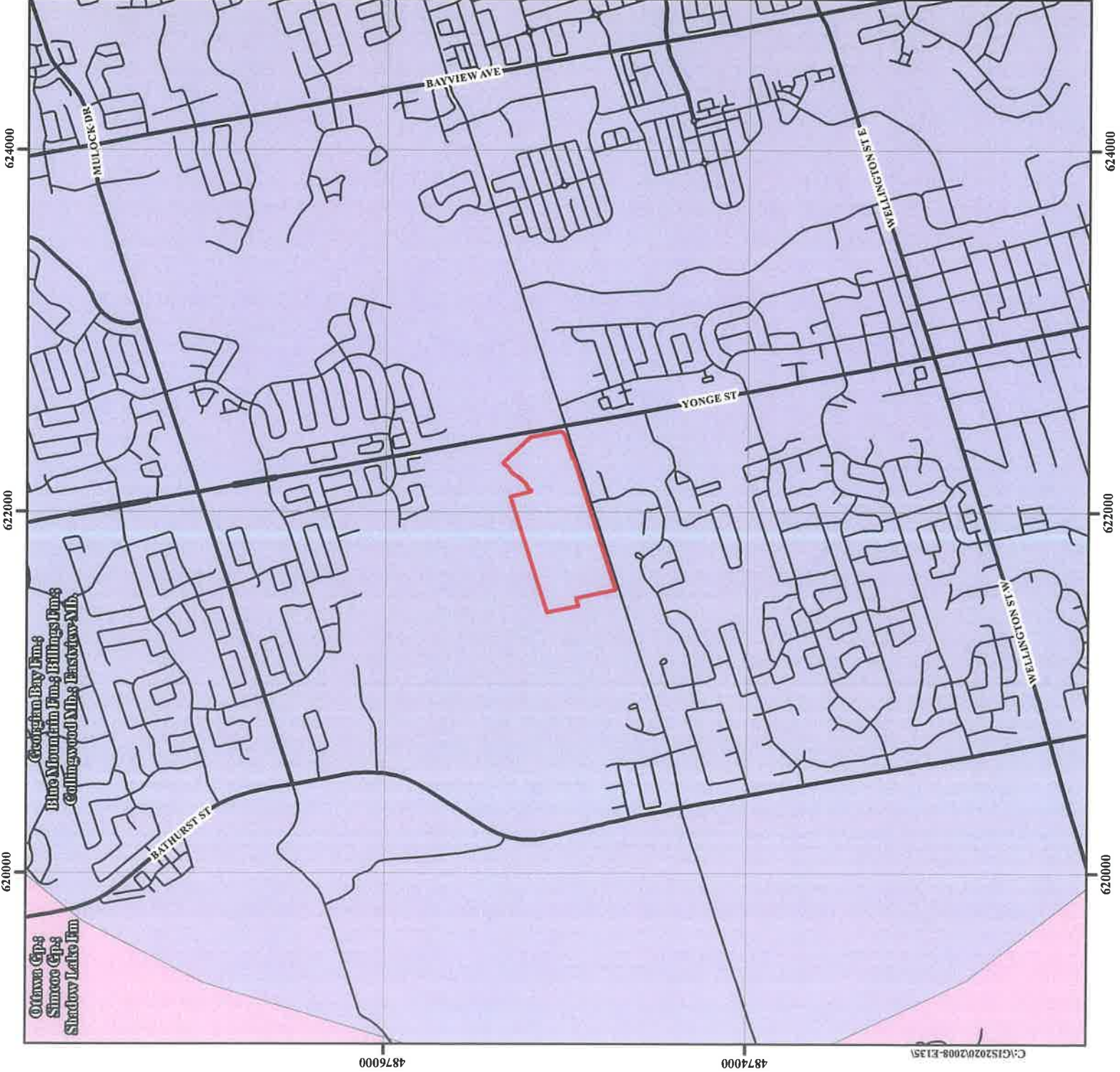
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624000 624000 624000 624000

C:\GIS2020\2008-E135



- Subject Site
- Georgian bay Fm.; Blue Mountain Fm.; Billings Fm.; Collingwood Mb.; Eastview Mb. Rock Description: Shale, limestone, dolostone, siltstone
- Ottawa Gp.; Simcoe Gp.; Shadow Lake Fm. Rock Description: Limestone, dolostone, shale, arkose, sandstone
- Major Road
- Local Road



Soil Engineers Ltd.

Title: Bedrock Geology Map	
Project: Proposed Residential Development and School Block 24, 162, and 306 St. John's Sideroad Town of Aurora	
Reference No. 2008-E135	
Date: September 11, 2020	
Scale:	
Drawing No. 7	

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Subject Site

Phase One Study Area

Inferred Groundwater Flow Direction

Waterbody

Major Road

Local Road

Potentially Contaminating Activities (PCAs)



- Gasoline and Associated Products Storage in Fixed Tanks
- Importation of Fill Material of Unknown Quality
- Pesticides (including Herbicides, Fungicides, and Anti-Fouling Agents) Manufacturing, Processing, Bulk Storage, and Applications

Additional Potential Sources of Contamination

- Other - Photoprocessing

Areas of Potential Environmental Concern (APEC)

- APEC 1, 2, & 4
- APEC 5
- APEC 3
- APEC 6

Soil Engineers Ltd.

Title: Phase One Conceptual Site Plan

Project:
Proposed Residential Development and School Block
24, 162, and 306 St. John's Sideroad
Town of Aurora

Reference No. 2008-E135

Date: September 11, 2020

Scale:

Drawing No. 10



Source: Ministry of Natural Resources and Forestry
Queen's Printer for Ontario, 2020



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BARRIE	MISSISSAUGA	OSHAWA	NEWMARKET	GRAVENHURST	PETERBOROUGH	HAMILTON
TEL: (705) 721-7863	TEL: (905) 542-7605	TEL: (905) 440-2040	TEL: (905) 853-0647	TEL: (705) 684-4242	TEL: (905) 440-2040	TEL: (905) 777-7956
FAX: (705) 721-7864	FAX: (905) 542-2769	FAX: (905) 725-1315	FAX: (905) 881-8335	FAX: (705) 684-8522	FAX: (905) 725-1315	FAX: (905) 542-2769

APPENDIX 'A'

MPAC REPORT

REFERENCE NO. 2008-E135



Farm Property Report

Purchased Date: 28-09-2020



Property Address: 162 ST JOHNS SIDEROAD W

Municipality: AURORA

Roll Number: 194600007204000000

Assessed Value*: \$4,255,000

Property Code & Description 261 - Land owned by a non-farmer improved with a non-farm residence with a portion being farmed

Legal Description: CON 1 PT LOT 86 RP65R26049 PART 1

Last Valid Sale Date (yyyy/mm/dd) -

Last Valid Sale Amount -

Services:

Hydro	Water	Sanitary	Heating	Air Conditioning
Y - Hydro available	W - Private Well	S - Septic Bed	EL - Electric (baseboard, wall insert)	No

Lot Details:

Frontage (ft)	Depth (ft)	Site Area
-	-	64.02 A

Building Permit Information:

Number	Issue Date (yyyy/mm/dd)	Expiry Date (yyyy/mm/dd)	MPAC Work Description	MPAC Status
07-0415A	2007/03/22	-	New Building	closed
02-0415	2002/08/09	-	Demolition	closed
06-0464	2007/04/12	-	New Building	closed

Primary Structures:

Structure Code & Description	301 - SINGLE FAMILY DETACHED
Year Built	1977
Total Floor Area(Above Grade)(sq ft)	1,165
First Floor Area (sq ft)	1,165
Second Floor Area (sq ft)	-
Third Floor Area (sq ft)	-
Basement Total Area(sq ft)	1,210
Basement Finished Area(sq ft)	629
Full Storeys	1

Partial Storeys	-
Bedrooms	3
Full Bathrooms	2
Half Bathrooms	-
Renovation Year	2008
Addition Year	-

Other Structures:

Structure Code & Description	203 - TYPE III UNINSULATED BARN
Year Built	2010
Total Area (sq ft)	288

Other Structures:

Structure Code & Description	242 - INTERIOR STRIPPER ROOM
Year Built	2008
Total Area (sq ft)	285

Other Structures:

Structure Code & Description	709 - RINK
Year Built	2007
Total Area (sq ft)	24,150

Other Structures:

Structure Code & Description	204 - TYPE IV INSULATED BARN
Year Built	2008
Total Area (sq ft)	27,680

NOTE: Under the Assessment Act a number of changes have been made to the property assessment system, which became effective in the 2009 property tax year. These changes include the introduction of a four -year assessment update and a phase-in of assessment increases. For more information regarding Assessment Updates visit www.mpac.ca

*Assessed Value is based on a January 1, 2016 Valuation Date.

**Phased-In Assessment reflects the phased-in portion of the Assessed Value returned to the municipality/local taxing authority on the 2019 Assessment Roll for the 2020 taxation year.



Map and Photo Report

Purchased Date: 28-09-2020

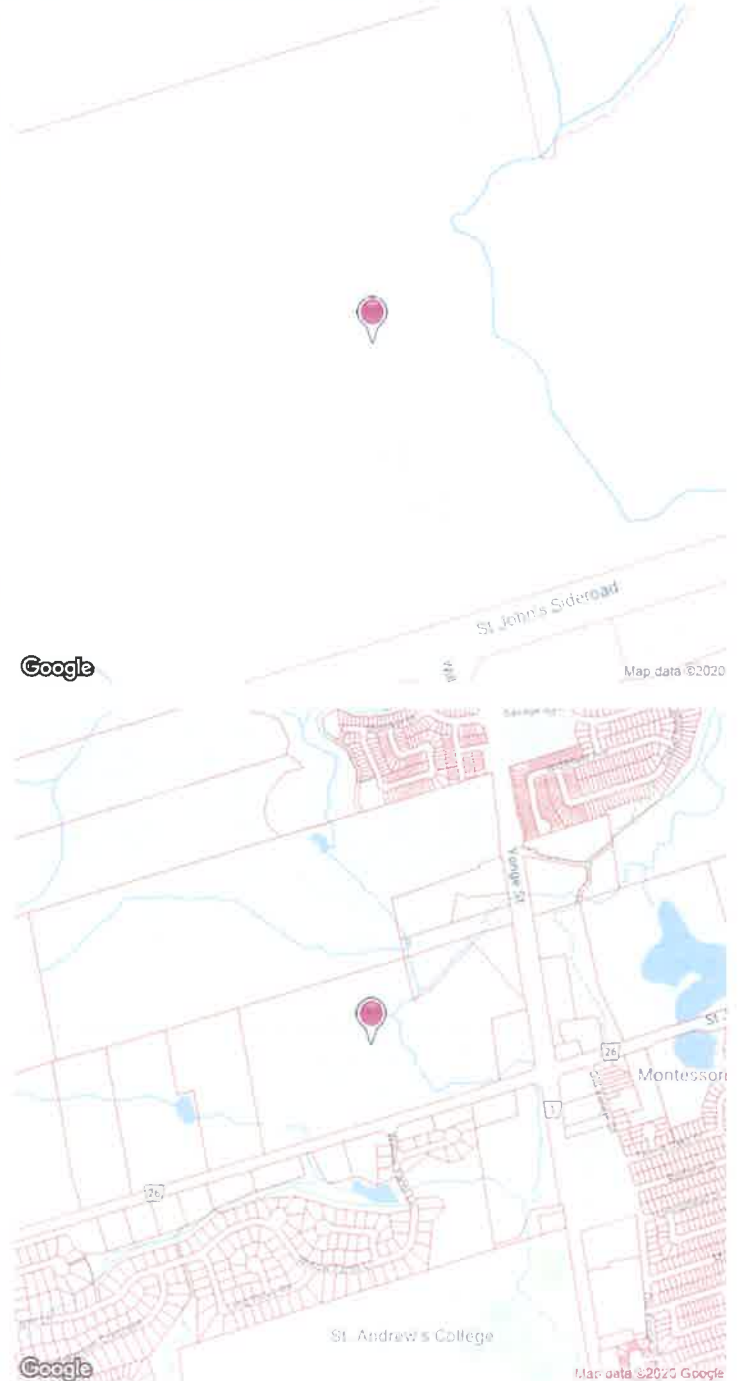
Report Details

Address: 162 ST JOHNS SIDEROAD W

Province: ON

Municipality: AURORA TOWN

Postal Code: L4G3G8



Google

Map data ©2020

Google

Map data ©2020 Google



Residential Primary Structure Report

Purchased Date: 28-09-2020



Property Address: 306 ST JOHNS SDRD W

Municipality: AURORA TOWN

Roll Number: 1946000072100000000

Property Code & Description 301 - Single-family detached (not on water)

Legal Description: CON 1 PT LOT 86 RP 65R15065 PART 1

Last Valid Sale Date (yyyy/mm/dd) 2006-11-21

Last Valid Sale Amount \$650,000

Services:

Hydro	Water	Sanitary	Heating	Air Conditioning
N - No Hydro available	M - Municipal	M - Municipal	FA - Forced Air	Yes

Lot Details:

Frontage (ft)	Depth (ft)	Site Area
515.6	-	17.54 A

Primary Structures:

Structure Code & Description	301 - SINGLE FAMILY DETACHED
Year Built	2008
Total Floor Area (Above Grade) (sq ft)	19,742
Basement Finished Area (sq ft)	10,215
Basement Total Area (sq ft)	12,769



Map and Photo Report

Purchased Date: 28-09-2020

Report Details

Address: 306 ST JOHNS SDRD W

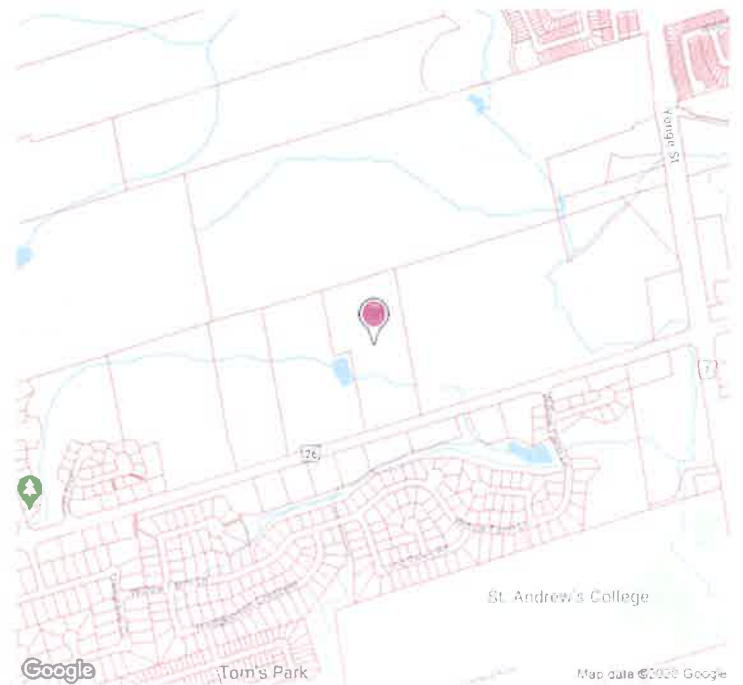
Province: ON

Municipality: AURORA TOWN

Postal Code: L4G3G8



306



Map data ©2020



Tom's Park

Map data ©2020 Google



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90 WEST BEAVER CREEK ROAD, SUITE #100, RICHMOND HILL, ONTARIO L4B 1E7 • TEL (416) 754-8515 • FAX (905) 881-8335

BARRIE	MISSISSAUGA	OSHAWA	NEWMARKET	GRAVENHURST	PETERBOROUGH	HAMILTON
TEL: (705) 721-7863	TEL: (905) 542-7605	TEL: (905) 440-2040	TEL: (905) 853-0647	TEL: (705) 684-4242	TEL: (905) 440-2040	TEL: (905) 777-7956
FAX: (705) 721-7864	FAX: (905) 542-2769	FAX: (905) 725-1315	FAX: (905) 881-8335	FAX: (705) 684-8522	FAX: (905) 725-1315	FAX: (905) 542-2769

APPENDIX 'B'

OWNERSHIP HISTORY

REFERENCE NO. 2008-E135

03626-2488 (LT)

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

PROPERTY DESCRIPTION: PT LOT 86, CON 1 KING, PART 2, PLAN 65R37588; TOWN OF AURORA
 PROPERTY REMARKS: COMMITTEE OF ADJUSTMENT CONSENT RE: YR913015. FOR THE PURPOSE OF THE QUALIFIER THE DATE OF REGISTRATION OF ABSOLUTE TITLE IS 2018/01/03.
 ESTATE/QUALIFIER: RECENTLY:
 FEE SIMPLE: RE-ENTRY FROM 03626-2217
 LT ABSOLUTE PLUS CAPACITY SHARE
 OWNERS' NAMES: SHINING HILL HOMES (ST. JOHN'S) INC.

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/CHKD
** PRINTOUT		INCLUDES ALL DOCUMENT TYPES AND DELETED INSTRUMENTS SINCE 2018/01/03 **				
**SUBJECT TO SUBSECTION 44(1) OF THE LAND TITLES ACT, EXCEPT PARAGRAPHS 3 AND 14 AND *						
**		PROVINCIAL SUCCESSION DUTIES AND EXCEPT PARAGRAPH 11 AND ESCHEATS OR FORFEITURE **				
**		TO THE CROWN UP TO THE DATE OF REGISTRATION WITH AN ABSOLUTE TITLE. **				
YR883894	2006/09/20	NOTICE	\$2	THE CORPORATION OF THE TOWN OF AURORA		C
YR2397285	2015/11/30	TRANSFER	\$2	DUNIN, ANDREW DUNIN, ANNE PATRICIA	SHINING HILL HOMES (ST. JOHN'S) INC.	C
		REMARKS: PLANNING ACT STATEMENTS.				
YR2397290	2015/11/30	CHARGE		*** DELETED AGAINST THIS PROPERTY *** 16250 YONGE ST. INC. SHINING HILL HOMES (ST. JOHN'S) INC. SHINING HILL ESTATES COLLECTION INC.		
YR2661954	2017/05/02	CHARGE		*** DELETED AGAINST THIS PROPERTY *** SHINING HILL ESTATES COLLECTION INC. SHINING HILL HOMES (ST. JOHN'S) INC. 16250 YONGE ST. INC.	THE TORONTO-DOMINION BANK	
65R37588	2018/01/03	PLAN REFERENCE				C
YR2779471	2018/01/03	APL ABSOLUTE TITLE		SHINING HILL HOMES (ST. JOHN'S) INC.		C
		REMARKS: YR2513186				
YR2918553	2019/01/11	DISCH OF CHARGE		*** COMPLETELY DELETED *** 1524715 ONTARIO INC. 2202995 ONTARIO INC.		C

NOTE: ADJOINING PROPERTIES SHOULD BE INVESTIGATED TO ASCERTAIN DESCRIPTIVE INCONSISTENCIES, IF ANY, WITH DESCRIPTION REPRESENTED FOR THIS PROPERTY.
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PARCEL REGISTER (ABBREVIATED) FOR PROPERTY IDENTIFIER

PAGE 2 OF 2

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ON 2020/09/16 AT 15:10:23

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03626-2488 (IT)

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
YR3025870	2019/10/29	CHARGE	\$200,000,000	1530769 ONTARIO INC. 1945044 ONTARIO INC. DUNIN, ANDREW DUNIN, ANNE PATRICIA		
		REMARKS: YR2397290.				
YR3061452	2020/01/28	DISCH OF CHARGE		SHINING HILL ESTATES COLLECTION INC. SHINING HILL HOMES (ST. JOHN'S) INC. 16250 YONGE ST. INC. *** COMPLETELY DELETED *** THE TORONTO-DOMINION BANK	THE TORONTO-DOMINION BANK	C
		REMARKS: YR2661954.				

NOTE: ADJOINING PROPERTIES SHOULD BE INVESTIGATED TO ASCERTAIN DESCRIPTIVE INCONSISTENCIES, IF ANY, WITH DESCRIPTION REPRESENTED FOR THIS PROPERTY.
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PARCEL REGISTER (ABBREVIATED) FOR PROPERTY IDENTIFIER

PAGE 1 OF 2

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ON 2020/09/16 AT 15:18:48

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03626-2217 (IT)
* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

PROPERTY DESCRIPTION: PT LOT 86, CON 1 KING PT 1, 65R15065; AURORA

PROPERTY REMARKS: COMMITTEE OF ADJUSTMENT CONSENT RE: YR913015.

ESTATE/QUALIFIER: RECENTLY: DIVISION FROM 03626-0008

PIN CREATION DATE: 2006/12/08

OWNERS' NAMES: SHINING HILL HOMES (ST. JOHN'S) INC. CAPACITY SHARE

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/CHKD
** PRINTOUT		INCLUDES ALL DOCUMENT TYPES AND DELETED INSTRUMENTS SINCE 2006/12/08 **				
**SUBJECT, ON FIRST REGISTRATION UNDER THE LAND TITLES ACT, TO						
**		SUBSECTION 4(1) OF THE LAND TITLES ACT, EXCEPT PARAGRAPH 11, PARAGRAPH 14, PROVINCIAL SUCCESSION DUTIES * AND ESCHEATS OR FORFEITURE TO THE CROWN.				
**		THE RIGHTS OF ANY PERSON WHO WOULD, BUT FOR THE LAND TITLES ACT, BE ENTITLED TO THE LAND OR ANY PART OF IT THROUGH LENGTH OF ADVERSE POSSESSION, PRESCRIPTION, MISDESCRIPTION OR BOUNDARIES SETTLED BY CONVENTION.				
**		ANY LEASE TO WHICH THE SUBSECTION 70(2) OF THE REGISTRY ACT APPLIES.				
**DATE OF CONVERSION TO LAND TITLES: 1999/04/27 **						
NOTE: THIS PROPERTY WAS RETIRED ON 2018/01/13. THIS PROPERTY IS NOW RE-ENTERED INTO THE FOLLOWING PROPERTY: 03626-2488						
65R15065	1991/03/06	PLAN REFERENCE				C
65R17067	1994/05/27	PLAN REFERENCE				C
65R17362	1994/10/12	PLAN REFERENCE				C
YR883894	2006/09/20	NOTICE	\$2	THE CORPORATION OF THE TOWN OF AURORA		C
YR913015	2006/11/21	TRANSFER		*** DELETED AGAINST THIS PROPERTY *** 1524715 ONTARIO INC.	DUNIN, ANDREW DUNIN, ANNE PATRICIA	
YR1116562	2008/01/24	CONSTRUCTION LIEN		*** COMPLETELY DELETED *** 1051596 ONTARIO LTD.		
YR1125750	2008/02/15	CERTIFICATE		*** COMPLETELY DELETED *** 1051596 ONTARIO LTD.		

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03626-2217 (IT)

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
YR1420558	2009/12/18	DIS CONSTRUCT LIEN		*** COMPLETELY DELETED *** BOLT DEVELOPMENTS INC. DUNIN, ANDREW DUNIN, PATRICIA	SHINING HILL HOMES (ST. JOHN'S) INC.	C
YR2397285	2015/11/30	TRANSFER	\$2	DUNIN, ANDREW DUNIN, ANNE PATRICIA		C
YR2397290	2015/11/30	CHARGE	\$63,750,000	16250 YONGE ST. INC. SHINING HILL HOMES (ST. JOHN'S) INC. SHINING HILL ESTATES COLLECTION INC.	1524715 ONTARIO INC. 2202995 ONTARIO INC. 1530769 ONTARIO INC. 1945044 ONTARIO INC. DUNIN, ANDREW DUNIN, ANNE PATRICIA	C
YR2519186	2016/08/04	NO APL ABSOLUTE		SHINING HILL HOMES (ST. JOHN'S) INC.	THE TORONTO-DOMINION BANK	C
YR2661954	2017/05/02	CHARGE	\$200,000,000	SHINING HILL ESTATES COLLECTION INC. SHINING HILL HOMES (ST. JOHN'S) INC. 16250 YONGE ST. INC.		C
YR2714547	2017/08/09	TRANSFER REL&ABAND		*** COMPLETELY DELETED *** SHINING HILL HOMES (ST. JOHN'S) INC.	SHINING HILL ESTATES COLLECTION INC.	C
YR2719457	2017/08/18	LR'S ORDER		*** COMPLETELY DELETED *** LAND REGISTRAR, YORK REGION LAND REGISTRY OFFICE		C
65R37588	2018/01/03	PLAN REFERENCE				C
YR2779471	2018/01/03	APL ABSOLUTE TITLE		SHINING HILL HOMES (ST. JOHN'S) INC.		C

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ON 2020/09/16 AT 15:19:38

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03626-0008 (LT)

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
		REMARKS: R257530 CORRECTIONS: 'PARTY' CHANGED FROM ON 2002/05/24 BY MICHELE MUDIE.		'JOHNSTON, IAN S. - ESTATE' TO 'JOHNSTON, IAN S.' ON 2002/05/23 BY MICHELE MUDIE.	HEIGHINGTON, STRACHAN	
YR61925	2001/10/17	APL CH NAME OWNER		*** COMPLETELY DELETED *** NATIONAL TRUST COMPANY	THE BANK OF NOVA SCOTIA TRUST COMPANY	
		REMARKS: LT1608595				
YR149382	2002/05/28	TRANS PERSONAL REP	\$5,000,000	HEIGHINGTON, STRACHAN THE BANK OF NOVA SCOTIA COMPANY	1524715 ONTARIO INC.	C
YR883894	2006/09/20	NOTICE	\$2	THE CORPORATION OF THE TOWN OF AURORA		C
YR913015	2006/11/21	TRANSFER	\$650,000	1524715 ONTARIO INC.	DUNIN, ANDREW DUNIN, ANNE PATRICIA	C
YR913016	2006/11/21	TRANSFER	\$2	1524715 ONTARIO INC.	1524715 ONTARIO INC.	C

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ABSTRACT INDEX (ABBREVIATED) FOR PROPERTY IDENTIFIER

03626-0119 (R)

PAGE 1 OF 1
PREPARED FOR Steve
ON 2020/09/16 AT 15:20:46

ONLAND

PROPERTY DESCRIPTION: PT LT 86, CON 1 (AK), PART 1, 65R15065; PT LT 87, CON 1 (NK), PART 2, 65R15065, S/T R709924; NEWMARKET/AURORA

PROPERTY REMARKS: THIS PARCEL WAS CREATED BASED ON INFORMATION CONTAINED IN DOCUMENT(S) R257530, WHICH IS (ARE) RECORDED FOR PIN IDENTIFICATION ONLY.

