

S2S PROJECT NO. 9550

REPORT TO

3043 SIXTH LINE INCORPORATED

ON

PHASE TWO ENVIRONMENTAL SITE ASSESSMENT

**3043 SIXTH LINE,
OAKVILLE, ONTARIO**

CONDUCTED BY:



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Environmental Inc.**

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DECEMBER 21, 2020

EXECUTIVE SUMMARY

S2S Environmental Inc. (S2S) was retained by 3043 Sixth Line Inc. (Client) to conduct a Phase Two Environmental Site Assessment (ESA) of the multi-tenant residential property located at 3043 Sixth Line in Oakville, Ontario (Phase One Property and/or Phase Two Property).

At the time of the site reconnaissance, the Phase Two Property (municipally addressed as 3043 Sixth Line, Oakville) was occupied by a split-level (single-storey in the northeast portion and two-storey in the remaining portions) multi-tenant residential building with a dug-out basement beneath the kitchen of the building (Subject Building). The original portion of the Subject Building was reportedly constructed in approximately the late 1860s, with a reported lateral addition to the northeast portion of the Subject Building in approximately the late 1980s. The Subject Building consisted of four residential apartment units. Vehicular access to the Phase Two Property was from an asphalt paved driveway off Sixth Line, located on the southwest side of the Phase Two Property. Asphalt paved driveway was located around south and east side of the Subject Building, Concrete paved surface parking areas were observed on the northeast side of the Subject Building while interlocking brick walkways were noted on the south and east sides of the Subject Building. Landscaped areas were generally present on all sides of the Subject Building and along the boundaries of the Phase Two Property. The total floor area of the Subject Building was reportedly approximately 310 m² (3,337 ft²), and the Phase Two Property had a reportedly total area of approximately 0.3 hectares (0.8 acres). The Property Identification Number (PIN) for the Phase Two Property is 24929-5379 (LT). At the time of reconnaissance, the Phase Two Property was reportedly owned and managed by Mr. Duane Plata and Ms. Fleur Mosler operating as 3043 Sixth Line Inc.

It is understood that this Phase Two ESA is being completed in support of a Site Plan Application for redevelopment purposes in the Town of Oakville; therefore, this Phase Two ESA was completed in accordance with *Ontario Regulation 153/04 – Records of Site Condition – Part XV.1 of The Environmental Protection Act (O. Reg. 153/04, as amended)*. As the current property use (residential) is the same as the proposed use (residential), a Record of Site Condition (RSC) for the Phase Two Property will not be filed with the Ontario Ministry of the Environment, Conservation and Parks (MECP).

The following Potentially Contaminating Activities (PCAs) resulting in Areas of Potential Environmental Concern (APECs) were identified as part of the Phase One ESA completed at the Phase Two Property and documented in the S2S Phase One ESA report dated November 13, 2020:

Area of Potential Environmental Concern (APEC)	Location of APEC on Phase One Property	Potentially Contaminating Activity (PCA)	Location of PCA (on-site or off site)	Contaminants of Potential Concern	Media Potentially Impacted (Groundwater, soil and/or sediment)
APEC 1	Entire Phase Two Property	PCA 1: #30 - Importation of Fill Material of Unknown Quality	On-site	PAHs, Metals, As, Sb, Se, Cr (VI), Hg, CN-, B-HWS, EC, SAR ¹	Soil



Area of Potential Environmental Concern (APEC)	Location of APEC on Phase One Property	Potentially Contaminating Activity (PCA)	Location of PCA (on-site or off site)	Contaminants of Potential Concern	Media Potentially Impacted (Groundwater, soil and/or sediment)
		<i>(Fill materials may have been applied at various locations when the Phase Two Property was in the process of first being developed, redeveloped or during re-configuration of parking and landscaped areas)</i>		PAHs, Metals, As, Sb, Se, Cr (VI), Hg, CN ⁻ , B-HWS, Na, Cl ⁻¹	Groundwater
APEC 2	Entire Phase Two Property	PCA 2: #40 – Pesticides (including Herbicides, Fungicides and Anti-Fouling Agents) Manufacturing, Processing, Bulk Storage and Large-Scale Applications <i>(Potential historical applications of pesticides, herbicides and fertilizers associated with the historical agricultural usage of the Phase One Property)</i>	On-site	OCs ¹ and Herbicides, Metals	Groundwater and Soil

Notes:

- 1- The acronyms noted above indicate the following contaminants of potential concern: Polycyclic aromatic hydrocarbons (PAHs); organochlorine pesticides (OCs); arsenic (As); antimony (Sb); selenium (Se); chromium VI (Cr(VI)); mercury (Hg); cyanide (CN⁻); boron (hot water soluble) (B-HWS); Electrical Conductivity (EC); Sodium Adsorption Ratio (SAR); sodium (Na); and chloride (Cl⁻).

The Phase Two ESA consisted of advancing five boreholes (BH1 to BH5), and four shallow boreholes (BH101 to BH104), at the Phase Two Property. Boreholes BH1 to BH5 were completed as monitoring wells, to address the above-noted APECs resulted from PCAs from on-site land uses, as identified in the Phase One ESA. Borehole BH101 to BH104 were advanced and soil samples were sampled to average the B-HWS exceedance identified at BH2 location based on the s. 48(2) of *O. Reg. 153/04, as amended* to determine the presence of B-HWS exceedance at the Phase Two Property.

The scope of work for the Phase Two ESA was discussed with and approved by the Client on September 15, 2020, which consisted of the completion of a Phase Two ESA for the Phase Two Property. The following is a summary of the Phase Two ESA:

1. The drilling of the five boreholes was completed on October 13 to 15, 2020 (BH1 to BH5). All five of the boreholes were completed as groundwater monitoring wells (BH1, BH2, BH3, BH4 and BH5) on the Phase Two Property. The four shallow



- boreholes (BH101 to BH104) were advanced by hand auger on December 3, 2020 to average the B-HWS exceedance identified at BH2 location;
2. Based on conditions encountered in the boreholes advanced during the Phase Two ESA, visual observations and the results of laboratory grain size analysis, the surficial soils generally consisted of topsoil with minor fill located near the Subject Buildings and the subsurface soils at the Phase Two Property were found to generally consist of silt to a depth of approximately 2.3 m below ground surface (bgs). Underlying the overburden, weathered shale bedrock was encountered to the maximum drilled depth of approximately 9.8 m bgs;
 3. In accordance with the requirements of *O. Reg. 153/04, as amended*, based on the most sensitive expected use (residential) of the Phase Two Property, laboratory analysis of grain size on one soil sample (approximately 96% medium and fine grained in BH1), satisfactory soil pH analyses within the required range by *O. Reg. 153/04, as amended*, an unnamed tributary within 30 m distance and the assumed potable groundwater usage, S2S determined that the appropriate standards for the Phase Two Property would be MECP Table 8 Standards;
 4. Soil and groundwater samples from the newly-installed boreholes/monitoring wells were collected and submitted for laboratory analyses of selected metals and inorganic parameters (including As, Sb, Se, B-HWS, Cr(VI), Hg, CN⁻, EC and SAR), PAHs, OCs and Triazine Herbicides;
 5. Based on the results of the laboratory analyses conducted as part of this Phase Two ESA, there were no exceedances noted in the submitted soil samples in comparison to the applicable MECP Table 8 Standards; and
 6. Based on the results of laboratory analyses conducted as part of this Phase Two ESA, there were no exceedances noted in the submitted groundwater samples in comparison to the applicable MECP Table 8 Standards.

Based on the findings of this Phase Two ESA, no further investigations recommended for the Phase Two Property at this time.

The statements made in this Executive Summary text are subject to the same limitations included in Section 6.1 and are to be read in conjunction with the remainder of this report.



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1 INTRODUCTION

S2S Environmental Inc. (S2S) was retained by 3043 Sixth Line (Client) to conduct a Phase Two Environmental Site Assessment (ESA) of the multi-tenant residential property located at 3043 Sixth Line in Oakville, Ontario (Phase One Property and/or Phase Two Property). The format for this report is compliant with Schedule E – Phase Two Environmental Site Assessments of *Ontario Regulation 153/04 Records of Site Condition - Part XV.1 of the Environmental Protection Act* (referred to as *O. Reg. 153/04, as amended*).

1.1 Site Description

At the time of the site reconnaissance, the Phase Two Property (municipally addressed as 3043 Sixth Line, Oakville) was occupied by a split-level (single-storey in the northeast portion and two-storey in the remaining portions) multi-tenant residential building with a dug-out basement beneath the kitchen of the building (Subject Building). The original portion of the Subject Building was reportedly constructed in approximately the late 1860s, with a reported lateral addition to the northeast portion of the Subject Building in approximately the late 1980s. The Subject Building consisted of four residential apartment units. Vehicular access to the Phase Two Property was from an asphalt paved driveway off Sixth Line, located on the southwest side of the Phase Two Property. Asphalt paved driveway was located around south and east side of the Subject Building, Concrete paved surface parking areas were observed on the northeast side of the Subject Building while interlocking brick walkways were noted on the south and east sides of the Subject Building. Landscaped areas were generally present on all sides of the Subject Building and along the boundaries of the Phase Two Property. The total floor area of the Subject Building was reportedly approximately 310 m² (3,337 ft²), and the Phase Two Property had a reportedly total area of approximately 0.3 hectares (0.8 acres). The Property Identification Number (PIN) for the Phase Two Property is 24929-5379 (LT). At the time of reconnaissance, the Phase Two Property was reportedly owned and managed by Mr. Duane Plata and Ms. Fleur Mosler operating as 3043 Sixth Line Inc.

A summary of pertinent information of the Phase Two Property is presented below in Table 1.

Table 1 - Property Details

Phase Two Property	
Property Identification Number (PIN) and Legal Description	PIN 24929-5379 (LT): Part Lot 15 Concession 1 Trafalgar, North of Dundas Street, Part 1 Plan 20R20379 Town of Oakville.
Max Length, Max Width	82 m, 41 m
Area	3,251 m ² (34,993 ft ²)
Basement or Below Grade Structures	Dug out basement below the kitchen of the Subject Building



Phase Two Property	
Utility Services: Sewer, Water, Natural Gas, Electricity	Enbridge (for natural gas) and Oakville Hydro (for electricity), Town of Oakville (storm sewers). Private electricity and septic systems were also found present.
Exit and Entry Points	Vehicular access to the Phase Two Property was from an asphalt driveway off of Sixth Line, located on the southwest side of the Phase Two Property.

The Phase Two Property was located on the northeast side of Sixth Line in the Town of Oakville, Ontario, approximately 115 m northwest of the intersection of Sixth Line and Dundas Street East. A site location plan including the adjacent/neighbouring properties is shown as Drawing No. 1.

1.2 Property Ownership

The ownership and Client details for the Phase Two Property are shown in Table 2 below.

Table 2 - Client and Property Ownership

Company Name	3043 Sixth Line Inc.
Company Address	3043 Sixth Line, Oakville, Ontario L6M 4J9
Company Contact Name	Mr. Duane Plata, Vice President
Contact Telephone Number	(416) 557-3058
Contact Email Address	duane@magnitudewell.com

1.3 Current and Proposed Future Uses

Currently, the Phase Two Property is used for residential purposes.

It is our understanding that the Phase Two Property will be redeveloped with multiple residential buildings and this Phase Two ESA is being completed in support of a Site Plan Application with the Town of Oakville; therefore, this Phase Two ESA was completed in accordance with *O. Reg. 153/04, as amended*, however, a Record of Site Condition (RSC) will not be filed with the Ontario Ministry of the Environment, Conservation and Parks (MECP) at this time.

1.4 Applicable Site Condition Standards

The selection of applicable site condition standards was conducted in accordance with the requirements of *O. Reg. 153/04, as amended*. As per Sections 35, 41 and 43.1 of *O. Reg. 153/04, as amended*, the following factors were considered when determining applicable site condition standards:

Environmentally Sensitive Areas

The Phase Two Property was not considered to be environmentally sensitive based on the following details:



- The Phase Two Property was neither located within an area of natural significance nor adjacent to such an area based upon the locations of any areas of natural and scientific interest (ANSI) and water bodies within a 250 m radius of the Phase Two Property;
- S2S completed pH analysis on near surface soil samples BH2-2, BH3-1 and BH4-2 (and its duplicate sample, SS1), which were retrieved at depths of approximately 0.0 m to 1.4 m bgs, and subsurface soil sample BH1-3 which was retrieved at a depth of approximately 2.0 m bgs. The near surface soil pH was determined to be between 6.83 and 7.59, within the range of 5 to 9 for surficial soils. The subsurface soil pH was determined to be 7.74, within the range of 5 to 11 for subsurface soils; and
- The Phase Two Property is not a “shallow soil property”.

Water Body

The closest water body to the Phase Two Property, an unnamed tributary which leads towards Lake Ontario, is located approximately 20 m northeast of the Phase Two Property.

Land Use

As noted in Section 1.1, the Phase Two Property was identified as an occupied property with residential land use and is expected to be redeveloped and used for residential purposes.

Soil Grain Size Analysis

Grain size analysis was conducted on a recovered soil sample from BH1-3 (at approximately 1.5 m to 2.1 m bgs) by Bureau Veritas Laboratories Ltd. (BV Labs) of Mississauga, Ontario. BV Labs is accredited by the Standards Council of Canada (SCC). The results of the grain size analysis for the submitted soil sample was 96% medium and fine textured soils.

Based on the results of grain size analysis, it was determined that the soil at the Phase Two Property, measured by volume, consists of medium and fine textured soil. Based on the expected zone of impact and overall stratigraphy, S2S has chosen to apply Site Condition Standards with medium to fine textured soils.

Potable Water

Groundwater at the Phase Two Property is assumed to be potable unless indicated otherwise by the Regional Municipality of Halton (Halton Region). Potable groundwater Site Condition Standards (Table 8) were used when comparing laboratory analytical results of soil and groundwater at the Phase Two Property.

Applicable Site Condition Standards

In accordance with the requirements of *O. Reg. 153/04, as amended*, based on the most sensitive expected use of the Phase Two Property (residential), laboratory analysis of grain size on one soil samples (approximately 96% medium and fine grained), satisfactory soil pH



analyses within the required range by *O. Reg. 153/04, as amended* (as previously discussed), an unnamed tributary within 30 m distance and the assumed potable groundwater usage, S2S determined that the appropriate standards for the Phase Two Property would be the *Soil, Ground Water and Sediment Standards for Use Under Part XV.1 of the EPA dated April 15, 2011, Table 8 Generic Site Condition Standards for Use within 30 m of a Water Body in a Potable Groundwater Condition for residential property use and medium and fine textured soils* (MECP Table 8 Standards).

For comparison of soil and groundwater data, the MECP Table 8 Standards are present in the analytical results tables at the end of this report.

2 BACKGROUND INFORMATION

2.1 Physical Setting

A summary of the site topography, hydrology and regional geology collected as part of the S2S Phase One ESA dated November 13, 2020 is described in the excerpts below.

Water Bodies and Areas of Natural Significance

No water bodies or other permanent bodies of water were identified on the Phase Two Property, however, the closest water body to the Phase Two Property, an unnamed tributary which leads towards Lake Ontario, is located approximately 20 m northeast of the Phase Two Property. No ANSIs were identified on the Phase Two Property.

Topography and Surface Water Drainage

Topographic information obtained from Google Earth, showed the site elevation to range from approximately 172 m to 174 m above sea level (m asl). The ground surface at the Phase Two Property was visually noted to be flat, and surface water at the Phase Two Property was assumed to infiltrate into the on-site landscaped and overgrown vegetation areas; and to drain towards off-site catch basins, which reportedly discharged to the municipal storm sewer system. It should be noted that the immediate adjacent/neighbouring properties located to the northwest, southeast and southwest (across Sixth Line) of the Phase Two Property visually appeared to be generally at the same elevation as the Phase Two Property, while the adjacent property located to the northeast of the Phase Two Property visually appeared to be generally at a lower elevation than the Phase Two Property.

As discussed in Section 5.2 of this report, based on the groundwater level data obtained on October 20, 2020, as part of this Phase Two ESA, the interpreted direction of shallow groundwater flow was generally northwest and groundwater was found at depths ranging from approximately 4.20 m to 4.50 m bgs at the Phase Two Property.



2.2 Past Investigations

S2S requested the Client to provide all available information for the Phase Two Property with respect to the current Phase Two ESA. Company record provided by the Client consisted of previous environmental assessment of the Phase Two Property.

A list of the document is provided in Section 7. The previous report was used as sources of background information by S2S during the completion of this Phase Two ESA report. A summary of the previous environmental report is discussed below:

“Phase One Environmental Site Assessment, 3043 Sixth Line, Mississauga, Ontario” report, prepared for 3043 Sixth Line Inc., prepared by S2S, dated November 13, 2020 (hereinafter referred to as the “2020 S2S Phase One ESA Report”).

In 2020, S2S completed a Phase One ESA (completed in accordance with the *O. Reg. 153/04, as amended*) of the multi-tenant residential property located at 3043 Sixth Line in Oakville, Ontario. The following information within the 2020 S2S Phase One ESA Report was noted:

- At the time of the 2020 assessment, the Phase One Property (municipally addressed as 3043 Sixth Line) was occupied by a split-level (single-storey in the northeast portion and two-storey in the southwest portion) multi-tenant residential building with a dug-out basement beneath the kitchen of the building;
- The original portion of the Subject Building was reportedly constructed in approximately the late 1860s, with a reported lateral addition on the northeast portion of the Subject Building in approximately the late 1980s and consisted of four residential tenant units;
- S2S indicated that the Phase One Property was redeveloped to include the removal of a barn and construction of an addition to the Subject Building in approximately the late 1980s. S2S concluded *“Based on the estimated age (approximately 160 years old in 2020) of the Phase One Property and the fact that the Phase One Property was redeveloped to include an addition to the Subject Building in approximately the late 1980s and demolition of the barn in approximately 2015, there is the potential of historical importation of fill material of unknown quality to the Phase One Property at the time of first development and addition to the Subject Building as well as the demolition of the barn.”*; and
- S2S indicated that a barn was historically present on the north portion of the Phase One Property from at least 1934 to approximately 2015 (at least 81 years), indicating historical agricultural property usage of the Phase One Property. S2S concluded *“Based on the assumed duration of the historical agricultural activities at the Phase One Property (from at least 1934 to approximately 2015), the potential historical usage of pesticides, herbicides and fertilizers as part of these agricultural activities may represent a potential concern to the Phase One Property.”*

Based on the findings, two PCAs resulting in APECs were identified at the Phase Two Property in the form of fill materials of unknown quality and historical agricultural practices (PCA 1 -



#30 and 2 - #40, respectively). S2S recommended that a Phase Two ESA be completed to determine the soil and groundwater quality at the Phase One Property.

3 SCOPE OF SUBSURFACE INVESTIGATION

3.1 Overview of the Site Investigation

The purpose of the Phase Two ESA was to assess surface and subsurface conditions associated with the historical onsite and offsite land uses.

