



IBI GROUP
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January 27, 2022

Izabela Molendowski
Urban Strategies Inc.
197 Spadina Avenue, Suite 600
Toronto, ON Canada M5T 2C8

Dear Izabela Molendowski:

**530, 550, 580 KERR STREET AND 131 SPEERS ROAD
ENVIRONMENTAL SITE SCREENING QUESTIONNAIRES**

This letter provides the Environmental Site Screening Questionnaires (ESSQ) for the properties located at 530, 550, 580 Kerr Street and 131 Speers Road, Oakville, Ontario.

The respective landowners for 588 Kerr Street, and 131 Speers Road were contacted by IBI Group staff on January 20th via email and were asked to complete and sign an ESSQ for their respective property. The landowners for 530 Kerr Street and 550 Kerr Street were contacted via phone.

IBI Group has received four (4) completed ESSQ forms from the landowners of 530 Kerr Street, 550 Kerr Street, 588 Kerr Street, and 131 Speers Road. These completed forms are provided as attachments to this letter.

If there are any questions or concerns, please don't hesitate to contact the undersigned.

Sincerely,

A handwritten signature in black ink, appearing to read 'SD' followed by a horizontal line.

Steve Davies, M.Sc., QP_{ESA}
Senior Geoscientist

Attachments: 530 Kerr Street ESSQ
550 Kerr Street ESSQ
588 Kerr Street ESSQ
131 Speers Road ESSQ



Planning & Public Works
 Tel: 905-825-6000 Fax: 905-825-8822
 Toll Free: 1-866-4HALTON (1-866-442-5866)
 www.halton.ca

Environmental Site-Screening Questionnaire

Legal/Municipal Address 530 Kerr Street, Oakville Applicant: APRIL INVESTMENTS LIMITED

1. Was the subject property ever used for industrial purposes? yes no uncertain
 2. Was the subject property ever used for commercial purposes that may have caused contamination (e.g. gasoline station, dry cleaners, etc.)? yes no uncertain
 3. Has fill ever been placed on the property? yes no uncertain
 4. Is there any reason to believe that the subject property is potentially contaminated based on historic use of the property or a neighbouring lot located within 100m of the property? yes no uncertain
 5. Are there or were there ever any above-ground or underground storage tanks or waste disposal activities on the property? yes no uncertain
 6. For existing or previous buildings on the property, are there building materials that may be potentially hazardous to human health (i.e. asbestos, lead-based paints, etc.)? yes no uncertain
 7. For agricultural properties, were pesticides or herbicides ever applied to the property? yes no uncertain
 8. Have any of the buildings on the property been heated by fuel oil? yes no uncertain
 9. Is the land use changing to a more sensitive land use (e.g. industrial/commercial to residential/institutional)? yes no uncertain
- Note: Daycare uses are defined in O.Reg.153/04 as institutional.

General Information:

1. Have any environmental documents (e.g. Phase I and II Environmental Site Assessments, Records of Site Condition, etc) ever been prepared for the property? If yes, please submit these documents in digital and hardcopy format with your application together with a letter of reliance granting third party reliance on the documents to the Region of Halton. yes no

Certification

I, * APRIL INVESTMENTS LIMITED am the registered owner of the land that is the subject of this document and to the best of my knowledge, the information provided in this questionnaire is true.

Sworn (or declared) and stamped before me _____
 Commissioner of Oaths (Print Name)

in the TORONTO City/Town/Municipality, this 27th Day, JANUARY Month, 2022 Year

 Commissioner of Oaths (Signature)

* PER: [Signature]
 Registered Owner (Signature)
SERALIA LEKASH, PRESIDENT

Regional File #: _____ Local Municipal File #: _____



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Environmental Site-Screening Questionnaire

Legal/Municipal Address 550 Kerr Street, Oakville Applicant: _____

1. Was the subject property ever used for industrial purposes? yes no uncertain
 2. Was the subject property ever used for commercial purposes that may have caused contamination (e.g. gasoline station, dry cleaners, etc.)? yes no uncertain
 3. Has fill ever been placed on the property? yes no uncertain
 4. Is there any reason to believe that the subject property is potentially contaminated based on historic use of the property or a neighbouring lot located within 100m of the property? yes no uncertain
 5. Are there or were there ever any above-ground or underground storage tanks or waste disposal activities on the property? yes no uncertain
 6. For existing or previous buildings on the property, are there building materials that may be potentially hazardous to human health (i.e. asbestos, lead-based paints, etc.)? yes no uncertain
 7. For agricultural properties, were pesticides or herbicides ever applied to the property? yes no uncertain
 8. Have any of the buildings on the property been heated by fuel oil? yes no uncertain
 9. Is the land use changing to a more sensitive land use (e.g. industrial/commercial to residential/institutional)? yes no uncertain
- Note: Daycare uses are defined in O.Reg.153/04 as institutional.