ESTATE/QUALIFIER: RECENTLY PARCELIZED

PIN CREATION DATE:
1997/11/17

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT./CHKD
R257530	1980/09/05	TRANSFER	52	JOHNSTON, IAN S.		C
<p>**EFFECTIVE 2000/07/29 THE NOTATION OF THE "BLOCK IMPLEMENTATION DATE" OF 1997/11/17 ON THIS PIN**</p> <p>**WAS REPLACED WITH THE "PIN CREATION DATE" OF 1997/11/17**</p> <p>** PRINTOUT INCLUDES ALL DOCUMENT TYPES AND DELETED INSTRUMENTS SINCE 1997/11/14 **</p> <p>THIS ABSTRACT INCLUDES ALL INSTRUMENTS AND DOCUMENTS FROM: 1997/11/17</p> <p>FOR THE PREVIOUS ABSTRACT SEE ABSTRACT BOOK</p> <p>NOTE: THIS PIN WAS ONCE REG PIN 03626-0008. THIS PROPERTY WAS CONVERTED TO LT ON 1999/09/24 REUSING PIN 03626-0008.</p>						

NOTE: ADJOINING PROPERTIES SHOULD BE INVESTIGATED TO ASCERTAIN DESCRIPTIVE INCONSISTENCIES, IF ANY, WITH DESCRIPTION REPRESENTED FOR THIS PROPERTY.
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PARCEL REGISTER (ABBREVIATED) FOR PROPERTY IDENTIFIER

PAGE 1 OF 2

PREPARED FOR Steve

ON 2020/09/16 AT 14:47:46

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03626-2489 (LT)

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

PROPERTY DESCRIPTION: PT LT 86 CON 1 KING, PART 3, PLAN 65R37588; TOWN OF AURORA

PROPERTY REMARKS: FOR THE PURPOSE OF THE QUALIFIER THE DATE OF REGISTRATION OF ABSOLUTE TITLE IS 2018/01/03.

ESTATE/QUALIFIER: RECENTLY:

FEE SIMPLE RE-ENTRY FROM 03626-0012

LT ABSOLUTE PLUS

PIN CREATION DATE:

2018/01/03

OWNERS' NAMES SHINING HILL HOMES (ST. JOHN'S) INC.

CAPACITY SHARE

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
** PRINTOUT				INCLUDES ALL DOCUMENT TYPES AND DELETED INSTRUMENTS SINCE 2018/01/03 **		
**SUBJECT TO SUBSECTION 44(1) OF THE LAND TITLES ACT, EXCEPT PARAGRAPHS 3 AND 14 AND *						
**		PROVINCIAL SUCCESSION DUTIES AND EXCEPT PARAGRAPH 11 AND ESCHEATS OR FORFEITURE **				
**		TO THE CROWN UP TO THE DATE OF REGISTRATION WITH AN ABSOLUTE TITLE. **				
YR2397284	2015/11/30	TRANSFER	\$2	1530769 ONTARIO INC.	SHINING HILL HOMES (ST. JOHN'S) INC.	C
		REMARKS: PLANNING ACT STATEMENTS.				
YR2397290	2015/11/30	CHARGE		*** DELETED AGAINST THIS PROPERTY *** 16250 YONGE ST. INC. SHINING HILL HOMES (ST. JOHN'S) INC. SHINING HILL ESTATES COLLECTION INC.	1524715 ONTARIO INC. 2202995 ONTARIO INC. 1530769 ONTARIO INC. 1945044 ONTARIO INC. DUNIN, ANDREW DUNIN, ANNE PATRICIA	C
YR2661954	2017/05/02	CHARGE		*** DELETED AGAINST THIS PROPERTY *** SHINING HILL ESTATES COLLECTION INC. SHINING HILL HOMES (ST. JOHN'S) INC. 16250 YONGE ST. INC.	THE TORONTO-DOMINION BANK	C
65R37588	2018/01/03	PLAN REFERENCE				C
YR2779471	2018/01/03	RPL ABSOLUTE TITLE				C
		REMARKS: YR2519186				
YR2918553	2019/01/11	DISCH OF CHARGE		SHINING HILL HOMES (ST. JOHN'S) INC.		C
		*** COMPLETELY DELETED *** 1524715 ONTARIO INC. 2202995 ONTARIO INC. 1530769 ONTARIO INC. 1945044 ONTARIO INC.		DUNIN, ANDREW		

NOTE: ADJOINING PROPERTIES SHOULD BE INVESTIGATED TO ASCERTAIN DESCRIPTIVE INCONSISTENCIES, IF ANY, WITH DESCRIPTION REPRESENTED FOR THIS PROPERTY.
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PARCEL REGISTER (ABBREVIATED) FOR PROPERTY IDENTIFIER

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03626-2489 (LT)

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
YR3025870	2019/10/29	CHARGE	\$200,000,000	DUNIN, ANNE PATRICIA SHINING HILL ESTATES COLLECTION INC. SHINING HILL HOMES (ST. JOHN'S) INC. 16250 YONGE ST. INC.	THE TORONTO-DOMINION BANK	C
YR3061452	2020/01/28	DISCH OF CHARGE		*** COMPLETELY DELETED *** THE TORONTO-DOMINION BANK		

NOTE: ADJOINING PROPERTIES SHOULD BE INVESTIGATED TO ASCERTAIN DESCRIPTIVE INCONSISTENCIES, IF ANY, WITH DESCRIPTION REPRESENTED FOR THIS PROPERTY.
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ON 2020/09/16 AT 14:49:13

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03626-0012 (LT)

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

PROPERTY DESCRIPTION: PT LT 86 CON 1 KING AS IN R650323 ; AURORA

PROPERTY REMARKS:

ESTATE/QUALIFIER:
FEE SIMPLE
LT CONVERSION QUALIFIED

RECENTLY:
RE-ENTRY FROM 03626-0122

PIN CREATION DATE:
1999/09/24

OWNERS' NAMES
SHINING HILL HOMES (ST. JOHN'S) INC.

CAPACITY SHARE

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
EFFECTIVE	2000/07/29	THE NOTATION OF THE	"BLOCK IMPLEMENTATION DATE" OF 1997/11/17 ON THIS PIN			
WAS REPLACED WITH THE	"PIN CREATION DATE" OF 1999/09/24					
** PRINTOUT	INCLUDES ALL DOCUMENT TYPES AND DELETED INSTRUMENTS SINCE 1999/09/24 **					
**SUBJECT,	ON FIRST REGISTRATION UNDER THE LAND TITLES ACT, TO					
**	SUBSECTION 4 (1) OF THE LAND TITLES ACT, EXCEPT PARAGRAPH 11, PARAGRAPH 14, PROVINCIAL SUCCESSION DUTIES *					
**	AND ESCHEATS OR FORFEITURE TO THE CROWN.					
**	THE RIGHTS OF ANY PERSON WHO WOULD, BUT FOR THE LAND TITLES ACT, BE ENTITLED TO THE LAND OR ANY PART OF					
**	IT THROUGH LENGTH OF ADVERSE POSSESSION, PRESCRIPTION, MISDESCRIPTION OR BOUNDARIES SETTLED BY					
**	CONVENTION.					
**	ANY LEASE TO WHICH THE SUBSECTION 70 (2) OF THE REGISTRY ACT APPLIES.					
**DATE OF CONVERSION TO LAND TITLES: 1999/09/27 **						
NOTE: THIS PROPERTY WAS RETIRED ON 2018/01/03. THIS PROPERTY IS NOW RE-ENTERED INTO THE FOLLOWING PROPERTY: 03626-2489						
R723428	1998/06/15	JDGMT FORECLOSURE			1208737 ONTARIO LIMITED	
REMARKS: CHARGE	R650324					
R731408	1998/10/19	CERT PENDING LIT				
YR7599	2001/06/11	APL (GENERAL)			LARIAT LAND DEVELOPMENT INC. (PLAINTIFF)	
REMARKS: DELETE	R731408					
YR134201	2002/04/23	APL (GENERAL)				
REMARKS: RE: R731408 & YR7599						

NOTE: ADJOINING PROPERTIES SHOULD BE INVESTIGATED TO ASCERTAIN DESCRIPTIVE INCONSISTENCIES, IF ANY, WITH DESCRIPTION REPRESENTED FOR THIS PROPERTY.
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PARCEL REGISTER (ABBREVIATED) FOR PROPERTY IDENTIFIER

PAGE 2 OF 2
PREPARED FOR Steve
ON 2020/09/16 AT 14:49:13

ONLAND

03626-0012 (LT)

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
YR140235	2002/05/02	TRANSFER		*** COMPLETELY DELETED *** 1208737 ONTARIO LIMITED	1418497 ONTARIO INC.	
		REMARKS: PLANNING ACT STATEMENTS				
YR140264	2002/05/02	CHARGE		*** COMPLETELY DELETED *** 1418497 ONTARIO INC.	1208737 ONTARIO LIMITED	
YR383217	2003/10/31	DISCH OF CHARGE		*** COMPLETELY DELETED *** 1208737 ONTARIO LIMITED		
		REMARKS: RE: YR140264				
YR383284	2003/10/31	TRANSFER		*** COMPLETELY DELETED *** 1418497 ONTARIO INC.	1530769 ONTARIO INC.	
		REMARKS: PLANNING ACT STATEMENTS				
YR2397284	2015/11/30	TRANSFER	\$2	1530769 ONTARIO INC.	SHINING HILL HOMES (ST. JOHN'S) INC.	C
		REMARKS: PLANNING ACT STATEMENTS.				
YR2397290	2015/11/30	CHARGE	\$63,750,000	16250 YONGE ST. INC. SHINING HILL HOMES (ST. JOHN'S) INC. SHINING HILL ESTATES COLLECTION INC.	1524715 ONTARIO INC. 2202995 ONTARIO INC. 1530769 ONTARIO INC. 1945044 ONTARIO INC. DUNIN, ANDREW DUNIN, ANNE PATRICIA	C
YR2519186	2016/08/04	NO APL ABSOLUTE		SHINING HILL HOMES (ST. JOHN'S) INC.		C
YR2661954	2017/05/02	CHARGE	\$200,000,000	SHINING HILL ESTATES COLLECTION INC. SHINING HILL HOMES (ST. JOHN'S) INC. 16250 YONGE ST. INC.	THE TORONTO-DOMINION BANK	C
65R37588	2018/01/03	PLAN REFERENCE				C
YR2779471	2018/01/03	APL ABSOLUTE TITLE		SHINING HILL HOMES (ST. JOHN'S) INC.		C
		REMARKS: YR2519186				C

NOTE: ADJOINING PROPERTIES SHOULD BE INVESTIGATED TO ASCERTAIN DESCRIPTIVE INCONSISTENCIES, IF ANY, WITH DESCRIPTION REPRESENTED FOR THIS PROPERTY.
NOTE: ENSURE THAT YOUR PRINTOUT STATES THE TOTAL NUMBER OF PAGES AND THAT YOU HAVE PICKED THEM ALL UP.



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LAND
REGISTRY
OFFICE #65

ABSTRACT INDEX (ABBREVIATED) FOR PROPERTY IDENTIFIER

03626-0122 (R)

PAGE 1 OF 1
PREPARED FOR Steve
ON 2020/09/16 AT 14:50:00

ONLAND

PROPERTY DESCRIPTION: PT LT 86, CON 1 (AK), AS IN R650323 ; AURORA

PROPERTY REMARKS: THIS PARCEL WAS CREATED BASED ON INFORMATION CONTAINED IN DOCUMENT(S) R650323, WHICH IS (ARE) RECORDED FOR PIN IDENTIFICATION ONLY.
ESTATE/QUALIFIER: RECENTLY PARCELIZED
PIN CREATION DATE: 1997/11/17

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
				EFFECTIVE 2000/07/29 THE NOTATION OF THE "BLOCK IMPLEMENTATION DATE" OF 1997/11/17 ON THIS PIN		
				WAS REPLACED WITH THE "PIN CREATION DATE" OF 1997/11/17		
				** PRINTOUT INCLUDES ALL DOCUMENT TYPES AND DELETED INSTRUMENTS SINCE 1997/11/14 **		
				THIS ABSTRACT INCLUDES ALL INSTRUMENTS AND DOCUMENTS FROM: 1997/11/17		
				FOR THE PREVIOUS ABSTRACT SEE ABSTRACT BOOK		
				NOTE: THIS PIN WAS ONCE REG PIN 03626-0012. THIS PROPERTY WAS CONVERTED TO LT ON 1999/09/24 REUSING PIN 03626-0012.		
R650323	1994/11/14	TRANSFER	\$525,000		1102900 ONTARIO INC.	C
R712795	1997/12/03	ORDER			R.V. ANDERSON ASSOCIATES LIMITED (PLAINTIFF)	C
				REMARKS: RE: VACATING LIEN NO. R671250 & CERT OF ACTION NO. R673212.		
R713960	1997/12/19	TRANSFER OF CHARGE			1208737 ONTARIO LIMITED	C
				REMARKS: RE: R650324		
R723428	1998/06/15	JDGMT FORECLOSURE			1208737 ONTARIO LIMITED	C
				REMARKS: CHARGE R650324		
R731408	1998/10/19	CERT PENDING LIT	\$324,929		1208737 ONTARIO LIMITED	C
				*** COMPLETELY DELETED ***		
				ONTARIO COURT (GENERAL DIVISION)		
				LARIAT LAND DEVELOPMENT INC. (PLAINTIFF)		

NOTE: ADJOINING PROPERTIES SHOULD BE INVESTIGATED TO ASCERTAIN DESCRIPTIVE INCONSISTENCIES, IF ANY, WITH DESCRIPTION REPRESENTED FOR THIS PROPERTY.
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PARCEL REGISTER (ABBREVIATED) FOR PROPERTY IDENTIFIER

PAGE 1 OF 3
PREPARED FOR Steve
ON 2020/09/16 AT 14:47:30

ONLAND

03626-1114 (IT)

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

PROPERTY DESCRIPTION: PT LT 86, CON 1 (KING), PT 1, PL 65R26049; AURORA

PROPERTY REMARKS: S/T SUBSECTION 44(1) OF THE LAND TITLES ACT, EXCEPT PARAGRAPHS 3 AND 14 THEREOF AND PROVINCIAL SUCCESSION DUTIES AND EXCEPT PARAGRAPH 11 AND ESCHEATS OR FORFEITURE TO THE CROWN UP TO THE DATE OF REGISTRATION WITH AN ABSOLUTE TITLE.

ESTATE/QUALIFIER:
FEE SIMPLE
ABSOLUTE

RECENTLY:
RE-ENTRY FROM 03626-0009

PIN CREATION DATE:
2003/06/06

OWNERS' NAMES
SHINING HILL ESTATES COLLECTION INC.

CAPACITY SHARE

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
** PRINTOUT INCLUDES ALL DOCUMENT TYPES AND DELETED INSTRUMENTS SINCE 2003/06/06 **						
YR149114	2002/05/27	TRANSFER		*** COMPLETELY DELETED *** THE INCORPORATED SYNOD OF THE DIOCESE OF TORONTO	CHILLDAN (AURORA) LTD.	
REMARKS: PLANNING ACT STATEMENTS						
YR149115	2002/05/27	CHARGE		*** DELETED AGAINST THIS PROPERTY *** CHILLDAN (AURORA) LTD.	THE INCORPORATED SYNOD OF THE DIOCESE OF TORONTO	C
65R26049	2003/06/06	PLAN REFERENCE		*** COMPLETELY DELETED *** OWNER	CHILLDAN (AURORA) LTD.	
YR310371	2003/06/06	APL ABSOLUTE TITLE		*** COMPLETELY DELETED *** THE INCORPORATED SYNOD OF THE DIOCESE OF TORONTO	1530768 ONTARIO INC.	
REMARKS: YR273378						
YR311002	2003/06/09	DISCH OF CHARGE		*** COMPLETELY DELETED *** THE INCORPORATED SYNOD OF THE DIOCESE OF TORONTO	1524715 ONTARIO INC.	
REMARKS: RE: YR149115						
YR311014	2003/06/09	TRANSFER		*** COMPLETELY DELETED *** CHILLDAN (AURORA) LTD.	1530768 ONTARIO INC.	
REMARKS: PLANNING ACT STATEMENTS						
65R29176	2006/06/21	PLAN REFERENCE		*** COMPLETELY DELETED *** 1530768 ONTARIO INC.	1524715 ONTARIO INC.	C
65R29275	2006/08/15	PLAN REFERENCE		*** COMPLETELY DELETED *** 384661 ONTARIO LIMITED		C
YR867754	2006/08/17	TRANSFER EASEMENT		REMARKS: CONSENT OF THE TOWN OF AURORA		
YR961717	2007/03/21	CONSTRUCTION LIEN				

NOTE: ADJOINING PROPERTIES SHOULD BE INVESTIGATED TO ASCERTAIN DESCRIPTIVE INCONSISTENCIES, IF ANY, WITH DESCRIPTION REPRESENTED FOR THIS PROPERTY.
NOTE: ENSURE THAT YOUR PRINTOUT STATES THE TOTAL NUMBER OF PAGES AND THAT YOU HAVE PICKED THEM ALL UP.



03626-1114 (LT)

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
YR960859	2007/05/03	CERTIFICATE		*** COMPLETELY DELETED *** 384661 ONTARIO LIMITED		
REMARKS: YR961717						
YR1073163	2007/10/18	APL AMEND ORDER		*** COMPLETELY DELETED *** SUPERIOR COURT OF JUSTICE	384661 ONTARIO LIMITED	
REMARKS: YR961717, YR980859						
YR1408794	2009/11/25	NOTICE	\$2	THE CORPORATION OF THE TOWN OF AURORA		
REMARKS: AGREEMENT						
YR2394887	2015/11/26	APL CH NAME OWNER		*** COMPLETELY DELETED *** 1530768 ONTARIO INC.	1945044 ONTARIO INC.	C
YR2397287	2015/11/30	TRANSFER		*** COMPLETELY DELETED *** 1530768 ONTARIO INC.	1945044 ONTARIO INC.	
REMARKS: PLANNING ACT STATEMENTS.						
YR2397290	2015/11/30	CHARGE	\$2	1945044 ONTARIO INC.	SHINING HILL ESTATES COLLECTION INC.	C
YR2661954	2017/05/02	CHARGE		*** DELETED AGAINST THIS PROPERTY *** 16250 YONGE ST. INC. SHINING HILL HOMES (ST. JOHN'S) INC. SHINING HILL ESTATES COLLECTION INC.	1524715 ONTARIO INC. 2202995 ONTARIO INC. 1530769 ONTARIO INC. 1945044 ONTARIO INC. DUNIN, ANDREW DUNIN, ANNE PATRICIA	
YR2714547	2017/08/09	TRANSFER REL&ABAND		*** DELETED AGAINST THIS PROPERTY *** SHINING HILL ESTATES COLLECTION INC. SHINING HILL HOMES (ST. JOHN'S) INC. 16250 YONGE ST. INC.	THE TORONTO-DOMINION BANK	
REMARKS: YR867754.						
YR2918553	2019/01/11	DISCH OF CHARGE		*** COMPLETELY DELETED *** SHINING HILL HOMES (ST. JOHN'S) INC.	SHINING HILL ESTATES COLLECTION INC.	
REMARKS: YR2397290.						

NOTE: ADJOINING PROPERTIES SHOULD BE INVESTIGATED TO ASCERTAIN DESCRIPTIVE INCONSISTENCIES, IF ANY, WITH DESCRIPTION REPRESENTED FOR THIS PROPERTY.
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OFFICE #65

PARCEL REGISTER (ABBREVIATED) FOR PROPERTY IDENTIFIER

PAGE 3 OF 3
PREPARED FOR Steve
ON 2020/09/16 AT 14:47:30

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03626-1114 (LT)

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
YR3025870	2019/10/29	CHARGE	\$200,000,000	SHINING HILL ESTATES COLLECTION INC. SHINING HILL HOMES (ST. JOHN'S) INC. 16250 YONGE ST. INC.	THE TORONTO-DOMINION BANK	C
YR3061452	2020/01/28	DISCH OF CHARGE		*** COMPLETELY DELETED *** THE TORONTO-DOMINION BANK		
REMARKS: YR2664954.						

NOTE: ADJOINING PROPERTIES SHOULD BE INVESTIGATED TO ASCERTAIN DESCRIPTIVE INCONSISTENCIES, IF ANY, WITH DESCRIPTION REPRESENTED FOR THIS PROPERTY.
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PARCEL REGISTER (ABBREVIATED) FOR PROPERTY IDENTIFIER

PAGE 1 OF 2
PREPARED FOR Steve
ON 2020/09/16 AT 14:48:55

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03626-0009 (LT)

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

PROPERTY DESCRIPTION: PT LT 86 CON 1 KING AS IN B14227B, B5642B, A9016A & A47783A; EXCEPT PT 10, 65R178; AURORA

PROPERTY REMARKS:

ESTATE/QUALIFIER:
FEE SIMPLE
LT CONVERSION QUALIFIED

RECENTLY:
RE-ENTRY FROM 03626-0120

PIN CREATION DATE:
1999/09/24

OWNERS' NAMES
CHILLOAN (AURORA) LTD.

CAPACITY SHARE
BENO

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
				EFFECTIVE 2000/07/29 THE NOTATION OF THE "BLOCK IMPLEMENTATION DATE" OF 1997/11/17 ON THIS PIN		
				WAS REPLACED WITH THE "PIN CREATION DATE" OF 1999/09/24		
				** PRINTOUT INCLUDES ALL DOCUMENT TYPES AND DELETED INSTRUMENTS SINCE 1999/09/24 **		
				**SUBJECT, ON FIRST REGISTRATION UNDER THE LAND TITLES ACT, TO		
				SUBSECTION 44(1) OF THE LAND TITLES ACT, EXCEPT PARAGRAPH 11, PARAGRAPH 14, PROVINCIAL SUCCESSION DUTIES *		
				AND ESCHEATS OR FORFEITURE TO THE CROWN.		
				THE RIGHTS OF ANY PERSON WHO WOULD, BUT FOR THE LAND TITLES ACT, BE ENTITLED TO THE LAND OR ANY PART OF		
				IT THROUGH LENGTH OF ADVERSE POSSESSION, PRESCRIPTION, MISDESCRIPTION OR BOUNDARIES SETTLED BY		
				CONVENTION.		
				ANY LEASE TO WHICH THE SUBSECTION 70(2) OF THE REGISTRY ACT APPLIES.		
				**DATE OF CONVERSION TO LAND TITLES: 1999/09/27 **		
				NOTE: THIS PROPERTY WAS RETIRED ON 2003/06/06. THIS PROPERTY IS NOW RE-ENTERED INTO THE FOLLOWING PROPERTY: 03626-1114		
A9016A	1957/02/01	TRANSFER		*** DELETED AGAINST THIS PROPERTY ***		
		REMARKS: SKETCH ATTACHED		THE INCORPORATED SYNOD OF THE DIOCESE OF TORONTO		
A47783A	1961/04/14	TRANSFER		*** DELETED AGAINST THIS PROPERTY ***		
		REMARKS: SKETCH ATTACHED		THE INCORPORATED SYNOD OF THE DIOCESE OF TORONTO		
B5642B	1964/08/14	TRANSFER		*** DELETED AGAINST THIS PROPERTY ***		
		REMARKS: SKETCH ATTACHED		THE INCORPORATED SYNOD OF THE DIOCESE OF TORONTO		
B14227B	1965/07/16	TRANSFER		*** DELETED AGAINST THIS PROPERTY ***		
				THE INCORPORATED SYNOD OF THE DIOCESE OF TORONTO		

NOTE: ADJOINING PROPERTIES SHOULD BE INVESTIGATED TO ASCERTAIN DESCRIPTIVE INCONSISTENCIES, IF ANY, WITH DESCRIPTION REPRESENTED FOR THIS PROPERTY.
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OFFICE #65

PARCEL REGISTER (ABBREVIATED) FOR PROPERTY IDENTIFIER

PAGE 2 OF 2

PREPARED FOR Steve

ON 2020/09/16 AT 14:48:55

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03626-0009 (LT)

* CERTIFIED IN ACCORDANCE WITH THE LAND TITLES ACT * SUBJECT TO RESERVATIONS IN CROWN GRANT *

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
R359604	1984/12/19	CONSTRUCTION LIEN		*** COMPLETELY DELETED ***		
LT1481364	2000/05/24	APL (GENERAL)		*** COMPLETELY DELETED *** THE INCORPORATED SYNOD OF THE DI OCESSE OF TORONTO		
	REMARKS: DELETE	R359604				
LT1481365	2000/05/24	APL (GENERAL)		*** COMPLETELY DELETED *** THE INCORPORATED SYNOD OF THE DI OCESSE OF TORONTO		
	REMARKS: DELETE	A49199A				
YR149114	2002/05/27	TRANSFER		*** COMPLETELY DELETED *** THE INCORPORATED SYNOD OF THE DIOCESE OF TORONTO	CHILLDAN (AURORA) LTD.	
	REMARKS: PLANNING ACT STATEMENTS					
YR149115	2002/05/27	CHARGE	\$3,022,500	CHILLDAN (AURORA) LTD.	THE INCORPORATED SYNOD OF THE DIOCESE OF TORONTO	C
YR273578	2003/02/28	NO APL ABSOLUTE		CHILLDAN (AURORA) LTD.		C
65R26049	2003/06/06	PLAN REFERENCE		*** COMPLETELY DELETED ***		C
YR310371	2003/06/06	APL ABSOLUTE TITLE		OWNER	CHILLDAN (AURORA) LTD.	
	REMARKS: YR273578					

NOTE: ADJOINING PROPERTIES SHOULD BE INVESTIGATED TO ASCERTAIN DESCRIPTIVE INCONSISTENCIES, IF ANY, WITH DESCRIPTION REPRESENTED FOR THIS PROPERTY.
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ABSTRACT INDEX (ABBREVIATED) FOR PROPERTY IDENTIFIER

03626-0120 (R)

PAGE 1 OF 1
PREPARED FOR Steve
ON 2020/09/16 AT 14:50:18

ONLAND

PROPERTY DESCRIPTION: PT LT 86, CON 1 (AK) , AS IN B14227B, R160353, A9016A & A47783A, EXCEPT PT 10, 65R178 ; AURORA

PROPERTY REMARKS: THIS PARCEL WAS CREATED BASED ON INFORMATION CONTAINED IN DOCUMENT (S) A47783A,A9016A,B14227B,B5642B, WHICH IS (ARE) RECORDED FOR PIN IDENTIFICATION ONLY.

ESTATE/QUALIFIER: RECENTLY:
PARCELIZED PIN CREATION DATE:
1997/11/17

REG. NUM.	DATE	INSTRUMENT TYPE	AMOUNT	PARTIES FROM	PARTIES TO	CERT/ CHKD
	2000/07/29	THE NOTATION OF THE "BLOCK IMPLEMENTATION DATE" OF 1997/11/17 ON THIS PIN**				
		WAS REPLACED WITH THE "PIN CREATION DATE" OF 1997/11/17				
		** PRINTOUT INCLUDES ALL DOCUMENT TYPES AND DELETED INSTRUMENTS SINCE 1997/11/14 **				
		THIS ABSTRACT INCLUDES ALL INSTRUMENTS AND DOCUMENTS FROM: 1997/11/17				
		FOR THE PREVIOUS ABSTRACT SEE ABSTRACT BOOK				
		NOTE: THIS PIN WAS ONCE REG PIN 03626-0009. THIS PROPERTY WAS CONVERTED TO LT ON 1999/09/24 REUSING PIN 03626-0009.				
A9016A	1957/02/01	TRANSFER REMARKS: SKETCH ATTACHED	\$45,000		THE INCORPORATED SYNOD OF THE DIOCESE OF TORONTO	C
A47783A	1961/04/14	TRANSFER REMARKS: SKETCH ATTACHED	\$1		THE INCORPORATED SYNOD OF THE DIOCESE OF TORONTO	C
B5642B	1964/08/14	TRANSFER REMARKS: SKETCH ATTACHED	\$25,000		THE INCORPORATED SYNOD OF THE DIOCESE OF TORONTO	C
B14227B	1965/07/16	TRANSFER	\$1		THE INCORPORATED SYNOD OF THE DIOCESE OF TORONTO	C

NOTE: ADJOINING PROPERTIES SHOULD BE INVESTIGATED TO ASCERTAIN DESCRIPTIVE INCONSISTENCIES, IF ANY, WITH DESCRIPTION REPRESENTED FOR THIS PROPERTY.
NOTE: ENSURE THAT YOUR PRINTOUT STATES THE TOTAL NUMBER OF PAGES AND THAT YOU HAVE PICKED THEM ALL UP.