A site plan showing neighbouring land uses and an aerial photograph comprising the Phase One Conceptual Site Model (CSM) Plan, identifying the locations of PCAs are provided as Drawing No. 2.

3.2 Media Investigated

Based on the findings of the 2020 S2S Phase One ESA, S2S investigated soil and groundwater in the APECs at the Phase Two Property, in accordance with the Sampling and Analysis Plan, as provided in Appendix A. As part of this Phase Two ESA, S2S investigated soil via the advancement of five boreholes (BH1 to BH5), as well as four additional shallow boreholes (BH101 to BH104), and the collection and analysis of soil samples from these borehole locations. Groundwater was investigated through the installation of monitoring wells in five of the boreholes (BH1 to BH5) and the collection and analysis of groundwater samples from monitoring wells where groundwater was present (BH1, BH2 and BH5). The monitoring wells installed in BH3 and BH4 were observed to be dry on October 15, 2020. Surface water was not present at the Phase Two Property, therefore, sampling of surface water and sediment was not conducted as part of this Phase Two ESA.

3.3 Phase One Conceptual Site Model

The Phase One Conceptual Site Model (CSM) was prepared based on the 2020 S2S Phase One ESA, dated November 13, 2020. A brief summary of the Phase One CSM relevant to the Phase Two ESA is as follows:

Based on the 2020 S2S Phase One ESA, the following comprises the Phase One CSM:

At the time of the site reconnaissance, the Phase Two Property (municipally addressed as 3043 Sixth Line, Oakville) was occupied by a split-level (single-storey in the northeast portion and two-storey in the remaining portions) multi-tenant residential building with a dug-out basement beneath the kitchen of the building (Subject Building). The original portion of the Subject Building was reportedly constructed in approximately the late 1860s, with a reported lateral addition to the northeast portion of the Subject Building in approximately the late 1980s. The Subject Building consisted of four residential apartment units. Vehicular access to the Phase Two Property was from an asphalt paved driveway off Sixth Line, located on the southwest side of the Phase Two Property. Asphalt paved driveway was located around south and east



side of the Subject Building, Concrete paved surface parking areas were observed on the northeast side of the Subject Building while interlocking brick walkways were noted on the south and east sides of the Subject Building. Landscaped areas were generally present on all sides of the Subject Building and along the boundaries of the Phase Two Property. The total floor area of the Subject Building was reportedly approximately 310 m² (3,337 ft²), and the Phase Two Property had a reportedly total area of approximately 0.3 hectares (0.8 acres). The Property Identification Number (PIN) for the Phase Two Property is 24929-5379 (LT). At the time of reconnaissance, the Phase Two Property was reportedly owned and managed by Mr. Duane Plata and Ms. Fleur Mosler operating as 3043 Sixth Line Inc.

The Phase One Study Area and the Phase One Property are situated in a developing portion of the Town of Oakville. The Town of Oakville Official Plan and the ANSI maps provided on-line (also provided by the MNRF and ERIS) were reviewed to determine if an environmentally sensitive area is located within the Phase One Study Area. Based on this review of these plans and maps, the following is of note:

- The closest water body to the Phase One Property, an unnamed tributary which leads towards Lake Ontario, is located approximately 20 m northeast of the Phase One Property;
- No Environmentally Sensitive Areas were identified on the Phase One Property or in the Phase One Study Area; and
- No ANSIs were identified on the Phase One Property or in the Phase One Study Area.

At the time of the site reconnaissance, there was no evidence of stressed vegetation (potentially associated with PCAs or APECs), pits, potable water wells, standing water, lagoons or watercourses observed on the Phase One Property.

The Phase One Property was surrounded by agricultural/undeveloped properties to the northwest, northeast and southwest (across Sixth Line) of the Phase One Property, a community property (Munn's United Church) to the southeast of the Phase One Property and a multi-tenant residential townhouse building to the southwest (across Sixth Line) of the Phase One Property.

Areas Where PCA on or Potentially Affecting the Phase One Property Has Occurred

The following identified PCAs (description based on the *O. Reg. 153/04, as amended* – Table 2: Potentially Contaminating Activities) within the Phase One Study Area contribute to APECs on the Phase One Property:

- PCA 1 - *Importation of Fill Material of Unknown Quality*. Based on the estimated age (approximately 160 years old in 2020) of the Phase One Property and the fact that the Phase One Property was redeveloped to include an addition to the Subject Building in approximately the late 1980s and demolition of the barn in approximately 2015, there is the potential of historical importation of fill material of unknown quality to the Phase One Property at the time of first development and addition to the Subject Building as



well as the demolition of the barn. Furthermore, based on the presence of fill material in the form of imported topsoil straddling the southeast and west property boundaries of the Phase One Property at the time of our site reconnaissance, the potential historical and the current application of fill materials may represent a potential concern to the Phase One Property; and

- *PCA 2 - Pesticides (including Herbicides, Fungicides and Anti-Fouling Agents) Manufacturing, Processing, Bulk Storage and Large-Scale Applications.* According to discussions with Mr. Plata and aerial photographs from 1934, 1954, 1965, 1979, 1985, 2004, 2005, 2006, 2007, 2008, 2009, 2013, 2015 and 2015, a barn was historically present on the north portion of the Phase One Property from at least 1934 to approximately 2015 (at least 81 years), indicating historical agricultural activities at the Phase One Property. There is the potential that pesticides, herbicides and fertilizers were applied to the Phase One Property as part of these activities. Based on the assumed duration of the historical agricultural activities at the Phase One Property (from at least 1934 to approximately 2015), the potential historical usage of pesticides, herbicides and fertilizers as part of these agricultural activities may represent a potential concern to the Phase One Property.

Contaminants of Potential Concern (COPCs)

APECs associated with the above noted PCAs were determined to be the entire Phase One Property for PCAs 1 and 2. The locations of the PCAs and on-site APECs are shown on the attached Drawing No. 3.

COPCs identified, based on the PCAs and APECs include PAHs, OCs and Herbicides, and metals including As, Sb, Se, Cr(VI), Hg, CN-, B-HWS, EC and SAR in soils and Na and Cl in groundwater.

Potential for Underground Utilities to Affect Contaminant Distribution and Transport

Subsurface utilities identified at the Phase One Property which could affect contaminant distribution and transport at the time of the subsurface investigation include:

- Utility drawings were not available for the Phase One Property; however, utility lines for Enbridge Gas, Alectra Utilities, water lines and a septic tank may traverse the Phase One Property.

Regional or Site Specific Geological and Hydrogeological Information

Topographic information obtained from Google Earth, showed the site elevation to range from approximately 172 m to 174 m above mean sea level (amsl). The ground surface at the Phase One Property was generally visually noted to be flat, and surface water at the Phase One Property was assumed to infiltrate into the on-site landscaped and overgrown vegetation areas; and to drain towards off-site catch basins, which reportedly discharged to the municipal storm



sewer system. It should be noted that the immediate adjacent/neighbouring properties located to the northwest, southeast and southwest (across Sixth Line) of the Phase One Property visually appeared to be generally at the same elevation as the Phase One Property, while the adjacent property located to the northeast of the Phase One Property visually appeared to be generally at a lower elevation than the Phase One Property.

The shallow horizontal groundwater flow direction in the area, based on apparent topography, was likely east towards an unnamed tributary which leads towards Lake Ontario, located approximately 20 m northeast of the Phase One Property. It should be noted that the direction of shallow groundwater flow in limited areas are also be influenced by the presence of underground utility corridors and is not necessarily a reflection of local groundwater flow or a replica of the Phase One Property or area topography. A site-specific determination of groundwater flow would be required to obtain groundwater flow direction information for the Phase One Property.

Based on available surficial geology maps, accessed using Google Earth, the native surficial soils in the vicinity of the Phase One Property, are reportedly predominantly comprised of clay to silt-textured till. Available geology maps (Ontario Geological Survey (OGS) database “Surface Geology Report”) indicated that the Phase One Study Area is comprised of silty clay to clayey silt diamicton.

According to information provided in the reviewed ERIS report, a search of the WWIS database for the Phase One Property and Phase One Study Area indicated that a total of 18 water well sites were located within 300 m of the Phase One Property. WWIS Well ID No. 2802124, a domestic water well, was reportedly advanced on September 28, 1955, on the Phase One Property, UTM Co-ordinates Northing – 4814948, Easting – 602642.6). In addition, it should be noted that S2S obtained the well record for this monitoring well as part of a provincial online well record search. This domestic water well was reportedly advanced to a depth of 18.6 m bgs and consisted of the following stratigraphy:

- Native clay (0.0 m) to a reported depth of approximately 4.6 m bgs; and
- Red shale from a reported depth of 4.6 m bgs to a reported depth of approximately 18.6 m bgs (the maximum extent of the observation/monitoring well).

Based on the OGS database “Bedrock Geology of Ontario” (2011), the Phase One Property is assumed to be underlain by shale, limestone, dolostone and siltstone from the Queenston Formation. According to information provided in the ERIS report, bedrock was encountered at a reported depth of 4.6 m bgs in WWIS Well ID No. 2802124, a domestic water advanced on the Phase One Property on September 28, 1955.

Uncertainties or Absences of Information That Could Affect the Validity of the Phase One CSM

There were no material deviations to the Phase One ESA requirements set out in *O. Reg. 153/04, as amended* that would cause uncertainty or absence of information that would affect the validity of the findings of this assessment.



3.4 Deviations from Sampling and Analysis Plan

The Sampling and Analysis Plan is included in Appendix A.

Following the receipt of analytical soil and groundwater from BH1 to BH5, an exceedance of hot water-soluble Boron (B-HWS) in sample BH2-2 at approximately 0.8 to 1.4 m bgs was identified. A second sampling campaign for BH101 to BH104 was complete for the collection of soil from the same sample depth and location as defined in O. Reg. 153/04, s. 48 (2).

3.5 Impediments

There were no physical impediments on the Phase Two Property interfering with the ability to conduct the investigations.

4 INVESTIGATION METHOD

4.1 General

The investigation methodology was conducted in general accordance with the *O. Reg. 153/04, as amended*, the *MECP Guidance on Sampling and Analytical Methods for Use at Contaminated Sites in Ontario*, December 1996 document (MECP Sampling Guideline), and S2S standard field procedures (collectively referred to as Standard Protocols).

4.2 Drilling and Excavating

Prior to the commencement of any subsurface investigations as part of this Phase Two ESA, S2S contacted Ontario One Call to obtain clearances for public utility services traversing the Phase Two Property. In addition, S2S retained All Clear Locates of Mississauga, Ontario on October 6, 2020 to clear the proposed locations of each borehole for the Phase Two ESA. All Clear Locates used electromagnetic scanning equipment and ground penetration radar to identify locations of the underground utilities in the vicinity of each proposed borehole location.

S2S retained Groundwork Drilling Inc. of Etobicoke, Ontario to advance five boreholes (BH1 to BH5) at the Phase Two Property on October 13 to 15, 2020. The boreholes (BH1 to BH5) were advanced to approximately 9.8 m bgs. The approximate borehole locations are shown on Drawing No. 4 and borehole logs are provided in Appendix B.

BH1 to BH5 were drilled using a truck-mounted BOA5M2 drill rig equipped with 203 mm solid stem augers. Soil samples were obtained at regular depth intervals using 0.6 m split spoon soil sampling equipment. The split spoon samplers were washed with Alconox detergent and rinsed with deionized water before each use. Surface and subsurface conditions encountered in the boreholes were logged by S2S personnel at the time of drilling.



Four additional shallow boreholes (BH101 to BH104) were advanced on December 3, 2020 within a 0.5 m radius of the BH2 location (as defined in O. Reg. 153/04, s. 48). The shallow boreholes were advanced using an AMS hand auger to depths of approximately 1.1 m, 1.3 m, 1.15 m, and 1.2 m bgs for BH101 to BH104, respectively. The hand auger sampler was washed with Alconox detergent and rinsed with deionized water before each use. Shallow soil conditions encountered in the boreholes were logged by S2S personnel at the time of drilling.

4.3 Soil: Sampling

Soil samples were recovered, classified, collected, and preserved in accordance with Standard Protocols to minimize the potential for cross-contamination. Disposable nitrile gloves were worn and changed between samples, and sampling tools were washed with Alconox detergent and rinsed with deionized water prior to use and between samples.

Soil samples were recovered from the boreholes at regular intervals, visually classified, and collected in laboratory prepared bottles, preserved in the range of approximately 0.3°C to 4.0°C and submitted for laboratory analyses.

The surficial soils at the Phase Two Property generally consisted of topsoil with some fill. The subsurface soils at the Phase Two Property generally consisted of silt to approximately 2.3 m bgs. Underlying the overburden, weathered shale bedrock was encountered to the maximum drilled depth of approximately 9.8 m bgs;

A geologic description of the surface and subsurface soils encountered at the Phase Two Property is described in Section 5.1; the borehole logs are included in Appendix B.

4.4 Field Screening Measurements

A portion of each soil sample was placed in a disposable plastic bag and analyzed the same day of collection for petroleum-/solvent- derived headspace vapour concentrations (where possible) using an RKI Model Eagle 2 portable gas monitor equipped with a dual sensor for hydrocarbons (i.e. in the part-per-million [ppm] and lower explosive limit [LEL] range) and for volatile compounds (i.e. photo-ionization detector [PID] sensor in the ppm range). The hydrocarbon sensor was set to methane elimination mode and calibrated with hexane (for petroleum-derived vapours) and the PID sensor was calibrated with isobutylene (for solvent-derived vapours).

The RKI Eagle 2 was equipped with PID detector with a 10.6 eV standard lamp and calibrated prior to sample analysis with 100 ppm isobutylene gas for detection of solvent-derived vapours, as well as an infrared sensor (IRS) calibrated prior to sample analysis with 15% LEL hexane for detection of petroleum-derived vapours. The Eagle 2 was selected for field screening purposes since it can be used to field screen for solvent derived headspace vapour concentrations from chlorinated hydrocarbons, chlorofluorocarbons (CFCs), and some semi-volatiles, as well as petroleum-derived vapours from PHCs and BTEX. The RKI Eagle 2 is



according to its manual accurate to within 5% of the displayed reading or 25 ppm whichever is greater.

Groundwater levels and presence of product in the newly installed monitoring wells at the time of the drilling program were monitored using a Solinst Model 122 Interface Meter. The meter identifies the presence of product (non-conductive liquid) with a steady state light and tone and the presence of water (conductive liquid) with an intermittent tone and light. The conductive liquid must have an EC that is greater than 50 micro Siemens per centimetre ($\mu\text{S}/\text{cm}$). The conductive and non-conductive sensors have a reported accuracy of 1/200 feet or 1.0 mm.

4.5 Ground Water: Monitoring Well Installation

A total of five boreholes (BH1 to BH5) were completed as monitoring wells to facilitate groundwater monitoring and sampling. Monitoring wells were installed by Groundwork Drilling Inc. and well materials were dedicated to their respective monitoring wells to prevent cross-contamination. The monitoring wells in BH1 to BH5 consisted of a 51 mm diameter PVC riser pipe fitted with a 51 mm diameter threaded PVC well screen which was 10 slotted and 1.5 m in length (BH3) and 3.05 m in length (BH1, BH2, BH4, and BH5). The annuli of all the monitoring wells were filled with silica sand around the well screen (to approximately 0.3 m above the top of the well screen), while all wells were sealed with hydrated Bentonite pellets around the riser. The wells of BH1, BH2 and BH5 were completed with a stick-up metal casing with cover. The wells of BH3 and BH4 were completed as flush mounts with covers. The monitoring wells (BH1 to BH5) were installed from depths of approximately 2.3 m bgs (BH3) to 9.1 m bgs (BH5).

After drilling, the monitoring wells in BH1, BH2 and BH5 were developed to remove fines and to establish a hydraulic connection with the surrounding formation. Well development was accomplished by purging groundwater from the monitoring well using dedicated polyethylene tubing with foot valves and surge blocks until a minimum of three well volumes of groundwater was removed or until the well became dry. At the time of the well development, monitoring wells BH3 and BH4 were dry.

4.6 Ground Water: Field Measurement of Water Quality Parameters

Groundwater samples from BH1, BH2 and BH5 as per the Sampling and Analysis Plan were collected using low-flow (typically less than 200 millilitres per minute [ml/min]) sampling procedures, periodically monitoring both water level drawdown and the water quality indicator parameters during the well purge. Groundwater from the monitoring wells were discharged through a flow-through cell equipped with a YSI 556 Multi-parameter Water Quality Meter and probes to measure indicator parameters; i.e., pH, oxidation-reduction potential (ORP), electrical conductivity (EC), dissolved oxygen (DO) and water temperature. After the water level and/or the field indicator parameters had stabilized, indicating that the well was recharging with formation water, groundwater samples could be collected in laboratory-supplied sample containers.



4.7 Ground Water: Sampling

Groundwater samples were collected from the monitoring wells in BH1, BH2 and BH5 following purging of the monitoring wells and recovery of groundwater to at least 80 percent of static levels, indicating that the observed groundwater was likely to be the formation groundwater.

Groundwater samples from BH1, BH2 and BH5 were collected using low-flow sampling procedures, as discussed in the previous section and the Sampling and Analysis Plan provided in Appendix A.

Collected groundwater samples were submitted for laboratory analyses of PAHs, CN-, B-HWS and Cl were collected under minimal headspace conditions. Groundwater samples submitted for analysis of dissolved metals, chromium VI, and mercury were passed through a 0.45 micron filter before entering the sampling containers.

The groundwater samples were collected in accordance with Standard Protocols to minimize the potential for cross-contamination, placed in laboratory prepared bottles, preserved on ice and submitted for laboratory analyses on the day of sampling. Disposable nitrile gloves were worn and changed between samples, and sampling equipment was washed with Alconox detergent and rinsed with deionized water prior to use and between samples.

4.8 Sediment: Sampling

Surface water was not present at the Phase Two Property, therefore, sampling of surface water and sediment was not conducted as part of this Phase Two ESA.

4.9 Analytical Testing

The analyses of soil and groundwater samples for PAHs, selected metals and inorganic parameters, OCS, and Triazine Herbicides, were conducted by Bureau Veritas Laboratories Ltd. (BV Labs) of Mississauga, Ontario. BV Labs is accredited by the Standards Council of Canada (SCC).

As discussed in Section 1.4 of this report, the soil grain size analysis was conducted by BV Labs.

4.10 Residue Management Procedures

Soil cuttings, fluids from equipment cleaning, and purged groundwater were collected in 205 L steel drums and retained at the Phase Two Property for subsequent offsite disposal by a MECP approved waste hauler, as per the scope of work. Soil cuttings and purged groundwater were removed from the Phase Two Property by Apex Environmental Services Inc. on November 5, 2020.



4.11 Elevation Surveying

Elevations of the monitoring wells (BH1 to BH5) were surveyed using a *Emlid RTK GNSS Receiver* which assesses the vertical elevations of the monitoring wells relative to a geodetic reference point.