General Information:

1. Have any environmental documents (e.g. Phase I and II Environmental Site Assessments, Records of Site Condition, etc) ever been prepared for the property? If yes, please submit these documents in digital and hardcopy format with your application together with a letter of reliance granting third party reliance on the documents to the Region of Halton. yes no

Certification

I, Rocco Tulli am the registered owner of the land that is the subject of this document and to the best of my knowledge, the information provided in this questionnaire is true.

Sworn (or declared) and stamped before me JOHN McMAHON
Commissioner of Oaths (Print Name)

in the CITY OF WINDSOR, this 26 day of JAN. 2022
City/Town/Municipality Day Month Year

[Signature]
 Commissioner of Oaths (Signature)

[Signature]
 Registered Owner (Signature)



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Environmental Site-Screening Questionnaire

Legal/Municipal Address 588 KERR ST. OAKVILLE Applicant: _____

1. Was the subject property ever used for industrial purposes? yes no uncertain
2. Was the subject property ever used for commercial purposes that may have caused contamination (e.g. gasoline station, dry cleaners, etc.) yes no uncertain
3. Has fill ever been placed on the property? yes no uncertain
4. Is there any reason to believe that the subject property is potentially contaminated based on historic use of the property or a neighbouring lot located within 100m of the property? yes no uncertain
5. Are there or were there ever any above-ground or underground storage tanks or waste disposal activities on the property? yes no uncertain
6. For existing or previous buildings on the property, are there building materials that may be potentially hazardous to human health (i.e. asbestos, lead-based paints, etc.)? yes no uncertain
7. For agricultural properties, were pesticides or herbicides ever applied to the property? yes no uncertain
8. Have any of the buildings on the property been heated by fuel oil? yes no uncertain
9. Is the land use changing to a more sensitive land use (e.g. industrial/commercial to residential/institutional)?
 Note: Daycare uses are defined in O.Reg.153/04 as institutional. yes no uncertain

General Information:

1. Have any environmental documents (e.g. Phase I and II Environmental Site Assessments, Records of Site Condition, etc) ever been prepared for the property? If yes, please submit these documents in digital and hardcopy format with your application together with a letter of reliance granting third party reliance on the documents to the Region of Halton. yes no

Certification

I, SABINA LEFLER am the registered owner of the land that is the subject of this document and to the best of my knowledge, the information provided in this questionnaire is true.

Sworn (or declared) and stamped before me _____
 Commissioner of Oaths (Print Name)

in the _____, this _____ day of _____ 20____
 City/Town/Municipality Day Month Year

 Commissioner of Oaths (Signature)

Sabina Lefler
 Registered Owner (Signature)



Planning & Public Works
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Environmental Site-Screening Questionnaire

Legal/Municipal Address 131 Speers Rd. Applicant: _____

- | | | | | |
|----|---|--------------------------------------|-------------------------------------|--|
| 1. | Was the subject property ever used for industrial purposes? | yes | <input checked="" type="radio"/> no | uncertain |
| 2. | Was the subject property ever used for commercial purposes that may have caused contamination (e.g. gasoline station, dry cleaners, etc.) | yes | <input checked="" type="radio"/> no | uncertain |
| 3. | Has fill ever been placed on the property? | yes | <input checked="" type="radio"/> no | uncertain |
| 4. | Is there any reason to believe that the subject property is potentially contaminated based on historic use of the property or a neighbouring lot located within 100m of the property? | <input checked="" type="radio"/> yes | no | uncertain |
| 5. | Are there or were there ever any above-ground or underground storage tanks or waste disposal activities on the property? | yes | no | <input checked="" type="radio"/> uncertain |
| 6. | For existing or previous buildings on the property, are there building materials that may be potentially hazardous to human health (i.e. asbestos, lead-based paints, etc.)? | yes | no | <input checked="" type="radio"/> uncertain |
| 7. | For agricultural properties, were pesticides or herbicides ever applied to the property? | yes | <input checked="" type="radio"/> no | uncertain |
| 8. | Have any of the buildings on the property been heated by fuel oil? | yes | no | <input checked="" type="radio"/> uncertain |
| 9. | Is the land use changing to a more sensitive land use (e.g. industrial/commercial to residential/institutional)? Note: Daycare uses are defined in O.Reg.153/04 as institutional. | <input checked="" type="radio"/> yes | no | uncertain |

General Information:

1. Have any environmental documents (e.g. Phase I and II Environmental Site Assessments, Records of Site Condition, etc) ever been prepared for the property? If yes, please submit these documents in digital and hardcopy format with your application together with a letter of reliance granting third party reliance on the documents to the Region of Halton. yes no

Certification

I, Gregory Perke II am the registered owner of the land that is the subject of this document and to the best of my knowledge, the information provided in this questionnaire is true.

Sworn (or declared) and stamped before me _____
 Commissioner of Oaths (Print Name)

in the _____, this _____ day of _____ 20____
 City/Town/Municipality Day Month Year

 Commissioner of Oaths (Signature)

Gregory Perke II
 Registered Owner (Signature)