TOWNSHIP OF KING, LOT No. 86 IN THE 1st CONCESSION.

No. of INSTRUMENT	DATE OF REGISTRY	GRANTOR	GRANTEE	Consideration	QUANTITY OF LAND AND REMARKS
PATENT	10 JUL. 1806	CROWN	BENJAMIN PEARSON		210 ACRES, ALL
592 B. & S.	16 JA. 1807	BENJAMIN PEARSON	BENJAMIN KESTER		½ AC. NE. CORNER OF LOT
7294 B. & S.	10 FEB. 1830	PETER PEARSON	NATHANIEL PEARSON	1000 00	103 AC. N. PT. OF LOT.
19030 MORT.	2 JUN. 1841	ROBERT NICOL	THOMAS TAYLOR	1000 00	205 AC. (LOT 87) DISCH' D 24512
21479 MORT.	2 SEP. 1843	NATHANIEL PEARSON, ETUX. ABRAHAM SHIDER ET AL.	ABRAHAM SHIDER	1800 00	<i>(9 ACRES)</i> DISCH' D 57530
24612 DIS. MORT.	27 MAR. 1844	JOSEPH WALKER (ASSIGNED)	ROBERT NICOL		SEE NO. 19450
26272 B. & S.	17 FEB. 1846	ARNOLD KESTER, ET UX.	JAMES CHARLES	300 00	9½ AC., PT. LOTS 86 & 87
28745 B. & S.	11 MAR. 1836	NATHANIEL PEARSON	THOMAS COSFORD	300 00	3 ACRES
35551 B. & S.	28 MAY 1849	NATHANIEL PEARSON, ETUX. JAMES CHARLES	JAMES CHARLES	200 00	3 R. 354P.
49913 WILL	25 FEB. 1813	BENJAMIN PEARSON			
57532 DIS. MORT.	18 APR. 1855	ABRAHAM SHIDER	NATHANIEL PEARSON		SEE NO. 21479
78179 B. & S.	17 OCT. 1859	NATHANIEL PEARSON, ETUX. HIRAM PEARSON	HIRAM PEARSON	10000 00	200 ACRES <i>1 less 2 p. 10</i>
80355 B. & S.	20 JUL. 1860	HIRAM PEARSON, ET UX.	THOMAS PEARSON	5000 00	100 ACRES
80356 MORT.	21 JUL. 1860	THOMAS PEARSON	WILLIAM CAWTHRA	2600 00	100 ACRES, DISCH' D 606
81024 MORT.	15 NOV. 1860	HIRAM PEARSON, ET UX.	WILLIAM CAWTHRA	1600 00	½ RESERVING ½ AC. DIS. 270
83228 MORT.	23 SEP. 1861	THOMAS PEARSON	NATHANIEL PEARSON	3500 00	½ EXCEPT A PORTION BELONGING TO H. PEARSON, DIS. 732
93229 MORT.	11 OCT. 1861	HIRAM PEARSON, ET UX.	NATHANIEL PEARSON	3500 00	LOT 86, EXCEPT PORTION HOLD OFF, DISCH' D 315
4028 WILL	28 FEB. 1864	THOMAS PEARSON			
4429 DIS. MORT.	6 DEC. 1867	NATHANIEL PEARSON	NATHANIEL PEARSON, ETAL.		SEE MORT. NO. 83228
4430 REL. PT. MORT.	5 DEC. 1867	NATHANIEL PEARSON	HIRAM PEARSON	1 00	20 AC. PART OF ½
4431 B. & S.	6 DEC. 1867	NATHANIEL PEARSON, ETAL. JAMES BUGG		4200 00	103 ACRES, W. PART

TOWNSHIP OF KING, Lot No. 86 IN THE 4th CONCESSION.

INSTRUMENT NO.	INSTRUMENT	DATE	GRANTOR	GRANTING	Consolidation	QUANTITY OF LAND AND REMARKS
1432	B. & S.	6 DEC. 1867	10 DEC. 1867	NATHANIEL PEARSON, ET AL.	HIRAM PEARSON	800 00 21 AC. PT. OF LOT
270	DIS. MORT.	14 MAY 1869	16 JUN. 1869	WILLIAM CAWTHRA	BENJ'N PEARSON	SEE MORT. NO. 81024
315	DIS. MORT.	30 SEP. 1869	2 OCT. 1869	NATHANIEL PEARSON	HIRAM PEARSON	SEE MORT. NO. 83229
316	B. & S.	30 SEP. 1869	2 OCT. 1869	HIRAM PEARSON, ET UX.	NATHANIEL PEARSON	5500 00 100 AC. E. PT.
606	DIS. MORT.	2 NOV. 1870	25 NOV. 1870	WILLIAM CAWTHRA	JAMES BUGG	SEE MORT. NO. 80356
994	WILL	15 AUG. 1871	11 DEC. 1871	THOMAS COSFORD		PT. OF LOT
1565	B. & S.	1 APR. 1875	24 APR. 1875	NATHANIEL PEARSON	GEORGE WALKER	5000 00 100 AC. PT. E $\frac{1}{2}$
1566	B. & S.	29 SEP. 1874	24 APR. 1875	MARY A. PEARSON, ET AL.	GEORGE WALKER	150 00 3 ACRES, DO
1591	MORT.	1 APR. 1875	19 JUN. 1875	GEORGE WALKER, ET UX.	NATHANIEL PEARSON	1000 00 100 AC. DO DISCH'D 2505
2480	MORT.	1 MAR. 1877	12 MAR. 1877	GEORGE WALKER	HENRY CAWTHRA	1800 00 100 AC. DO DISCH'D 3865
2505	DIS. MORT.	4 APR. 1877	4 APR. 1877	NATH'L PEARSON	GEORGE WALKER	SEE MORT. NO. 1991
3866	DIS. MORT.	23 JUN. 1881	12 SEP. 1881	HENRY CAWTHRA	GEORGE WALKER	SEE MORT. NO. 2480
6347	B. & S.	11 NOV. 1890	13 NOV. 1890	HENRY DANBROOK, ET AL. EXTRS.	THOMAS GEER	6250 00 103 ACRES, W.P.T.
6348	MORT.	11 NOV. 1890	13 NOV. 1890	THOMAS-GEER, ET UX.	ALICE A. BUGG	4000 00 103 ACRES, DO
7844	WILL	26 JAN. 1893	11 APR. 1895	JAMES CHARLES	ELMER CHARLES	10-5/8 AC. PT. 86637, (INT. AL.)
7845	CAUTION	9 APR. 1895	11 APR. 1895	H. J. CHARLES & C. C. WEBB	EXTRS. OF JAMES CHARLES	10-5/8 AC. DO (DO
7909	DEED	MAY 1895	15 JUL. 1895	CHAS. C. WEBB, ET AL, EXTRS.	ARTHUR G. NICOL	2550 00 10 AC. 3 R. 33-3/5 PER, PT. 85 87, (INT. AL.)
7340	MORT.	15 JUL. 1895	16 JUL. 1895	ARTHUR G. NICOL, ET AL.	CHARLES G. ROSS	1800 00 10 AC. 3 R. 33-3/5 PER, PT. 85 87 (INT. AL.) NOT REG. IN FULL

SHEET NO. 14
 LOT NO. 86
 CON. NO. 1
 PLAN NO.

KING

NUMBER	INSTRUMENT	DATE OF INSTRUMENT	DATE OF REGISTRATION	GRANTOR	GRANTEE	CONSIDERATION	REMARKS
8743A	Grant	1 Jan. 1957	16 Jan. 1957	The Sisterhood of Saint John The Divine	Francis M. Bricker & Myrtle B. Bricker - of the Incorporated Synod of the Diocese of Tennessee	Vol. 100 # 100	16.67 ac. pt. Lot, see sketch attached.
9016A	Grant	1 Jan. 1957	1 Feb. 1957	The Sisterhood of Saint John The Divine	The Incorporated Synod of the Diocese of Tennessee	40000.00	10 ac. pt. lot. See sketch attached. Contains lot to various con. (see map 22877A) (see map 22877A)
9017A	Mort	1 Jan. 1957	1 Feb. 1957	The Incorporated Synod of the Diocese of Tennessee	John The Divine	14000.00	10 ac. pt. lot. See sketch attached.
1775A	Mort	10 Dec 1957	15 Dec 1957	Charles A. Cleary	Maryland J. McChesney	See map 1774/18	See map 1774/18
20842A	By-law	2 Jan. 1957	23 July 1957	Dr. Amasa By-law	For Ministry The Diocese	Plan # 100000.00	(see map 20842A) 97-103 ac. to lot 5750 on S. limit 120 ft. con. at S. W. corner of 10.55 ac. to the original sketch attached to # 28503 (sketch)
41509A	Mort	20 Apr 1950	7 Aug 1950	Samuel Keller (Dec amended)	Henry James Hoban	10000.00	See sketch attached to # 28503 (sketch)
43512A	Grant	22 Sept 1961	17 Oct 1961	The Sisterhood of Saint John The Divine	Henry James Hoban	10000.00	See sketch attached to # 28503 (sketch)
44270A	C.C.B.	18 Oct 1960	9 Jan 1960	Miriam Louise Fisher	Henry James Hoban	10000.00	See sketch attached to # 28503 (sketch)
46574A	By-law	6 Feb 1961	13 Feb 1961	Land Filler Act	Mildred L. Parker	10000.00	See sketch attached to # 28503 (sketch)
47783A	Grant	1 Apr 1961	14 Apr 1961	The Sisterhood of Saint John The Divine	The Incorporated Synod of The Diocese of Tennessee	9000.00	3.97 ac. pt. lot. See sketch attached. See map 26-1 K-1
51199A	Mortgage	15 May 1961	15 June 1961	John St. Macpherson	The Sisterhood of Saint John The Divine	10000.00	See sketch attached to # 28503 (sketch)
54471A	Grant	15 May 1961	12 June 1961	Marie M. Macpherson	John S. Macpherson	Plan # 2	1.14 ac. See sketch attached. See map 26-1 K-1
54472A	Plan	19 Jan 1962	23 Jan 1962	Department of Highways	Marie M. Macpherson (Dec amended)	10000.00	See sketch attached to # 28503 (sketch)
67702A	Mort	26 Dec 1962	10 May 1963	The Sisterhood of Saint John The Divine	The Incorporated Synod of The Diocese of Tennessee	10000.00	See sketch attached to # 28503 (sketch)
68470A	Grant	27 Apr 1963	10 July 1963	John S. Macpherson & Marie M. Macpherson	John S. Macpherson & Marie M. Macpherson	10000.00	See sketch attached to # 28503 (sketch)



SHEET NO. 11
 LOT NO. 86
 CON. NO. 1
 PLAN NO.

Quora (Jan 17/1)

NUMBER	INSTRUMENT	DATE OF INSTRUMENT	DATE OF REGISTRATION	GRANTOR	GRANTEE	CONSIDERATION	REMARKS
220196	Subj. Mort	22 Nov 1977	22 Nov 1977	Strommen-Placentance Sisters of Ontario	Yorkville Bellwin Limited		See Note 130607
222574	Assignment	20 Feb 1978	21 Feb 1978	Strommen-Placentance Sisters of Ontario	Yorkville Bellwin Limited	19,000.00	See Note 131207
232132	Mort	20 Nov 1978	21 Nov 1978	Finley S. Manno (a.s.a. Bruce Manno)	Strommen-Placentance Limited	200	See Note 131207
235181	Grant	1 Feb 1979	1 Feb 1979	Strommen-Placentance Limited	Strommen-Placentance Limited	200	See Note 131207
247140	Grant	4 Dec 1979	14 Dec 1979	Pago Developments Limited	Yvonne E. Smith	212.50	See Note 131207
252477	Quit	3 Mar 1980	11 Apr 1980	National Trust Company Limited, Robert J. Elder, John R. Elder, Estates of Robert J. Elder	Yvonne E. Smith	200	See Note 131207
252756	Mort	16 Nov 1978	16 Nov 1978	Yorkville Bellwin Limited	Edward McLeod	140,000.00	See Note 131207
DIS. BY 425803	A.D.L.R. Sub. 04.93 B						See Note 131207
255237	Mort	28 Apr 1980	28 Apr 1980	Yvonne E. Smith	Strommen-Placentance Limited	200	See Note 131207
257530	Grant	15 Feb 1977	5 Sep 1980	Jan S. Johnston Debra E. Johnston	Jan S. Johnston	212.50	See Note 131207
257714	Mort	16 Apr 1980	16 Apr 1980	Yvonne E. Elder	John R. Elder	212.50	See Note 131207

CONCESSION

LOT 86

Aurora (Jan. 1/71) (King)

REGISTRATION NUMBER	INSTRUMENT	DATE OF INSTRUMENT	REGISTRATION DATE	GRANTOR	GRANTEE	CONSIDERATION ETC	LAND AND REMARKS
259846	Deed	1980	29 Oct. 1980	Large Developments Limited	Yvonne E. Smith		See Mort. 249741
259847	Mort.	28 Sept. 1980	29 Oct. 1980	Yvonne E. Smith & Ronald E. Smith	Large Developments Limited	159,000.00	See Mort. 249741
"	DIS. BY 347818	1980	31 Oct. 1980	Yvonne E. Smith & Ronald E. Smith	Large Developments Limited		See Mort. 249741
259848	Mort.	23 Oct. 1980	29 Oct. 1980	Yvonne E. Smith & Ronald E. Smith	Yvonne E. Smith & Ronald E. Smith	50,000.00	See Mort. 249741
"	"	"	"	"	"	"	"
262539	Deed	1980	11 Dec. 1980	Robert J. Bagnall & Margaret Bagnall	Yvonne E. Smith		See Mort. 100189
"	"	"	"	"	"	"	"
265086	Deed	1980	20 Jan. 1981	Yvonne E. Smith	Yvonne E. Smith		See Mort. 249741
267008	Mort.	23 Oct. 1981	27 Oct. 1981	Yvonne E. Smith & Ronald E. Smith	Yvonne E. Smith & Ronald E. Smith	20,000.00	See Mort. 249741
"	"	"	"	"	"	"	"
"	DIS. BY 135000	A.D.L.R. 27,023,87					
269023	Registration Plan	1 Apr. 1981	6 Apr. 1981	The Regional Municipality of York	The Regional Municipality of York		See Mort. 249741
271777	Q.C.	17 Mar. 1981	19 Apr. 1981	Yvonne E. Smith & Ronald E. Smith	Yvonne E. Smith & Ronald E. Smith		See Mort. 249741
"	DIS. BY 163219	A.D.L.R. 27,023,87					
271876	Deed	28 Apr. 1981	27 May 1981	Yvonne E. Smith & Ronald E. Smith	Yvonne E. Smith & Ronald E. Smith		See Mort. 249741
"	DIS. BY 347818						
273152	M.	27 May 1981	5 Jun. 1981	Yvonne E. Smith & Ronald E. Smith	Yvonne E. Smith & Ronald E. Smith		See Mort. 249741
29802	Lis Pendens		13 08 82	County Court of the Judicial District of York Region	SMITH, Yvonne V., vs., New Found Investments Limited		Pt. lot; Pt. 1 on RS-276
298502	Q.C.		24 08 82	ATKINSON, Douglas H., ATKINSON, Carol A.	Leximer Real Estate Ltd., Re/Max Richmond Hill Realty Inc	VC & 2.00	Pt. lot; Pt. 9 on Expro P.L.N. 269023
298503	P.M.		24 08 82	Canada Permanent Trust Company	ATKINSON, Carol A., ATKINSON, Douglas H., JTW		Mort; 207347; Pt. lot; Pt. 9 on Expro. P.L.N. 269023
307006	DIS. BY 347818	A.D.L.R. 27,023,87	17 11 82	BALCON, Sylvia	Page Developments Limited	53,900.00	Mort-259847
308281	By-Law	ED-13-82-100	07 12 82	The Regional Municipality of York			Pt. lot, Parts 6, 8, & 9 on Plan of Exp. 269023. (Or) To dedicate lands for the purposes of a public highway.

Aurora (King)

REGISTRATION NUMBER	INSTRUMENT	DATE OF INSTRUMENT	REGISTRATION DATE	GRANTOR	GRANTEE	CONSIDERATION ETC.	LAND AND REMARKS	
326829	Grant		19 09 83	JOHNSON, Bruce M. JOHNSON, Patricia M.	POWELL, Alan H. POWELL, Margot C. JT.		Pt. Lot, com. 454'19" from W. limit, Xonzo Street, as widened by Plan 396, then W. 599', S. 392.14', etc. (OL)	aw
340563	Tax Arrears Cert		28 03 84	POWELL, Alan H. POWELL, Margot C.	Town of Aurora	5,974.38	Pt. Lot, Pt 1 on RS 276.	bq
341619	Treasurers Declaration		13 04 84		Town of Aurora		Pt. lot, Part 1 on RS-276.	aw
347820	Grant		03 07 84	See Deposit No. 347819 TRICARDI, Frank	ROBSON, Charles J. ROBSON, Esther P. JT		Pt lot, pt 1 on RS-276.	bq
349212	Redemption Certificate		20 07 84	Town of Aurora	ROBSON Charles J ROBSON Esther P		Pt. lot; pt. 1 on RS-276	mg
359504	Construction Lien		19 12 84	The Anglican Diocese of Toronto	CROSBY, Tom (Claimant)	470.00	Pt. lot, Same as in 5642B, Less land as 738348.	jp
DIS. BY 551624 - A.D.L.R. 2020-02-11			01 05 85	ROBSON, Charles J. ROBSON, Esther P.	CIBC Mortgage Corporation	100,600.00	Pt. lot, Part 1 on RS-276	aw
366382	Tax Arrears Certificate		09 04 85		Town of Aurora	7,231.34	Pt. lot; as in 130766 See 380216	mg
380216	Tax Arrears Cancellation Cert.		03 10 85	Town of Aurora			Tax Arrears Cert 366382.	aw
385357	Grant		02 12 85	ATKINSON, Carol Ann ATKINSON, Douglas Henry	BLAKEY, Joseph BLAKEY, Lillian		Pt Lot. Com 890.06' N from SWL, Then E 992.35', N 447.83', W to NWL, S 445.03' to POC. Less Pt 9 on Expro PI 269023.	kc
DIS. BY 410190 A.D.L.R. 15-10-07			02 12 05	BLAKEY, Joseph BLAKEY, Lillian and Matt, et al	BANK of MONTREAL	\$125,000.	Pt Lot. Same as in 385357.	kc

Carried over.

LOT 86 CONCESSION 1
Aurora (King)

385358

REGISTRATION NO.	INSTRUMENT	DATE OF INSTRUMENT	REGISTRATION DATE	GRANTOR	GRANTEE	CONSIDERATION ETC.	LAND AND REMARKS
dw	Deposit			See Deposit No. 392187.			Pt. lot as in 207346. Re: Sheriff's certificate. Declaration of Douglas and Carol Atkinson.
ds 277678	Mort		22-05-86	POWER, Alan Harlan	Special Mortgage Corporation	110,000.	Pt. lot (E) as in 226899.
	DIS. BY S 7598 A D.L.R. 27.02.87			POWER, Hargob-Garalyne			
kp 412969	Mort		17-10-86	Yorkville-Belleair Limited	CONROY, Ray Kenneth	50,000.00	1. Pt. lot (30.777 acres) Com 993.91 + E from SWL, then N 1322.19', E 1005.00' etc. 2. Pt. lot (10.00 acres) Com SWL, then N 445.03', E 993.13', etc. as in 130766.
	DIS. BY 435231 A.D.L.R. 27.02.87						
kp 413667	Grant		24-10-86	PICK, Judy	PICK, George PICK, Judy		Pt. lot (10.002 acres) Com E limit Rd Allow bet Con 1 & 11 445.03' N from SWL, then N 445.03', E 992.35', etc. As in 278498 marked parcel Two (2). Less Pt. 8 on Plan of Expro as 269023.
dw 414996	Mort		03-11-86	Yorkville-Belleair Limited	HOWSON, Jean Leehhead	15,000.00	Pt. lot (30.577 ac.) Com 993.91 E from SWL, then N 1322.19', E 1005.00' etc. 2. (10. ac.) Com SWL, then N 445.03', E 993.13' etc. as in 130766.
	DIS. BY 435233 A.D.L.R. 27.02.87						
aw 420527	Grant		06-01-87	VALENTI, Mario VALENTI, Fausta NOTARFONZO, Giuseppe NOTARFONZO, Edda	517736 Ontario Limited		Pt. lot com. W 409.37', N 21.01' from SEL, then N 550.22', E 326.55', etc. as in 131441.

Shirley

LOT 86 CONCESSION

Aurore (King)

420527

REGISTRATION NO.	INSTRUMENT	DATE OF INSTRUMENT	REGISTRATION DATE	GRANTOR	GRANTEE	CONSIDERATION ETC.	LAND AND REMARKS
420528	Mort	day month year	06-01-87	517756-Ontario Limited	VALENTI, Mario	\$150,500.00	Pt. lot as in 131441.
DIS. BY 50318 A.D.L.R. D.J. 94.11.17							
425217	Mort	27-02-87	27-02-87	Yorkville-Bellair Limited	Quabbin Hill Investments (1972) Limited	496,368.11	(1) Pt. lot, (1) 30.577 acres, com-993-911 from SWL, then N-1322-19', E-1005-06' etc. (2) 10 acres, com-SWL, then N-445-03', E-993-13', etc., as in 130766 and Ex-pts 6-8-7 on Expropriation Plan-269023.
DIS BY 536372 A.D.L.R. 15.12.02							
425810	Mort	27-02-87	27-02-87	Yorkville-Bellair Limited	Trustees of J.M. McDougall Limited Pension Plan	63,265.81	AM-439561. Pt. lot, (1) 30.577 acres, com-993-911 from SWL, then N-1322-19', E-1005-06' etc.
DIS BY 536371 A.D.L.R. 15.12.02							
425802	Mort	04-03-87	04-03-87	Estate of FORBES, Jean McCORMACK, Edward	McCORMACK, John McWille MONTGOMERY, Malcolm, Trustees	Mort 252756.	(2) 10 acres, com-SWL, then N-445-03', E-993-13', etc., as in 130766 and Ex-pts 6-8-7 on Expropriation Plan-269023.
DIS. BY 535803 A.D.L.R. D.J. 04.03.87							
425804	Mort	04-03-87	04-03-87	Yorkville-Bellair Limited	McCORMACK, Edward 60.924% int McCORMACK, Timothy, 39.076% int	281,500.00	Pt. lot, (1) 30.577 acres, com-993-911 E from SWL, then N-1322-19', E-1005-06', etc. (2) 10 acres, com-SWL, then N-445-03', E-993-13', etc., ex-pts 6-8-7 on Expro Plan-269023.
DIS BY 535704 A.D.L.R. 15.10.87							

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ABSTRACT INDEX
CONCESSION

LOT 86
Aurora (King)

REGISTRATION NUMBER	INSTRUMENT	REGISTRATION DATE MONTH YEAR	GRANTOR	GRANTEE	CONSIDERATION ETC.	LAND AND REMARKS
425804						
bs	425805	Mort	Yorkville Realty Limited	HERCUS, Anita-James HERCUS, Avarna-Jane Asset-Rt Surv	150,000.00	Pt. lot 5 (1) 30.577 acres, com-993.911 E. bs from SW1, then N 1322.19', E 1095.06' etc. (2) 10 acres, com-SW1, then N445.03', E 993.13', etc. SW pts 5 & 7 on Expro-plan 269923.
bs	425806	Mort	Yorkville Bellair Limited	CONNOR, Ray-Kenneth	50,000.00	Pt. lot (1) 30.577 acres, com-993.911 E. bs from SW1, then N 1322.19', E 1095.06' etc. (2) 10 acres, com-SW1, then N 445.03', E 993.13', etc. SW pts 5 & 7 on Expro-plan 269923.
k1	437579	Grant	BLAKEY, Joseph BLAKEY, Lillian YANO, Lillie	TUCK, Gary Ernest TUCK, Grace Adeline JT		Pt. lot. Same as in 385357.
kc	437580	Mort	TUCK, Gary Ernest TUCK, Grace-Adeline	GIBC Mortgage Corporation	205,000.00	Pt. lot. Same as in 385357.
aw	457891	N. Agt. P. & S.	Trustees of J. McDougal Limited-Pension Plan	517736 Ontario Limited		Pt. lot com. W. 409.37', N. 21.01', from SEL, then N 550.22', E 326.55', etc. as in 131441.
mb	462194	Grant	517736 Ontario Limited	Village Square Aurora Inc.		Pt. lot com N limit of Rd Allowance bet lots 85 & 86, W 409.37' & N21.01', from SEL lot 86, then N 550.22', E 326.55', etc as in 131441.
	470870	Grant	DEVLIN, John Herbert DEVLIN, Gerda Rosemary	BLACK, William BLACK, Frances JT		Pt. Lot, Pt. 1 on 65R-893.

REGISTRATION NUMBER	INSTRUMENT	REGISTRATION DAY MONTH YEAR	GRANTOR	GRANTEE	CONSIDERATION ETC.	LAND AND REMARKS
437797	Agf	78-06-88	THACK, Gary Ernest	5186 Mortgage Corporation		Amends Mort. 437586.
DIS. BY 591262 ADLR 8/17/03/26						
504551	Charge	18 04 89 Year Month Day	ELDER, John R.	THE TORONTO-DOMINION BANK	300,000.00	Pt. Lot as in 257714.
535705	Charge	90 02 27	Yorkville Bellair Limited	COHEN, Stephen in Trust as to a 72.73% Int. Central Guaranty Trust Company as Trustee as to a 27.27% Int.	1,100,000.00	Pt. Lot as in 130766.
537797	Charge	90 03 22	Yorkville Bellair Limited	London Trust & Savings Corporation 50% int. The Standard Trust Company 50% int.	1,900,000.00	Pt. Lot; as in Inst. No. 130766. AM 660885 AM 660887
537798	Assignment	90 03 22	Yorkville Bellair Limited	London Trust & Savings Corporation The Standard Trust Company		Re: Rents Charge No. 537797.
537799	Charge	90 03 22	Yorkville Bellair Limited	HERCUS, Yvonne	150,000.00	Pt. Lot; as in Inst. No. 130766.
537800	Charge	90 03 22	Yorkville Bellair Limited	CONROY, Ray Kenneth	50,000.00	Pt. Lot; as in Inst. No. 130766.
538297	Agreement	90 03 29	COHEN, Stephen in Trust 72.73% Central Guaranty Trust Company Trustee RSP 0923081 27.27% Int	London Trust & Savings Corporation 50% Int The Standard Trust Company 50% Int	535705 Postponed to 537797	
541555	Assignment	90 05 03	COHEN, Stephen 6.82% Int	Central Guaranty Trust Company Trustee		Re Partial Interest in charge 535705
545582	By-Law PR-19-89-117	90 06 20	The Region of York			Pt. Lot; Pt. 7 on Expro. Plan 269023. Re: To authorize the conveyance of certain lands.