4.12 Quality Assurance and Quality Control Measures

Sampling Container Quality Assurance

Soil and groundwater samples were collected in laboratory prepared bottles and jars. A summary of the bottles and jars used for the collection of the soil and groundwater samples are presented in Table 3 below:

Table 3 - Sample Containers and Preservation

Sample Matrix	Analyses Required	Sample Container	Preservatives Used	Sampling and Handling
Soil	OCs, Triazine Herbicides and selected PAHs	120 mL clear glass jar, Teflon lined lid	None	Minimal headspace
Soil	Selected metals and inorganic parameters	2 × 120 mL clear glass jars/1 × 240 mL clear glass jars, Teflon lined lid	None	Minimal headspace
Groundwater	Selected PAHs	250 Amber glass bottle, Teflon lined lid	Sodium Bisulfate	Minimal headspace
Groundwater	Selected metals and inorganic parameters	250 mL plastic bottle (dissolved metals), 250 mL plastic bottle (Chromium VI), 100 mL glass bottle (mercury), 500mL plastic bottle (general)	Nitric Acid, Ammonium Sulfate/ Sodium Hydroxide, Hydrochloric Acid, respectively	Minimal headspace
Groundwater	OCs and Triazine Herbicides	500 mL amber glass bottle, 1L amber glass bottle	No preservative	fill to neck

The soil and groundwater containers were labelled with the following details: Company Name, Project ID, Sample ID, Analysis Requested, Date and Time of sampling and Preservatives. Soil and groundwater samples were sealed in air-tight jars or vials, placed in bubble wrap bags and transported in laboratory-supplied coolers, surrounded by ice.

Equipment Cleaning Procedures

Soil sampling equipment and the Solinst Model 122 Interface Probe were cleaned using a solution of Alconox (or phosphate-free detergent) and distilled water before each use. Excess soil from the sampling equipment was removed using a scrub brush. The soil sampling equipment (split spoons, augers) was either placed into a container with a solution of Alconox and water or sprayed with the solution. A rinse solution was subsequently applied to the sampling equipment and the sampling equipment was either allowed to air dry or wiped dry with a clean paper towel.



Application of Field Quality Control Measures

Field duplicate soil and groundwater samples were collected for each sampled parameter at a frequency of at least one duplicate per ten submitted samples.

In the case of the RKI Eagle 2, calibration with reference gases of 15% LEL Hexane and 100 ppm Isobutylene was performed at the start of each day it was expected to be used.

Deviations from Quality Assurance Procedures

No deviations from quality assurance procedures were noted.

5 REVIEW AND EVALUATION

5.1 Geology

The stratigraphic information recorded during the investigation is presented on the borehole logs included in Appendix B and the surface/subsurface profiles (Drawing Nos. 6 to 8) are found at the end of this report.

The surficial soils at the Phase Two Property generally consisted of topsoil with some fill. The subsurface soils at the Phase Two Property generally consist of silt to a depth of approximately 2.3 m bgs. Underlying the overburden, weathered shale bedrock was encountered to the maximum drilled depth of approximately 9.8 m bgs;

Based on the onsite PCAs, impacts located deeper than the first aquifer were not expected, therefore, soil between grade surface and the first aquifer was sampled and the monitoring wells were screened within the first aquifer.

5.2 Ground Water: Elevations and Flow Direction

Groundwater flow direction was determined using monitoring wells BH1, BH2 and BH5 as these provided appropriate lateral coverage of the Phase Two Property. No free-flowing product was detected in the monitoring wells at the Phase Two Property during the monitoring events conducted on October 19 and October 20, 2020.

Based on the groundwater level data obtained on October 20, 2020, the elevation of the groundwater table ranged from approximately 168.06 m asl (in the monitoring well in BH1) to approximately 168.41 m asl (in the monitoring well in BH5). A drawing showing local groundwater contours and flow direction based on groundwater elevation data collected on October 20, 2020 is shown as Drawing No. 5. Based on this drawing, local groundwater appears to be flowing to the northwest.

It should be noted that with time, groundwater levels and hence apparent groundwater flow direction could change. Since no contamination was identified in groundwater at the Phase



Two Property, it is our opinion that a detailed investigation into temporal variability is unnecessary for this report.

It should also be noted that while it is possible for groundwater to be influenced by local underground utilities, no utilities were detected near the monitoring wells used to establish groundwater flow direction.

The monitoring well installation details and groundwater elevations measured at the Phase Two Property are presented in sections 8.1 and 8.2, respectively.

5.3 Ground Water: Hydraulic Gradients

The horizontal hydraulic gradient for the Phase Two Property, based on groundwater levels measured on October 20, 2020 was approximately 0.0086 m/m (calculated from groundwater elevations in BH5 and BH1). There was only one hydrogeological unit identified as part of the Phase Two ESA at the Phase Two Property; therefore, the vertical hydraulic gradient was not determined.

5.4 Fine-Medium Soil Texture

As further detailed in Section 1.4, the soils on the Phase Two Property are classified as fine-medium grained, based on analysis of grain size of one soil sample (BH1-3).

5.5 Soil: Field Screening

Headspace vapour concentrations measured in the soil samples recovered during drilling are presented on the borehole logs in Appendix B. As shown, soil headspace vapour concentrations (HSVCs) in the soil samples recovered from the boreholes at the Phase Two Property were relatively low and did not exceed 1 ppm by Isobutylene or 25 ppm Hexane or exhibit any odours/staining.

There are no regulatory criteria for PHC- or solvent-derived soil vapour concentrations; however, soil vapour concentrations are often used as a field screening tool to practically identify soils impacted with combustible liquids or PHCs. Elevated soil vapour concentrations are generally indicative of the presence of volatile combustible products i.e. gasoline, methane, solvents, and to a lesser extent diesel and fuel oil. It should be noted that elevated soil vapour concentrations may also be associated with the presence of moisture, microbial activity, or decaying organic matter, especially in the absence of visual or olfactory evidence of impact.

5.6 Soil Quality

On October 13 to 15, 2020, a total of 11 soil samples, based on headspace vapour concentrations, visual and/or olfactory considerations and relative location to the expected shallow groundwater table, were recovered from five boreholes (BH1 to BH5) and submitted for laboratory analyses for one or more of selected metals and inorganic parameters, PAHs,



OCs, and Triazine Herbicides in accordance with the Sampling and Analysis Plan in Appendix A.

On December 3, 2020, a total of two soil samples, based on headspace vapour concentrations, visual and/or olfactory considerations and relative location and depth to BH2-2 (0.8 to 1.4 m bgs), were recovered from four shallow boreholes (BH101 to BH104) and submitted for laboratory analyses of B-HWS to average the B-HWS exceedance identified in soil sample BH2-2 and to determine the presence of B-HWS at the Phase Two Property..

A field duplicate soil sample (SS2) was recovered from BH1, at an approximate depth of 0.0 to 0.6 m bgs and submitted for laboratory analyses of OCs and Triazine Herbicides. A field duplicate soil sample was also recovered from BH2 (SS3) at a depth of approximately 0.8 m to 1.4 m bgs and submitted for laboratory analyses of selected PAHs. A field duplicate soil sample was recovered from BH4 (SS1) at a depth of approximately 0.8 to 1.4 m bgs and submitted for laboratory analyses of selected metals and inorganic parameters. A summary of field duplicate soil samples is presented in Table 4 below:

Table 4 – Soil Duplicates

Sample ID	Duplicate ID	Sample Depth (m bgs)	Laboratory Analysis Conducted
BH1-1	SS2	0.0 to 0.6	OCs and Triazine Herbicides
BH2-2	SS3	0.8 to 1.4	PAHs
BH4-2	SS1	0.8 to 1.4	Metals, As, Sb, Se, Cr (VI), Hg, CN-, B-HWS, EC, SAR

Metals and Inorganic Parameters

The laboratory analytical results of metals and/or inorganic parameters for the submitted soil samples from BH1-2, BH1-3, BH2-2, BH2-3, BH3-1, BH4-2 and SS1 (duplicate of BH4-2) are presented in Section 8.4. The laboratory analytical results of B-HWS for the submitted soil samples from BH102-1 and BH104-1 are presented in Section 8.4. As indicated, all reported concentrations were below the applicable MECP Table 8 Standards for metals and/or inorganics parameters.

It should be noted that B-HWS in BH2-2 exceeded the applicable MECP Table 8 Standard (2.1 µg/g measured versus the standard of 1.5 µg/g) for the sample collected at 0.8 m to 1.4 m bgs. However additional soil samples (BH102-1 and BH104-1) were collected from four shallow boreholes (BH101 to BH104) advanced within a 0.5 m radius of BH2, and to a sampling depth of approximately 1.3 m bgs in BH102-1 and 1.2 m bgs in BH104-1 (section 4.2). The averaged result of B-HWS for the three soil samples (BH2-2, BH102-1, and BH104-1) submitted for laboratory analysis (as defined in O. Reg. 153/04, s. 48 (2)) is 1.5 µg/g, which meets the applicable MECP Table 8 Standard of 1.5 µg/g .



PAHs

The laboratory analytical results of PAHs for the submitted soil samples from BH2-2, BH3-1, BH4-2 and SS3 (duplicate sample of BH2-2) are presented in Section 8.4. As indicated, all reported concentrations of PAHs were below the applicable MECP Table 8 Standards.

OCs and Triazine Herbicides

The laboratory analytical results of OCs and Triazine Herbicides for the submitted soil samples from BH1-1, BH5-1 and SS2 (duplicate sample of BH1-1) are presented in Section 8.4. As indicated, all reported concentrations of OCs and Triazine Herbicides were below the applicable MECP Table 8 Standards.

The laboratory analytical results for all analyzed parameters for the submitted soil samples from BH1-1, BH1-2, BH1-3, BH2-2, BH2-3, BH3-1, BH4-2, BH5-1, SS1 (duplicate sample of BH4-2), SS2 (duplicate sample of BH1-1) and SS3 (duplicate sample of BH2-2) are presented in Section 8.4.

Table 5 - Soil Sample Parameters

Borehole ID	APEC Investigated	Sample ID	Sample Depth (m bgs)	Laboratory Analysis Conducted	Analyzed Concentration versus MECP Standard¹ (µg/g, unless noted)
BH1	1,2	BH1-1	0.0 to 0.6	OCs, Triazine Herbicides	No Exceedances
		SS2 (duplicate of BH1-1)	0.0 to 0.6	OCs, Triazine Herbicides	No Exceedances
		BH1-2	0.8 to 1.2	B-HWS	No Exceedances
		BH1-3	1.5 to 2.1	pH, Sieve Analysis	No Exceedances
BH2	1	BH2-2	0.8 to 1.2	Metals, As, Sb, Se, Cr (VI), Hg, CN-, B-HWS, EC, SAR, PAHs	B-HWS (2.2 vs 1.5 MECP Table 8 Standard)
		SS3 (duplicate of BH2-2)	0.8 to 1.2	PAHs	No Exceedances
		BH2-3	1.5 to 2.1	B-HWS	No Exceedances
BH3	1	BH3-1	0.0 to 0.6	Metals, As, Sb, Se, Cr (VI), Hg, CN-, B-HWS, EC, SAR, PAHs	No Exceedances
BH4	1	BH4-2	0.8 to 1.2	Metals, As, Sb, Se, Cr (VI), Hg, CN-, B-HWS, EC, SAR, PAHs	No Exceedances
		SS1 (duplicate of BH4-2)	0.8 to 1.2	Metals, As, Sb, Se, Cr (VI), Hg, CN-, B-HWS, EC, SAR	No Exceedances
BH5	2	BH5-1	0.0 to 0.6	OCs, Triazine Herbicides	No Exceedances



Borehole ID	APEC Investigated	Sample ID	Sample Depth (m bgs)	Laboratory Analysis Conducted	Analyzed Concentration versus MECP Standard ¹ (µg/g, unless noted)
BH102	1	BH102-1	0.8 to 1.3	B-HWS	No Exceedance
BH104	1	BH104-1	0.8 to 1.2	B-HWS	No Exceedance

1 – Soil, Ground Water and Sediment Standards for Use Under Part XV.1 of the EPA dated April 15, 2011, Table 8 Generic Site Condition Standards for Use within 30 m of a Water Body in a Potable Groundwater Condition for residential property use (MECP Table 8 Standards).

Laboratory certificates for the soil analytical results are included in Appendix C.

Based on the results of the soil sample analyses at the Phase Two Property, all reported concentrations were below the applicable MECP Table 8 Standards for all tested parameters.

The results of the soil sample analysis do not indicate the presence of LNAPLs or DNAPLs.

5.7 Groundwater Quality

On October 19 and 20, 2020, a total of three groundwater samples recovered from three of the newly installed monitoring wells (BH1, BH2 and BH5) and were submitted for laboratory analyses for one or more of metals and inorganic parameters, PAHs, OCs and Triazine Herbicides, in accordance with the Sampling and Analysis Plan in Appendix A. The monitoring wells installed in BH3 and BH4 were observed to be dry on October 19 and 20, 2020. In addition, one duplicate groundwater sample was recovered from BH5 (MW1) and submitted for laboratory analyses for PAHs, metals and inorganic parameters, OCs and Triazine Herbicides.

Metals and Inorganic Parameters

The laboratory analytical results of metals and inorganic parameters for the submitted groundwater samples from BH2 and BH5 are presented in Section 8.5. As indicated, all reported concentrations of metals and/or inorganic parameters were below the applicable MECP Table 8 Standards .

PAHs

The laboratory analytical results of PAHs for the submitted groundwater samples from BH2 and BH5 are presented in Section 8.5. As indicated, all reported concentrations of PAHs were below the applicable MECP Table 8 Standards.

OCs and Triazine Herbicides

The laboratory analytical results of OCs and Triazine Herbicides for the submitted groundwater samples from BH1 and BH5 are presented in Section 8.5. As indicated, all reported concentrations of OCs and Triazine Herbicides were below the applicable MECP Table 8 Standards.



The laboratory analytical results for concentrations of PAHs, metals and inorganic parameters, OCs and Triazine Herbicides, for the submitted groundwater samples from the monitoring wells in BH1, BH2 and BH5 are presented in Section 8.5

Table 6 - Groundwater Sample Parameters

Monitoring Well ID	APEC Investigated	Sample ID	Laboratory Analysis Conducted	Analyzed Concentration versus MECP Standard ¹ (µg/L)
BH1	2	BH1	OCs and Triazine Herbicides	No Exceedances
BH2	1	BH2	PAHs, Metals, As, Sb, Se, Cr(VI), Hg, CN-, B-HWS, Na, Cl-	No Exceedances
BH5	1, 2	BH5	OCs, Triazine Herbicides, PAHs, Metals, As, Sb, Se, Cr(VI), Hg, CN-, B-HWS, Na, Cl ⁻¹	No Exceedances

1 – Soil, Ground Water and Sediment Standards for Use Under Part XV.1 of the EPA, published April 15, 2011, Table 8 Generic Site Condition Standards for Use within 30 m of a Water Body in a Potable Groundwater Condition for All Types of Property Use (MECP Table 8 Standards).

The laboratory certificate of analysis for the groundwater analytical results is included in Appendix C. Based on the results of the groundwater sample analyses at the Phase Two Property, all reported concentrations were below the applicable MECP Table 8 Standards for all tested parameters.

5.8 Sediment Quality

Sediment was not sampled as part of this Phase Two ESA.

5.9 Quality Assurance and Quality Control Results

S2S standard field procedures were developed in compliance with *O. Reg. 153/04, as amended*, for borehole drilling, soil sampling, field screening measurements, monitoring well installation, monitoring well development, field measurement of water quality indicators and ground water sampling (collectively referred to as Standard Protocols). The Standard Protocols were adhered to in completing the field activities for this Phase Two ESA.

S2S staff with experience in both intrusive field investigation techniques and COPCs encountered at the Phase Two Property either performed or supervised the soil and groundwater sampling under the guidance of the QP_{ESA}. As mentioned throughout this report, the field program maintained QA/QC using appropriate equipment-cleaning procedures and duplicate sampling. Appropriate measures (such as field staff wearing disposable gloves, using dedicated sampling equipment, decontaminating non-dedicated sampling equipment, using pre-cleaned laboratory-supplied sample containers, labelling samples, and completing laboratory-supplied, chain-of-custody records) were used to ensure data quality. S2S collected soil samples in conformance with S2S' Standard Operating Procedures (SOPs) and field forms, which were developed in accordance with *O. Reg. 153/04, as amended*.

Samples were shipped in ice-filled coolers (to maintain temperatures at less than 10°C), along



with a chain of custody record, to BV Labs. BV Labs performed the chemical analysis in compliance with the MECP Protocol for Analytical Methods Used in the Assessment of Properties under Part XV.1 of the Environmental Protection Act, as amended (MECP, 2011c).

To evaluate sample precision related to the analysis of all submitted soil and groundwater samples, field duplicate samples were collected for a minimum of 10% of the submitted samples. Relative Percent Differences (RPDs) were calculated for each compound detected if it was present in both samples of the duplicate pair, at concentrations above 5 times of the method detection limits of each parameter.

Certificates of analysis and analytical reports have been received in full for each sample submitted for laboratory analysis and have been verified to comply with *O. Reg 153/04, as amended*, subsection 47 (3). All certificates of analysis and analytical reports are included in Appendix C.

Results of Field Duplicates

Field duplicate samples were collected to evaluate sample precision related to the analysis of all submitted soil and groundwater samples. Relative Percent Difference (RPD) calculations were determined for each compound if it was measured in both the result of the submitted sample and the corresponding duplicate sample and it was more than 5 times the method detection limit for the respective parameter. A summary of the RPD calculations are shown in the table below:

Table 7 - Duplicate Results and RPD Calculations for Submitted Soil Samples

Sample ID	Approximate Sample Depth (m bgs)	Parameters	Analyzed Concentration (µg/g)	Duplicate Concentration (µg/g)	RPD (%)	Alert Criteria ¹
BH4-2	0.8 to 1.2	Conductivity	0.22	0.23	4.4	100%
BH4-2	0.8 to 1.2	Available (CaCl2) pH	7.58	7.57	1.3	
BH4-2	0.8 to 1.2	Hot Water Ext. Boron (B)	0.37	0.32	14.5	
BH4-2	0.8 to 1.2	Arsenic	5.0	5.1	2.0	
BH4-2	0.8 to 1.2	Barium	120	120	0.0	
BH4-2	0.8 to 1.2	Beryllium	0.87	0.86	1.2	
BH4-2	0.8 to 1.2	Chromium	24	25	4.1	
BH4-2	0.8 to 1.2	Cobalt	12	13	8.0	
BH4-2	0.8 to 1.2	Copper	28	27	3.6	
BH4-2	0.8 to 1.2	Lead	13	13	0.0	
BH4-2	0.8 to 1.2	Nickel	34	33	3.0	
BH4-2	0.8 to 1.2	Uranium	0.54	0.54	0.0	
BH4-2	0.8 to 1.2	Vanadium	35	36	2.8	
BH4-2	0.8 to 1.2	Zinc	64	65	1.6	

Notes: 1 – Alert Criteria from BV Labs Quality Assurance RPD Alert Criteria



Table 8 - Duplicate Results and RPD Calculations for submitted Groundwater Samples

Sample ID	Parameters	Analyzed Concentration (µg/L)	Duplicate Concentration (µg/L)	RPD (%)	Alert Criteria ¹
BH5	Dissolved Chloride (Cl-)	140	120	15.4	80%
BH5	Barium	74	51	36.8	
BH5	Boron	1900	1100	53.3	
BH5	Copper	20	70	118	
BH5	Molybdenum	17	15	12.5	
BH5	Sodium	140,000	110,000	24.0	
BH5	Uranium	9.5	11	14.6	

Notes: 1 – Alert Criteria from BV Labs Quality Assurance RPD Alert Criteria

The RPD results were compared to the recommended alert criteria used by BV Labs for all calculable parameters for the submitted soil and groundwater samples. Eighteen of the analyzed parameters and duplicate pairs in the submitted soil samples had detectable concentrations in which the RPDs were calculable. RPDs calculated between these duplicate pairs ranged from 0% to 14.5% for the metals and inorganic parameters. These RPDs were compared to the applicable Alert Criteria of 100%. All calculable RPDs for the soil duplicate pairs were within the recommended alert criteria and therefore, no quality control issues were identified with respect to the calculable RPDs in soil.