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Lot

Aurora (King)



545582

Registration Number Numero d'enregistrement	Instrument Type Type d'act	Registration Date Date de l'acte YY MM DD AA MM JJ	Parties from Parties	Parties to Parties	Consideration Contrepartie	Land/Remarks Bran/Remarques
545583	Transfer	90 06 20	The Region of York	The Town of Aurora		Pt. Lot; Pt. 7 on Expro plan 269023.
	Plan 65R-15065	91 03 08				Pt. Lot Pt. 1, Inst 257530 (0L).
567401	Order	91 05 06	SUPERIOR COURT	YORKVILLE BELLAIR LIMITED (Debtor)		Pt. Lot; (1) Com. 993.91'E from SWL, then N 1322.19', E 1005.06', etc. (2) Com. SWL, then N 445.03', E 993.13', etc. As in Inst. No. 130766. Less Pts. 6 & 7 on plan 269023. Re: Declaration 22, Declaration & Order re: Bankruptcy.
567870	Assignment	91 05 14	COHEN, Stephen in trust	KLEINBERG, Sam	13.63% Int	Re charge 535705
567871	Assignment	91 05 14	COHEN, Stephen in trust	PTASZNIK HOLDINGS LIMITED	9.09% Int	Re charge 535705
569828	Charge	91 06 07	POMELLU, Alan Harlan POMELLU, Margot Carolyne	SCOTIA MORTGAGE CORPORATION	\$160,000.00	Pt. Lot, (0L), as in Inst. 326839.
589471	Charge	92 02 28	TUCK, Gary Ernest TUCK, Grace Adeline	CIBC MORTGAGE CORPORATION	100,000.00	Pt. Lot - Com N 890.06' from SWL then E 992.95' N 447.88' etc as in 207346 less Pt. 9 on expro pl 269023
589472	Charge	92 02 28	TUCK, Gary Ernest TUCK, Grace Adeline	CANADIAN IMPERIAL BANK OF COMMERCE	100,000.00	Pt. Lot as in 207346 Less Pt. 9 on exprop. pl 269023.
608913	Order in Council	92 12 02	H.M. THE QUEEN - ONTARIO	CIBC MORTGAGE CORPORATION	100,000.00	Pt. Lot, Pt. 1 on R5-276. Pt. Lot, (0L), pt 1 on Ministry Plan P-1900-17Z. See Plan attached.

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FORM 1

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86

Lot

Aurora (King)

Ontario 608913
Registration Number
d'engagement

Registration Number d'engagement	Instrument Type Type d'acte	Registration Date Date d'inscription A. J. M. M. J. J.	Parties from Parties	Parties to Parties	Consideration Contrepartie	Land/Remarks Bilan/lands/Observations
630894	Assignment	93 12 07	CENTRAL GUARANTY TRUST COMPANY Trustee	TD TRUST COMPANY, Trustee		Re: Charge 535705.
641625	Transfer	94 06 15	FULLER, A. Martha	ANGUS, Diana Campbell Mcconnell	500,000.00	Pt. Lot; Pt. 2 on RS-276.
643978	Order	94 07 22	ONTARIO COURT(GENERAL DIVISION)	FULLER, A. Martha (Applicant)		. Vacating 202872.
650319	Transfer	94 11 14	THE SISTERHOOD OF SAINT JOHN THE DIVINE	VALENTI, Mario VALENTI, Fausta JT as to 2/3 Int. NOTARFONZO, Giuseppe NOTARFONZO, Edda JT as to 1/3 Int.	2.00	RE: Correcting Deed. Pt. lot as in 462194
650320	Transfer	94 11 14	VALENTI, Mario VALENTI, Fausta NOTARFONZO, Giuseppe NOTARFONZO, Edda	517736 ONTARIO LIMITED	2.00	RE: Correcting Deed. Pt. lot as in 462194.
650321	Transfer	94 11 14	517736 ONTARIO LIMITED	VILLAGE SQUARE AURORA INC.	2.00	RE: Correcting Deed. Pt. lot as in 462194.
650322	Transfer	94 11 14	KIPWOOD DEVELOPMENTS LTD.	VILLAGE SQUARE AURORA INC.	2.00	RE: Quit Claim. Pt. lot as in 462194.
650323	Transfer	94 11 14	VILLAGE SQUARE AURORA INC.	1102900 ONTARIO INC.	525,000.00	Pt. lot as in 462194.
650324	Charge	94 11 14	1102900 ONTARIO INC.	AURORA OFFICE CENTRE INC.	300,000.00	Pt. lot as in 462194. AM 651946
651946	Assignment	94 12 09	AURORA OFFICE CENTRE INC.	517736 ONTARIO LIMITED as to 50% Int. 968744 ONTARIO LIMITED as to 50% Int.		RE: Charge 650324
660885	Assignment	95 06 29	STANDARD TRUST COMPANY, by it's liquidator, ERNST & YOUNG	AMARAK II INVESTMENTS CORPORATION		Re: Charge 537797.

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10/22/18

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Lot 1

Concession

AURORA (KING)

660885



Registration Number Numéro d'enregistrement	Instrument Type Type d'acte	Registration Date Date d'enregistrement AA MM JJ	Parties from Parties	Parties to Parties	Consideration Contrepartie	Land/Remarks Bien/Notes/Observations
660886	Assignment	95 06 29	STANDARD TRUST COMPANY, by its Liquidator, ERNST & YOUNG INC.	AMARAK II INVESTMENTS CORPORATION		Re: Rents; Inst 537797.
660887	Assignment	95 06 29	AMARAK II INVESTMENTS CORPORATION	BRECCO CORPORATION		Charge 537797.
660888	Assignment	95 06 29	AMARAK II INVESTMENTS CORPORATION	BRECCO CORPORATION		Re: Rents; Inst 537797.
671250	Lien	96 01 04	1102900 ONTARIO INC.	R.V. ANDERSON ASSOCIATES LIMITED (Lien Claimant)	13,986.79	Pt. lot as in 462194. RE: CONSTRUCTION
673212	Certificate	92 02 16		R.V. ANDERSON ASSOCIATES LIMITED		Re: Action, 671250.
674910	Deposit	96 04 01	SEE DEPOSIT NO. 674910			Re: 537797
674911	Transfer	96 04 01	LONDON TRUST & SAVINGS CORPORATION as to 50% int BRECCO CORPORATION as to 50% int.	T/PAR PROPERTIES LTD., IN TRUST	\$550,000	Pt lot as in 130766 save & except Pts 6&7 on Plan No. 269023
674912	Charge	96 04 01	T/PAR PROPERTIES LTD., IN TRUST	BANK OF MONTREAL	\$275,000	Pt lot as in 130766 save & except Pts. 6 & 7 on plan 269023
679438	Order In Council	96 06 18	ONTARIO			Pt. Lot (OL).
682659	Charge	95 08 09	ROBSON, Charles John	CANADIAN IMPERIAL BANK OF COMMERCE	Up to a maximum of \$100,000.00	Pt. lot as in 130766 save & except Pts. 6 & 7 on RS 276.
DIS. BY 70447 A.D.L.R. 970827			ROBSON, Esther Peachey			
706608	Transfer	97 08 29	ROBSON, Charles John ROBSON, Esther Peachey	SIFTON, Derek Andrew SIFTON, Sheila Mary JT	1,169,000.00	Pt. lot Pt. 1 on RS 276.

10001 (88)

FORM 1

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Soil Engineers Ltd.

CONSULTING ENGINEERS

GEOTECHNICAL • ENVIRONMENTAL • HYDROGEOLOGICAL • BUILDING SCIENCE

90 WEST BEAVER CREEK ROAD, SUITE #100, RICHMOND HILL, ONTARIO L4B 1E7 • TEL (416) 754-8515 • FAX (905) 881-8335

BARRIE	MISSISSAUGA	OSHAWA	NEWMARKET	GRAVENHURST	PETERBOROUGH	HAMILTON
TEL: (705) 721-7863	TEL: (905) 542-7805	TEL: (905) 440-2040	TEL: (905) 853-0647	TEL: (705) 684-4242	TEL: (905) 440-2040	TEL: (905) 777-7956
FAX: (705) 721-7864	FAX: (905) 542-2769	FAX: (905) 725-1315	FAX: (905) 881-8335	FAX: (705) 684-8522	FAX: (905) 725-1315	FAX: (905) 542-2769

APPENDIX 'C'

FREEDOM OF INFORMATION REQUEST

REFERENCE NO. 2008-E135

2008-E135
\$5



100 John West Way
Aurora, Ontario
L4G 6J1
(905) 727-3123
aurora.ca

Town of Aurora
Request for Access to Information
Legislative Services

Please Note: A \$5.00 application fee is required for all requests

Request for: <input checked="" type="checkbox"/> Access to General Records <input type="checkbox"/> Access to Own Personal Information <input type="checkbox"/> Correction to Own Personal Information	Preferred format for copies of records: <input type="checkbox"/> Paper Copy <input checked="" type="checkbox"/> Digital Copy
---	--

If request is for **access to**, or **correction of**, own personal information records
 Name appearing on records is the same as below, or

<input checked="" type="checkbox"/> Mr. <input type="checkbox"/> Mrs. <input type="checkbox"/> Ms. <input type="checkbox"/> Miss <input type="checkbox"/> Mx.		Address 90 West Beaver Creek Rd	
First Name Steve		City/Town Richmond Hill	
Last Name Cha		Province ON	
Company Name Soil Engineers Ltd.		Postal Code L4B 1E7	
Telephone (Day) 4167548515	Telephone (Evening)	Signature 	
Email Address Steve.cha@soilengineersltd.com		Date Sept 21, 2020	

Detailed description of requested records, personal information or desired correction to personal information.


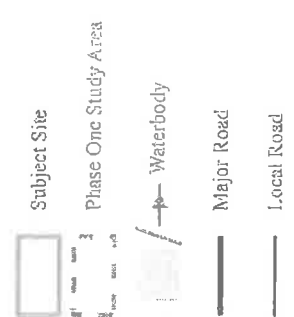

I am looking for the following documents and reports from the address 24, 162, 306, ~~370, 434 and 488~~^{and} St. John Sideroad, Aurora:

- 1). Environmental concerns (General correspondence, occurrence reports, abatement)
- 2). Incident Report
- 3). Spills
- 4). Any previous environmental investigation
- 5). Waste Generator number/classes

If you have any question, you can contact via email for detail.

Note: If you are requesting a correction of personal information, attach any supporting documentation if appropriate. You will be notified if the correction is not made and you may require that a statement of disagreement be attached to your personal information.

INSTITUTIONAL USE			
Date Received:		Request Number:	

			<p>Title: Phase One Conceptual Site Plan</p>
<p>Reference No. 2008-E135</p>			<p>Date: September 11, 2020</p>
<p>Scale: 0 50 100 200 300 400 500 METERS</p>			<p>Drawing No. 10</p>



Source: Ministry of Natural Resources and Forests
Digitally Printed for Ontario, 2020




Ministry of Environment

2008-E135

\$35

Freedom of Information Request


This form is for requesting documents which are in the Ministry's files on environmental concerns related to properties. Please refer to the guide on the completion and use of this form. Our fax no. is (416) 314-4285.

Requester Data			For Ministry Use Only	
Name, Title, Company Name and Mailing Address of Requester Steve Cha Soil Engineers Ltd. 90 West Beaver Creek Rd Richmond Hill, Ontario L4B 1E7 Email Address: Steve.cha@soilengineersltd.com			FOI Request No.	Date Request Received
			Fee Paid \$ <input type="checkbox"/> ACCT <input type="checkbox"/> CHQ <input type="checkbox"/> VISA/MC <input type="checkbox"/> CASH	
Telephone/Fax Nos. Tel : 416-754-8515 Fax : 905-881-8335	Your Project/Reference No. 2008-E135	Signature of Requester 	<input type="checkbox"/> CNR <input type="checkbox"/> ER <input type="checkbox"/> NOR <input type="checkbox"/> SWR <input type="checkbox"/> WCR <input type="checkbox"/> SAC <input type="checkbox"/> IEB <input type="checkbox"/> EAA <input type="checkbox"/> EMR <input type="checkbox"/> SWA	
Request Parameters				
Municipal Address / Lot, Concession, Geographic Township (Municipal address essential for cities, towns or regions) 24, 162 and 306 St. John Sideroad, Aurora				
Present Property Owner(s) and Date(s) of Ownership Shining Hill Homes (St. John) Inc. (2015 – Present); Shining Hill Estates Collection Inc. (2015 – Present)				
Previous Property Owner(s) and Date(s) of Ownership 1530769 Ontario Inc. (2003 – 2015); 1945044 Ontario Inc. (2003 – 2015); Andrew and Anne, Dunin (2000 – 2015)				
Present/Previous Tenant(s), (if applicable)				
Search Parameters			Specify Year(s) Requested	
Files older than 2 years may require \$60.00 retrieval cost. There is no guarantee that records responsive to your request will be located.				
Environmental concerns (General correspondence, occurrence reports, abatement)			All years	
Orders			All years	
Spills			All years	
Investigations/prosecutions ▶ Owner and tenant information must be provided			All years	
Waste Generator number/classes			All years	
Certificates of Approval ▶ Proponent information must be provided				
1987 and prior records are searched manually. Search fees in excess of \$300.00 could be incurred, depending on the types and years to be searched. Specify Certificates of Approval number (s) (if known). If supporting documents are also required, mark SD box and specify type e.g. maps, plans, reports, etc.				
			SD	Specify Year(s) Requested
air – emissions				All years

Freedom of Information Request

Requester Data			For Ministry Use Only	
Name, Title, Company Name and Mailing Address of Requester Steve Cha Soil Engineers Ltd. 90 West Beaver Creek Rd Richmond Hill, Ontario L4B 1E7 Email Address: Steve.cha@soilengineersltd.com			FOI Request No	Date Request Received
			Fee Paid \$ <input type="checkbox"/> ACCT <input type="checkbox"/> CHQ <input type="checkbox"/> VISA/MC <input type="checkbox"/> CASH	
Telephone/Fax Nos. Tel : 416-754-8515 Fax : 905-881-8335	Your Project/ Reference No. 2008-E135	Signature of Requester	<input type="checkbox"/> CNR <input type="checkbox"/> ER <input type="checkbox"/> NOR <input type="checkbox"/> SWR <input type="checkbox"/> WCR <input type="checkbox"/> SAC <input type="checkbox"/> IEB <input type="checkbox"/> EAA <input type="checkbox"/> EMR <input type="checkbox"/> SWA	
water - mains, treatment, ground level, standpipes & elevated storage, pumping stations (local & booster)				All years
sewage - sanitary, storm, treatment, stormwater, leachate & leachate treatment & sewage pump stations				All years
waste water - industrial discharge				All years
waste sites - disposal, landfill sites, transfer stations, processing sites, incinerator sites				All years
waste systems - haulers: sewage, non-hazardous & hazardous waste, mobile waste processing units, PCB destruction				All years
pesticides - licenses				All years

A \$5.00 non-refundable application fee, payable to the Minister of Finance, is mandatory. The cost of locating on-site and/or preparing any record is \$30.00/hour and 20 cents/page for photocopying and you will be contacted for approval for fees in excess of \$30.00.




Subject Site

Phase One Study Area

Waterbody

Major Road

Local Road



Soil Engineers Ltd.

Title: Phase One Conceptual Site Plan	
Project: Proposed Residential Development and School Block	
162 and 306 St. John's Sideroad	
Town of Aurora	
Reference No. 2008-E135	
Date: September 11, 2020	
Scale:	0 50 100 200 300 400 500
	Metres
Drawing No. 10	

Source: Ministry of Natural Resources and Forestry
 © Geomatics International, 2008





Soil Engineers Ltd.

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90 WEST BEAVER CREEK ROAD, SUITE #100, RICHMOND HILL, ONTARIO L4B 1E7 • TEL (416) 754-8515 • FAX (905) 881-8335

BARRIE
TEL: (705) 721-7863
FAX: (705) 721-7864

MISSISSAUGA
TEL: (905) 542-7605
FAX: (905) 542-2769

OSHAWA
TEL: (905) 440-2040
FAX: (905) 725-1315

NEWMARKET
TEL: (905) 853-0647
FAX: (905) 881-8335

GRAVENHURST
TEL: (705) 684-4242
FAX: (705) 684-8522

PETERBOROUGH
TEL: (905) 440-2040
FAX: (905) 725-1315

HAMILTON
TEL: (905) 777-7956
FAX: (905) 542-2769

APPENDIX 'D'

TECHNICAL STANDARDS & SAFETY AUTHORITY

REFERENCE NO. 2008-E135

RE: UST/AST Inquires (Ref# 2008-E0135) 1 of 2

Public Information Services <publicinformationservices@tssa.org>

Wed 9/30/2020 8:50 AM

To: Steve Cha <steve.cha@soilengineersltd.com>

Hello. Thank you for your request for confirmation of public information.

We confirm that there are no records in our database of any fuel storage tanks at the subject addresses.

For a further search in our archives please complete our release of public information form found at https://www.tssa.org/en/about-tssa/release-of-public-information.aspx?_mid_=392 and email the completed form to publicinformationservices@tssa.org along with a fee of \$56.50 (including HST) per location. The fee is payable with credit card (Visa or MasterCard).

Although TSSA believes the information provided pursuant to your request is accurate, please note that TSSA does not warrant this information in any way whatsoever.

Please refrain from sending documents to head office and only submit your requests electronically via email along with credit card payment. We are all working remotely and mailing in applications with cheques will lengthen the overall processing time.

Kind regards,

Roxana



Public Information Agent

Facilities and Business Services

345 Carlingview Drive

Toronto, Ontario M9W 6N9

Tel: +1-416-734-6222 | Fax: +1-416-734-3568 | E-Mail: publicinformationservices@tssa.org

www.tssa.org



From: Steve Cha <steve.cha@soilengineersltd.com>

Sent: September 29, 2020 1:52 PM

To: Public Information Services <publicinformationservices@tssa.org>

Subject: UST/AST Inquires (Ref# 2008-E0135) 1 of 2

[CAUTION]: This email originated outside the organisation.

Please do not click links or open attachments unless you recognise the source of this email and know the content is safe.

Hello,

I would like to make an inquiry about any ASTs/USTs for the following properties in the Town of Aurora, Ontario:

- 306 St.John's Sideroad, Aurora
- 162 St.John's Sideroad, Aurora
- 24 St.John's Sideroad, Aurora
- 12 St.John's Sideroad, Aurora
- 77 St.John's Sideroad, Aurora
- 203 St.John's Sideroad, Aurora
- 205 St.John's Sideroad, Aurora
- 370 St.John's Sideroad, Aurora
- 301 St.John's Sideroad, Aurora

- 257 Old Yonge Street, Aurora

Thank you,

Steve Cha, M.Sc.

Technician Coordinator, Environmental Services

90 West Beaver Creek Road, Suite #100

Richmond Hill, Ontario L4B 1E7

C: 416-779-1862

P: 416-754-8515 x 1323

F: 905-881-8335



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RE: UST/AST Inquires (Ref# 2008-E0135) 2 of 2

Public Information Services <publicinformationservices@tssa.org>

Wed 9/30/2020 8:53 AM

To: Steve Cha <steve.cha@soilengineersltd.com>

Hello. Thank you for your request for confirmation of public information.

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Although TSSA believes the information provided pursuant to your request is accurate, please note that TSSA does not warrant this information in any way whatsoever.

Please refrain from sending documents to head office and only submit your requests electronically via email along with credit card payment. We are all working remotely and mailing in applications with cheques will lengthen the overall processing time.

Kind regards,

Roxana



Public Information Agent

Facilities and Business Services

345 Carlingview Drive

Toronto, Ontario M9W 6N9

Tel: +1-416-734-6222 | Fax: +1-416-734-3568 | E-Mail: publicinformationservices@tssa.org

www.tssa.org



From: Steve Cha <steve.cha@soilengineersltd.com>

Sent: September 29, 2020 1:52 PM

To: Public Information Services <publicinformationservices@tssa.org>

Subject: UST/AST Inquires (Ref# 2008-E0135) 2 of 2

[CAUTION]: This email originated outside the organisation.

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Hello,

I would like to make an inquiry about any ASTs/USTs for the following properties in the Town of Aurora, Ontario:

- 16160 Yonge Street, Aurora
- 16105 Yonge Street, Aurora
- 16250 Yonge Street, Aurora
- 15900 Yonge Street, Aurora
- 1 Willow Farm Lane, Aurora
- 2 Willow Farm Lane, Aurora
- 20 Heatherfield Lane, Aurora

Thank you,

Steve Cha, M.Sc.

Technician Coordinator, Environmental Services

90 West Beaver Creek Road, Suite #100

Richmond Hill, Ontario L4B 1E7

C: 416-779-1862

P: 416-754-8515 x 1323

F: 905-881-8335



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90 WEST BEAVER CREEK ROAD, SUITE #100, RICHMOND HILL, ONTARIO L4B 1E7 • TEL (416) 754-8515 • FAX (905) 881-8335

BARRIE	MISSISSAUGA	OSHAWA	NEWMARKET	GRAVENHURST	PETERBOROUGH	HAMILTON
TEL: (705) 721-7863 FAX: (705) 721-7864	TEL: (905) 542-7605 FAX: (905) 542-2769	TEL: (905) 440-2040 FAX: (905) 725-1315	TEL: (905) 853-0647 FAX: (905) 881-8335	TEL: (705) 684-4242 FAX: (705) 684-8522	TEL: (905) 440-2040 FAX: (905) 725-1315	TEL: (905) 777-7956 FAX: (905) 542-2769

APPENDIX 'E'

ERIS DATABASE REPORT

REFERENCE NO. 2008-E135

ERIS
ENVIRONMENTAL RISK INFORMATION SERVICES



DATABASE REPORT

Project Property: 2008-E135
2008-E135
Newmarket ON L3X 3L8

Project No: 2008-E135

Report Type: Quote - Custom-Build Your Own Report

Order No: 20291000700

Requested by: Soil Engineers Ltd.

Date Completed: September 14, 2020

Environmental Risk Information Services

A division of Glacier Media Inc.

1.866.517.5204 | info@erisinfo.com | erisinfo.com

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Reliance on information in Report: This report DOES NOT replace a full Phase I Environmental Site Assessment but is solely intended to be used as a database review of environmental records.

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Executive Summary

Property Information:

Project Property: 2008-E135
2008-E135 Newmarket ON L3X 3L8

Project No: 2008-E135

Order Information:

Order No: 20291000700
Date Requested: September 10, 2020
Requested by: Soil Engineers Ltd.
Report Type: Quote - Custom-Build Your Own Report

Historical/Products:

Executive Summary: Report Summary

Database	Name	Searched	Project Property	Boundary to 0.25km	Total
AAGR	Abandoned Aggregate Inventory	Y	0	0	0
AGR	Aggregate Inventory	Y	0	0	0
AMIS	Abandoned Mine Information System	Y	0	0	0
ANDR	Anderson's Waste Disposal Sites	Y	0	0	0
AST	Aboveground Storage Tanks	Y	0	0	0
AUWR	Automobile Wrecking & Supplies	Y	0	0	0
BORE	Borehole	N	-	-	-
CA	Certificates of Approval	Y	0	6	6
CDRY	Dry Cleaning Facilities	Y	0	0	0
CFOT	Commercial Fuel Oil Tanks	Y	0	0	0
CHEM	Chemical Register	Y	0	0	0
CNG	Compressed Natural Gas Stations	Y	0	0	0
COAL	Inventory of Coal Gasification Plants and Coal Tar Sites	Y	0	0	0
CONV	Compliance and Convictions	Y	0	0	0
CPU	Certificates of Property Use	Y	0	0	0
DELISTED	Delisted Fuel Tanks	N	-	-	-
TANK DRL	Drill Hole Database	Y	0	0	0
EASR	Environmental Activity and Sector Registry	Y	0	0	0
EBR	Environmental Registry	Y	0	0	0
ECA	Environmental Compliance Approval	Y	0	6	6
EEM	Environmental Effects Monitoring	Y	0	0	0
EHS	ERIS Historical Searches	Y	0	3	3
EIIS	Environmental Issues Inventory System	Y	0	0	0
EMHE	Emergency Management Historical Event	Y	0	0	0
EPAR	Environmental Penalty Annual Report	Y	0	0	0
EXP	List of Expired Fuels Safety Facilities	Y	0	0	0
FCON	Federal Convictions	Y	0	0	0
FCS	Contaminated Sites on Federal Land	Y	0	0	0
FOFT	Fisheries & Oceans Fuel Tanks	Y	0	0	0
FRST	Federal Identification Registry for Storage Tank Systems (FIRSTS)	Y	0	0	0
FST	Fuel Storage Tank	Y	0	0	0
FSTH	Fuel Storage Tank - Historic	Y	0	0	0
GEN	Ontario Regulation 347 Waste Generators Summary	Y	0	5	5
GHG	Greenhouse Gas Emissions from Large Facilities	Y	0	0	0
HINC	TSSA Historic Incidents	Y	1	1	2
IAFT	Indian & Northern Affairs Fuel Tanks	Y	0	0	0

Database	Name	Searched	Project Property	Boundary to 0.25km	Total
INC	Fuel Oil Spills and Leaks	Y	0	2	2
LIMO	Landfill Inventory Management Ontario	Y	0	0	0
MINE	Canadian Mine Locations	Y	0	0	0
MNR	Mineral Occurrences	Y	0	0	0
NATE	National Analysis of Trends in Emergencies System (NATES)	Y	0	0	0
NCPL	Non-Compliance Reports	Y	0	0	0
NDFT	National Defence & Canadian Forces Fuel Tanks	Y	0	0	0
NDSP	National Defence & Canadian Forces Spills	Y	0	0	0
NDWD	National Defence & Canadian Forces Waste Disposal Sites	Y	0	0	0
NEBI	National Energy Board Pipeline Incidents	Y	0	0	0
NEBP	National Energy Board Wells	Y	0	0	0
NEES	National Environmental Emergencies System (NEES)	Y	0	0	0
NPCB	National PCB Inventory	Y	0	0	0
NPRI	National Pollutant Release Inventory	Y	0	0	0
OGWE	Oil and Gas Wells	Y	0	0	0
OGW	Ontario Oil and Gas Wells	Y	0	0	0
OPCB	Inventory of PCB Storage Sites	Y	0	0	0
ORD	Orders	Y	0	0	0
PAP	Canadian Pulp and Paper	Y	0	0	0
PCFT	Parks Canada Fuel Storage Tanks	Y	0	0	0
PES	Pesticide Register	Y	0	0	0
PINC	Pipeline Incidents	Y	0	0	0
PRT	Private and Retail Fuel Storage Tanks	Y	0	0	0
PTTW	Permit to Take Water	Y	0	0	0
REC	Ontario Regulation 347 Waste Receivers Summary	Y	0	0	0
RSC	Record of Site Condition	Y	0	1	1
RST	Retail Fuel Storage Tanks	Y	0	0	0
SCT	Scott's Manufacturing Directory	Y	0	1	1
SPL	Ontario Spills	Y	0	0	0
SRDS	Wastewater Discharger Registration Database	Y	0	0	0
TANK	Anderson's Storage Tanks	Y	0	0	0
TCFT	Transport Canada Fuel Storage Tanks	Y	0	0	0
VAR	Variances for Abandonment of Underground Storage Tanks	Y	0	0	0
WDS	Waste Disposal Sites - MOE CA Inventory	Y	0	0	0
WDSH	Waste Disposal Sites - MOE 1991 Historical Approval Inventory	Y	0	0	0
WWIS	Water Well Information System	N	-	-	-
Total:			1	25	26

Executive Summary: Site Report Summary - Project Property

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev diff (m)	Page Number
<u>1</u>	HINC		306 ST. JOHN'S SIDEROAD WEST AURORA ON	W/0.0	5.98	<u>17</u>

Executive Summary: Site Report Summary - Surrounding Properties

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
<u>2</u>	CA	AURORA TOWN - FILE NO. 89618-DO1/ST.JOHN	ST. JOHN'S SIDEROAD/YONGE ST. AURORA TOWN ON	E/42.1	-11.20	<u>17</u>
<u>2</u>	CA	MANNINGTON DEV. (ST. JOHN'S) INC.-LOT 86	YONGE ST./ST. JOHN'S SIDEROAD AURORA TOWN ON	E/42.1	-11.20	<u>17</u>
<u>2</u>	CA	AURORA TOWN - FORMERLY LOT 85/CONC. 1	ST. JOHN'S SIDEROAD/YONGE ST. AURORA TOWN ON	E/42.1	-11.20	<u>18</u>
<u>2</u>	CA	AURORA TOWN - FILE NO. 89618-DO1/ST.JOHN	ST. JOHN'S SIDEROAD/YONGE ST. AURORA TOWN ON	E/42.1	-11.20	<u>18</u>
<u>2</u>	CA	MANNINGTON DEV. (ST. JOHN'S) INC.-LOT 86	YONGE ST./ST. JOHN'S SIDEROAD AURORA TOWN ON	E/42.1	-11.20	<u>18</u>
<u>2</u>	CA	R.M. OF YORK	YONGE ST./ST. JOHN'S SIDEROAD NEWMARKET TOWN ON	E/42.1	-11.20	<u>19</u>
<u>3</u>	HINC		2 WILLOW FARM LANE AURORA ON L4G 6K1	S/80.7	-4.25	<u>19</u>
<u>4</u>	GEN	York Region	16105 Yonge St. Aurora ON L4G6T6	E/100.7	-15.23	<u>19</u>
<u>5</u>	ECA	Ballymore Development (Aurora) Corporation	Aurora ON L3R 9S7	WSW/117.4	7.08	<u>20</u>
<u>5</u>	ECA	Ballymore Development (Aurora) Corporation	Aurora ON L3R 9S7	WSW/117.4	7.08	<u>20</u>
<u>5</u>	ECA	Ballymore Development (Aurora) Corporation	Aurora ON L3R 9S7	WSW/117.4	7.08	<u>20</u>
<u>6</u>	EHS		46 St John's Sdrd E Aurora ON	E/138.3	-14.98	<u>20</u>

Map Key	DB	Company/Site Name	Address	Dir/Dist (m)	Elev Diff (m)	Page Number
<u>7</u>	EHS		253 Old Yonge St. Aurora ON L4G 6J6	E/172.9	-7.35	<u>21</u>
<u>8</u>	GEN	York, Regional Municipality of Environmental Services	256 Old Yonge Street Aurora ON L4G 7H1	E/184.5	-12.24	<u>21</u>
<u>8</u>	GEN	York, Regional Municipality of Environmental Services	256 Old Yonge Street Aurora ON L4G 7H1	E/184.5	-12.24	<u>21</u>
<u>9</u>	INC		16003 Yonge Street, Aurora ON	E/197.7	-5.45	<u>21</u>
<u>9</u>	EHS		16003 Yonge St Aurora ON L4G1P4	E/197.7	-5.45	<u>22</u>
<u>9</u>	RSC	2501500 ONTARIO INC.	16003 YONGE STREET, AURORA, ON L4G 1P4 Aurora ON	E/197.7	-5.45	<u>22</u>
<u>10</u>	SCT	KWIK KOPY PRINTING CANADA CORP	15900 YONGE ST AURORA ON L4G 3G8	ESE/217.3	-14.99	<u>23</u>
<u>10</u>	GEN	KWIK KOPY PRINTING CANADA CORPORATION	15900 YONGE ST. AURORA ON L4G 3G8	ESE/217.3	-14.99	<u>24</u>
<u>10</u>	GEN	KWIK KOPY PRINTING	15900 YONGE STREET AURORA ON L4G 3G8	ESE/217.3	-14.99	<u>24</u>
<u>10</u>	INC		15900 Yonge Street, Aurora ON	ESE/217.3	-14.99	<u>24</u>
<u>11</u>	ECA	Shining Hill Homes (St. John's) Inc.	Newmarket ON M2J 5B5	WNW/220.9	15.80	<u>25</u>
<u>11</u>	ECA	Shining Hill Homes (St. John's) Inc.	Newmarket ON M2J 5B5	WNW/220.9	15.80	<u>25</u>
<u>11</u>	ECA	Shining Hill Homes (St. John's) Inc.	Newmarket ON M2J 5B5	WNW/220.9	15.80	<u>25</u>

**Map
Key**

DB

Company/Site Name

Address

Dir/Dist (m)

**Elev Diff
(m)**

**Page
Number**

Executive Summary: Summary By Data Source

CA - Certificates of Approval

A search of the CA database, dated 1985-Oct 30, 2011* has found that there are 6 CA site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
R.M. OF YORK	YONGE ST./ST. JOHN'S SIDEROAD NEWMARKET TOWN ON	42.1	<u>2</u>
AURORA TOWN - FILE NO. 89618- DO1/ST.JOHN	ST. JOHN'S SIDEROAD/YONGE ST. AURORA TOWN ON	42.1	<u>2</u>
MANNINGTON DEV. (ST. JOHN'S) INC.-LOT 86	YONGE ST./ST. JOHN'S SIDEROAD AURORA TOWN ON	42.1	<u>2</u>
AURORA TOWN - FORMERLY LOT 85/CONC. 1	ST. JOHN'S SIDEROAD/YONGE ST. AURORA TOWN ON	42.1	<u>2</u>
AURORA TOWN - FILE NO. 89618- DO1/ST.JOHN	ST. JOHN'S SIDEROAD/YONGE ST. AURORA TOWN ON	42.1	<u>2</u>
MANNINGTON DEV. (ST. JOHN'S) INC.-LOT 86	YONGE ST./ST. JOHN'S SIDEROAD AURORA TOWN ON	42.1	<u>2</u>

ECA - Environmental Compliance Approval

A search of the ECA database, dated Oct 2011-Aug 31, 2020 has found that there are 6 ECA site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
Ballymore Development (Aurora) Corporation	Aurora ON L3R 9S7	117.4	<u>5</u>
Ballymore Development (Aurora) Corporation	Aurora ON L3R 9S7	117.4	<u>5</u>

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
Ballymore Development (Aurora) Corporation	Aurora ON L3R 9S7	117.4	<u>5</u>
Shining Hill Homes (St. John's) Inc.	Newmarket ON M2J 5B5	220.9	<u>11</u>
Shining Hill Homes (St. John's) Inc.	Newmarket ON M2J 5B5	220.9	<u>11</u>
Shining Hill Homes (St. John's) Inc.	Newmarket ON M2J 5B5	220.9	<u>11</u>

EHS - ERIS Historical Searches

A search of the EHS database, dated 1999-Jul 31, 2020 has found that there are 3 EHS site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
	46 St John's Sdrd E Aurora ON	138.3	<u>6</u>
	253 Old Yonge St. Aurora ON L4G 6J6	172.9	<u>7</u>
	16003 Yonge St Aurora ON L4G1P4	197.7	<u>9</u>

GEN - Ontario Regulation 347 Waste Generators Summary

A search of the GEN database, dated 1986-Apr 30, 2020 has found that there are 5 GEN site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
York Region	16105 Yonge St. Aurora ON L4G6T6	100.7	<u>4</u>

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
York, Regional Municipality of Environmental Services	256 Old Yonge Street Aurora ON L4G 7H1	184.5	<u>8</u>
York, Regional Municipality of Environmental Services	256 Old Yonge Street Aurora ON L4G 7H1	184.5	<u>8</u>
KWIK KOPY PRINTING	15900 YONGE STREET AURORA ON L4G 3G8	217.3	<u>10</u>
KWIK KOPY PRINTING CANADA CORPORATION	15900 YONGE ST. AURORA ON L4G 3G8	217.3	<u>10</u>

HINC - TSSA Historic Incidents

A search of the HINC database, dated 2006-June 2009* has found that there are 2 HINC site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
	306 ST. JOHN'S SIDEROAD WEST AURORA ON	0.0	<u>1</u>
	2 WILLOW FARM LANE AURORA ON L4G 6K1	80.7	<u>3</u>

INC - Fuel Oil Spills and Leaks

A search of the INC database, dated Jul 31, 2020 has found that there are 2 INC site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
	16003 Yonge Street, Aurora ON	197.7	<u>9</u>
	15900 Yonge Street, Aurora ON	217.3	<u>10</u>

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
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RSC - Record of Site Condition

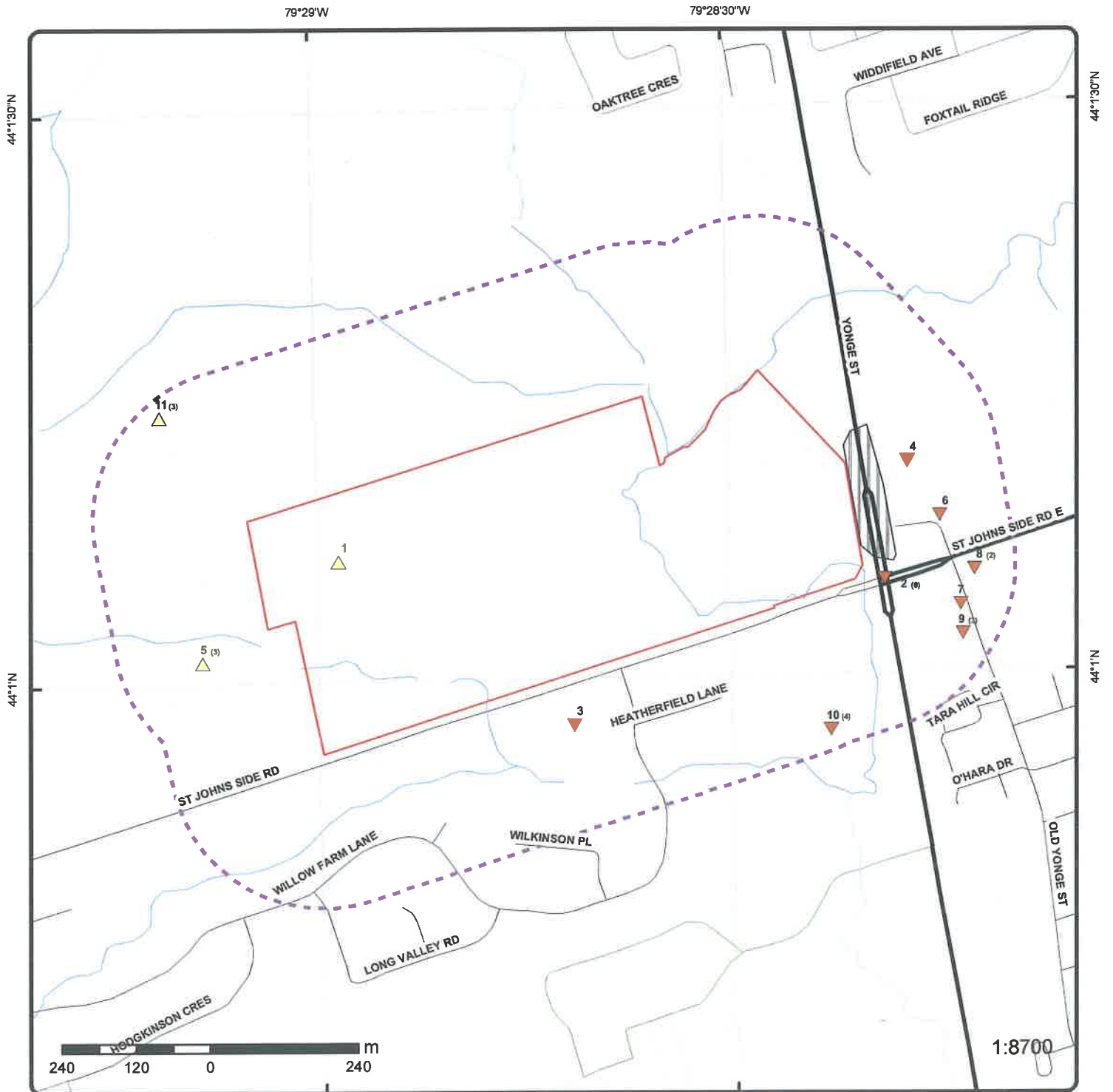
A search of the RSC database, dated 1997-Sept 2001, Oct 2004-Jul 2020 has found that there are 1 RSC site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
2501500 ONTARIO INC.	16003 YONGE STREET, AURORA, ON L4G 1P4 Aurora ON	197.7	<u>9</u>

SCT - Scott's Manufacturing Directory

A search of the SCT database, dated 1992-Mar 2011* has found that there are 1 SCT site(s) within approximately 0.25 kilometers of the project property.

<u>Site</u>	<u>Address</u>	<u>Distance (m)</u>	<u>Map Key</u>
KWIK KOPY PRINTING CANADA CORP	15900 YONGE ST AURORA ON L4G 3G8	217.3	<u>10</u>



Map : 0.25 Kilometer Radius

Order Number: 20291000700

Address: 2008-E135, Newmarket, ON

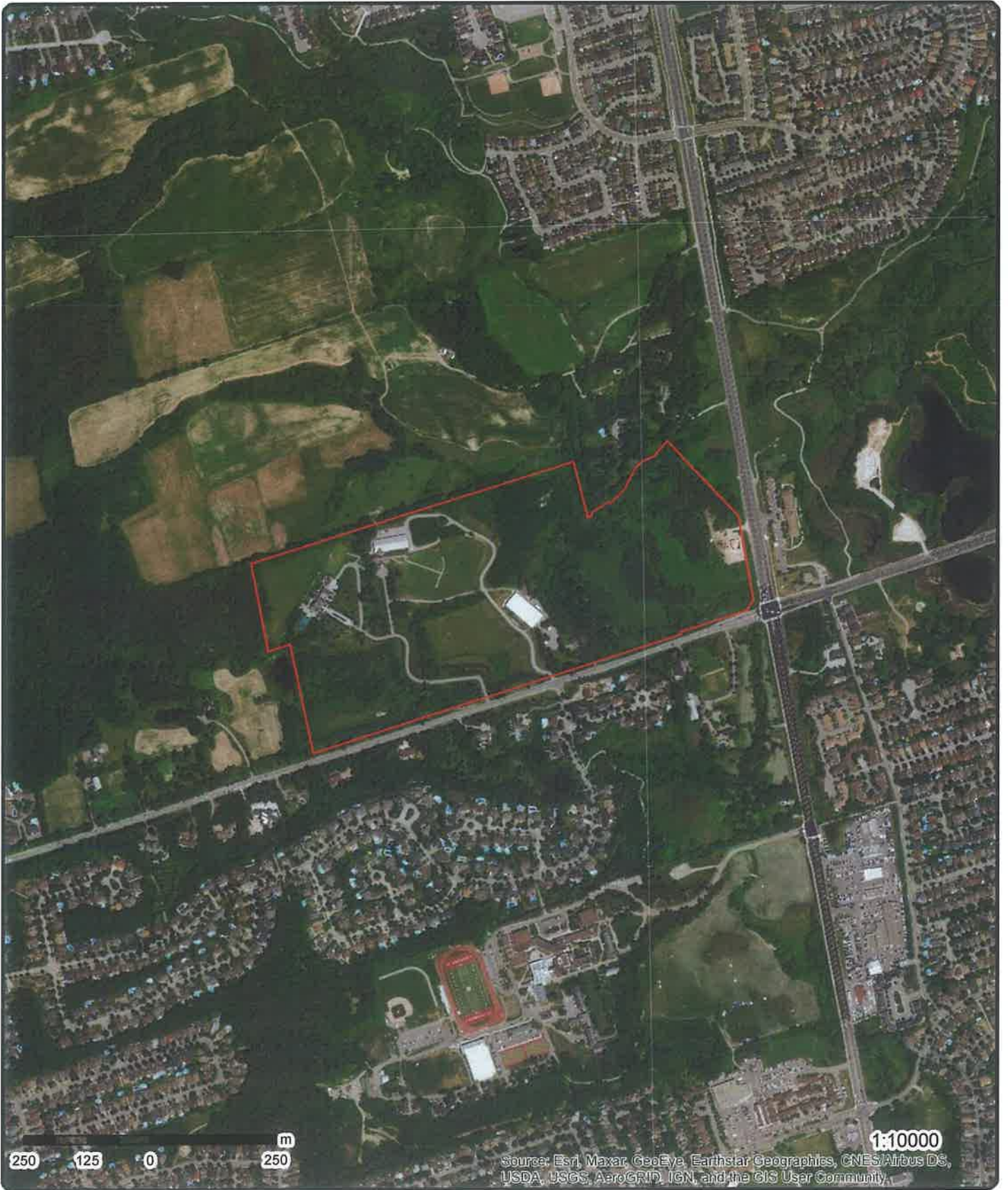


Project Property	Expressway	Industrial and Resource - Regions	National Park
Buffer Outline	Principal Highway	Main Line	Provincial or Territorial Park
Eris Sites with Higher Elevation	Secondary Highway	Sidetrack	Other Park
Eris Sites with Same Elevation	Major Road	Transit Line	Golf Course or Driving Range
Eris Sites with Lower Elevation	Local road	Abandoned Line	Park or Sports Field
Eris Sites with Unknown Elevation	Trail	Proposed Road	Other Recreation Area
	Ferry Route/Ice Road		

79°28'30"W

44°1'30"N

44°1'30"N



Aerial Year: 2018

Address: 2008-E135, Newmarket, ON

Source: ESRI World Imagery

Order Number: 20291000700



© ERIS Information Limited Partnership

Detail Report

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
<u>1</u>	1 of 1	W/0.0	270.8 / 5.98	306 ST. JOHN'S SIDEROAD WEST AURORA ON	HINC

External File Num: FS INC 0709-05250
Fuel Occurrence Type: Pipeline Strike
Date of Occurrence: 9/4/2007
Fuel Type Involved: Natural Gas
Status Desc: Completed - Causal Analysis(End)
Job Type Desc: Incident/Near-Miss Occurrence (FS)
Oper. Type Involved: Private Dwelling
Service Interruptions: No
Property Damage: No
Fuel Life Cycle Stage: Utilization
Root Cause: Root Cause: Equipment/Material/Component:No Procedures:No Maintenance:No Design:No Training:No
Management:Yes Human Factors:No

Reported Details:
Fuel Category: Gaseous Fuel
Occurrence Type: Incident
Affiliation: Industry Stakeholder (Licensee/Registration/Certificate Holder, Facility Owner, etc.)
County Name: York
Approx. Quant. Rel:
Nearby body of water:
Enter Drainage Syst.:
Approx. Quant. Unit:
Environmental Impact:

<u>2</u>	1 of 6	E/42.1	253.6 / -11.20	AURORA TOWN - FILE NO. 89618-DO1/ST.JOHN ST. JOHN'S SIDEROAD/YONGE ST. AURORA TOWN ON	CA
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Certificate #: 3-0685-90-
Application Year: 90
Issue Date: 12/19/1991
Approval Type: Municipal sewage
Status: Cancelled
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

<u>2</u>	2 of 6	E/42.1	253.6 / -11.20	MANNINGTON DEV. (ST. JOHN'S) INC.-LOT 86 YONGE ST./ST. JOHN'S SIDEROAD AURORA TOWN ON	CA
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Certificate #: 3-0839-91-
Application Year: 91
Issue Date: 8/20/1991
Approval Type: Municipal sewage
Status: Approved

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Application Type: Client Name: Client Address: Client City: Client Postal Code: Project Description: Contaminants: Emission Control:					

<u>2</u>	3 of 6	E/42.1	253.6 / -11.20	AURORA TOWN - FORMERLY LOT 85/CONC. 1 ST. JOHN'S SIDEROAD/YONGE ST. AURORA TOWN ON	CA
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Certificate #: 7-0614-91-
Application Year: 91
Issue Date: 7/3/1991
Approval Type: Municipal water
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

<u>2</u>	4 of 6	E/42.1	253.6 / -11.20	AURORA TOWN - FILE NO. 89618-DO1/ST.JOHN ST. JOHN'S SIDEROAD/YONGE ST. AURORA TOWN ON	CA
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Certificate #: 7-0597-90-
Application Year: 90
Issue Date: 4/9/1991
Approval Type: Municipal water
Status: Approved in 1991
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

<u>2</u>	5 of 6	E/42.1	253.6 / -11.20	MANNINGTON DEV. (ST. JOHN'S) INC.-LOT 86 YONGE ST./ST. JOHN'S SIDEROAD AURORA TOWN ON	CA
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Certificate #: 7-0671-91-
Application Year: 91
Issue Date: 8/20/1991
Approval Type: Municipal water
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
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Contaminants:
Emission Control:

<u>2</u>	6 of 6	E/42.1	253.6 / -11.20	R.M. OF YORK YONGE ST./ST. JOHN'S SIDEROAD NEWMARKET TOWN ON	CA
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Certificate #: 7-0015-97-97
 Application Year: 97
 Issue Date: 1/23/1997
 Approval Type: Municipal water
 Status: Approved
 Application Type:
 Client Name:
 Client Address:
 Client City:
 Client Postal Code:
 Project Description:
 Contaminants:
 Emission Control:

<u>3</u>	1 of 1	S/80.7	260.5 / -4.25	2 WILLOW FARM LANE AURORA ON L4G 6K1	HINC
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External File Num: FS INC 0808-04503
 Fuel Occurrence Type: Pipeline Strike
 Date of Occurrence: 8/5/2008
 Fuel Type Involved: Natural Gas
 Status Desc: Completed - Causal Analysis(End)
 Job Type Desc: Incident/Near-Miss Occurrence (FS)
 Oper. Type Involved: Private Dwelling
 Service Interruptions: Yes
 Property Damage: No
 Fuel Life Cycle Stage: Utilization
 Root Cause: Root Cause: Equipment/Material/Component:No Procedures:No Maintenance:No Design:No Training:No Management:No Human Factors:Yes
 Reported Details:
 Fuel Category: Gaseous Fuel
 Occurrence Type: Incident
 Affiliation: Industry Stakeholder (Licensee/Registration/Certificate Holder, Facility Owner, etc.)
 County Name: York
 Approx. Quant. Rel:
 Nearby body of water:
 Enter Drainage Syst.:
 Approx. Quant. Unit:
 Environmental Impact:

<u>4</u>	1 of 1	E/100.7	249.5 / -15.23	York Region 16105 Yonge St. Aurora ON L4G6T6	GEN
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Generator No:	ON6407461	PO Box No:	
Status:		Country:	Canada
Approval Years:	2015	Choice of Contact:	CO_ADMIN
Contam. Facility:	No	Co Admin:	Aaron Nantel
MHSW Facility:	No	Phone No Admin:	905 898 1007 Ext.76092
SIC Code:	624220, 531112		
SIC Description:	624220, 531112		

Detail(s)

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
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Waste Class: 252
Waste Class Desc: WASTE OILS & LUBRICANTS

<u>5</u>	1 of 3	WSW/117.4	271.9 / 7.08	Ballymore Development (Aurora) Corporation Aurora ON L3R 9S7	ECA
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Approval No:	5331-5EZLKQ	MOE District:	York-Durham
Approval Date:	2002-10-18	City:	
Status:	Approved	Longitude:	-79.48570000000001
Record Type:	ECA	Latitude:	44.017
Link Source:	IDS	Geometry X:	
SWP Area Name:	Lakes Simcoe and Couchiching/Black River	Geometry Y:	
Approval Type:	ECA-Municipal and Private Water Works		
Project Type:	Municipal and Private Water Works		
Address:			
Full Address:			
Full PDF Link:			

<u>5</u>	2 of 3	WSW/117.4	271.9 / 7.08	Ballymore Development (Aurora) Corporation Aurora ON L3R 9S7	ECA
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Approval No:	2900-5EZJYC	MOE District:	York-Durham
Approval Date:	2002-10-21	City:	
Status:	Approved	Longitude:	-79.48570000000001
Record Type:	ECA	Latitude:	44.017
Link Source:	IDS	Geometry X:	
SWP Area Name:	Lakes Simcoe and Couchiching/Black River	Geometry Y:	
Approval Type:	ECA-MUNICIPAL AND PRIVATE SEWAGE WORKS		
Project Type:	MUNICIPAL AND PRIVATE SEWAGE WORKS		
Address:			
Full Address:			
Full PDF Link:	https://www.accessenvironment.ene.gov.on.ca/instruments/0250-5ESN9T-14.pdf		

<u>5</u>	3 of 3	WSW/117.4	271.9 / 7.08	Ballymore Development (Aurora) Corporation Aurora ON L3R 9S7	ECA
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Approval No:	4740-5F5SNJ	MOE District:	York-Durham
Approval Date:	2002-10-24	City:	
Status:	Approved	Longitude:	-79.48570000000001
Record Type:	ECA	Latitude:	44.017
Link Source:	IDS	Geometry X:	
SWP Area Name:	Lakes Simcoe and Couchiching/Black River	Geometry Y:	
Approval Type:	ECA-AIR		
Project Type:	AIR		
Address:			
Full Address:			
Full PDF Link:	https://www.accessenvironment.ene.gov.on.ca/instruments/3995-5CEQSA-14.pdf		

<u>6</u>	1 of 1	E/138.3	249.8 / -14.98	46 St John's Sdrd E Aurora ON	EHS
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Order No:	20170523368	Nearest Intersection:	
Status:	C	Municipality:	
Report Type:	Custom Report	Client Prov/State:	ON
Report Date:	30-MAY-17	Search Radius (km):	.25
Date Received:	23-MAY-17	X:	-79.470746