Seven of the analyzed parameters and duplicate pairs in the submitted groundwater samples had detectable concentrations in which the RPDs were calculable. The RPDs calculated between the duplicate pairs ranged from 0.0% to 118% for the metal and inorganic parameters. This RPD was compared to the applicable Alert Criteria of 80%. All calculable RPDs for the groundwater duplicate pairs were within the recommended alert criteria with exception of dissolved copper.

As only one RPD exceeded alert criteria, we concluded that no quality control issues were identified with respect to the calculable RPDs in groundwater.

The laboratory certificate of analysis for the field quality assurance/quality control analytical results is included in Appendix C.

Data Quality Objectives

The analytical data received from the laboratory was reviewed for the following:

- to verify that samples were analyzed for the methods requested in the Chain of Custody (COC);
- to verify that the requested analyses were conducted as outlined in Protocol for Analytical Methods Used in the Assessment of Properties under Part XV.1 of the Environmental Protection Act, as amended;



- to review any laboratory quality assurance/quality control (QA/QC) issues with respect to laboratory duplicates, matrix spikes, spiked blanks, method blanks, or surrogate; and
- comparability of the data. Standard analytical procedures and standard units for reporting were used for ensuring comparability of the data. Results obtained are comparable to industry standards in that the collection and analytical techniques that followed approved, documented procedures.

BV Labs did not identify any QA/QC issues with respect to submitted soil and/or groundwater samples.

The laboratory certificates for the field quality assurance/quality control analytical results are included in Appendix C.

In consultation with S2S field staff, other S2S team members, and BV Labs, the QP_{ESA} concluded that the data met the data quality objectives of this investigation, and the overall objectives of the Phase Two ESA investigation and assessment were met.

6 CONCLUSIONS AND DISCUSSIONS

1. The drilling of the five boreholes was completed on October 13 to 15, 2020 (BH1 to BH5). All five of the boreholes were completed as groundwater monitoring wells (BH1, BH2, BH3, BH4 and BH5) on the Phase Two Property. The four shallow boreholes (BH101 to BH104) were advanced by hand auger on December 3, 2020 to average the B-HWS exceedance identified at BH2 location;
2. Based on conditions encountered in the boreholes advanced during the Phase Two ESA, visual observations and the results of laboratory grain size analyses, the surficial soils generally consisted of topsoil with minor fill located near the Subject Buildings and the subsurface soils at the Phase Two Property were found to generally consist of silt to a depth of approximately 2.3 m bgs. Underlying the overburden, weathered shale bedrock was encountered to the maximum drilled depth of approximately 9.8 m bgs;
3. In accordance with the requirements of *O. Reg. 153/04, as amended*, based on the most sensitive expected use (residential) of the Phase Two Property, laboratory analysis of grain size on one soil sample (approximately 96% medium and fine grained in BH1), satisfactory soil pH analyses within the required range by *O. Reg. 153/04, as amended*, an unnamed tributary within 30 m distance and the assumed potable groundwater usage, S2S determined that the appropriate standards for the Phase Two Property would be MECP Table 8 Standards;
4. Soil and groundwater samples from the newly-installed boreholes/monitoring wells were collected and submitted for laboratory analyses of selected metals and inorganic parameters (including As, Sb, Se, B-HWS, Cr(VI), Hg, CN⁻, EC and SAR in soils and Na and Cl in groundwater), PAHs, OCs and Triazine Herbicides;
5. Based on the results of the laboratory analyses conducted as part of this Phase Two ESA, there were no exceedances noted in the submitted soil samples in comparison to the applicable MECP Table 8 Standards; and



6. Based on the results of laboratory analyses conducted as part of this Phase Two ESA, there were no exceedances noted in the submitted groundwater samples in comparison to the applicable MECP Table 8 Standards.

Based on the findings of this phase Two ESA, no further investigations recommended for the Phase Two Property at this time.

6.1 Signatures

This report has been prepared for the sole benefit of 3043 Sixth Line Inc. (Client).

The report may not be relied upon by any other person or entity without the express written consent of S2S Environmental Inc. and the Client. Any use that a party makes of this report, or any reliance on decisions made based on it, is the responsibility of such parties. S2S accepts no responsibility for damages, if any, suffered by any party as a result of decisions made or actions based on this report.

S2S makes no other representation whatsoever, including those concerning the legal significance of its findings or as to the other legal matters addressed incidentally in this report, including but not limited to, ownership of any property, or the application of any law to the facts set forth herein. With respect to regulatory compliance issues, regulatory statutes are subject to interpretation. These interpretations may change over time, thus the Client should review such issues with appropriate legal counsel.

An environmental site characterization is a limited sampling of a site. The conclusions given herein are based on information gathered at the specific borehole locations and can only be extrapolated to an undefined limited area around these locations. The extent of the limited area depends on the soil and groundwater conditions, as well as the history of the site reflecting natural, construction, and other activities. In addition, analyses have been carried out for a limited number of chemical parameters, and it should not be inferred that other chemical species are not present. Due to the nature of the investigation and the limited data available, S2S Environmental Inc. cannot warrant against undiscovered environmental liabilities. No other warranty or representation, either expressed or implied, is included or intended in this report.



Should any conditions at the site be encountered which differ from those at the borehole locations and/or additional site information become available, S2S request that this information be brought to our attention so that we may re-assess the conclusions presented herein. It should also be noted that current environmental Regulations, Guidelines, Policies, Standards, Protocols and Objectives are subject to change, and such changes, when put into effect, could alter the conclusions and recommendations noted throughout this report.

Respectfully submitted,

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7 REFERENCES

LIST OF PREVIOUS ENVIRONMENTAL REPORTS

- “Phase One Environmental Site Assessment, 3043 Sixth Line, Oakville, Ontario” report, prepared for 3043 Sixth Line Inc., prepared by S2S, dated November 13, 2020.



8 TABLES

8.1 Monitoring Well Installation

Table 9 - Monitoring Well Installation Details

Groundwater Monitoring Well	Elevation of Riser (m asl)	Elevation of Ground Surface (m asl)	Length of Screen (m)	Top of Screen Elevation (m asl)	Bottom of Screen Elevation (m asl)
BH1	171.50	170.67	3.05	164.52	164.57
BH2	171.23	170.40	3.05	165.77	162.80
BH3	170.87	171.02	3.05	170.17	168.72
BH4	171.11	171.22	3.05	169.57	166.62
BH5	171.84	171.00	6.10	167.80	161.90

8.2 Water Levels

Table 10 - Groundwater Elevations

Groundwater Monitoring Well	Depth to Water (m bgs) Oct 15-20	Water Table Elevation (m asl) Oct 15-20	Depth to Water (m bgs) Oct 20-20	Water Table Elevation (m asl) Oct 20-20
BH1	4.50	166.16	4.50	166.16
BH2	4.20	166.20	4.20	166.20
BH3	Dry	N/A	Dry	N/A
BH4	Dry	N/A	Dry	N/A
BH5	4.35	166.65	4.35	166.65



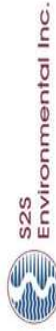
8.3 LNAPLs and DNAPLs

LNAPL/DNAPLs were not encountered in the boreholes during drilling on October 13 to 15, and evidence of LNAPL/DNAPLs were not encountered during monitoring of the monitoring wells on October 15, 19 and 20, 2020.



8.4 Soil Data





REPORT FILTERS	
Received Date From	Nov 09, 2019
Received Date To	Nov 09, 2020
Projects	9550
Jobs	Multiple
Samples	Multiple
Analyses	Multiple
Criteria 1	Reg153/04 T8-Soil/Res

Report Group	Parameter Name	Criteria 1	Units	3043 SIXTH LINE, 9550		3043 SIXTH LINE, 9550		3043 SIXTH LINE, 9550	
				Result	DL	Result	DL	Result	DL
	Moisture	%		11	1	11	1	13	1
Organochlorinated Pesticides by GC-ECD	Chlordane (Total)	0.05	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	o,p-DDD + p,p-DDD	0.05	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	o,p-DDE + p,p-DDE	0.05	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	o,p-DDT + p,p-DDT	1.4	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	Total Endosulfan	0.04	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	Total PCB	0.3	ug/g	<0.015	0.015	<0.050	0.05	<0.050	0.05
Organochlorinated Pesticides by GC-ECD	Aldrin	0.05	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	a-Chlordane	0.05	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	g-Chlordane	0.05	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	o,p-DDD	0.05	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	p,p-DDD	0.05	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	o,p-DDE	0.05	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	p,p-DDE	0.05	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	o,p-DDT	1.4	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	p,p-DDT	1.4	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	Dieldrin	0.05	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	Lindane	0.01	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	Endosulfan I (alpha)	0.04	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	Endosulfan II (beta)	0.04	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	Endrin	0.04	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	Heptachlor	0.05	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	Heptachlor epoxide	0.05	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	Hexachlorobenzene	0.02	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	Hexachlorobutadiene	0.01	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	Hexachloroethane	0.01	ug/g	<0.0020	0.002	<0.0020	0.002	<0.0020	0.002
Organochlorinated Pesticides by GC-ECD	Methoxychlor	0.05	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005
Organochlorinated Pesticides by GC-ECD	Aroclor 1242	N/A	ug/g	<0.015	0.015	<0.015	0.015	<0.015	0.015
Organochlorinated Pesticides by GC-ECD	Aroclor 1248	N/A	ug/g	<0.015	0.015	<0.015	0.015	<0.015	0.015
Organochlorinated Pesticides by GC-ECD	Aroclor 1254	N/A	ug/g	<0.015	0.015	<0.050	0.05	<0.050	0.05
Organochlorinated Pesticides by GC-ECD	Aroclor 1260	N/A	ug/g	<0.015	0.015	<0.015	0.015	<0.015	0.015
Semi-Volatile Organics by GC-MS	Prometon	N/A	ug/g	<0.050	0.05	<0.050	0.05	<0.050	0.05
Semi-Volatile Organics by GC-MS	Simazine	N/A	ug/g	<0.25	0.25	<0.25	0.25	<0.25	0.25
Semi-Volatile Organics by GC-MS	Atrazine	N/A	ug/g	<0.10	0.1	<0.10	0.1	<0.10	0.1
Semi-Volatile Organics by GC-MS	Propazine	N/A	ug/g	<0.25	0.25	<0.25	0.25	<0.25	0.25
Semi-Volatile Organics by GC-MS	Metricibuzin (Sencor)	N/A	ug/g	<0.10	0.1	<0.10	0.1	<0.10	0.1
Semi-Volatile Organics by GC-MS	Simetryn	N/A	ug/g	<0.050	0.05	<0.050	0.05	<0.050	0.05
Semi-Volatile Organics by GC-MS	Ametryn	N/A	ug/g	<0.25	0.25	<0.25	0.25	<0.25	0.25
Semi-Volatile Organics by GC-MS	Prometryne	N/A	ug/g	<0.25	0.25	<0.25	0.25	<0.25	0.25
Semi-Volatile Organics by GC-MS	Terbutyryne	N/A	ug/g	<0.050	0.05	<0.050	0.05	<0.050	0.05
Semi-Volatile Organics by GC-MS	Cyanazine (Bladex)	N/A	ug/g	<0.25	0.25	<0.25	0.25	<0.25	0.25

LEGEND
Exceeds Both Criteria
DL > Criteria

Disclaimer: This is not an official certificate of analysis. For QC data and comments, please refer to the original reports issued by BV Labs.

Table 2 - Soil Analytical Results for M&I

REPORT FILTERS	
Received Date From	Nov 09, 2019
Received Date To	Dec 22, 2020
Projects	9550
Jobs	Multiple
Samples	Multiple
Analytes	Multiple
Criteria 1	Reg:153/04 T8-Soil/Res

Report Group	Parameter Name	Units	3043 SIXTH LINE, OAKVILLE		3043 SIXTH LINE, 9550		3043 SIXTH LINE, 9550		3043 SIXTH LINE, 9550		3043 SIXTH LINE, 9550		3043 SIXTH LINE, 9550		3043 SIXTH LINE, 9550	
			Criteria 1	Result	DL	Result	DL	Result	DL	Result	DL	Result	DL	Result	DL	Result
Elements by Atomic Spectroscopy	Hot Water Ext. Boron (B)	ug/g	1.5	0.83	0.05	0.37	N/A	0.05	0.089	0.05	0.089	0.05	0.089	0.05	0.089	0.05
N/A	Available (CaCl2) pH	pH	N/A	6.83	N/A	7.58	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
N/A	Grain Size	%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
N/A	Sieve - #200 (<0.075mm)	%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
N/A	Sieve - #200 (>0.075mm)	%	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
N/A	Sodium Adsorption Ratio		5	0.37	N/A	0.23	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
N/A	Conductivity	ms/cm	0.7	0.12	0.002	0.22	0.002	0.002	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
N/A	WAD Cyanide (Free)	ug/g	0.051	0.02	0.01	<0.01	0.01	0.01	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Chromium (VI)	ug/g	0.66	<0.18	0.18	0.18	0.18	0.18	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Antimony (Sb)	ug/g	1.3	<0.20	0.2	<0.20	0.2	0.2	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Arsenic (As)	ug/g	1.3	6.6	1	5	1	5.1	1	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Barium (Ba)	ug/g	2.0	7.3	0.5	1.20	0.5	1.20	0.5	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Beryllium (Be)	ug/g	2.5	0.81	0.2	0.87	0.2	0.86	0.2	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Boron (B)	ug/g	36	6.5	5	8.8	5	9.6	5	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Cadmium (Cd)	ug/g	1.2	0.16	0.1	0.13	0.1	0.12	0.1	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Chromium (Cr)	ug/g	70	26	1	24	1	25	1	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Cobalt (Co)	ug/g	22	14	0.1	12	0.1	13	0.1	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Copper (Cu)	ug/g	92	22	0.5	28	0.5	27	0.5	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Lead (Pb)	ug/g	120	22	1	13	1	13	1	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Molybdenum (Mo)	ug/g	2	0.77	0.5	<0.50	0.5	<0.50	0.5	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Nickel (Ni)	ug/g	82	26	0.5	34	0.5	33	0.5	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Selenium (Se)	ug/g	1.5	<0.50	0.5	<0.50	0.5	<0.50	0.5	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Silver (Ag)	ug/g	0.5	<0.20	0.2	<0.20	0.2	<0.20	0.2	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Thallium (Tl)	ug/g	1	0.14	0.05	0.13	0.05	0.13	0.05	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Uranium (U)	ug/g	2.5	0.47	0.05	0.54	0.05	0.54	0.05	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Vanadium (V)	ug/g	86	37	5	35	5	36	5	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Zinc (Zn)	ug/g	290	86	5	64	5	65	5	N/A	N/A	N/A	N/A	N/A	N/A	N/A
Elements by Atomic Spectroscopy	Acid Extractable Mercury (Hg)	ug/g	0.27	<0.050	0.05	<0.050	0.05	<0.050	0.05	N/A	N/A	N/A	N/A	N/A	N/A	N/A

LEGEND	
Red with White Text	Exceeds Both Criteria
Highlighted	DL > Criteria

Disclaimer: This is not an official certificate of analysis. For QC data and comments, please refer to the original reports issued by BV Labs.

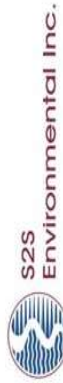


Table 3- Soil Analytical Results for PAHs

REPORT FILTERS
Received Date From Nov 09, 2019
Received Date To Nov 09, 2020
Projects 9550
Jobs Multiple
Samples Multiple
Analytes Multiple
Criteria 1 Reg153/04 T8-Soil/Res

Site Location	3043 SIXTH LINE, OAKVILLE	3043 SIXTH LINE, 9550	3043 SIXTH LINE, 9550	3043 SIXTH LINE, 9550
Project #	PN20-9550.AC.03	PN20-9550.AC.03	PN20-9550.AC.03	PN20-9550.AC.03
Site #	156122	156122	156122	156122
PO #	COR1848	COR1848	COR1848	COR1848
COC#	BH3-1	BH4-2	BH2-2	BH2-2
BV Labs Job #	NXE408	NXE410	NXE405	NXE405
Sample ID	Soil	Soil	Soil	Soil
BV Labs Sample ID	DB	DB	DB	DB
Matrix	DB	DB	DB	DB
Sampled By				
Sampling Date	Oct 13, 2020	Oct 13, 2020	Oct 14, 2020	Oct 14, 2020
Sampling Time	10:40 AM	02:16 PM	01:00 PM	01:05 PM

Report Group	Parameter Name	Criteria 1	Units	Result	DL	Result	DL	Result	DL
Semi-Volatile Organics by GC-MS	Methylnaphthalene, 2-(1-)	0.59	ug/g	<0.0071	0.0071	<0.0071	0.0071	<0.0071	0.0071
Semi-Volatile Organics by GC-MS	Acenaphthene	0.072	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005
Semi-Volatile Organics by GC-MS	Acenaphthylene	0.093	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005
Semi-Volatile Organics by GC-MS	Anthracene	0.22	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005
Semi-Volatile Organics by GC-MS	Benzo(a)anthracene	0.36	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005
Semi-Volatile Organics by GC-MS	Benzo(a)pyrene	0.3	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005
Semi-Volatile Organics by GC-MS	Benzo(b,j)fluoranthene	0.47	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005
Semi-Volatile Organics by GC-MS	Benzo(g,h,i)perylene	0.68	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005
Semi-Volatile Organics by GC-MS	Benzo(k)fluoranthene	0.48	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005
Semi-Volatile Organics by GC-MS	Chrysene	2.8	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005
Semi-Volatile Organics by GC-MS	Dibenzol(a,h)anthracene	0.1	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005
Semi-Volatile Organics by GC-MS	Fluoranthene	0.69	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005
Semi-Volatile Organics by GC-MS	Fluorene	0.19	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005
Semi-Volatile Organics by GC-MS	Indeno(1,2,3-cd)pyrene	0.23	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005
Semi-Volatile Organics by GC-MS	1-Methylnaphthalene	0.59	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005
Semi-Volatile Organics by GC-MS	2-Methylnaphthalene	0.59	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005
Semi-Volatile Organics by GC-MS	Naphthalene	0.09	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005
Semi-Volatile Organics by GC-MS	Phenanthrene	0.69	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005
Semi-Volatile Organics by GC-MS	Pyrene	1	ug/g	<0.0050	0.005	<0.0050	0.005	<0.0050	0.005

LEGEND
Exceeds Both Criteria
DL > Criteria

Disclaimer: This is not an official certificate of analysis. For QC data and comments, please refer to the original reports issued by BV Labs.