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Previous Site Name:				Y:	44.018944
Lot/Building Size:					
Additional Info Ordered:				Fire Insur. Maps and/or Site Plans; City Directory; Aerial Photos	
<u>7</u>	1 of 1	E/172.9	257.4 / -7.35	253 Old Yonge St. Aurora ON L4G 6J6	EHS
Order No:	20020807001	Nearest Intersection:		Old Yonge and St. John's	
Status:	C	Municipality:			
Report Type:	Site Report	Client Prov/State:		ON	
Report Date:	8/8/02	Search Radius (km):		0.25	
Date Received:	8/7/02	X:		-79.470343	
Previous Site Name:		Y:		44.017636	
Lot/Building Size:					
Additional Info Ordered:					
<u>8</u>	1 of 2	E/184.5	252.5 / -12.24	York, Regional Municipality of Environmental Services 256 Old Yonge Street Aurora ON L4G 7H1	GEN
Generator No:	ON7425905	PO Box No:			
Status:	Registered	Country:		Canada	
Approval Years:	As of Dec 2018	Choice of Contact:			
Contam. Facility:		Co Admin:			
MHSW Facility:		Phone No Admin:			
SIC Code:					
SIC Description:					
<u>Detail(s)</u>					
Waste Class:	122 L				
Waste Class Desc:	Alkaline slutions - containing other metals and non-metals (not cyanide)				
<u>8</u>	2 of 2	E/184.5	252.5 / -12.24	York, Regional Municipality of Environmental Services 256 Old Yonge Street Aurora ON L4G 7H1	GEN
Generator No:	ON7425905	PO Box No:			
Status:	Registered	Country:		Canada	
Approval Years:	As of Apr 2020	Choice of Contact:			
Contam. Facility:		Co Admin:			
MHSW Facility:		Phone No Admin:			
SIC Code:					
SIC Description:					
<u>Detail(s)</u>					
Waste Class:	122 L				
Waste Class Desc:	Alkaline slutions - containing other metals and non-metals (not cyanide)				
<u>9</u>	1 of 3	E/197.7	259.3 / -5.45	16003 Yonge Street, Aurora ON	INC
Incident No:	595916	Any Health Impact:		No	
Incident ID:		Any Enviro Impact:		No	
Instance No:		Service Interrupted:		Yes	
Status Code:		Was Prop Damaged:		Yes	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Attribute Category: FS-Perform L1 Incident Insp Context: Date of Occurrence: 2011/05/24 00:00:00 Time of Occurrence: 08:09:00 Incident Created On: Instance Creation Dt: Instance Install Dt: Occur Insp Start Date: 2011/05/25 00:00:00 Approx Quant Rel: Tank Capacity: Fuels Occur Type: Fire Fuel Type Involved: Natural Gas Enforcement Policy: NULL Prc Escalation Req: NULL Tank Material Type: Tank Storage Type: Tank Location Type: Pump Flow Rate Cap: Task No: 3353978 Notes: Drainage System: Sub Surface Contam.: Aff Prop Use Water: Contam. Migrated: Contact Natural Env: Incident Location: 16003 Yonge Street, Aurora - Fire Occurrence Narrative: kitchen grease fire Operation Type Involved: Commercial (e.g. restaurant, business unit, etc) Item: Item Description: Device Installed Location:					
Reside App. Type: Commer App. Type: Indus App. Type: Institut App. Type: Venting Type: Vent Conn Mater: Vent Chimney Mater: Pipeline Type: Pipeline Involved: Pipe Material: Depth Ground Cover: Regulator Location: Regulator Type: Operation Pressure: Liquid Prop Make: Liquid Prop Model: Liquid Prop Serial No: Liquid Prop Notes: Equipment Type: Equipment Model: Serial No: Cylinder Capacity: Cylinder Cap Units: Cylinder Mat Type: Near Body of Water:					

<u>9</u>	2 of 3	E/197.7	259.3 / -5.45	16003 Yonge St Aurora ON L4G1P4	EHS
Order No: 20160921009 Status: C Report Type: Custom Report Report Date: 27-SEP-16 Date Received: 21-SEP-16 Previous Site Name: Lot/Building Size: Additional Info Ordered:					
Nearest Intersection: Municipality: Client Prov/State: ON Search Radius (km): .25 X: -79.470777 Y: 44.017132					

<u>9</u>	3 of 3	E/197.7	259.3 / -5.45	2501500 ONTARIO INC. 16003 YONGE STREET, AURORA, ON L4G 1P4 Aurora ON	RSC
RSC ID: 223266 RA No: RSC Type: Phase 1 RSC Curr Property Use: Commercial Ministry District: York-Durham District Office Filing Date: 2017/05/15 Date Ack: Date Returned: Restoration Type: Soil Type: Criteria: CPU Issued Sect 1686: Asmt Roll No: 194600011346800000					
Cert Date: Cert Prop Use No: Intended Prop Use: Residential Qual Person Name: KELVIN LEE Stratified (Y/N): Audit (Y/N): Entire Leg Prop. (Y/N): Accuracy Estimate: Telephone: Fax: Email:					

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Prop ID No (PIN):		03641-1065 (LT)			
Property Municipal Address:		16003 YONGE STREET, AURORA, ON L4G 1P4			
Mailing Address:					
Latitude & Longitude:					
UTM Coordinates:					
Consultant:					
Legal Desc:					
Measurement Method:					
Applicable Standards:					
RSC PDF:		https://www.lrcsde.lrc.gov.on.ca/BFISWebPublic/pub/viewDocument.action?attachmentId=78783&fileName=BROWNFIELDS-E.pdf			

Document(s) Detail

Document Heading: Supporting Documents
Document Name: Certificate of Status.pdf
Document Type: Certificate of Status
Document Link: <https://www.lrcsde.lrc.gov.on.ca/BFISWebPublic/pub/viewDocument.action?attachmentId=78774&fileName=Certificate+of+Status.pdf>

Document Heading: Supporting Documents
Document Name: Survey Plan.pdf
Document Type: A Current plan of Survey
Document Link: <https://www.lrcsde.lrc.gov.on.ca/BFISWebPublic/pub/viewDocument.action?attachmentId=78779&fileName=Survey+Plan.pdf>

Document Heading: Supporting Documents
Document Name: Legal Letter.pdf
Document Type: Lawyer's letter consisting of a legal description of the property
Document Link: <https://www.lrcsde.lrc.gov.on.ca/BFISWebPublic/pub/viewDocument.action?attachmentId=78780&fileName=Legal+Letter.pdf>

Document Heading: Supporting Documents
Document Name: Parcel and Transfer Docs.PDF
Document Type: Copy of any deed(s), transfer(s) or other document(s)
Document Link: <https://www.lrcsde.lrc.gov.on.ca/BFISWebPublic/pub/viewDocument.action?attachmentId=78782&fileName=Parcel+and+Transfer+Docs.PDF>

Document Heading: Supporting Documents
Document Name: P1CSM.pdf
Document Type: Phase 1 Conceptual Site Model
Document Link: <https://www.lrcsde.lrc.gov.on.ca/BFISWebPublic/pub/viewDocument.action?attachmentId=78781&fileName=P1CSM.pdf>

Document Heading: Supporting Documents
Document Name: Current and Past Use Table.pdf
Document Type: Table of Current and Past Property Use
Document Link: <https://www.lrcsde.lrc.gov.on.ca/BFISWebPublic/pub/viewDocument.action?attachmentId=78775&fileName=Current+and+Past+Use+Table.pdf>

<u>10</u>	1 of 4	ESE/217.3	249.8 / -14.99	KWIK KOPY PRINTING CANADA CORP 15900 YONGE ST AURORA ON L4G 3G8	SCT
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Established: 1978
Plant Size (ft²): 45000
Employment: 14

--Details--
Description: COMMERCIAL PRINTING, LITHOGRAPHIC
SIC/NAICS Code: 2752

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
<u>10</u>	2 of 4	ESE/217.3	249.8 / -14.99	KWIK KOPY PRINTING CANADA CORPORATION 15900 YONGE ST. AURORA ON L4G 3G8	GEN
Generator No:	ON1250212			PO Box No:	
Status:				Country:	
Approval Years:	92,93,94,95,96,97,98			Choice of Contact:	
Contam. Facility:				Co Admin:	
MHSW Facility:				Phone No Admin:	
SIC Code:	2811				
SIC Description:	BUSINESS FORMS PRINT				
<u>Detail(s)</u>					
Waste Class:	212				
Waste Class Desc:	ALIPHATIC SOLVENTS				
Waste Class:	264				
Waste Class Desc:	PHOTOPROCESSING WASTES				
<u>10</u>	3 of 4	ESE/217.3	249.8 / -14.99	KWIK KOPY PRINTING 15900 YONGE STREET AURORA ON L4G 3G8	GEN
Generator No:	ON1250212			PO Box No:	
Status:				Country:	
Approval Years:	99,00,01			Choice of Contact:	
Contam. Facility:				Co Admin:	
MHSW Facility:				Phone No Admin:	
SIC Code:	2811				
SIC Description:	BUSINESS FORMS PRINT.				
<u>Detail(s)</u>					
Waste Class:	212				
Waste Class Desc:	ALIPHATIC SOLVENTS				
Waste Class:	264				
Waste Class Desc:	PHOTOPROCESSING WASTES				
<u>10</u>	4 of 4	ESE/217.3	249.8 / -14.99	15900 Yonge Street, Aurora ON	INC
Incident No:	376298			Any Health Impact:	No
Incident ID:	2527888			Any Enviro Impact:	No
Instance No:				Service Interrupted:	Yes
Status Code:	Causal Analysis Complete			Was Prop Damaged:	Yes
Attribute Category:	FS-Perform L1 Incident Insp			Reside App. Type:	
Context:				Commer App. Type:	
Date of Occurrence:	2010/04/29 00:00:00			Indus App. Type:	
Time of Occurrence:	03:00:00			Institut App. Type:	
Incident Created On:				Venting Type:	
Instance Creation Dt:				Vent Conn Mater:	
Instance Install Dt:				Vent Chimney Mater:	
Occur Insp Start Date:	2010/04/29 00:00:00			Pipeline Type:	
Approx Quant Rel:				Pipeline Involved:	
Tank Capacity:				Pipe Material:	
Fuels Occur Type:	Fire			Depth Ground Cover:	
Fuel Type Involved:	Natural Gas			Regulator Location:	
Enforcement Policy:	NULL			Regulator Type:	
Prc Escalation Req:	NULL			Operation Pressure:	
Tank Material Type:				Liquid Prop Make:	
Tank Storage Type:				Liquid Prop Model:	

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
Tank Location Type: Pump Flow Rate Cap: Task No: 2865544 Notes: Drainage System: Sub Surface Contam.: Aff Prop Use Water: Contam. Migrated: Contact Natural Env: Incident Location: 15900 Yonge Street, Aurora - Fire Occurence Narrative: NULL Operation Type Involved: Multi-unit Residential Item: Item Description: Device Installed Location:		Liquid Prop Serial No: Liquid Prop Notes: Equipment Type: Equipment Model: Serial No: Cylinder Capacity: Cylinder Cap Units: Cylinder Mat Type: Near Body of Water:			

11 1 of 3 WNW/220.9 280.6 / 15.80 **Shining Hill Homes (St. John's) Inc.** ECA

Newmarket ON M2J 5B5

Approval No:	9883-BGCHZC	MOE District:	York-Durham
Approval Date:	2019-10-06	City:	
Status:	Approved	Longitude:	-79.4865
Record Type:	ECA	Latitude:	44.0206
Link Source:	IDS	Geometry X:	-8848396.7049
SWP Area Name:	Lakes Simcoe and Couchiching/Black River	Geometry Y:	5468630.634199999
Approval Type:	ECA-MUNICIPAL AND PRIVATE SEWAGE WORKS		
Project Type:	MUNICIPAL AND PRIVATE SEWAGE WORKS		
Address:			
Full Address:			
Full PDF Link:	https://www.accessenvironment.ene.gov.on.ca/instruments/9335-BFUMGD-14.pdf		

11 2 of 3 WNW/220.9 280.6 / 15.80 **Shining Hill Homes (St. John's) Inc.** ECA

Newmarket ON M2J 5B5

Approval No:	4188-BRJRN5	MOE District:	York-Durham
Approval Date:	2020-07-29	City:	
Status:	Approved	Longitude:	-79.4865
Record Type:	ECA	Latitude:	44.0206
Link Source:	IDS	Geometry X:	-8848396.7049
SWP Area Name:	Lakes Simcoe and Couchiching/Black River	Geometry Y:	5468630.634199999
Approval Type:	ECA-MUNICIPAL AND PRIVATE SEWAGE WORKS		
Project Type:	MUNICIPAL AND PRIVATE SEWAGE WORKS		
Address:			
Full Address:			
Full PDF Link:	https://www.accessenvironment.ene.gov.on.ca/instruments/6645-BR2H3A-14.pdf		

11 3 of 3 WNW/220.9 280.6 / 15.80 **Shining Hill Homes (St. John's) Inc.** ECA

Newmarket ON M2J 5B5

Approval No:	6411-BRYR5E	MOE District:	York-Durham
Approval Date:	2020-08-06	City:	
Status:	Approved	Longitude:	-79.4865
Record Type:	ECA	Latitude:	44.0206
Link Source:	IDS	Geometry X:	-8848396.7049
SWP Area Name:	Lakes Simcoe and Couchiching/Black River	Geometry Y:	5468630.634199999
Approval Type:	ECA-MUNICIPAL AND PRIVATE SEWAGE WORKS		
Project Type:	MUNICIPAL AND PRIVATE SEWAGE WORKS		

Map Key	Number of Records	Direction/ Distance (m)	Elev/Diff (m)	Site	DB
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Address:

Full Address:

Full PDF Link:

<https://www.accessenvironment.ene.gov.on.ca/instruments/9337-BRCRKB-14.pdf>

Unplottable Summary

Total: **52** Unplottable sites

DB	Company Name/Site Name	Address	City	Postal
CA	ONTARIO CLEAN WATER AGENCY	PT.LOT 86/CON.1,AURORA SEW.P.S	AURORA TOWN ON	
CA	STANJON DEVELOPMENTS LIMITED	SWM-ST. JOHN'S SIDEROAD	AURORA TOWN ON	
CA	TOWN	W.OF YONGE ST.	NEWMARKET ON	
CA		Yonge Street	Aurora ON	
CA	Bayview Avenue Trunk Watermain	Lots 85, 86 & 87, Concession 1	Aurora ON	
CA		Yonge Street	Newmarket ON	
CA	The Corporation of the Town of Newmarket	East of Yonge Street	Newmarket ON	
CA	The Corporation of the Town of Aurora	Lot 85, Concession 1, East of Yonge Street (south of St. John's Sideroad)	Aurora ON	
CA	Ballymore Development (Aurora) Corporation		Aurora ON	
CA	The Regional Municipality of York	Lots 86 - 90, Concession 1 EYS, Lots 26 - 30, Concession 2	Newmarket ON	
CA	Ballymore Development (Bathurst) Corp.		Aurora ON	
CA	Ballymore Development (Aurora) Corporation		Aurora ON	
CA	Ballymore Development (Bathurst) Corp.		Aurora ON	
CA	Ballymore Development (Bathurst) Corp.		Aurora ON	
CA	H. STOLP BUILDING GROUP	OLD YONGE STREET TARA HILL II	AURORA TOWN ON	
CA	R.M. OF YORK AURORA WELLHOUSE NO. 5	OLD YONGE STREET 7-1003-88	AURORA TOWN ON	

CA	WESTON PRODUCE REALTY & HOUNDTRAIL	COMM. DEVELOP. YONGE ST.	NEWMARKET TOWN ON
CA	CRITERION DEVELOPMENT CORP.	MULOCK DR., PT.LOTS 87-92/C-1	NEWMARKET TOWN ON
CA	SANDBURY ST. ANDREWS INC.	PT.LOTS 87&88/CONC.1 EYS (SWM)	NEWMARKET TOWN ON
CA	TEBRIK HOLDINGS LTD.- WOODLAND ESTATES	W. OF YONGE ST.-PHASE II	NEWMARKET TOWN ON
CA	IVY LEAGUE DEVELOPMENTS LTD.(7-0016-89)	SHOPPING PLAZA YONGE ST.	NEWMARKET TOWN ON
CA	H. STOLP BUILDING GROUP TARA HILL SUB	OLD YONGE STREET	AURORA TOWN ON
CA	VIRGEYES INVESTMENTS INC.	PT.LOT 87/CONC.1 EYS	NEWMARKET TOWN ON
CA	HOUNDTRAIL HOLDINGS LTD.- PT. BLOCK 107	YONGE ST./STM-WATER MGT.	NEWMARKET TOWN ON
CA	TORONTO AREA OPERATING TRANSIT AUTHORITY	YONGE ST., STM-WATER MGT.	NEWMARKET TOWN ON
CA	MANNINGTON DEV.(ST. JOHN'S)INC.-LOT 86/C1	YONGE ST./STM-WATER MGT. FAC.	AURORA TOWN ON
CA	YONGE MULOCK DEV. LTD.- PT. LOT 87/CONC.1	VIRGEYES LAND/YONGE STREET	NEWMARKET TOWN ON
CA	TEBRIK HOLDINGS LTD.- WOODLAND ESTATES	W. OF YONGE ST.-PHASE III	NEWMARKET TOWN ON
CA	WESTON PRODUCE REALTY & HOUNDTRAIL	COMM. DEVELOP. YONGE ST.	NEWMARKET TOWN ON
CA	AURORA TOWN	YONGE STREET	AURORA TOWN ON
CA	IVY LEAGUE DEVELOPMENTS LTD.	SHOPPING PLAZA YONGE ST.	NEWMARKET TOWN ON
CA	IVY LEAGUE DEVELOPMENTS LTD.(3-0015-89)	SHOPPING PLAZA YONGE ST.	NEWMARKET TOWN ON
CA	H. STOLP BUILDING GROUP MADISON CENTRE	TARA HILL II	AURORA TOWN ON
CA	H. STOLP BUILDING GROUP, TARA HILL SUB.	OLD YONGE STREET	AURORA TOWN ON
CA	H. STOLP BUILDING GROUP	OLD YONGE STREET TARA HILL II	AURORA TOWN ON
CA	R.M. OF YORK - YORK ADM. CENTRE - DIESEL	YONGE STREET	NEWMARKET TOWN ON
CA	R.M. OF YORK -YORK ADM. CENTRE/COMBUSTION	YONGE STREET	NEWMARKET TOWN ON
CA	ONTARIO CLEAN WATER	PT.LOT 86/CON.1,AURORA SEW.P.S	AURORA TOWN ON

AGENCY

CA	ONTARIO CLEAN WATER AGENCY	PT.LOT 86/CON.1,AURORA SEW.P.S	AURORA TOWN ON	
ECA	The Corporation of the Town of Newmarket	East of Yonge Street	Newmarket ON	L3Y 4X7
ECA	Shining Hill Homes (St. John's) Inc.		Newmarket ON	M2J 5B5
ECA	The Regional Municipality of York	Yonge Street	Newmarket ON	L3Y 6Z1
ECA	The Corporation of the Town of Aurora	Yonge Street	Aurora ON	
ECA	784773 Ontario Ltd.	West of Yonge Street	Newmarket ON	L4K 4R1
EHS		Yonge Street	Aurora ON	
GEN	MAPLE LEAF FOODS INC.	CANADA PACKERS INC., A DIVISION OF PLAN 246, PART LOT 85 & 86	AURORA ON	L4G 3H1
GEN	MAPLE LEAF FOODS INC. 08-243	DIV. OF CANADA PACKERS INC. BOX 38, OLD YONGE ST.	AURORA ON	L4G 3H1
GEN	CANADA PACKERS POULTRY	DIV. OF CANADA PACKERS INC. BOX 38, OLD YONGE ST.	AURORA ON	L4G 3H1
REC	REGION OF YORK	AURORA PUMPING STATION ST. JOHN ST. EAST OF YONGE ST.	AURORA ON	L4G 1Z1
REC	YORK, REGION OF	AURORA PUMPING STATION ST. JOHN ST. EAST OF YONGE ST.	AURORA ON	L4G 1Z1
SPL	PRIVATE OWNER	WELLINGTON EAST-2 BLK EAST OF YONGE STORAGE TANK/BARREL	AURORA TOWN ON	
SPL	ONTARIO HYDRO	YONGE STREET AT GOLF LINKS TRANSFORMER	NEWMARKET TOWN ON	

Unplottable Report

Site: ONTARIO CLEAN WATER AGENCY
PT.LOT 86/CON.1,AURORA SEW.P.S AURORA TOWN ON

Database:
CA

Certificate #: 3-1545-95-006
Application Year: 95
Issue Date: 11/6/95
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: STANJON DEVELOPMENTS LIMITED
SWM-ST. JOHN'S SIDEROAD AURORA TOWN ON

Database:
CA

Certificate #: 3-1400-95-006
Application Year: 95
Issue Date: 10/2/95
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: TOWN
W.OF YONGE ST. NEWMARKET ON

Database:
CA

Certificate #: 3-0922-85-006
Application Year: 85
Issue Date: 8/1/85
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: Yonge Street Aurora ON

Database:
CA

Certificate #: 7441-4JGN7F

Application Year: 00
Issue Date: 4/17/00
Approval Type: Municipal & Private water
Status: Approved
Application Type: New Certificate of Approval
Client Name: Corporation of the Town of Aurora
Client Address: 100 John West Way
Client City: Aurora
Client Postal Code:
Project Description: Watemains
Contaminants:
Emission Control:

Site: *Bayview Avenue Trunk Watermain
Lots 85, 86 & 87, Concession 1 Aurora ON*

Database:
CA

Certificate #: 5277-5DFM3W
Application Year: 02
Issue Date: 8/29/02
Approval Type: Municipal & Private water
Status: Approved
Application Type: New Certificate of Approval
Client Name: The Regional Municipality of York
Client Address: 17250 Yonge Street
Client City: Newmarket
Client Postal Code: L3Y 6Z1
Project Description: Approval is sought for the construction of watermains on Bayview Avenue.
Contaminants:
Emission Control:

Site: *Yonge Street Newmarket ON*

Database:
CA

Certificate #: 2370-4WCHJZ
Application Year: 01
Issue Date: 5/4/01
Approval Type: Municipal & Private water
Status: Approved
Application Type: New Certificate of Approval
Client Name: Corporation of the Regional Municipality of York
Client Address: 17250 Yonge Street
Client City: Newmarket
Client Postal Code: L3Y 6Z1
Project Description: Reconstruction of watermains
Contaminants:
Emission Control:

Site: *The Corporation of the Town of Newmarket
East of Yonge Street Newmarket ON*

Database:
CA

Certificate #: 0357-7S7RER
Application Year: 2009
Issue Date: 5/20/2009
Approval Type: Municipal and Private Sewage Works
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: *The Corporation of the Town of Aurora
Lot 85, Concession 1, East of Yonge Street (south of St. John's Sideroad) Aurora ON*

Database:
CA

Certificate #: 1134-6K4K5U
Application Year: 2006
Issue Date: 4/3/2006
Approval Type: Municipal and Private Sewage Works
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: *Ballymore Development (Aurora) Corporation
Aurora ON*

Database:
CA

Certificate #: 2900-5EZJYC
Application Year: 2002
Issue Date: 10/21/2002
Approval Type: Municipal and Private Sewage Works
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: *The Regional Municipality of York
Lots 86 - 90, Concession 1 EYS, Lots 26 - 30, Concession 2 Newmarket ON*

Database:
CA

Certificate #: 4189-6CFFZX
Application Year: 2005
Issue Date: 5/20/2005
Approval Type: Municipal and Private Sewage Works
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: *Ballymore Development (Bathurst) Corp.
Aurora ON*

Database:
CA

Certificate #: 4298-6QSHXG
Application Year: 2006
Issue Date: 7/28/2006
Approval Type: Municipal and Private Sewage Works
Status: Approved
Application Type:
Client Name:
Client Address:

Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: **Ballymore Development (Aurora) Corporation**
Aurora ON

Database:
CA

Certificate #: 4740-5F5SNJ
Application Year: 2002
Issue Date: 10/24/2002
Approval Type: Air
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: **Ballymore Development (Bathurst) Corp.**
Aurora ON

Database:
CA

Certificate #: 4935-76GHW6
Application Year: 2007
Issue Date: 8/28/2007
Approval Type: Municipal and Private Sewage Works
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: **Ballymore Development (Bathurst) Corp.**
Aurora ON

Database:
CA

Certificate #: 4945-6WQJGR
Application Year: 2006
Issue Date: 12/29/2006
Approval Type: Municipal and Private Sewage Works
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: **H. STOLP BUILDING GROUP**
OLD YONGE STREET TARA HILL II AURORA TOWN ON

Database:
CA

Certificate #: 7-0093-88-
Application Year: 88

Issue Date: 1/28/1988
Approval Type: Municipal water
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: R.M. OF YORK AURORA WELLHOUSE NO. 5
OLD YONGE STREET 7-1003-88 AURORA TOWN ON

Database:
CA

Certificate #: 8-3097-88-
Application Year: 88
Issue Date: 8/16/1988
Approval Type: Industrial air
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description: DIESEL GENERATOR
Contaminants:
Emission Control:

Site: WESTON PRODUCE REALTY & HOUNDTRAIL
COMM. DEVELOP. YONGE ST. NEWMARKET TOWN ON

Database:
CA

Certificate #: 7-1543-89-
Application Year: 89
Issue Date: 10/4/1989
Approval Type: Municipal water
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: CRITERION DEVELOPMENT CORP.
MULOCK DR., PT.LOTS 87-92/C-1 NEWMARKET TOWN ON

Database:
CA

Certificate #: 3-1448-94-
Application Year: 94
Issue Date: 11/8/1994
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: **SANDBURY ST. ANDREWS INC.**
PT.LOTS 87&88/CONC.1 EYS (SWM) NEWMARKET TOWN ON

Database:
CA

Certificate #: 3-0721-95-
Application Year: 95
Issue Date: 8/29/1995
Approval Type: Municipal sewage
Status: Cancelled
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: **TEBRIK HOLDINGS LTD.-WOODLAND ESTATES**
W. OF YONGE ST.-PHASE II NEWMARKET TOWN ON

Database:
CA

Certificate #: 7-0880-90-
Application Year: 90
Issue Date: 9/25/1990
Approval Type: Municipal water
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: **IVY LEAGUE DEVELOPMENTS LTD.(7-0016-89)**
SHOPPING PLAZA YONGE ST. NEWMARKET TOWN ON

Database:
CA

Certificate #: 7-1924-88-
Application Year: 88
Issue Date: 4/28/1989
Approval Type: Municipal water
Status: Cancelled
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: **H. STOLP BUILDING GROUP TARA HILL SUB**
OLD YONGE STREET AURORA TOWN ON

Database:
CA

Certificate #: 7-0818-88-
Application Year: 88
Issue Date: 9/13/1988
Approval Type: Municipal water
Status: Revised
Application Type:
Client Name:
Client Address:
Client City:

Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: VIRGEYES INVESTMENTS INC.
PT.LOT 87/CONC.1 EYS NEWMARKET TOWN ON

Database:
CA

Certificate #: 3-0887-93-
Application Year: 93
Issue Date: 8/6/1993
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: HOUNDTRAIL HOLDINGS LTD.-PT. BLOCK 107
YONGE ST./STM-WATER MGT. NEWMARKET TOWN ON

Database:
CA

Certificate #: 3-1848-91-
Application Year: 91
Issue Date: 3/26/1992
Approval Type: Municipal sewage
Status: Approved in 1992
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: TORONTO AREA OPERATING TRANSIT AUTHORITY
YONGE ST., STM-WATER MGT. NEWMARKET TOWN ON

Database:
CA

Certificate #: 3-1652-91-
Application Year: 91
Issue Date: 1/27/1992
Approval Type: Municipal sewage
Status: Approved in 1992
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: MANNINGTON DEV.(ST.JOHN'S)INC.-LOT 86/C1
YONGE ST./STM-WATER MGT. FAC. AURORA TOWN ON

Database:
CA

Certificate #: 3-0900-91-
Application Year: 91
Issue Date: 1/15/1992

Approval Type: Municipal sewage
Status: Cancelled
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: YONGE MULOCK DEV. LTD.-PT. LOT 87/CONC.1
VIRGEYES LAND/YONGE STREET NEWMARKET TOWN ON

Database:
CA

Certificate #: 3-2218-90-
Application Year: 90
Issue Date: 6/10/1991
Approval Type: Municipal sewage
Status: Approved in 1991
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: TEBRIK HOLDINGS LTD.-WOODLAND ESTATES
W. OF YONGE ST.-PHASE III NEWMARKET TOWN ON

Database:
CA

Certificate #: 3-1079-90-
Application Year: 90
Issue Date: 9/25/1990
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: WESTON PRODUCE REALTY & HOUNDTRAIL
COMM. DEVELOP. YONGE ST. NEWMARKET TOWN ON

Database:
CA

Certificate #: 3-1853-89-
Application Year: 89
Issue Date: 10/4/1989
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: AURORA TOWN
YONGE STREET AURORA TOWN ON

Database:
CA

Certificate #: 3-1625-89-
Application Year: 89
Issue Date: 9/29/1989
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: IVY LEAGUE DEVELOPMENTS LTD.
SHOPPING PLAZA YONGE ST. NEWMARKET TOWN ON

Database:
CA

Certificate #: 3-0015-89-
Application Year: 89
Issue Date: 5/2/1989
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: IVY LEAGUE DEVELOPMENTS LTD.(3-0015-89)
SHOPPING PLAZA YONGE ST. NEWMARKET TOWN ON

Database:
CA

Certificate #: 3-2269-88-
Application Year: 88
Issue Date: 4/28/1989
Approval Type: Municipal sewage
Status: Cancelled
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: H. STOLP BUILDING GROUP MADISON CENTRE
TARA HILL II AURORA TOWN ON

Database:
CA

Certificate #: 3-1026-88-
Application Year: 88
Issue Date: 9/1/1988
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:

Project Description:
Contaminants:
Emission Control:

Site: H. STOLP BUILDING GROUP, TARA HILL SUB.
OLD YONGE STREET AURORA TOWN ON

Database:
CA

Certificate #: 3-0950-88-
Application Year: 88
Issue Date: 9/13/1988
Approval Type: Municipal sewage
Status: Revised
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: H. STOLP BUILDING GROUP
OLD YONGE STREET TARA HILL II AURORA TOWN ON

Database:
CA

Certificate #: 3-0100-88-
Application Year: 88
Issue Date: 1/28/1988
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: R.M. OF YORK - YORK ADM.CENTRE - DIESEL
YONGE STREET NEWMARKET TOWN ON

Database:
CA

Certificate #: 8-3209-90-
Application Year: 90
Issue Date: 8/7/1992
Approval Type: Industrial air
Status: Underwent 1st revision in 1992
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description: DIESEL GENERATOR
Contaminants: Nitrogen Oxides, Sulphur Dioxide
Emission Control: No Controls

Site: R.M. OF YORK -YORK ADM.CENTRE/COMBUSTION
YONGE STREET NEWMARKET TOWN ON

Database:
CA

Certificate #: 8-3208-90-
Application Year: 90
Issue Date: 9/19/1990
Approval Type: Industrial air

Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description: COMBUSTION EQUIPMENT
Contaminants:
Emission Control:

Site: **ONTARIO CLEAN WATER AGENCY**
PT.LOT 86/CON.1,AURORA SEW.P.S AURORA TOWN ON

Database:
CA

Certificate #: 3-0338-94-
Application Year: 94
Issue Date: 4/26/1994
Approval Type: Municipal sewage
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description:
Contaminants:
Emission Control:

Site: **ONTARIO CLEAN WATER AGENCY**
PT.LOT 86/CON.1,AURORA SEW.P.S AURORA TOWN ON

Database:
CA

Certificate #: 8-3182-94-
Application Year: 94
Issue Date: 7/11/1994
Approval Type: Industrial air
Status: Approved
Application Type:
Client Name:
Client Address:
Client City:
Client Postal Code:
Project Description: 1150 KW GEN-SET WITH EXH. SILENCER/STACK
Contaminants: Nitrogen Oxides
Emission Control: No Controls

Site: **The Corporation of the Town of Newmarket**
East of Yonge Street Newmarket ON L3Y 4X7

Database:
ECA

Approval No: 0357-7S7RER
Approval Date: 2009-05-20
Status: Approved
Record Type: ECA
Link Source: IDS
SWP Area Name:
Approval Type: ECA-MUNICIPAL AND PRIVATE SEWAGE WORKS
Project Type: MUNICIPAL AND PRIVATE SEWAGE WORKS
Address: East of Yonge Street
Full Address:
Full PDF Link: <https://www.accessenvironment.ene.gov.on.ca/instruments/4207-7RZLPP-14.pdf>

MOE District:
City:
Longitude:
Latitude:
Geometry X:
Geometry Y:

Site: **Shining Hill Homes (St. John's) Inc.**
Newmarket ON M2J 5B5

Database:
ECA

Approval No: 5785-BFRPXB
Approval Date: 2019-09-16
Status: Approved
Record Type: ECA
Link Source: IDS
SWP Area Name:
Approval Type: ECA-MUNICIPAL AND PRIVATE SEWAGE WORKS
Project Type: MUNICIPAL AND PRIVATE SEWAGE WORKS
Address:
Full Address:
Full PDF Link: <https://www.accessenvironment.ene.gov.on.ca/instruments/2422-BFFQAQ-14.pdf>

MOE District:
City:
Longitude:
Latitude:
Geometry X: -8848396.7049
Geometry Y: 5468630.634199999

Site: **The Regional Municipality of York**
Yonge Street Newmarket ON L3Y 6Z1

Database:
ECA

Approval No: 9713-B3EJZQ
Approval Date: 2018-08-09
Status: Approved
Record Type: ECA
Link Source: IDS
SWP Area Name:
Approval Type: ECA-MUNICIPAL AND PRIVATE SEWAGE WORKS
Project Type: MUNICIPAL AND PRIVATE SEWAGE WORKS
Address: Yonge Street
Full Address:
Full PDF Link: <https://www.accessenvironment.ene.gov.on.ca/instruments/4458-AYBQ2F-14.pdf>

MOE District:
City:
Longitude:
Latitude:
Geometry X:
Geometry Y:

Site: **The Corporation of the Town of Aurora**
Yonge Street Aurora ON

Database:
ECA

Approval No: 7441-4JGN7F
Approval Date: 2000-04-17
Status: Approved
Record Type: ECA
Link Source: IDS
SWP Area Name:
Approval Type: ECA-Municipal and Private Water Works
Project Type: Municipal and Private Water Works
Address: Yonge Street
Full Address:
Full PDF Link:

MOE District:
City:
Longitude:
Latitude:
Geometry X:
Geometry Y:

Site: **784773 Ontario Ltd.**
West of Yonge Street Newmarket ON L4K 4R1

Database:
ECA

Approval No: 0957-94HKVQ
Approval Date: 2013-02-08
Status: Revoked and/or Replaced
Record Type: ECA
Link Source: IDS
SWP Area Name:
Approval Type: ECA-MUNICIPAL AND PRIVATE SEWAGE WORKS
Project Type: MUNICIPAL AND PRIVATE SEWAGE WORKS
Address: West of Yonge Street
Full Address:
Full PDF Link: <https://www.accessenvironment.ene.gov.on.ca/instruments/5018-94FSL8-14.pdf>

MOE District:
City:
Longitude:
Latitude:
Geometry X:
Geometry Y:

Site: **Yonge Street Aurora ON**

Database:
EHS

Order No: 20050128007
Status: C
Nearest Intersection: yonge/bloomington
Municipality: Aurora

Report Type:
Report Date: 2/1/2005
Date Received: 1/28/2005
Previous Site Name:
Lot/Building Size:
Additional Info Ordered:

Client Prov/State: ON
Search Radius (km): 0.35
X: -79.46139
Y: 43.967307

Site: **MAPLE LEAF FOODS INC.**
CANADA PACKERS INC., A DIVISION OF PLAN 246, PART LOT 85 & 86 AURORA ON L4G 3H1

Database:
GEN

Generator No: ON0044225
Status:
Approval Years: 98
Contam. Facility:
MHSW Facility:
SIC Code: 1012
SIC Description: POULTRY PRODUCTS

PO Box No:
Country:
Choice of Contact:
Co Admin:
Phone No Admin:

Detail(s)

Waste Class: 221
Waste Class Desc: LIGHT FUELS

Waste Class: 252
Waste Class Desc: WASTE OILS & LUBRICANTS

Site: **MAPLE LEAF FOODS INC. 08-243**
DIV. OF CANADA PACKERS INC. BOX 38, OLD YONGE ST. AURORA ON L4G 3H1

Database:
GEN

Generator No: ON0044225
Status:
Approval Years: 92,93,94,95,96,97
Contam. Facility:
MHSW Facility:
SIC Code: 1012
SIC Description: POULTRY PRODUCTS

PO Box No:
Country:
Choice of Contact:
Co Admin:
Phone No Admin:

Detail(s)

Waste Class: 221
Waste Class Desc: LIGHT FUELS

Waste Class: 252
Waste Class Desc: WASTE OILS & LUBRICANTS

Site: **CANADA PACKERS POULTRY**
DIV. OF CANADA PACKERS INC. BOX 38, OLD YONGE ST. AURORA ON L4G 3H1

Database:
GEN

Generator No: ON0044225
Status:
Approval Years: 90
Contam. Facility:
MHSW Facility:
SIC Code: 1012
SIC Description: POULTRY PRODUCTS

PO Box No:
Country:
Choice of Contact:
Co Admin:
Phone No Admin:

Detail(s)

Waste Class: 221
Waste Class Desc: LIGHT FUELS

Waste Class: 252
Waste Class Desc: WASTE OILS & LUBRICANTS

Site: REGION OF YORK
AURORA PUMPING STATION ST. JOHN ST. EAST OF YONGE ST. AURORA ON L4G 1Z1

Database:
REC

Rec Op Div:
Co Admin:
Phone No Admin:
Rec Div:
Rec Op Name:
Choice of Contact:
Site Bldg:
Site PO Box:
Receiver #: W121915
Facility Type: WATER POLLUTION CONTROL PLANT
Approval Yrs: 86,96,97,98,99,00

--Details--

Waste Code: 111
Waste Description: SPENT PICKLE LIQUOR

Waste Code: 123
Waste Description: ALKALINE PHOSPHATES

Waste Code: 149
Waste Description: LANDFILL LEACHATES

Waste Code: 251
Waste Description: OIL SKIMMINGS & SLUDGES

Site: YORK, REGION OF
AURORA PUMPING STATION ST. JOHN ST. EAST OF YONGE ST. AURORA ON L4G 1Z1

Database:
REC

Rec Op Div:
Co Admin:
Phone No Admin:
Rec Div:
Rec Op Name:
Choice of Contact:
Site Bldg:
Site PO Box:
Receiver #: W121915
Facility Type: WATER POLLUTION CONTROL PLANT
Approval Yrs: 01,02,03,04

--Details--

Waste Code: 111
Waste Description: SPENT PICKLE LIQUOR

Waste Code: 123
Waste Description: ALKALINE PHOSPHATES

Site: PRIVATE OWNER
WELLINGTON EAST-2 BLK EAST OF YONGE STORAGE TANK/BARREL AURORA TOWN ON

Database:
SPL

Ref No:	48327	Discharger Report:
Site No:		Material Group:
Incident Dt:	3/29/1991	Health/Env Conseq:
Year:		Client Type:
Incident Cause:	OTHER CONTAINER LEAK	Sector Type:
Incident Event:		Agency Involved:
Contaminant Code:		Nearest Watercourse:
Contaminant Name:		Site Address:
Contaminant Limit 1:		Site District Office:
Contam Limit Freq 1:		Site Postal Code:

Contaminant UN No 1:
Environment Impact: CONFIRMED
Nature of Impact: Soil Contamination
Receiving Medium: LAND
Receiving Env:
MOE Response:
Dt MOE Arvl on Scn:
MOE Reported Dt: 3/29/1991
Dt Document Closed:
Incident Reason: NEGLIGENCE (APPARENT)
Site Name:
Site County/District:
Site Geo Ref Meth:
Incident Summary: FURNACE OIL TANK-75 L FURNACE OIL TO GROUND.
Contaminant Qty:

Site Region:
Site Municipality: 27401
Site Lot:
Site Conc:
Northing:
Easting: M.O.E. F.D. YORK REGION
Site Geo Ref Accu:
Site Map Datum:
SAC Action Class:
Source Type:

Site: ONTARIO HYDRO
 YONGE STREET AT GOLF LINKS TRANSFORMER NEWMARKET TOWN ON

Database:
 SPL

Ref No: 103446
Site No:
Incident Dt: 7/29/1994
Year:
Incident Cause: COOLING SYSTEM LEAK
Incident Event:
Contaminant Code:
Contaminant Name:
Contaminant Limit 1:
Contam Limit Freq 1:
Contaminant UN No 1:
Environment Impact: NOT ANTICIPATED
Nature of Impact:
Receiving Medium: LAND
Receiving Env:
MOE Response:
Dt MOE Arvl on Scn:
MOE Reported Dt: 7/29/1994
Dt Document Closed:
Incident Reason: EQUIPMENT FAILURE
Site Name:
Site County/District:
Site Geo Ref Meth:
Incident Summary: ONTARIO HYDRO: 1 L OIL TO GROUND FROM TRANSFORMER
Contaminant Qty:

Discharger Report:
Material Group:
Health/Env Conseq:
Client Type:
Sector Type:
Agency Involved:
Nearest Watercourse:
Site Address:
Site District Office:
Site Postal Code:
Site Region:
Site Municipality: 27403
Site Lot:
Site Conc:
Northing:
Easting: FIRE DEPT
Site Geo Ref Accu:
Site Map Datum:
SAC Action Class:
Source Type:

Appendix: Database Descriptions

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

Abandoned Aggregate Inventory:

Provincial AAGR

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

Government Publication Date: Sept 2002*

Aggregate Inventory:

Provincial AGR

The Ontario Ministry of Natural Resources maintains a database of all active pits and quarries. The database provides information regarding the registered owner/operator, location name, operation type, approval type, and maximum annual tonnage.

Government Publication Date: Up to Sep 2019

Abandoned Mine Information System:

Provincial AMIS

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

Government Publication Date: 1800-Oct 2018

Anderson's Waste Disposal Sites:

Private ANDR

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

Government Publication Date: 1860s-Present

Aboveground Storage Tanks:

Provincial AST

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

Government Publication Date: May 31, 2014

Automobile Wrecking & Supplies:

Private AUWR

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

Government Publication Date: 1999-Jan 31, 2020

Borehole:

Provincial BORE

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

Government Publication Date: 1875-Jul 2018

Certificates of Approval:

Provincial CA

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

Government Publication Date: 1985-Oct 30, 2011*

Dry Cleaning Facilities:

Federal CDRY

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

Environment and Climate Change Canada cites the coronavirus pandemic as an explanation for delays in releasing data pursuant to requests.

Government Publication Date: Jan 2004-Dec 2017

Commercial Fuel Oil Tanks:

Provincial CFOT

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

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

Government Publication Date: Jul 31, 2020

Chemical Register:

Private CHEM

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

Government Publication Date: 1999-Jan 31, 2020

Compressed Natural Gas Stations:

Private CNG

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

Government Publication Date: Dec 2012 - Jun 2020

Inventory of Coal Gasification Plants and Coal Tar Sites:

Provincial COAL

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

Government Publication Date: Apr 1987 and Nov 1988*

Compliance and Convictions:

Provincial CONV

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

Government Publication Date: 1989-Dec 2019

Certificates of Property Use:

Provincial CPU

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

Government Publication Date: 1994-Jul 31, 2020

Delisted Fuel Tanks:

Provincial DELISTED TANK

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

Government Publication Date: Jul 31, 2020

Drill Hole Database:

Provincial DRL

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

Government Publication Date: 1886 - Sep 2019

Environmental Activity and Sector Registry:

Provincial EASR

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

Government Publication Date: Oct 2011-Aug 31, 2020

Environmental Registry:

Provincial EBR

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

Government Publication Date: 1994-Jul 31, 2020

Environmental Compliance Approval:

Provincial ECA

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

Government Publication Date: Oct 2011-Aug 31, 2020

Environmental Effects Monitoring:

Federal EEM

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

Government Publication Date: 1992-2007*

ERIS Historical Searches:

Private EHS

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

Government Publication Date: 1999-Jul 31, 2020

Environmental Issues Inventory System:

Federal EIIS

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

Government Publication Date: 1992-2001*

Emergency Management Historical Event:

Provincial EMHE

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

Government Publication Date: Dec 31, 2016

Environmental Penalty Annual Report:

Provincial EPAR

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

Government Publication Date: Jan 1, 2011 - Dec 31, 2019

List of Expired Fuels Safety Facilities:

Provincial EXP

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

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

Government Publication Date: Jul 31, 2020

Federal Convictions:

Federal FCON

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

Government Publication Date: 1988-Jun 2007*

Contaminated Sites on Federal Land:

Federal FCS

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

Government Publication Date: Jun 2000-Apr 2020

Fisheries & Oceans Fuel Tanks:

Federal FOFT

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

Government Publication Date: 1964-Sep 2019

Federal Identification Registry for Storage Tank Systems (FIRSTS):

Federal FRST

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

Government Publication Date: May 31, 2018

Fuel Storage Tank:

Provincial FST

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

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

Government Publication Date: Jul 31, 2020

Fuel Storage Tank - Historic:

Provincial FSTH

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

Government Publication Date: Pre-Jan 2010*

Ontario Regulation 347 Waste Generators Summary:

Provincial GEN

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

Government Publication Date: 1986-Apr 30, 2020

Greenhouse Gas Emissions from Large Facilities:

Federal GHG

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

Government Publication Date: 2013-Dec 2017

TSSA Historic Incidents:

Provincial HINC

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

Government Publication Date: 2006-June 2009*

Indian & Northern Affairs Fuel Tanks:

Federal IAFT

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

Government Publication Date: 1950-Aug 2003*

Fuel Oil Spills and Leaks:

Provincial INC

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

Government Publication Date: Jul 31, 2020

Landfill Inventory Management Ontario:

Provincial LIMO

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

Government Publication Date: Feb 28, 2019

Canadian Mine Locations:

Private MINE

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

Government Publication Date: 1998-2009*

Mineral Occurrences:

Provincial MNR

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

Government Publication Date: 1846-Jan 2020

National Analysis of Trends in Emergencies System (NATES):

Federal NATE

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

Government Publication Date: 1974-1994*

Non-Compliance Reports:

Provincial NCPL

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

Government Publication Date: Dec 31, 2018

National Defense & Canadian Forces Fuel Tanks:

Federal NDFT

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

Government Publication Date: Up to May 2001*

National Defense & Canadian Forces Spills:

Federal NDSP

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

Government Publication Date: Mar 1999-Apr 2018

National Defence & Canadian Forces Waste Disposal Sites:

Federal NDWD

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

Government Publication Date: 2001-Apr 2007*

National Energy Board Pipeline Incidents:

Federal NEBI

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

Government Publication Date: 2008-Mar 31, 2020

National Energy Board Wells:

Federal NEBP

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

Government Publication Date: 1920-Feb 2003*

National Environmental Emergencies System (NEES):

Federal NEES

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

Government Publication Date: 1974-2003*

National PCB Inventory:

Federal NPCB

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

Government Publication Date: 1988-2008*

National Pollutant Release Inventory:

Federal NPRI

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

Government Publication Date: 1993-May 2017

Oil and Gas Wells:

Private OGWE

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

Government Publication Date: 1988-May 31, 2020

Ontario Oil and Gas Wells:

Provincial OOGW

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

Government Publication Date: 1800-Jun 2020

Inventory of PCB Storage Sites:

Provincial OPCB

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

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

Orders:

Provincial ORD

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

Government Publication Date: 1994-Jul 31, 2020

Canadian Pulp and Paper:

Private PAP

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

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

Parks Canada Fuel Storage Tanks:

Federal PCFT

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

Government Publication Date: 1920-Jan 2005*

Pesticide Register:

Provincial PES

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

Government Publication Date: Oct 2011-Aug 31, 2020

Pipeline Incidents:

Provincial PINC

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

The coronavirus pandemic is cited by the agency responsible for tank regulations and data as an explanation for delays in releasing data pursuant to requests.

Government Publication Date: Feb 28, 2017

Private and Retail Fuel Storage Tanks:

Provincial PRT

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

Government Publication Date: 1989-1996*

Permit to Take Water:

Provincial PTTW

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

Government Publication Date: 1994-Jul 31, 2020

Ontario Regulation 347 Waste Receivers Summary:

Provincial REC

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

Government Publication Date: 1986-2016

Record of Site Condition:

Provincial RSC

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

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

Government Publication Date: 1997-Sept 2001, Oct 2004-Jul 2020

Retail Fuel Storage Tanks:

Private RST

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

Government Publication Date: 1999-Jan 31, 2020

Scott's Manufacturing Directory:

Private SCT

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

Government Publication Date: 1992-Mar 2011*

Ontario Spills:

Provincial SPL

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

The Ministry of the Environment, Conservation and Parks cites the coronavirus pandemic as an explanation for delays in releasing data pursuant to requests.

Government Publication Date: 1988-Nov 2019

Wastewater Discharger Registration Database:

Provincial SRDS

Information under this heading is combination of the following 2 programs. The Municipal/Industrial Strategy for Abatement (MISA) division of the Ontario Ministry of Environment maintained a database of all direct dischargers of toxic pollutants within nine sectors including: Electric Power Generation; Mining; Petroleum Refining; Organic Chemicals; Inorganic Chemicals; Pulp & Paper; Metal Casting; Iron & Steel; and Quarries. All sampling information is now collected and stored within the Sample Result Data Store (SRDS).

Government Publication Date: 1990-Dec 31, 2017

Anderson's Storage Tanks:

Private TANK

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

Government Publication Date: 1915-1953*

Transport Canada Fuel Storage Tanks:

Federal TCFT

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

Government Publication Date: 1970-Aug 2018

Variances for Abandonment of Underground Storage Tanks:

Provincial VAR

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

Records are not verified for accuracy or completeness.

Government Publication Date: Jul 31, 2020

Waste Disposal Sites - MOE CA Inventory:

Provincial WDS

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

Government Publication Date: Oct 2011-Aug 31, 2020

Waste Disposal Sites - MOE 1991 Historical Approval Inventory:

Provincial WDSH

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

Government Publication Date: Up to Oct 1990*

Water Well Information System:

Provincial WWIS

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

Government Publication Date: Apr 30, 2020

Definitions

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

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

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

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

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

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

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

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

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

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

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

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



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APPENDIX 'F'

AERIAL PHOTOGRAPHS

REFERENCE NO. 2008-E135



Subject Site



Soil Engineers Ltd.

Title	1954 Aerial Photograph
Project	Aerial Photographs Proposed Residential Development and School Block 24, 162 and 306 St. John's Sideroad, Town of Aurora
Reference No.	2008-E135
Date	September 30, 2020
Scale	Refer to map
Appendix 'D'	1 of 11



Source: York Region Interactive Map, © 2020 The Regional Municipality of York



Subject Site



Soil Engineers Ltd.

Title	1970 Aerial Photograph
Project	Aerial Photographs Proposed Residential Development and School Block 24, 162 and 306 St. John's Sideroad, Town of Aurora
Reference No.	2008-E135
Date	September 30, 2020
Scale	Refer to map
Appendix 'D'	2 of 11



Source: York Region Interactive Map, © 2020 The Regional Municipality of York



200m



Subject Site



Soil Engineers Ltd.

Title	1978 Aerial Photograph
Project	Aerial Photographs Proposed Residential Development and School Block 24, 162 and 306 St. John's Sideroad, Town of Aurora
Reference No.	2008-E135
Date	September 30, 2020
Scale	Refer to map
Appendix 'D'	3 of 11



Subject Site



Soil Engineers Ltd.

Title 1988 Aerial Photograph

Project
Aerial Photographs
Proposed Residential
Development and School Block
24, 162 and 306 St. John's
Sideroad, Town of Aurora

Reference No.

2008-E135

Date

September 30, 2020

Scale

Refer to map


Appendix 'D'

4 of 11



Source: York Region Interactive Map, © 2020 The Regional Municipality of York



 Subject Site



Soil Engineers Ltd.

Title	1995 Aerial Photograph
Project	Aerial Photographs Proposed Residential Development and School Block 24, 162 and 306 St. John's Sideroad, Town of Aurora
Reference No.	2008-E135
Date	September 30, 2020
Scale	Refer to map
Appendix 'D'	
5 of 11	



Source: York Region Interactive Map, © 2020 The Regional Municipality of York



Subject Site



Soil Engineers Ltd.

Title 1999 Aerial Photograph

Project

Aerial Photographs
Proposed Residential
Development and School Block
24, 162 and 306 St. John's
Sideroad, Town of Aurora

Reference No.

2008-E135

Date

September 30, 2020

Scale

Refer to map

Appendix 'D'

6 of 11



200m



Subject Site



Soil Engineers Ltd.

Title 2005 Aerial Photograph

Project
Aerial Photographs
Proposed Residential
Development and School Block
24, 162 and 306 St. John's
Sideroad, Town of Aurora

Reference No.
2008-E135

Date
September 30, 2020

Scale
Refer to map

Appendix 'D'
7 of 11



Source: York Region Interactive Map. © 2020 The Regional Municipality of York



Subject Site



Soil Engineers Ltd.

Title 2007 Aerial Photograph

Project
Aerial Photographs
Proposed Residential
Development and School Block
24, 162 and 306 St. John's
Sideroad, Town of Aurora

Reference No.

2008-E135

Date

September 30, 2020

Scale

Refer to map

Appendix 'D'

8 of 11



200m

Source: York Region Interactive Map. © 2020 The Regional Municipality of York



Subject Site



Soil Engineers Ltd.

Title 2009 Aerial Photograph

Project
Aerial Photographs
Proposed Residential
Development and School Block
24, 162 and 306 St. John's
Sideroad, Town of Aurora

Reference No.