8.5 Groundwater Data





S2S
Environmental Inc.

REPORT FILTERS	Table 4-Groundwater Analytical Results for OCPs and Triazines
Received Date From	Nov 09, 2019
Received Date To	Nov 09, 2020
Projects	9550
Jobs	Multiple
Samples	Multiple
Analytes	Multiple
Criteria 1	Reg153/04 T8-GW

Site Location	3043 SIXTH LINE, OAKVILLE,	3043 SIXTH	3043 SIXTH
Project #	9550	9550	9550
Site #			
PO #	PN20-9550.AC.04	PN20-9550.9C.06	PN20-9550.9C.06
COC#	797662-01-01	798318-01-01	798318-01-01
BV Labs Job #	COR4923	COR6685	COR6685
Sample ID	BH1	BH5	MW1
BV Labs Sample ID	NXW620	NYG526	NYG527
Matrix	Water	Water	Water
Sampled By	WB	DWB	DWB
Sampling Date	Oct 19, 2020	Oct 20, 2020	Oct 20, 2020
Sampling Time	02:52 PM	12:48 PM	05:22 PM

Report Group	Parameter Name	Criteria 1	Units	Result	DL	Result	DL	Result	DL
Semi-Volatile Organics by	Prometon	N/A	ug/L	<0.50	0.5	<0.50	0.5	<0.50	0.5
Semi-Volatile Organics by	Simazine	N/A	ug/L	<2.5	2.5	<2.5	2.5	<2.5	2.5
Semi-Volatile Organics by	Atrazine	N/A	ug/L	<1.0	1	<1.0	1	<1.0	1
Semi-Volatile Organics by	Propazine	N/A	ug/L	<2.5	2.5	<2.5	2.5	<2.5	2.5
Semi-Volatile Organics by	Metribuzin (Sencor)	N/A	ug/L	<2.5	2.5	<2.5	2.5	<2.5	2.5
Semi-Volatile Organics by	Simetryn	N/A	ug/L	<0.50	0.5	<0.50	0.5	<0.50	0.5
Semi-Volatile Organics by	Ametryn	N/A	ug/L	<2.5	2.5	<2.5	2.5	<2.5	2.5
Semi-Volatile Organics by	Prometryne	N/A	ug/L	<2.5	2.5	<2.5	2.5	<2.5	2.5
Semi-Volatile Organics by	Terbutryne	N/A	ug/L	<0.50	0.5	<0.50	0.5	<0.50	0.5
Semi-Volatile Organics by	Cyanazine (Bladex)	N/A	ug/L	<2.5	2.5	<2.5	2.5	<2.5	2.5
Organochlorinated Pesticide	Chlordane (Total)	0.06	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	o,p-DDD + p,p-DDD	N/A	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	o,p-DDE + p,p-DDE	N/A	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	o,p-DDT + p,p-DDT	N/A	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	Total Endosulfan	N/A	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	Total PCB	0.2	ug/L	<0.05	0.05	<0.05	0.05	<0.05	0.05
Organochlorinated Pesticide	Aldrin	0.35	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	Dieldrin	0.35	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	alpha-Chlordane	0.06	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	gamma-Chlordane	0.06	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	o,p-DDD	1.8	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	p,p-DDD	1.8	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	o,p-DDE	10	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	p,p-DDE	10	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	o,p-DDT	0.05	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	p,p-DDT	0.05	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	Lindane	0.95	ug/L	<0.003	0.003	<0.003	0.003	<0.003	0.003
Organochlorinated Pesticide	Endosulfan I (alpha)	0.56	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	Endosulfan II (beta)	0.56	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	Endrin	0.36	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	Heptachlor	0.038	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	Heptachlor epoxide	0.038	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	Hexachlorobenzene	1	ug/L	<0.005	0.005	<0.005	0.005	<0.005	0.005
Organochlorinated Pesticide	Hexachlorobutadiene	0.44	ug/L	<0.009	0.009	<0.009	0.009	<0.009	0.009
Organochlorinated Pesticide	Hexachloroethane	2.1	ug/L	<0.01	0.01	<0.01	0.01	<0.01	0.01
Organochlorinated Pesticide	Methoxychlor	0.3	ug/L	<0.01	0.01	<0.01	0.01	<0.01	0.01
Organochlorinated Pesticide	Aroclor 1242	N/A	ug/L	<0.05	0.05	<0.05	0.05	<0.05	0.05
Organochlorinated Pesticide	Aroclor 1248	N/A	ug/L	<0.05	0.05	<0.05	0.05	<0.05	0.05
Organochlorinated Pesticide	Aroclor 1254	N/A	ug/L	<0.05	0.05	<0.05	0.05	<0.05	0.05
Organochlorinated Pesticide	Aroclor 1260	N/A	ug/L	<0.05	0.05	<0.05	0.05	<0.05	0.05

LEGEND	
Bold & Red	Exceedance
Highlighted	DL > Criteria

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REPORT FILTERS	Table 5-Groundwater Analytical Results for M&I
Received Date From	Nov 09, 2019
Received Date To	Nov 09, 2020
Projects	9550
Jobs	Multiple
Samples	Multiple
Analytes	Multiple
Criteria 1	Reg153/04 T8-GW

Site Location	3043 SIXTH	3043 SIXTH	3043 SIXTH
Project #	9550	9550	9550
Site #			
PO #	PN20-9550.9C.06	PN20-9550.9C.06	PN20-9550.9C.06
COC#	798318-01-01	798318-01-01	798318-01-01
BV Labs Job #	COR6685	COR6685	COR6685
Sample ID	BH2	BH5	MW1
BV Labs Sample ID	NYG525	NYG526	NYG527
Matrix	Water	Water	Water
Sampled By	DWB	DWB	DWB
Sampling Date	Oct 20, 2020	Oct 20, 2020	Oct 20, 2020
Sampling Time	10:44 AM	12:48 PM	05:22 PM

Report Group	Parameter Name	Criteria 1	Units	Result	DL	Result	DL	Result	DL
N/A	Dissolved Chloride (Cl-)	790	mg/L	76	1	140	1	120	1
Elements by Atomic Spectroscopy	Chromium (VI)	25	ug/L	<0.50	0.5	<0.50	0.5	<0.50	0.5
N/A	WAD Cyanide (Free)	52	ug/L	<1	1	<1	1	<1	1
Elements by Atomic Spectroscopy	Dissolved Antimony (Sb)	6	ug/L	0.64	0.5	0.9	0.5	0.56	0.5
Elements by Atomic Spectroscopy	Dissolved Arsenic (As)	25	ug/L	1.8	1	2.6	1	1.8	1
Elements by Atomic Spectroscopy	Dissolved Barium (Ba)	1000	ug/L	49	2	74	2	51	2
Elements by Atomic Spectroscopy	Dissolved Beryllium (Be)	4	ug/L	<0.40	0.4	<0.40	0.4	<0.40	0.4
Elements by Atomic Spectroscopy	Dissolved Boron (B)	5000	ug/L	670	10	1900	10	1100	10
Elements by Atomic Spectroscopy	Dissolved Cadmium (Cd)	2.1	ug/L	<0.090	0.09	<0.090	0.09	<0.090	0.09
Elements by Atomic Spectroscopy	Dissolved Chromium (Cr)	50	ug/L	<5.0	5	<5.0	5	<5.0	5
Elements by Atomic Spectroscopy	Dissolved Cobalt (Co)	3.8	ug/L	<0.50	0.5	0.52	0.5	0.54	0.5
Elements by Atomic Spectroscopy	Dissolved Copper (Cu)	69	ug/L	19	0.9	20	0.9	77	0.9
Elements by Atomic Spectroscopy	Dissolved Lead (Pb)	10	ug/L	<0.50	0.5	<0.50	0.5	<0.50	0.5
Elements by Atomic Spectroscopy	Dissolved Molybdenum (Mo)	70	ug/L	12	0.5	17	0.5	15	0.5
Elements by Atomic Spectroscopy	Dissolved Nickel (Ni)	100	ug/L	1.1	1	2.4	1	2.4	1
Elements by Atomic Spectroscopy	Dissolved Selenium (Se)	10	ug/L	<2.0	2	<2.0	2	<2.0	2
Elements by Atomic Spectroscopy	Dissolved Silver (Ag)	1.2	ug/L	<0.090	0.09	<0.090	0.09	<0.090	0.09
Elements by Atomic Spectroscopy	Dissolved Sodium (Na)	490000	ug/L	97000	100	140000	100	110000	100
Elements by Atomic Spectroscopy	Dissolved Thallium (Tl)	2	ug/L	<0.050	0.05	0.05	0.05	<0.050	0.05
Elements by Atomic Spectroscopy	Dissolved Uranium (U)	20	ug/L	1.4	0.1	9.5	0.1	11	0.1
Elements by Atomic Spectroscopy	Dissolved Vanadium (V)	6.2	ug/L	<0.50	0.5	0.82	0.5	0.71	0.5
Elements by Atomic Spectroscopy	Dissolved Zinc (Zn)	890	ug/L	17	5	14	5	23	5
Elements by Atomic Spectroscopy	Mercury (Hg)	0.29	ug/L	<0.10	0.1	<0.10	0.1	<0.10	0.1

LEGEND	
Bold & Red	Exceedance
Highlighted	DL > Criteria

Disclaimer: This is not an official certificate of analysis. For QC data and comments, please refer to the original reports issued by BV Labs.



REPORT FILTERS	
Table 6-Groundwater Analytical Results for PAHs	
Received Date From	Nov 09, 2019
Received Date To	Nov 09, 2020
Projects	9550
Jobs	Multiple
Samples	Multiple
Analytes	Multiple
Criteria 1	Reg153/04 T8-GW

Site Location	3043 SIXTH	3043 SIXTH	3043 SIXTH
Project #	9550	9550	9550
Site #			
PO #	PN20-9550.9C.06	PN20-9550.9C.06	PN20-9550.9C.06
COC#	798318-01-01	798318-01-01	798318-01-01
BV Labs Job #	COR6685	COR6685	COR6685
Sample ID	BH2	BH5	MW1
BV Labs Sample ID	NYG525	NYG526	NYG527
Matrix	Water	Water	Water
Sampled By	DWB	DWB	DWB
Sampling Date	Oct 20, 2020	Oct 20, 2020	Oct 20, 2020
Sampling Time	10:44 AM	12:48 PM	05:22 PM

Report Group	Parameter Name	Criteria 1	Units	Result	DL	Result	DL	Result	DL
Semi-Volatile Organics by	Naphthalene	11	ug/L	<0.050	0.05	<0.050	0.05	<0.050	0.05
Semi-Volatile Organics by	Methylnaphthalene, 2-(1-)	3.2	ug/L	<0.071	0.071	<0.071	0.071	<0.071	0.071
Semi-Volatile Organics by	Acenaphthene	4.1	ug/L	<0.050	0.05	<0.050	0.05	<0.050	0.05
Semi-Volatile Organics by	Acenaphthylene	1	ug/L	<0.050	0.05	<0.050	0.05	<0.050	0.05
Semi-Volatile Organics by	Anthracene	1	ug/L	<0.050	0.05	<0.050	0.05	<0.050	0.05
Semi-Volatile Organics by	Benzo(a)anthracene	1	ug/L	<0.050	0.05	<0.050	0.05	<0.050	0.05
Semi-Volatile Organics by	Benzo(a)pyrene	0.01	ug/L	<0.0090	0.009	<0.0090	0.009	<0.0090	0.009
Semi-Volatile Organics by	Benzo(b/j)fluoranthene	0.1	ug/L	<0.050	0.05	<0.050	0.05	<0.050	0.05
Semi-Volatile Organics by	Benzo(g,h,i)perylene	0.2	ug/L	<0.050	0.05	<0.050	0.05	<0.050	0.05
Semi-Volatile Organics by	Benzo(k)fluoranthene	0.1	ug/L	<0.050	0.05	<0.050	0.05	<0.050	0.05
Semi-Volatile Organics by	Chrysene	0.1	ug/L	<0.050	0.05	<0.050	0.05	<0.050	0.05
Semi-Volatile Organics by	Dibenzo(a,h)anthracene	0.2	ug/L	<0.050	0.05	<0.050	0.05	<0.050	0.05
Semi-Volatile Organics by	Fluoranthene	0.41	ug/L	<0.050	0.05	<0.050	0.05	<0.050	0.05
Semi-Volatile Organics by	Fluorene	120	ug/L	<0.050	0.05	<0.050	0.05	<0.050	0.05
Semi-Volatile Organics by	Indeno(1,2,3-cd)pyrene	0.2	ug/L	<0.050	0.05	<0.050	0.05	<0.050	0.05
Semi-Volatile Organics by	1-Methylnaphthalene	3.2	ug/L	<0.050	0.05	<0.050	0.05	<0.050	0.05
Semi-Volatile Organics by	2-Methylnaphthalene	3.2	ug/L	<0.050	0.05	<0.050	0.05	<0.050	0.05
Semi-Volatile Organics by	Phenanthrene	1	ug/L	<0.030	0.03	<0.030	0.03	<0.030	0.03
Semi-Volatile Organics by	Pyrene	4.1	ug/L	<0.050	0.05	<0.050	0.05	<0.050	0.05

LEGEND	
Bold & Red	Exceedance
Highlighted	DL > Criteria

Disclaimer: This is not an official certificate of analysis. For QC data and comments, please refer to the original reports issued by BV Labs.

8.6 Sediment Data

No sediment was sampled as part of this investigation.



8.7 Soil: Maximum Concentration Data



Maximum Values Summary Table

Sample ID	Project	Site	BV Labs Sample ID	BV Labs Job ID	Parameter	Matrix	Criteria	Result	Units
S53 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	Acenaphthene	Soil	0.072	<-0.0050	ug/g
S53 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	Acenaphthylene	Soil	0.093	<-0.0050	ug/g
S53 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	Anthracene	Soil	0.22	<-0.0050	ug/g
S53 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	Benzo(a)anthracene	Soil	0.36	0.0058	ug/g
S53 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	Benzo(a)pyrene	Soil	0.3	0.0054	ug/g
S53 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	Benzo(b)fluoranthene	Soil	0.47	0.011	ug/g
S53 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	Benzo(g,h)perylene	Soil	0.68	<-0.0050	ug/g
S53 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	Benzo(k)fluoranthene	Soil	0.48	<-0.0050	ug/g
S53 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	Chrysene	Soil	2.8	0.0058	ug/g
S53 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	Dibenzo(a,h)anthracene	Soil	0.1	<-0.0050	ug/g
S53 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	Fluoranthene	Soil	0.69	0.0098	ug/g
S53 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	Fluorene	Soil	0.19	<-0.0050	ug/g
S53 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	Indeno(1,2,3-cd)pyrene	Soil	0.23	<-0.0050	ug/g
S53 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	1-Methylnaphthalene	Soil	0.59	<-0.0050	ug/g
S53 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	2-Methylnaphthalene	Soil	0.59	<-0.0050	ug/g
S53	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	1,2,3-Methylnaphthalene	Soil	0.59	<-0.0071	ug/g
S53 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	Naphthalene	Soil	0.09	<-0.0050	ug/g
S53 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	Phenanthrene	Soil	0.69	<-0.0050	ug/g
S53 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE406	COR1848	Pyrene	Soil	1	0.011	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Aroclor 1242	Soil		<-0.015	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Aroclor 1248	Soil		<-0.015	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Aroclor 1254	Soil		<-0.050	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Aroclor 1260	Soil		<-0.015	ug/g
BH5-1	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Total Polychlorinated Biphenyls (PC	Soil	0.3	<-0.050	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Aldrin	Soil	0.05	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	alpha-Chlordane	Soil	0.05	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	gamma-Chlordane	Soil	0.05	<-0.0020	ug/g
BH5-1	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Total Chlordane	Soil	0.05	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	o,p-DDD	Soil	0.05	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	p,p-DDD	Soil	0.05	<-0.0020	ug/g
BH5-1	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Total DDD	Soil	0.05	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	o,p-DDE	Soil	0.05	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	p,p-DDE	Soil	0.05	<-0.0020	ug/g
BH5-1	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Total DDE	Soil	0.05	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	o,p-DDT	Soil	1.4	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	p,p-DDT	Soil	1.4	<-0.0020	ug/g
BH5-1	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Total DDT	Soil	1.4	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Dieldrin	Soil	0.05	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Endosulfan I	Soil	0.04	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Endosulfan II (beta)	Soil	0.04	<-0.0020	ug/g
BH5-1	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Total Endosulfan	Soil	0.04	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Endrin	Soil	0.04	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Heptachlor	Soil	0.05	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Heptachlor epoxide	Soil	0.05	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Hexachlorobenzene	Soil	0.02	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Hexachlorobutadiene	Soil	0.01	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Gamma-Hexachlorocyclohexane (Li	Soil	0.01	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Hexachloroethane	Soil	0.01	<-0.0020	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Methoxychlor	Soil	0.05	<-0.0050	ug/g
BH2-2	9550	3043 SIXTH LINE, OAKVILLE	NXE405	COR1848	Acid Extractable Antimony (Sb)	Soil	1.3	0.39	ug/g
BH2-2	9550	3043 SIXTH LINE, OAKVILLE	NXE405	COR1848	Acid Extractable Arsenic (As)	Soil	18	8.2	ug/g
BH4-2	9550	3043 SIXTH LINE, OAKVILLE	NXE410	COR1848	Acid Extractable Barium (Ba)	Soil	220	120	ug/g
BH2-2	9550	3043 SIXTH LINE, OAKVILLE	NXE405	COR1848	Acid Extractable Beryllium (Be)	Soil	2.5	0.92	ug/g
BH2-2	9550	3043 SIXTH LINE, OAKVILLE	NXE405	COR1848	Acid Extractable Boron (B)	Soil	36	16	ug/g
BH2-2	9550	3043 SIXTH LINE, OAKVILLE	NXE405	COR1848	Acid Extractable Cadmium (Cd)	Soil	1.2	0.2	ug/g
BH2-2	9550	3043 SIXTH LINE, OAKVILLE	NXE405	COR1848	Acid Extractable Chromium (Cr)	Soil	70	28	ug/g
BH1-1	9550	3043 SIXTH LINE, OAKVILLE	NXE408	COR1848	Acid Extractable Cobalt (Co)	Soil	22	14	ug/g
BH2-2	9550	3043 SIXTH LINE, OAKVILLE	NXE405	COR1848	Acid Extractable Copper (Cu)	Soil	92	36	ug/g
BH2-2	9550	3043 SIXTH LINE, OAKVILLE	NXE405	COR1848	Acid Extractable Lead (Pb)	Soil	120	30	ug/g
BH2-2	9550	3043 SIXTH LINE, OAKVILLE	NXE405	COR1848	Acid Extractable Molybdenum (Mo)	Soil	2	1.2	ug/g
BH4-2	9550	3043 SIXTH LINE, OAKVILLE	NXE410	COR1848	Acid Extractable Nickel (Ni)	Soil	82	34	ug/g
BH2-2	9550	3043 SIXTH LINE, OAKVILLE	NXE405	COR1848	Acid Extractable Selenium (Se)	Soil	1.5	<0.50	ug/g
BH2-2	9550	3043 SIXTH LINE, OAKVILLE	NXE405	COR1848	Acid Extractable Silver (Ag)	Soil	0.5	<0.20	ug/g
BH2-1	9550	3043 SIXTH LINE, OAKVILLE	NXE408	COR1848	Acid Extractable Thallium (Tl)	Soil	1	0.14	ug/g
BH2-2	9550	3043 SIXTH LINE, OAKVILLE	NXE405	COR1848	Acid Extractable Uranium (U)	Soil	2.5	1	ug/g
BH5-1	9550	3043 SIXTH LINE, OAKVILLE	NXE408	COR1848	Acid Extractable Vanadium (V)	Soil	86	37	ug/g
BH2-2	9550	3043 SIXTH LINE, OAKVILLE	NXE405	COR1848	Acid Extractable Zinc (Zn)	Soil	290	140	ug/g
BH2-2	9550	3043 SIXTH LINE, OAKVILLE	NXE405	COR1848	Hot Water Extractable Boron	Soil	1.5	2.1	ug/g
BH5-1	9550	3043 SIXTH LINE, OAKVILLE	NXE408	COR1848	WAD Cyanide (Free)	Soil	0.051	0.02	ug/g
BH2-2	9550	3043 SIXTH LINE, OAKVILLE	NXE405	COR1848	Electrical Conductivity	Soil	0.7	0.42	ms/cm
BH4-2	9550	3043 SIXTH LINE, OAKVILLE	NXE410	COR1848	Hexavalent Chromium (CrVI)	Soil	0.66	0.18	ug/g
BH2-2	9550	3043 SIXTH LINE, OAKVILLE	NXE405	COR1848	Acid Extractable Mercury (Hg)	Soil	0.27	<-0.050	ug/g
BH1-3	9550	3043 SIXTH LINE, OAKVILLE	NXE404	COR1848	Available (CaCl2) pH	Soil		7.74	pH
BH2-2	9550	3043 SIXTH LINE, OAKVILLE	NXE405	COR1848	Sodium Adsorption Ratio	Soil	5	3.7	N/A
BH2-2 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE405	COR1848	Moisture	Soil		20	%
BH1-3	9550	3043 SIXTH LINE, OAKVILLE	NXE404	COR1848	Sieve - #200 (>0.075mm)	Soil		4	%
BH1-3	9550	3043 SIXTH LINE, OAKVILLE	NXE404	COR1848	Sieve - #200 (<0.075mm)	Soil		96	%
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Prometon	Soil		<-0.050	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Simazine	Soil		<-0.25	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Atrazine	Soil		<-0.10	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Propazine	Soil		<-0.25	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Metribuzin (Sencor)	Soil		<-0.10	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Simetryn	Soil		<-0.050	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Ametryn	Soil		<-0.25	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Prometryne	Soil		<-0.25	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Terbutryne	Soil		<-0.050	ug/g
BH5-1 Lab-Dup	9550	3043 SIXTH LINE, OAKVILLE	NXE413	COR1848	Cyanazine (Bladex)	Soil		<-0.25	ug/g

Legend	
To Be Announced	TBA
Exceeds one Criteria	Result
DL > Criteria	Result
Criteria	Reg153/04 TB-Soil/Res

8.8 Groundwater: Maximum Concentration Data





Maximum Values Summary Table

Sample ID	Project	Site	BV Labs Sample ID	BV Labs Job ID	Parameter	Matrix	Criteria	Result	Units
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Acenaphthene	Water	4.1	<0.050	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Acenaphthylene	Water	1	<0.050	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Anthracene	Water	1	<0.050	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Benzo(a)anthracene	Water	1	<0.050	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Benzo(a)pyrene	Water	0.01	<0.0090	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Benzo(b)fluoranthene	Water	0.1	<0.050	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Benzo(b,h)perylene	Water	0.2	<0.050	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Benzo(k)fluoranthene	Water	0.1	<0.050	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Chrysene	Water	0.1	<0.050	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Dibenzo(a,h)anthracene	Water	0.2	<0.050	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Fluoranthene	Water	0.41	<0.050	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Fluorene	Water	120	<0.050	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Indeno(1,2,3-cd)pyrene	Water	0.2	<0.050	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	1-Methylnaphthalene	Water	3.2	<0.050	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	2-Methylnaphthalene	Water	3.2	<0.050	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	1,2,3-Methylnaphthalene	Water	3.2	<0.071	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Naphthalene	Water	1.1	<0.050	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Phenanthrene	Water	1	<0.030	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Pyrene	Water	4.1	<0.050	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Aroclor 1242	Water	<0.05	<0.05	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Aroclor 1248	Water	<0.05	<0.05	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Aroclor 1254	Water	<0.05	<0.05	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Aroclor 1260	Water	<0.05	<0.05	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Total Polychlorinated Biphenyls (PCB)	Water	0.2	<0.05	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Aldrin	Water	0.35	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	alpha-Chlordane	Water	0.06	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	gamma-Chlordane	Water	0.06	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Total Chlordane	Water	0.06	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	o,p-DDD	Water	1.8	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	p,p-DDD	Water	1.8	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Total DDD	Water	<0.005	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	o,p-DDE	Water	10	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	p,p-DDE	Water	10	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Total DDE	Water	<0.005	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	o,p-DDT	Water	0.05	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	p,p-DDT	Water	0.05	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Total DDT	Water	<0.005	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Dieldrin	Water	0.35	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Endosulfan I	Water	0.56	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Endosulfan II (beta)	Water	0.56	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Total Endosulfan	Water	<0.005	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Endrin	Water	0.36	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Heptachlor	Water	0.038	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Heptachlor epoxide	Water	0.038	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Hexachlorobenzene	Water	1	<0.005	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Hexachlorobutadiene	Water	0.44	<0.009	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Gamma-Hexachlorocyclohexane (Lindane)	Water	0.95	<0.003	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Hexachloroethane	Water	2.1	<0.01	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Methoxychlor	Water	0.3	<0.01	ug/L
BH5	9550	3043 SIXTH LINE, OAKVILLE	NYG526	CR6685	Dissolved Antimony (Sb)	Water	6	0.9	ug/L
BH5	9550	3043 SIXTH LINE, OAKVILLE	NYG526	CR6685	Dissolved Arsenic (As)	Water	25	2.6	ug/L
BH5	9550	3043 SIXTH LINE, OAKVILLE	NYG526	CR6685	Dissolved Barium (Ba)	Water	1000	74	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Dissolved Beryllium (Be)	Water	4	<0.40	ug/L
BH5	9550	3043 SIXTH LINE, OAKVILLE	NYG526	CR6685	Dissolved Boron (B)	Water	5000	1900	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Dissolved Cadmium (Cd)	Water	2.1	<0.090	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Dissolved Chromium (Cr)	Water	50	<5.0	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Dissolved Cobalt (Co)	Water	3.8	0.54	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Dissolved Copper (Cu)	Water	69	77	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Dissolved Lead (Pb)	Water	10	<0.50	ug/L
BH5	9550	3043 SIXTH LINE, OAKVILLE	NYG526	CR6685	Dissolved Molybdenum (Mo)	Water	70	17	ug/L
BH5	9550	3043 SIXTH LINE, OAKVILLE	NYG526	CR6685	Dissolved Nickel (Ni)	Water	100	2.4	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Dissolved Selenium (Se)	Water	10	<2.0	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Dissolved Silver (Ag)	Water	1.2	<0.090	ug/L
BH5	9550	3043 SIXTH LINE, OAKVILLE	NYG526	CR6685	Dissolved Thallium (Tl)	Water	2	0.05	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Dissolved Uranium (U)	Water	20	11	ug/L
BH5	9550	3043 SIXTH LINE, OAKVILLE	NYG526	CR6685	Dissolved Vanadium (V)	Water	6.2	0.82	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Dissolved Zinc (Zn)	Water	890	23	ug/L
BH5	9550	3043 SIXTH LINE, OAKVILLE	NYG526	CR6685	Dissolved Sodium (Na)	Water	490000	140000	ug/L
BH5	9550	3043 SIXTH LINE, OAKVILLE	NYG526	CR6685	Dissolved Chloride (Cl-)	Water	790	140	mg/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	WAD Cyanide (Free)	Water	52	<1	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Hexavalent Chromium (CrVI)	Water	25	<0.50	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Mercury (Hg)	Water	0.29	<0.10	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Prometon	Water	<0.50	<0.50	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Simazine	Water	<2.5	<2.5	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Atrazine	Water	<1.0	<1.0	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Propazine	Water	<2.5	<2.5	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Metribuzin (Sencor)	Water	<2.5	<2.5	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Simetryn	Water	<0.50	<0.50	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Ametryn	Water	<2.5	<2.5	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Prometryne	Water	<2.5	<2.5	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Terbutryne	Water	<0.50	<0.50	ug/L
MW1	9550	3043 SIXTH LINE, OAKVILLE	NYG527	CR6685	Cyanazine (Bladex)	Water	<2.5	<2.5	ug/L

Legend	
To Be Announced	TBA
Exceeds one Criteria	Result
DL > Criteria	Result
Criteria	Reg155/D4 T8-GW

9 DRAWINGS

The following drawings are attached to this report on the following pages:

Drawing No. 1: Site Location Map

Drawing No. 2: Phase One Conceptual Site Model

Drawing No. 3: Site Plan Showing Locations of Areas of Potential Environmental Concerns

Drawing No. 4: Site Plan Showing Approximate Locations of Boreholes and Monitoring
Wells and Soil Exceedance

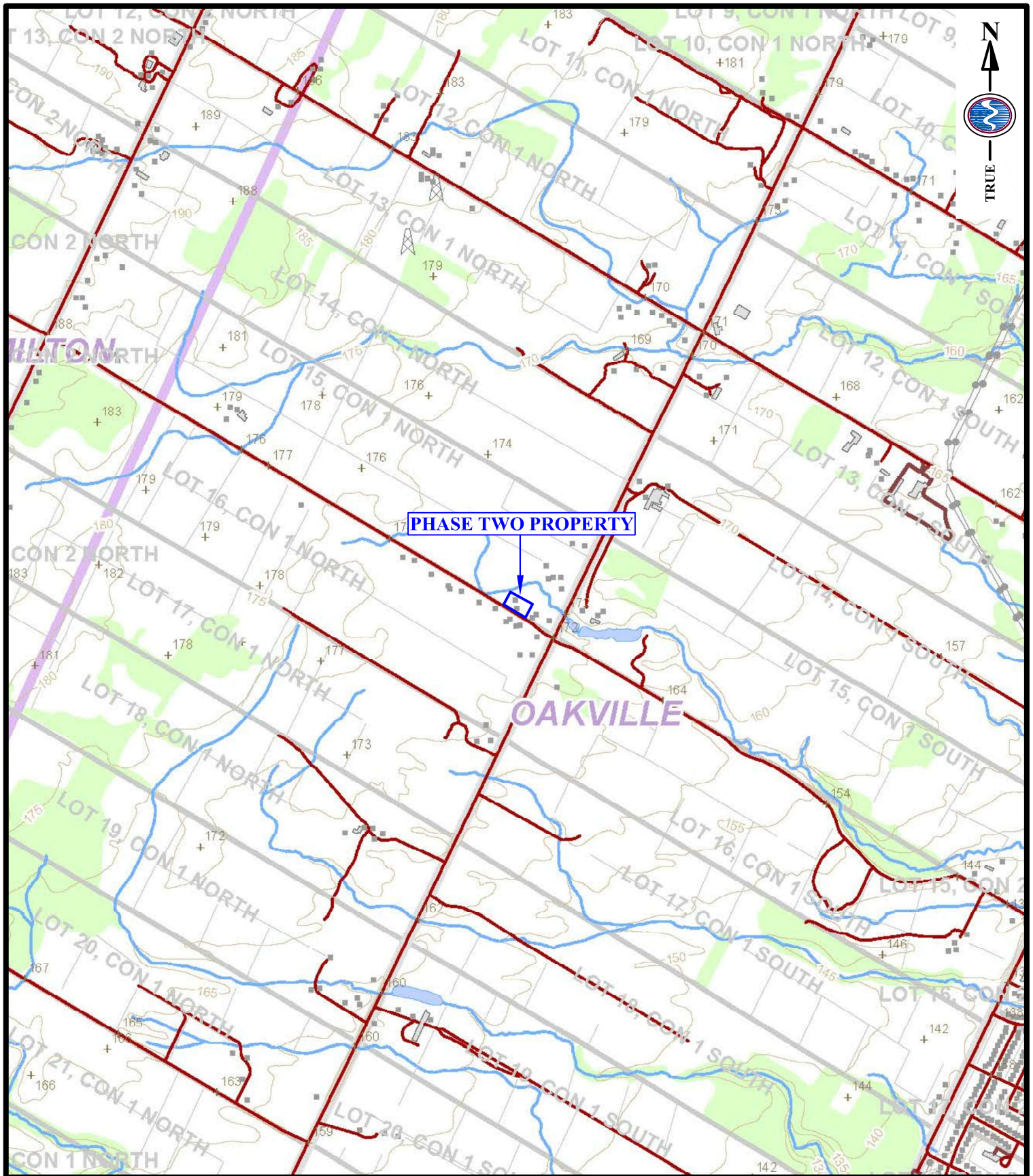
Drawing No. 5: Site Plan Showing Groundwater Elevations & Inferred Groundwater Flow
Direction

Drawing No. 6: Site Plan Showing Cross-Section Legend

Drawing No. 7: Subsurface Profile and Soil Exceedance (Cross Sections A-A')

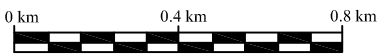
Drawing No. 8: Subsurface Profile and Soil Exceedance (Cross Sections B-B')





PHASE TWO PROPERTY

OAKVILLE



DRAWN BY: YP DATE: SEP 17, 2020 SCALE: 1:22,000

SITE LOCATION MAP
 Ontario Base Mapping (OBM), 2010.
 Ontario Ministry of Natural Resources



S2S
 Environmental Inc.

PROJECT NO:

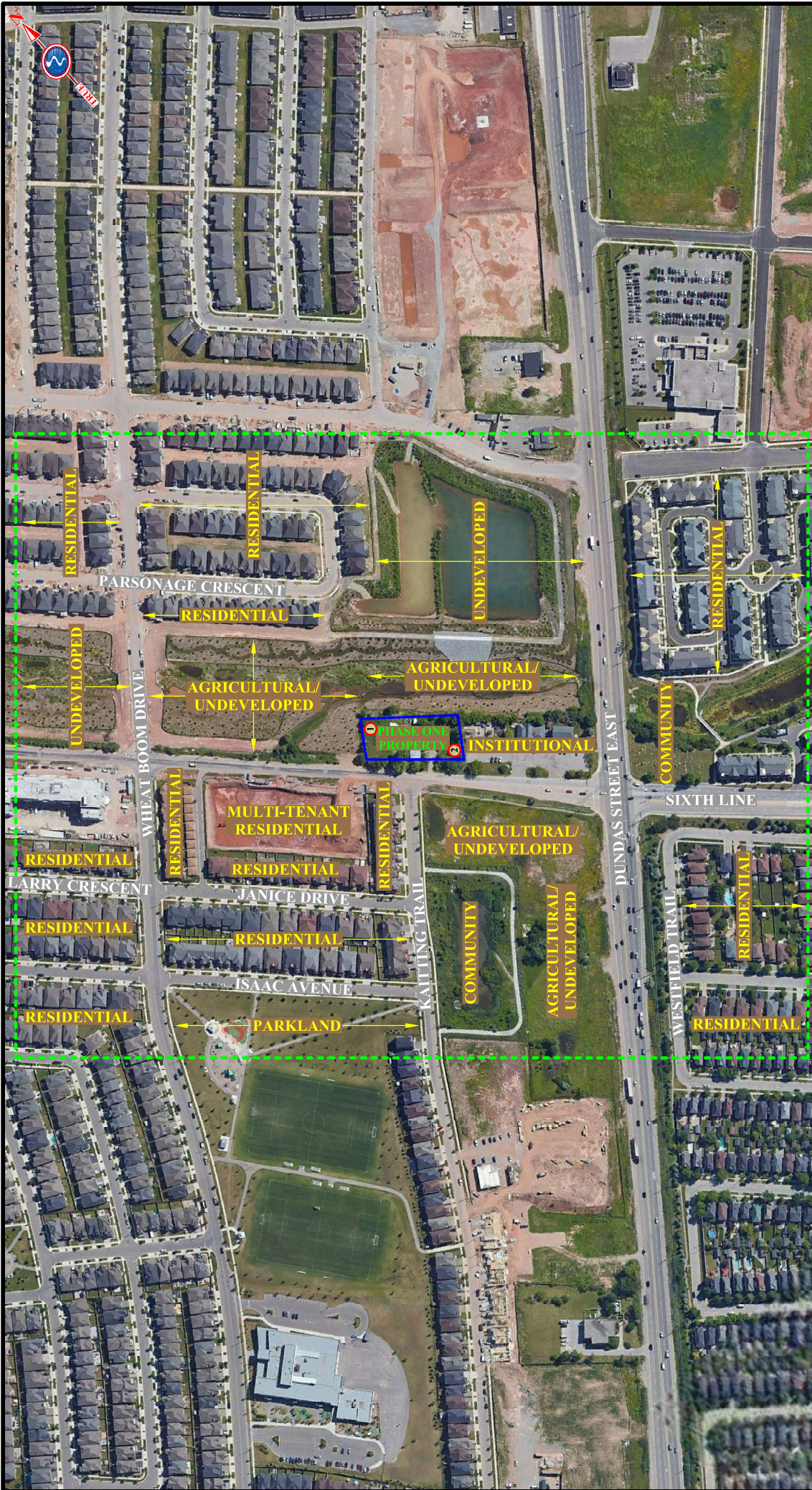
9550

SITE LOCATION:

3043 SIXTH LINE
 OAKVILLE, ONTARIO

DRAWING NO:

1



SCALE:
 0m 7m

DRAWING NO:
 2



S2S Environmental Inc.
 SITE LOCATION:
 3043 SIXTH LINE
 OAKVILLE, ONTARIO

PROJECT NO:
 9550

PHASE ONE ESA CONCEPTUAL SITE MODEL

DATE: SEP 17, 2020
 DRAWN BY: YP

LEGEND

- PHASE ONE ASSUMED PROPERTY LINE
- PHASE ONE STUDY AREA
- POTENTIALLY CONTAMINATING ACTIVITY (PCA)
 1. Entire Phase One Property
 2. 30+ Impervious or Full Material of Unknown Quality
 3. 40+ Parcels (including Herbicides, Fungicides, and Aerial Agency)
 4. Manufacturing, Processing, Bulk Storage and Large-Scale Applications.