2008-E135

Date

September 30, 2020

Scale

Refer to map

Appendix 'D'

9 of 11



Source: York Region Interactive Map, © 2020 The Regional Municipality of York



Subject Site



Soil Engineers Ltd.

Title	2018 Aerial Photograph
Project	Aerial Photographs Proposed Residential Development and School Block 24, 162 and 306 St. John's Sideroad, Town of Aurora
Reference No.	2008-E135
Date	September 30, 2020
Scale	Refer to map
Appendix 'D'	
10 of 11	



Source: York Region Interactive Map, © 2020 The Regional Municipality of York



Subject Site



Soil Engineers Ltd.

Title	2019 Aerial Photograph
Project	Aerial Photographs Proposed Residential Development and School Block 24, 162 and 306 St. John's Sideroad, Town of Aurora
Reference No.	2008-E135
Date	September 30, 2020
Scale	Refer to map
Appendix 'D'	11 of 11



Source: York Region Interactive Map, © 2020 The Regional Municipality of York



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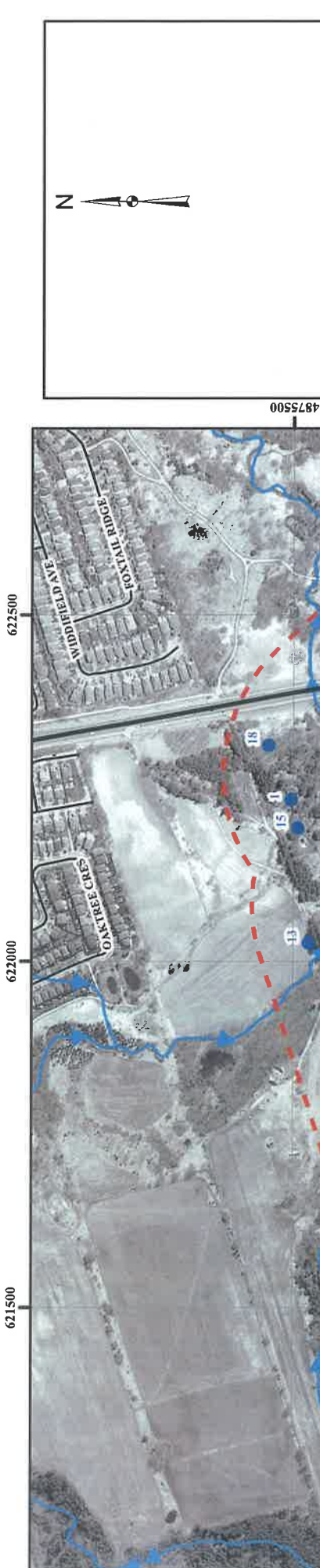
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APPENDIX 'G'

MECP WELL RECORDS

REFERENCE NO. 2008-E135



622500
622000
621500
4875500
4875000
4874500

WIDDFIELD AVE
ONK TREE CREEK
YONGE ST
TANNERY CREEK
OLD YONGE ST
WILKINSON PI
WILLOW FARM LANE
LONG VILLE DR
HOBKINSON CREEK

1
2
3
4
5
6
7
8
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11
12
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14
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16
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18
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21
22

Subject Site
Phase One Study Area
Water Well Location from MECP Well Help Desk
Waterbody
Major Road
Local Road

Soil Engineers Ltd.

Title: MECP Well Records

Project: Proposed Residential Development and School Block
 24, 162, and 306 St. John's Sideroad
 Town of Aurora

Reference No. 2008-E135

Date: September 11, 2020

Scale:

Appendix 'G'

Source: Ministry of Natural Resources and Forestry
 ©Queen's Printer for Ontario, 2020

C:\GIS\2020\2008-E135\

GIS_ID	WELL_ID	HOLE_ID	X	Y	ELEVATION	FINAL_STAT	USE_1	USE_2	DATE_COMP	WATER_FND	STATIC_LEV	DEPTH_FROM	DEPTH_TO	SCREEN_TOP	SCREEN_END	DEPTH	METHOD_CON	OTHER_METH
1	7338289	1007555451	622233.0003	4875503	0	Abandoned-Other			2019-06-28	14	0	0	0	0	0	0		
2	6913488	10504072	622054.6003	4875113	247.725479	Water Supply	Public	Domestic	1976-09-13	44.80614484	9.100000381	0	0	49.37820044	50.29261156	51.5	Cable Tool	
3	7197140	1004253267	622612.9997	4875032	255.170013	Abandoned-Other	Test Hole		2013-01-14	0	0	0	0	0	0	113.4000015	Rotary (Air)	
4	7152094	1003340528	622163.0003	4875162	247.064559	Water Supply			2010-09-21	0	22.89999962	0	0	76.87149363	76.87149363	85.30000305	Rotary (Convent.)	
5	7285110	1006380765	622626.9998	4875024	255.554244	0			2016-09-15	0	0	0	0	0	0	102.6999969		
6	6925231	10515509	622020	4874750	258.524322	Abandoned-Other	Not Use		1999-12-29	0	0	0	0	0	0	0	Digging	
7	6801579	10492316	621282.6001	4874784	288.232238	Water Supply	Domestic		1957-08-30	6.096074128	21.299999924	0	0	106.986101	108.5101195	108.1999969	Cable Tool	
8	6901591	10492318	622015.9998	4874965	265.861206	Water Supply	Public		1961-11-15	47.85418191	9.100000381	0	0	48.46378932	49.68300415	50	Cable Tool	
9	7190773	1004192475	622612.9997	4875032	255.170013	Observation Wells	Monitoring		2012-10-09	0	0	0	0	28.95635211	27.43233358	29.60000038	Rotary (Air)	
10	7236984	1005303455	622370.9999	4875420	248.989471	Water Supply	Domestic		2014-12-05	0	0	0	0	0	0	0		
11	6923894	10514195	621974.9999	4875041	264.677276	Water Supply	Domestic		1997-05-01	81.38258961	0	0	0	80.46817849	81.38258961	81.40000163	Rotary (Air)	
12	7309192	1007020171	622599	4875009	0	Observation Wells	Monitoring		2016-12-20	0	0	0	0	10.66812972	10.66812972	10.69999981	Boring	
13	6901567	10492324	622026.6003	4875478	249.031143	Water Supply	Livestock		1962-07-30	9.144111192	3	0	0	0	0	13.69999981	Boring	
14	7259668	1005910564	622396.9999	4875030	247.65361	Observation Wells	Monitoring		2016-02-22	3	0	0	0	4.599999905	4.599999905	4.599999905	Boring	
15	6801584	10492321	622192.5997	4875484	254.85176	Water Supply	Domestic		1959-04-13	75.59131919	1.200000048	0	0	76.2009266	77.42014143	77.40000163	Cable Tool	
16	6915585	10506145	622014.6001	4875023	263.407623	Water Supply	Public		1980-09-04	50.29261156	20.39999962	0	0	52.1214338	54.86466715	55.20000076	Rotary (Convent.)	
17	7285109	1006380762	622626.9998	4875024	255.554244	Water Supply	Municipal		2016-09-15	10.19999991	13.60000038	0	0	89.59999847	92.69999965	99.69999695	Rotary (Convent.)	
18	6901589	10492326	622312.6002	4875535	251.771743	Water Supply	Domestic		1963-10-03	69.19044136	4.599999905	0	0	70.10485248	71.3240673	71.59999847	Cable Tool	
19	6801585	10492322	621299.1001	4875271	262.332305	Abandoned-Supply			1949-05-26	0	0	0	0	0	0	36.90000163	Jetting	
20	6916809	10507201	621414.6004	4874823	277.96994	Water Supply	Domestic		1983-11-07	112.7773714	56.70000076	0	0	114.6061936	116.4350159	117	Rotary (Convent.)	
21	6925233	10515511	622019.0001	4874751	258.620147	Abandoned-Other	Not Use		1999-12-29	0	0	0	0	0	0	0	Digging	
22	6925232	10515510	622026.9998	4874748	258.218872	Abandoned-Other	Not Use		1999-12-29	0	0	0	0	0	0	0	Not Known	



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APPENDIX 'H'

LANDOWNER/TENANT/OCCUPANT QUESTIONNAIRE

REFERENCE NO. 2008-E135

PHASE I: ENVIRONMENTAL SITE ASSESSMENT
Landowner/Tenant/Occupant Questionnaire

Address of Site: 162 AND 306 ST JOHN'S SIDEROAD, AURORA.
Person Interviewed: PAUL BAILEY. Relationship to Site: OWNERSHIP PARTNER.
Interviewer: STEVE CHA Method of Interview: WRITTEN RESPONSE.
Project No.: _____ Date of Interview: SEPTEMBER 9 2020

General Questions:

1. How long have you lived/worked at this address?

SINCE FEBRUARY 2015

2. What are the main operations that occur on this site?

RESIDENTIAL HOUSE AND SOME FARMLAND

3. What activities were previously performed on this site?

FORMER ANGLICAN DIOCESE OF TORONTO RETREAT

To the best of your knowledge, have any of the following occurred, or is presently occurring on the property:

4. Foul odours or stained surfaces (such as soil, concrete, asphalt, surrounding stormwater stains, etc)?

Demolished concrete slab on site removed underground.

5. Spills, leaks or hazardous materials activities?

Not aware of any.

6. Above ground or underground storage tanks (such as those used for utility, fuel or chemical)?

Not aware of any.

7. Specific chemicals located or stored on site in drums, tanks, barrels or sacks?

Not aware of any.

8. Previous environmental site assessments completed? If yes what were the results? Was there an environmental cleanup?

Not aware of any.

9. If the property is served by a well or septic system and heating system? Please specify the location and age.

Property on municipal water and sewage.

**PHASE I: ENVIRONMENTAL SITE ASSESSMENT
Landowner/Tenant/Occupant Questionnaire**

10. Dumping of hazardous substances or petroleum products, unidentified waste materials, automotive parts, household garbage, mixed municipal refuse, demolition debris, fill material from an unknown site?

Not aware of any.

11. If the neighbouring properties are or have been previously used as a gasoline station, motor repair facility, commercial printing facility, dry cleaners, junkyard or landfill, waste treatment, storage, disposal, processing or recycling facility or photo developing laboratory, etc.?

Not aware of any of these uses.

12. Do you know of others who may have knowledge of the property?

*Miguel Ericaguanay 416-301-5548
Former "contactee" of property.*

Additional Comments and Explanations

n/a.

The person completing this report affirms that the above statements and facts are true and correct, based on his/her current knowledge as of the date completed.

Paul Thule
Signature of person completing questionnaire

2020/09/09
Date Completed (YY-MM-DD)



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APPENDIX 'T'

SITE PHOTOGRAPHS


REFERENCE NO. 2008-E135



General view of Yonge Street (looking North)



General view of Yonge Street (looking South)


	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	1 of 38



General view of St John's Sideroad (looking East)



General view of St John's Sideroad (looking West)


	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	2 of 38



General view of West Subject Site Residence (looking Northwest)



General view of West Subject Site Residence (looking Northwest)


	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	3 of 38



General view of West Subject Site Residence (looking Northeast)



External kitchen at West Subject Site Residence (looking Northwest)


	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	4 of 38



General view of West Subject Site Residence (looking South)



Garage area of West Subject Site Residence (looking Southwest)

	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	5 of 38




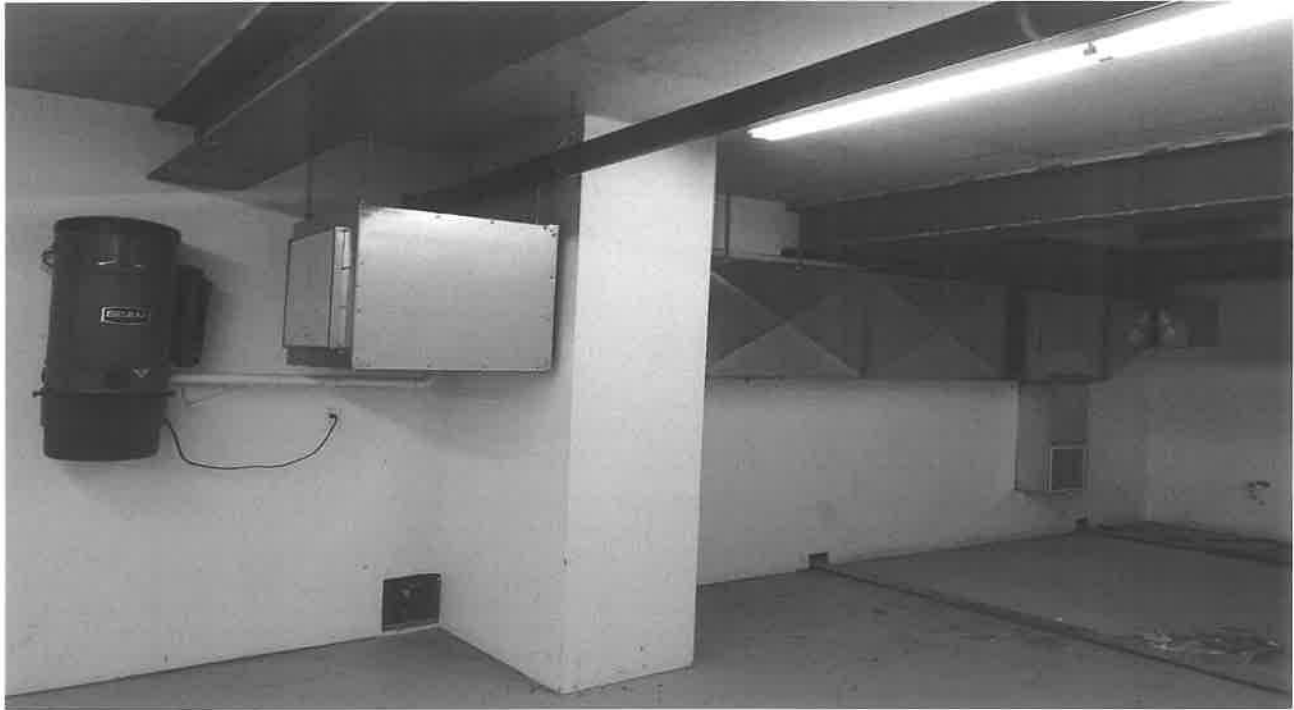


General View of main floor of Garage



General View of Garage Basement

	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	6 of 38



Lower level of Garage in West Subject Site Residence



Furnace and Water Tanks in West Subject Site Residence (looking North)


Soil Engineers Ltd.	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	7 of 38



Studio in West Subject Site Residence (looking Southwest)



Change Rooms in West Subject Site Residence

	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	8 of 38



Sump Pit in Gym area of West Subject Site Residence



Theatre area in West Subject Site Residence

Soil Engineers Ltd.	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	9 of 38



Generator for elevator in West Subject Site Residence



Kitchen area in West Subject Site Residence


Soil Engineers Ltd.	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	10 of 38



Hallway in West Subject Site Residence (looking Southwest)



Passageway between floors at West Subject Site Residence


	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	11 of 38



Drum by entrance to primary Geothermal intake area.



Geothermal intake at West Subject Site Residence

	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	12 of 38



Geothermal source field at West Subject Site Residence (looking Northwest)



Stable at West portion of Subject Site (looking South)


Soil Engineers Ltd.	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	13 of 38



Stable at West portion of Subject Site (looking West)



Stable at West portion of Subject Site (looking North)


	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	14 of 38



Stable with Septic Tank at West portion of Subject Site (looking East)



Utility Shed at West portion of Subject Site

	Title	Project	Reference No.	Date	Appendix 'J'
 Soil Engineers Ltd.	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	15 of 38



Roaming area of Stable at West portion of Subject Site



Laundry Room in Stable at West portion of Subject Site


Soil Engineers Ltd.	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	16 of 38



Wash Station in Stable at West portion of Subject Site



Stalls in Stable at West portion of Subject Site

	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	17 of 38



Utility room of Stable at West portion of Subject Site



Residence at East portion of Subject Site (looking East)


Soil Engineers Ltd.	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	18 of 38



Residence at East portion of Subject Site (looking North)



Residence at East portion of Subject Site (looking West)

	Title	Project	Reference No.	Date	Appendix 'J'
 Soil Engineers Ltd.	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	19 of 38



Residence at East portion of Subject Site (looking South)



Driveway to Residence at East portion of Subject Site (looking North)


Soil Engineers Ltd.	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	20 of 38



Garage of Residence at East portion of Subject Site



Kitchen of Residence at East portion of Subject Site

	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	21 of 38



Furnace in basement of Residence at East portion of Subject Site



Water tank in basement of Residence at East portion of Subject Site

Soil Engineers Ltd.	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	22 of 38



Sales Office near East boundary of Subject Site (looking East)



Sales Office near East boundary of Subject Site (looking North)

Soil Engineers Ltd.	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	23 of 38



Sales Office near East boundary of Subject Site (looking West)



Sales Office near East boundary of Subject Site (looking South)

Soil Engineers Ltd.	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	24 of 38



Gated entrance to Sales Office near East boundary of Subject Site (looking West)



Interior of Sales Office near East boundary of Subject Site


Soil Engineers Ltd.	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	25 of 38



Utility room of Sales Office near East boundary of Subject Site



Old Well pump and troughs to Southeast of Stable on Subject Site (looking East)


	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	26 of 38



Driveway to West Residence of Subject Site (looking West)



Mounds by East Driveway to Stables at Subject Site (looking North)


	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	27 of 38



Containers containing Glycol from former skating rink mechanism (looking West)



Remnants of former ski lift at central portion of Subject Site (looking Northeast)


	Title	Project	Reference No.	Date	Appendix 'J'
 Soil Engineers Ltd.	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	29 of 38



Ski hill at central portion of Subject Site (looking Northeast)



Loading area of former ski lift at central portion of Subject Site

	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	30 of 38



Trail to North of former ski hill at central portion of Subject Site (looking West)



Field at Southwest corner of Subject Site (looking East)


	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	31 of 38



Nested Wells in field at Southwest corner of Subject Site (looking South)



Stockpile to Northwest of Sales Office at East portion of Subject Site (looking West)


	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	32 of 38



Top of Stockpile at East portion of Subject Site (looking South)



Creek at Southeast corner of Subject Site (looking East)

	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	33 of 38



Field at East portion of Subject Site



Wooded area at East portion of Subject Site (looking North)

Soil Engineers Ltd.	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	34 of 38



Creek at Northeast portion of Subject Site (looking West)



Residential area to South of Subject Site (looking East)

Soil Engineers Ltd.	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	35 of 38



Pond at neighboring property to the West (looking West)



Neighboring property to West of Subject Site (looking North)


Soil Engineers Ltd.	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	36 of 38



Apartment to East of Subject Site (looking North)



Water Treatment Facility to East of Subject Site (looking East)

	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	37 of 38



Walking trail and Wetland to East of Subject Site (looking North)



Construction area to North of Subject Site (looking North)


Soil Engineers Ltd.	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	38 of 38



Demolition of former skating rink at central portion of Subject Site (looking North)



Utility area of former skating rink at central portion of Subject Site (looking East)

 Soil Engineers Ltd.	Title	Project	Reference No.	Date	Appendix 'J'
	Site Photographs	Proposed Residential Development and School Block, 24, 162 and 306 St. John's Sideroad, Town of Aurora	2008-E135	Sep 29, 2020	28 of 38



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APPENDIX 'J'

PAST AND CURRENT TABLE

REFERENCE NO. 2008-E135



Reference No. 2008-E135

“TABLE OF CURRENT AND PAST USES OF THE PHASE ONE PROPERTY”
 (Refer to clause 16(2)(b), Schedule D, O. Reg. 153/04)

PIN: 03626-2488 (LT)

Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc.
2015-Present	Shining Hill Homes (St.John's) Inc.	A mansion is located on the property	Residential Use	Based on the aerial photographs, a mansion and swimming pool are located on the property
2006-2015	Andrew Dunin, Anne Patricia Dunin			
2002-2006	1524715 Ontario Inc.			
2001-2002	Strachan Hejghington			
1980-2001	Ian S. Johnston			
1965-1980	Ian Johnston and Debora Johnston			
1938-1965	The Sisterhood of Saint John the Divine	The property is likely used as a farmland	Agricultural and Other Use	Based on the aerial photographs, the property was used for rural residential and agricultural purposes.
1909-1938	John Walker			
1875-1909	George Walker			
1830-1875	Nathaniel Pearson			
1806-1830	Benjamin Pearson			
Prior-1806	Crown			

PIN: 03626-2489 (LT)

Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc.
2015-Present	Shining Hills Homes (St.John's) Inc.			
2003-2015	1530769 Ontario Inc.			
2002-2003	1418497 Ontario Inc.	The property appears to be vacant.		The property is vacant agricultural land. An apartment and vacant farmland are located adjacent to the east and north, respectively.
1998-2002	1208737 Ontario Limited			
1994-1998	1102900 Ontario Inc.			
1988-1994	Village Square Aurora			
1987-1988	517739 Ontario Limited			
1972-1987	Mario Valenti, Fausta Valenti, Giuseppe Notarzone and Edda Notarfonzo			
1938-1972	The Sisterhood of Saint John the Divine	The property appears to be used as a farmland	Agricultural and Other Use	Based on the aerial photographs, the property is a vacant farmland
1909-1938	John Walker			
1875-1909	George Walker			
1830-1875	Nathaniel Pearson			
1806-1830	Benjamin Pearson			
Prior-1806	Crown	The property was likely vacant		Based on the aerial photographs, the property is a farmland.



Reference No. 2008-E135

“TABLE OF CURRENT AND PAST USES OF THE PHASE ONE PROPERTY”
 (Refer to clause 16(2)(b), Schedule D, O. Reg. 153/04)

PIN: 03626-1114 (LT) – A

Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc.
2015-Present	Shining Hill Estates Collection Inc.			
2003-2015	1945044 Ontario Inc. (Formerly 1530768 Ontario Inc.)			
2002-2003	Chillidan (Aurora) Ltd.			
1964-2002	The Incorporated Synod of the Diocese of Toronto	The property appears to be used as a farmland	Agricultural and Other Use	Based on the aerial photographs, the property was likely used for rural residential and agricultural purposes.
1960-1964	Ian Johnson and Debora Johnson			
1956-1960	Ian MacFarlane and Debora MacFarlane			
1927-1956	Sisterhood of St. John the Divine			
1895-1927	John Walker			
1846-1895	George Walker			
1807-1846	Nathaniel Pearson			
1806-1807	Benjamin Pearson			
Prior-1806	Crown			

PIN: 03626-1114 (LT) - B

Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc.
2015-Present	Shining Hill Estates Collection Inc.			
2003-2015	1945044 Ontario Inc. (Formerly 1530768 Ontario Inc.)			
2002-2003	Chillidan (Aurora) Ltd.			
1964-2002	The Incorporated Synod of the Diocese of Toronto	The property appears to be used as a farmland	Agricultural and Other Use	Based on the aerial photographs, the property was likely used for rural residential and agricultural purposes.
1960-1964	Henry Holden			
1956-1960	Midred Parker			
1927-1956	Annie Kiddick			
1895-1927	Arthur Nicol			
1846-1895	James Charles			
1807-1846	Benjamin Kester			
1806-1807	Benjamin Pearson			
Prior-1806	Crown			



Reference No. 2008-E135

“TABLE OF CURRENT AND PAST USES OF THE PHASE ONE PROPERTY”
(Refer to clause 16(2)(b), Schedule D, O. Reg. 153/04)

PIN: 03626-1114 (LT) – C

Year	Name of Owner	Description of Property Use	Property Use	Other Observations from Aerial Photographs, Fire Insurance Plans, etc.
2015-Present	Shining Hill Estates Collection Inc.			
2003-2015	1945044 Ontario Inc. (Formerly 1530768 Ontario Inc.)			
2002-2003	Chillidan (Aurora) Ltd.			
1957/61-2002	The Incorporated Synod of the Diocese of Toronto	The property appears to be used as a farmland	Agricultural and Other Use	Based on the aerial photographs, the property was likely used for rural residential and agricultural purposes.
1938-1957/61	Sisterhood of St. John the Divine			
1909-1938	John Walker			
1875-1909	George Walker			
1830-1875	Nathaniel Pearson			
1806-1830	Benjamin Pearson			
Prior-1806	Crown			

Notes:

1 - for each owner, specify one of the following types of property use (as defined in O. Reg. 153/04) that applies:

- Agriculture or other use
- Commercial use
- Community use
- Industrial use
- Institutional use
- Parkland use
- Residential use

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

****Cette publication hautement spécialisée n'est disponible qu'en anglais en vertu du règlement 671/92, qui en exempte l'application de la Loi sur les services en français. Pour obtenir de l'aide en français, veuillez communiquer avec le ministère de l'Environnement au 1-800-461-6290**



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APPENDIX 'K'

APEC TABLE

REFERENCE NO. 2008-E135



"Table of areas of potential environmental concern" (Refer to clause 16(2)(a), Schedule D, O. Reg. 153/04)

Area of potential environmental concern ¹	Location of area of potential environmental concern on phase one property	Potentially contaminating activity ²	Location of PCA (on-site or off-site)	Contaminants of potential concern ³	Media potentially impacted (Ground water, soil and/or sediment)
APEC 1 (Due to potential unknown quality of fill materials at the subject site)	Central portion of the subject site	30 - Importation of Fill Material of Unknown Quality	On-site	Metals, pH, Cr (VI), CN ⁻ , Hg, PHCs, VOCs, PAHs	Soil
APEC 2 (Due to potential unknown quality of fill materials at the subject site)	Western portion of the subject site	30 - Importation of Fill Material of Unknown Quality	On-site	Metals, pH, Cr (VI), CN ⁻ , Hg, PHCs, VOCs, PAHs	Soil
APEC 3 (Due to potential use of pesticides during agricultural activities)	North-western portion of the subject site	40 - Pesticides (including Herbicides, Fungicides and Anti-Fouling Agents) Manufacturing, Processing, Bulk	On-site	OCs, Metals, CN ⁻ , pH, Hg, Cr(VI)	Soil
APEC 4 (Due to potential presence of pesticides in the topsoil stockpile present at the subject site)	Eastern portion of the subject site	Other – In-ground Hoist	On-site	PHC, PCB	Soil and Groundwater
APEC 5 (Due to former ASTs located east of arena)	Central portion of the subject site	28 - Gasoline and Associated Products Storage in Fixed Tanks	On-site	PHCs, BTEX, Metals	Soil



APEC 6 (Due to photo-processing business with waste generator located to the south of the subject site)	South-eastern portion of the subject site	Other-Photoprocessing	Off-site	Metals, Cr(VI), Hg, PHCs, VOCs	Soil and Groundwater
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Notes:

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

List of Method Groups:

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

- 4 - When submitting a record of site condition for filing, a copy of this table must be attached
- **Cette publication hautement spécialisée n'est disponible qu'en anglais en vertu du règlement 671/92, qui en exempte l'application de la Loi sur les services en français. Pour obtenir de l'aide en français, veuillez communiquer avec le ministère de l'Environnement et de l'Action en matière de changement climatique au 1-800-461-6290**