NOTE: IMAGERY DATE: JUNE 2018, GOOGLE EARTH



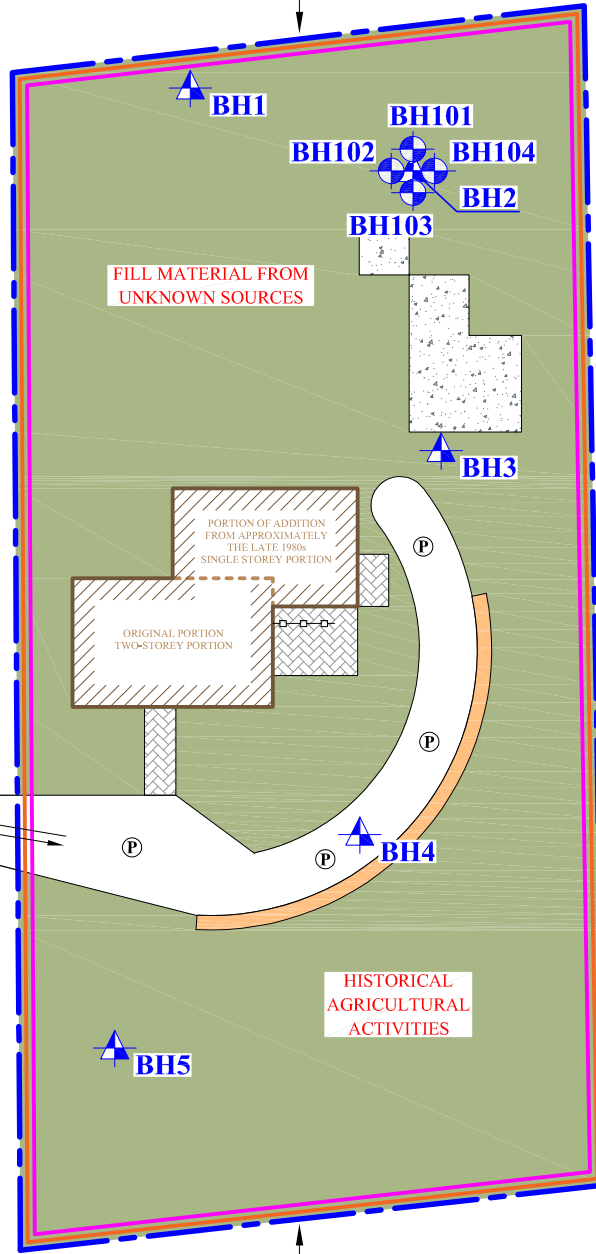
AGRICULTURAL/UNDEVELOPED
(41 DUNDAS STREET EAST - THE TOWN OF OAKVILLE)

MULTI-TENANT
RESIDENTIAL
(3048 SIXTH LINE - TOWNHOUSES)

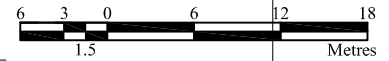
SIXTH LINE

AGRICULTURAL/UNDEVELOPED
(41 DUNDAS STREET EAST - THE TOWN OF OAKVILLE)

AGRICULTURAL/
UNDEVELOPED
(3058 SIXTH LINE)



INSTITUTIONAL
(5 DUNDAS STREET EAST -
MUNN'S UNITED CHURCH)

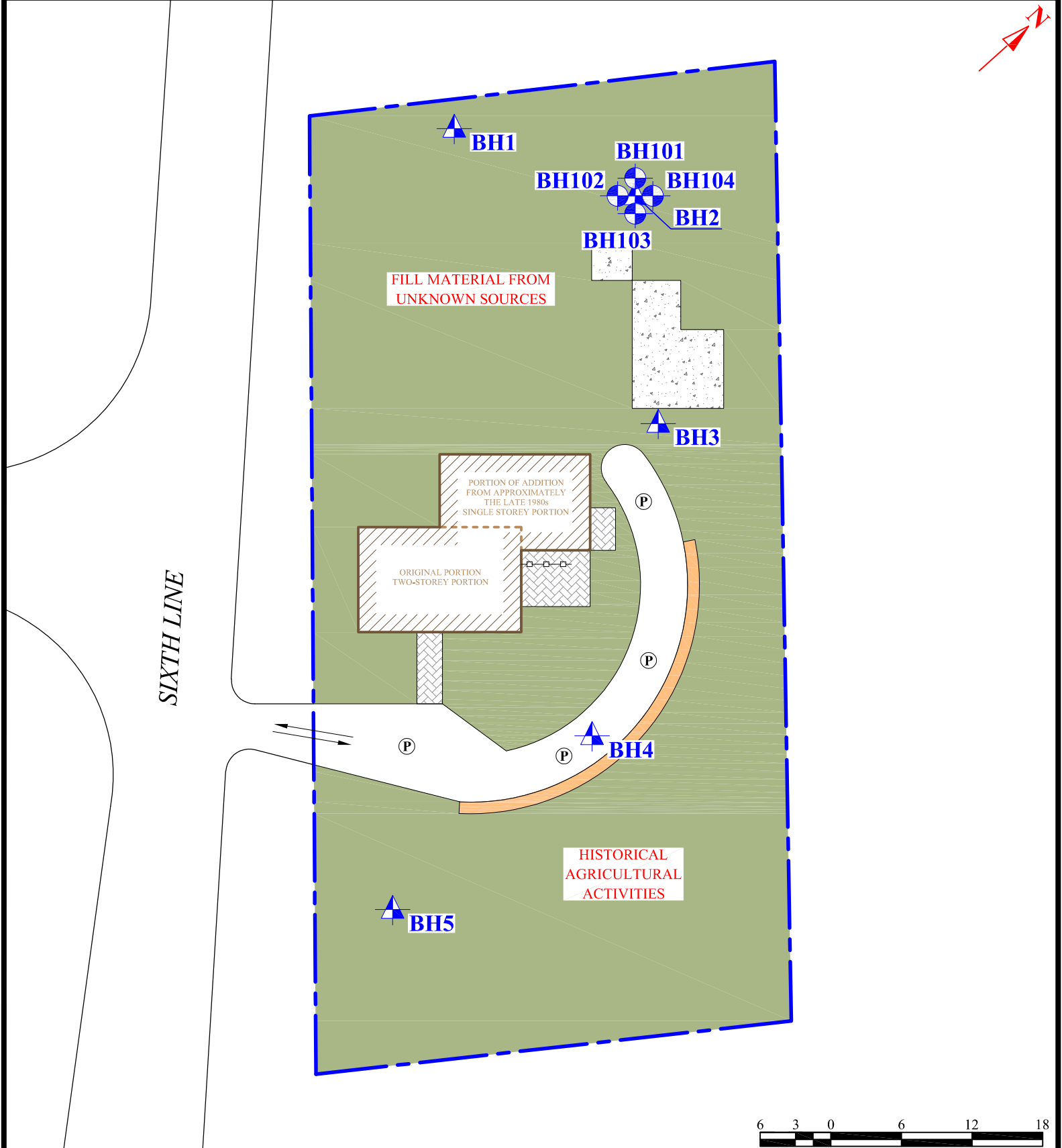


NOTE: THE LOCATION OF SITE FEATURES ARE APPROXIMATE AND ARE SHOWN FOR ILLUSTRATIVE PURPOSES ONLY.

LEGEND

- ASSUMED PROPERTY LINE
- SITE ACCESS
- WOODEN FENCE
- ASPHALT PAVED PARKING AND DRIVEWAY
- APPROXIMATE LOCATION OF MONITORING WELL (S2S, 2020)
- APPROXIMATE LOCATION OF BOREHOLE (S2S, 2020)
- SUBJECT BUILDING
- INTERLOCKING BRICK WALKWAY
- LANDSCAPED AREA
- CONCRETE PAVED AREA
- WOODEN RETAINING WALL
- AREA OF POTENTIAL ENVIRONMENTAL CONCERN 1
- AREA OF POTENTIAL ENVIRONMENTAL CONCERN 2

		SCALE:
		AS SHOWN
PROJECT NO: 9550	SITE LOCATION: 3043 SIXTH LINE OAKVILLE, ONTARIO	DRAWING NO: 3
SITE PLAN SHOWING AREAS OF POTENTIAL ENVIRONMENTAL CONCERNS (APECs)		
DATE: DEC 18, 2020		DRAWN BY: YP



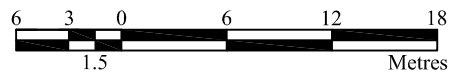
SIXTH LINE

FILL MATERIAL FROM UNKNOWN SOURCES

ORIGINAL PORTION TWO-STOREY PORTION

PORTION OF ADDITION FROM APPROXIMATELY THE LATE 1980s SINGLE STOREY PORTION

HISTORICAL AGRICULTURAL ACTIVITIES

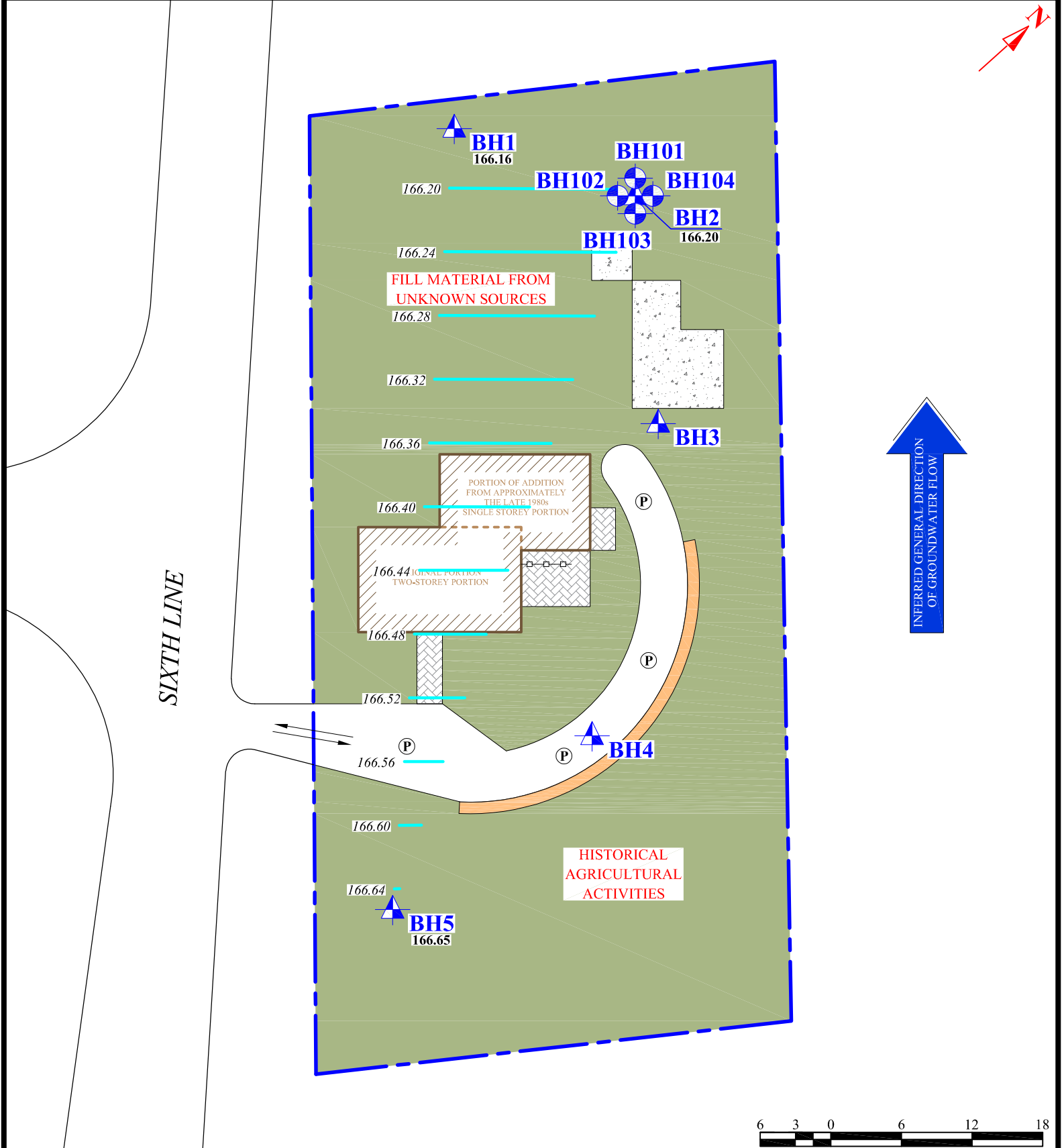


NOTE: THE LOCATION OF SITE FEATURES ARE APPROXIMATE AND ARE SHOWN FOR ILLUSTRATIVE PURPOSES ONLY

LEGEND

- ASSUMED PROPERTY LINE
- SITE ACCESS
- WOODEN FENCE
- ASPHALT PAVED PARKING AND DRIVEWAY
- APPROXIMATE LOCATION OF MONITORING WELL (S2S, 2020)
- APPROXIMATE LOCATION OF BOREHOLE (S2S, 2020)
- SUBJECT BUILDING
- INTERLOCKING BRICK WALKWAY
- LANDSCAPED AREA
- CONCRETE PAVED AREA
- WOODEN RETAINING WALL

		SCALE:
		AS SHOWN
PROJECT NO:	SITE LOCATION:	DRAWING NO:
9550	3043 SIXTH LINE OAKVILLE, ONTARIO	4
SITE PLAN SHOWING LOCATIONS OF BOREHOLES AND MONITORING WELLS		
DATE: DEC 18, 2020		DRAWN BY: YP



SIXTH LINE

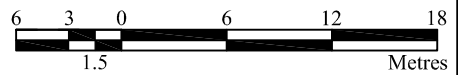
FILL MATERIAL FROM UNKNOWN SOURCES

PORTION OF ADDITION FROM APPROXIMATELY THE LATE 1980s SINGLE STOREY PORTION

ORIGINAL PORTION TWO-STOREY PORTION

HISTORICAL AGRICULTURAL ACTIVITIES

INFERRED GENERAL DIRECTION OF GROUNDWATER FLOW

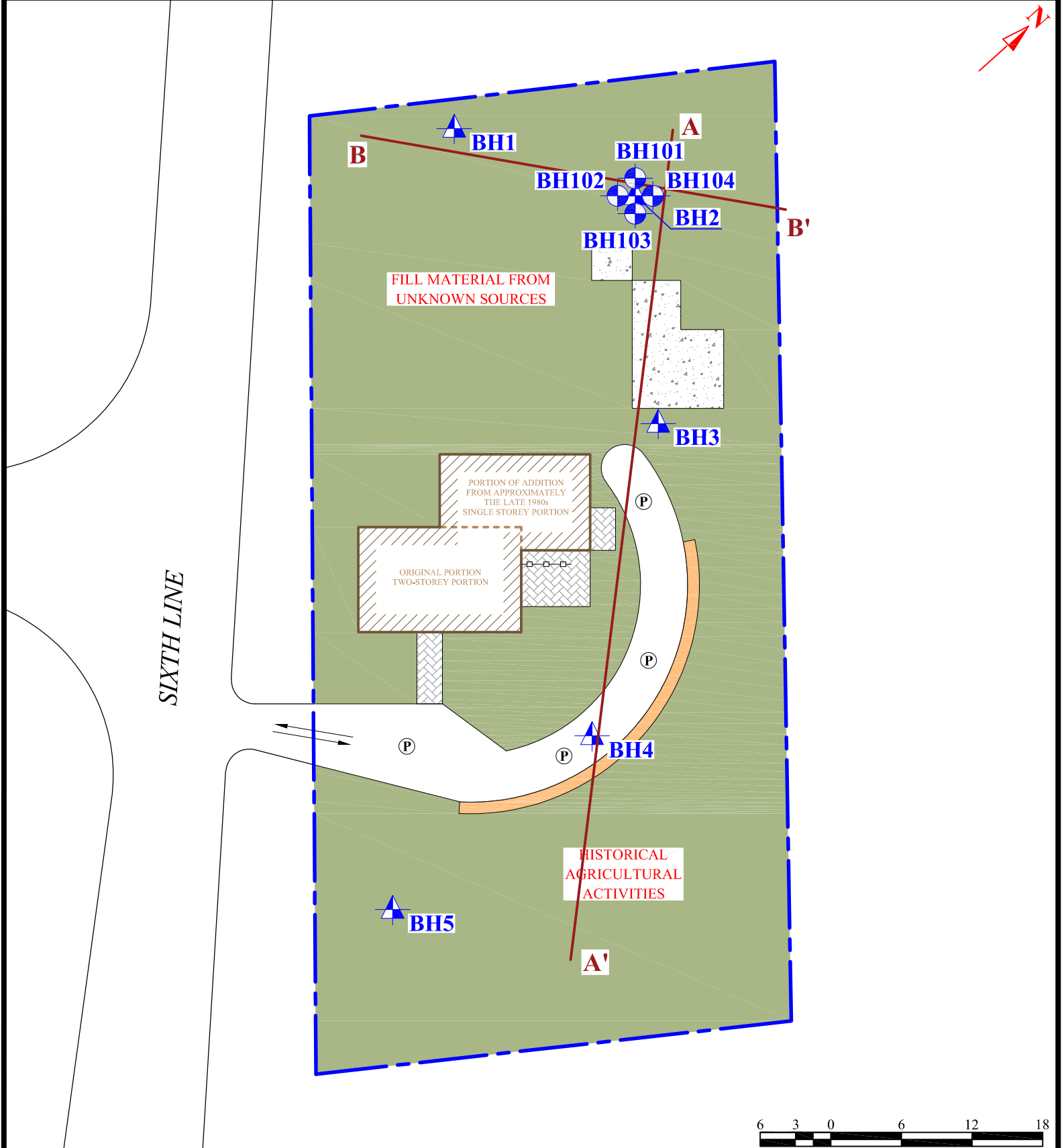


NOTE: THE LOCATION OF SITE FEATURES ARE APPROXIMATE AND ARE SHOWN FOR ILLUSTRATIVE PURPOSES ONLY.

LEGEND

- ASSUMED PROPERTY LINE
- SITE ACCESS
- WOODEN FENCE
- ASPHALT PAVED PARKING AND DRIVEWAY
- APPROXIMATE LOCATION OF MONITORING WELL (S2S, 2020)
- APPROXIMATE LOCATION OF BOREHOLE (S2S, 2020)
- SUBJECT BUILDING
- INTERLOCKING BRICK WALKWAY
- LANDSCAPED AREA
- CONCRETE PAVED AREA
- WOODEN RETAINING WALL
- GROUNDWATER ELEVATION (m asl) MEASURED ON OCT. 20, 2020
- ESTIMATED CONTOUR LINE FOR GROUNDWATER ELEVATION

		SCALE:
		AS SHOWN
PROJECT NO:	SITE LOCATION:	DRAWING NO:
9550	3043 SIXTH LINE OAKVILLE, ONTARIO	5
SITE PLAN SHOWING GROUNDWATER ELEVATIONS, CONTOUR MAP AND INFERRED GROUNDWATER FLOW DIRECTION		
DATE: DEC 18, 2020		DRAWN BY: YP



NOTE: THE LOCATION OF SITE FEATURES ARE APPROXIMATE AND ARE SHOWN FOR ILLUSTRATIVE PURPOSES ONLY.

LEGEND

- ASSUMED PROPERTY LINE
- SITE ACCESS
- WOODEN FENCE AND DRIVEWAY
- ASPHALT PAVED PARKING AND DRIVEWAY
- APPROXIMATE LOCATION OF MONITORING WELL (S2S, 2020)
- APPROXIMATE LOCATION OF BOREHOLE (S2S, 2020)
- SUBJECT BUILDING
- INTERLOCKING BRICK WALKWAY
- LANDSCAPED AREA
- CONCRETE PAVED AREA
- WOODEN RETAINING WALL
- CROSS-SECTION LINE

S2S Environmental Inc.		SCALE: AS SHOWN
PROJECT NO: 9550	SITE LOCATION: 3043 SIXTH LINE OAKVILLE, ONTARIO	DRAWING NO: 6
SITE PLAN SHOWING CROSS-SECTION LEGEND		
DATE: DEC 18, 2020		DRAWN BY: YP



S2S
Environmental Inc.

Project Number: 9550
Drawing Number: 7

Cross Section A to A'

Client: 3043 Sixth Line Inc.
Location: 3043 Sixth Line, Oakville

Legend

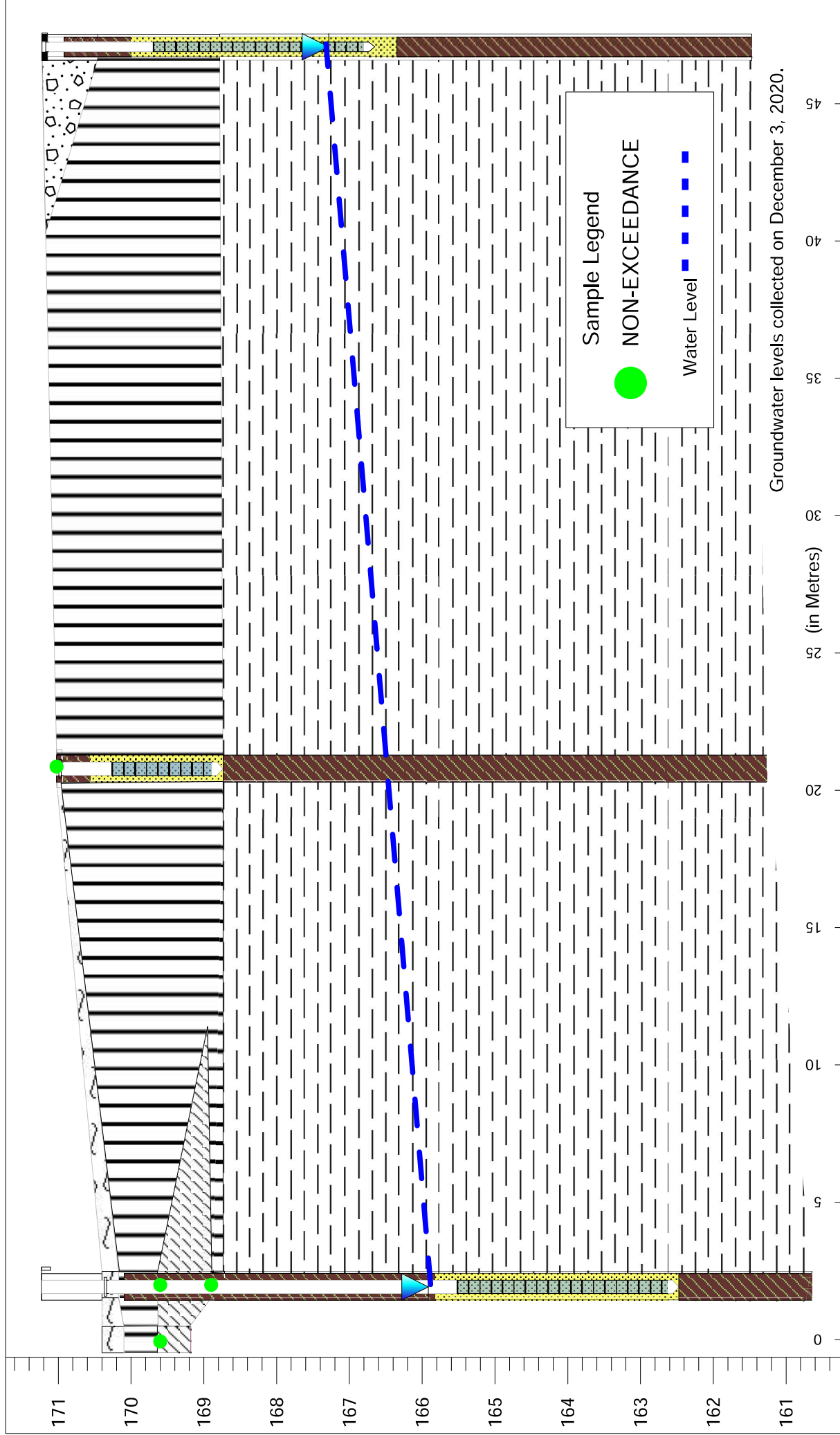
-  CLAY
-  SAND AND GRAVEL
-  ASPHALT
-  TOPSOIL
-  BEDROCK

mas/

BH104 BH2 ● ●

BH3 ●

BH4 ●



Groundwater levels collected on December 3, 2020.

(in Metres)



S2S Environmental Inc.

Project Number: 9550

Drawing Number: 8

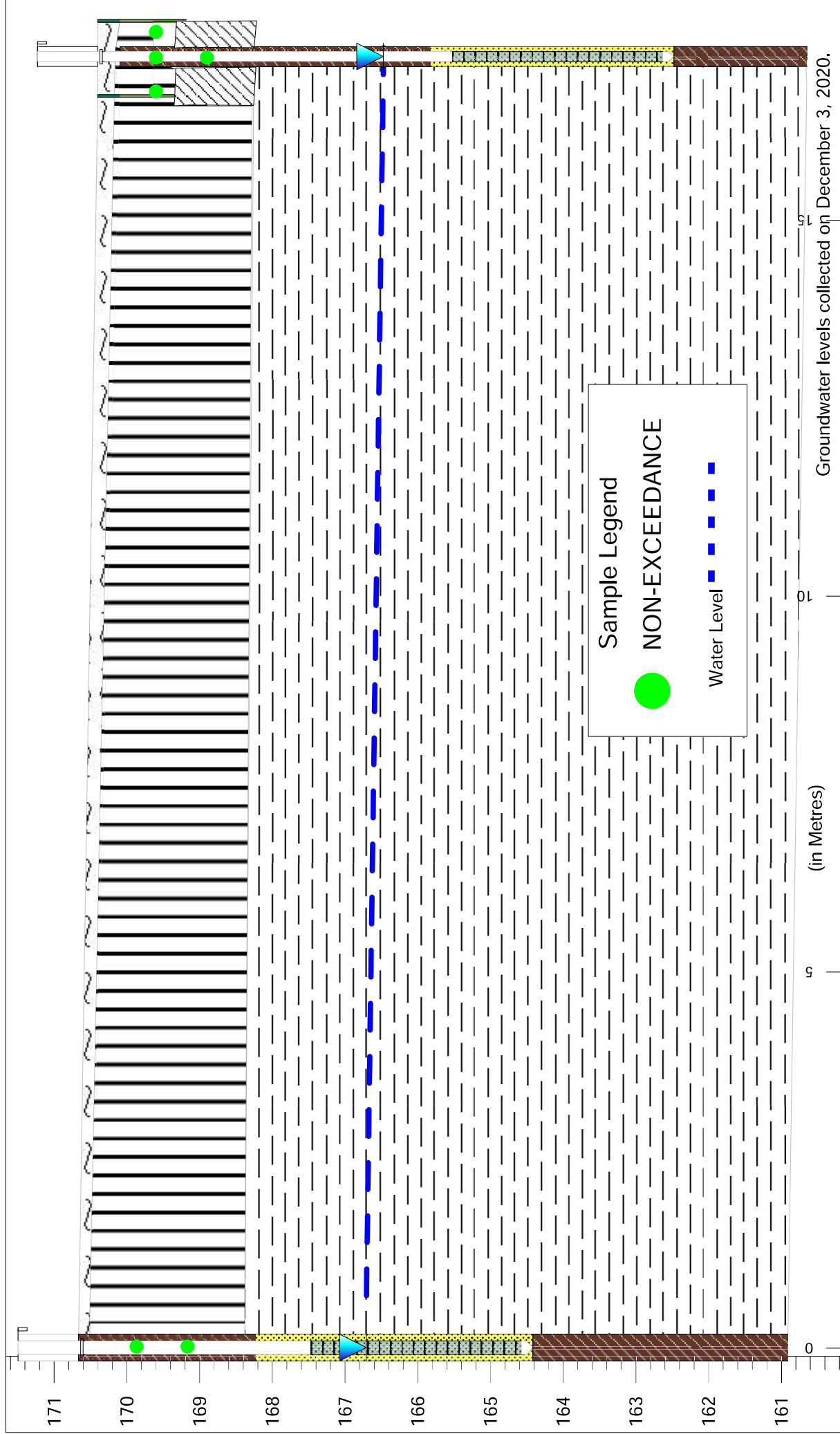
Client: 3043 Sixth Line Inc.

Location: 3043 Sixth Line, Oakville

Cross Section B to B'

- Legend
- CLAY
 - SILT
 - TOPSOIL
 - BEDROCK

mas/ BH1



(in Metres)

0

5

10

Groundwater levels collected on December 3, 2020.

10 APPENDICES



APPENDIX A: SAMPLING AND ANALYSIS PLAN



The sampling and analysis plan for the Phase Two Property investigation areas was developed to determine the nature and extent of the environmental contaminant concerns in the APECs associated with PCAs identified in the Phase One CSM, as shown in the following table:

Areas of Potential Environmental Concern

Area of Potential Environmental Concern (APEC)	Location of Area of Potential Environmental Concern on Phase One Property	Potentially Contaminating Activity (PCA)	Location of PCA (on-site or off-site)	Contaminants of Potential Concern	Media Potentially Impacted (Groundwater, soil and/or sediment)
APEC 1	Entire Phase One Property	PCA 1: #30 - Importation of Fill Material of Unknown Quality <i>(Fill materials may have been applied at various locations when the Phase One Property was in the process of first being developed, redeveloped or during re-configuration of parking and landscaped areas)</i>	On-site	PAHs, Metals, As, Sb, Se, Cr(VI), Hg, CN-, B-HWS, EC, SAR ¹	Soil
				PAHs, Metals, As, Sb, Se, Cr(VI), Hg, CN-, B-HWS, Na, Cl ⁻¹	Groundwater
APEC 2	Entire Phase One Property	PCA 2: #40 – Pesticides (including Herbicides, Fungicides and Anti-Fouling Agents) Manufacturing, Processing, Bulk Storage and Large-Scale Applications <i>(Potential historical applications of pesticides, herbicides and fertilizers associated with the historical agricultural usage of the Phase One Property)</i>	On-site	OCs and Herbicides, Metals	Soil and Groundwater

Notes:

- 1- The acronyms noted above indicate the following contaminants of potential concern: organochlorine pesticides (OCs); polycyclic aromatic hydrocarbons (PAHs); arsenic (As), antimony (Sb), selenium (Se), chromium VI (Cr(VI)); mercury (Hg); cyanide (CN-); boron (hot water soluble) (B-HWS); polychlorinated biphenyls (PCBs); Electrical Conductivity (EC); Sodium Adsorption Ratio (SAR); sodium (Na) and chloride (Cl).

The sampling and analysis plan included the following:

- Five (5) boreholes (BH1 to BH5) and four (4) shallow boreholes (BH101 to BH104) were advanced in the APECs to collect soil samples for laboratory analyses to determine contaminant concentrations across the investigated areas; and
- Monitoring wells were installed in five of the boreholes (BH1, BH2, BH3, BH4 and BH5) to obtain groundwater data (samples for laboratory analysis) at the Phase Two Property.



The following sampling and analyses rationale table summarises the location of the boreholes, and monitoring wells, and sampling and analyses conducted, including deviations or impediments, discussed in Section 3.4 and 3.5.

Sampling and Analysis Plan (October 13 to 15, 19 and 20, 2020)

Borehole ID	APEC Investigated	Media	Sample ID	Sample Depth (metres below grade surface)	Laboratory Analysis Conducted
BH1	1, 2	Soil	BH1-1	0.0 to 0.6	OCs ¹ , Triazine Herbicides
			SS2 (duplicate of BH1-1)	0.0 to 0.6	OCs ¹ , Triazine Herbicides
			BH1-2	0.8 to 1.2	B-HWS ¹
			BH1-3	1.5 to 2.1	pH, Sieve Analysis
		Groundwater	BH1	N/A	OCs ¹ , Triazine Herbicides
BH2	1	Soil	BH2-2	0.8 to 1.4	Metals, As, Sb, Se, Cr (VI), Hg, CN-, B-HWS, EC, SAR, PAHs ¹
			SS3 (duplicate of BH2-2)	0.8 to 1.4	PAHs ¹
			BH2-3	1.5 to 2.1	B-HWS ¹
		Groundwater	BH2	N/A	Metals, As, Sb, Se, Cr (VI), Hg, CN-, B-HWS, EC, SAR, PAHs ¹
BH3	1, 2	Soil	BH3-1	0.0 to 0.6	Metals, As, Sb, Se, Cr (VI), Hg, CN-, B-HWS, EC, SAR, PAHs ¹
BH4	1, 2	Soil	BH4-2	0.0 to 0.6	Metals, As, Sb, Se, Cr (VI), Hg, CN-, B-HWS, EC, SAR, PAHs ¹
			SS1 (duplicate of BH4-2)	0.0 to 0.6	Metals, As, Sb, Se, Cr (VI), Hg, CN-, B-HWS, EC, SAR ¹



Borehole ID	APEC Investigated	Media	Sample ID	Sample Depth (metres below grade surface)	Laboratory Analysis Conducted
BH5	2	Soil	BH5-1	0.0 to 0.6	OCs ¹ , Triazine Herbicides
	1,2	Groundwater	BH5	N/A	Metals, As, Sb, Se, Cr (VI), Hg, CN-, B-HWS, EC, SAR, PAHs, OCs ¹ , Triazine Herbicides
			MW1 (duplicate of BH5)		Metals, As, Sb, Se, Cr (VI), Hg, CN-, B-HWS, EC, SAR, PAHs, OCs ¹ , Triazine Herbicides
BH101	1	Soil	BH101-1	0.8 to 1.1	Sample not analyzed
BH102	1	Soil	BH102-1	0.8 to 1.3	B-HWS
BH103	1	Soil	BH103-1	0.8 to 1.15	Sample not analyzed
BH104	1	Soil	BH104-1	0.8 to 1.2	B-HWS

Note:

- The acronyms noted above indicate the following contaminants of potential concern: polycyclic aromatic hydrocarbons (PAHs); Polychlorinated biphenyls (PCBs); arsenic (As), antimony (Sb), selenium (Se), chromium VI (Cr(VI)); mercury (Hg); cyanide (CN-); boron (hot water soluble) (B-HWS); Electrical Conductivity (EC), Sodium Adsorption Ratio (SAR); and organochlorine pesticides (OCs).

Based on previous reports and historical records for the Phase Two Property, it is our opinion that the most likely media for contamination are soil and groundwater. Surface water was not present at the Phase Two Property, therefore, sampling of surface water and sediment was not considered as part of this Phase Two ESA.



APPENDIX B: FINALIZED FIELD LOGS





BOREHOLE LOG / TEST PIT LOG INTERPRETATION GUIDE

STRATA PLOT

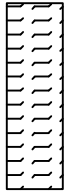
Strata plot symbolize the soil or bedrock description. They are combinations of the following basic symbols:



Asphalt



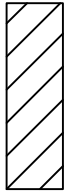
Concrete



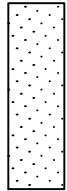
Top Soil/
organics



Silt



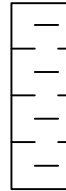
Clay



Sand



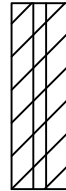
Sand
and
Gravel



Bedrock



Sand
and
Silt



Silt and
Clay

SYMBOLS AND TERMS USED ON BOREHOLE AND TEST PIT LOGS

WATER LEVEL MEASUREMENT



Water Level, Piezometer
or Standpipe

SAMPLE TYPE



SS Split spoon sample



CS Continuous Sampling



GS Grab Sample



AS Auger Sample

ABBREVIATIONS / TERMINOLOGY

Fill: Materials not identified as deposited by natural geological processes
Topsoil: Mixture of soil and humus capable supporting good vegetative growth
ppm: Parts-per-million
LEL: Lower explosive limit
HSVC: Headspace vapour concentration
SSA: Solid stem auger
HSA: Hollow stem auger

SOIL DESCRIPTION AND DEFINITIONS

Soil description and classification are based on the Unified Soil Classification System (USCS) (ASTM D-2488), which classifies soils on the basis of engineering properties. The system divides soil into three major categories: (1) coarse grained, (2) fine-grained, and (3) highly organic. The soil is then subdivided based on either gradation or plasticity characteristics. This system provides a group symbol (e.g. SM) and group name (e.g. silty sand) for identification. The classification excludes particles larger than 76 mm.

Terminology describing materials outside the USCS, (e.g. particles larger than 75 nm, visible organic matter, construction debris), is based upon the proportion of these materials present and as described below in accordance with the standard of the Ministry of Transportation of Ontario:

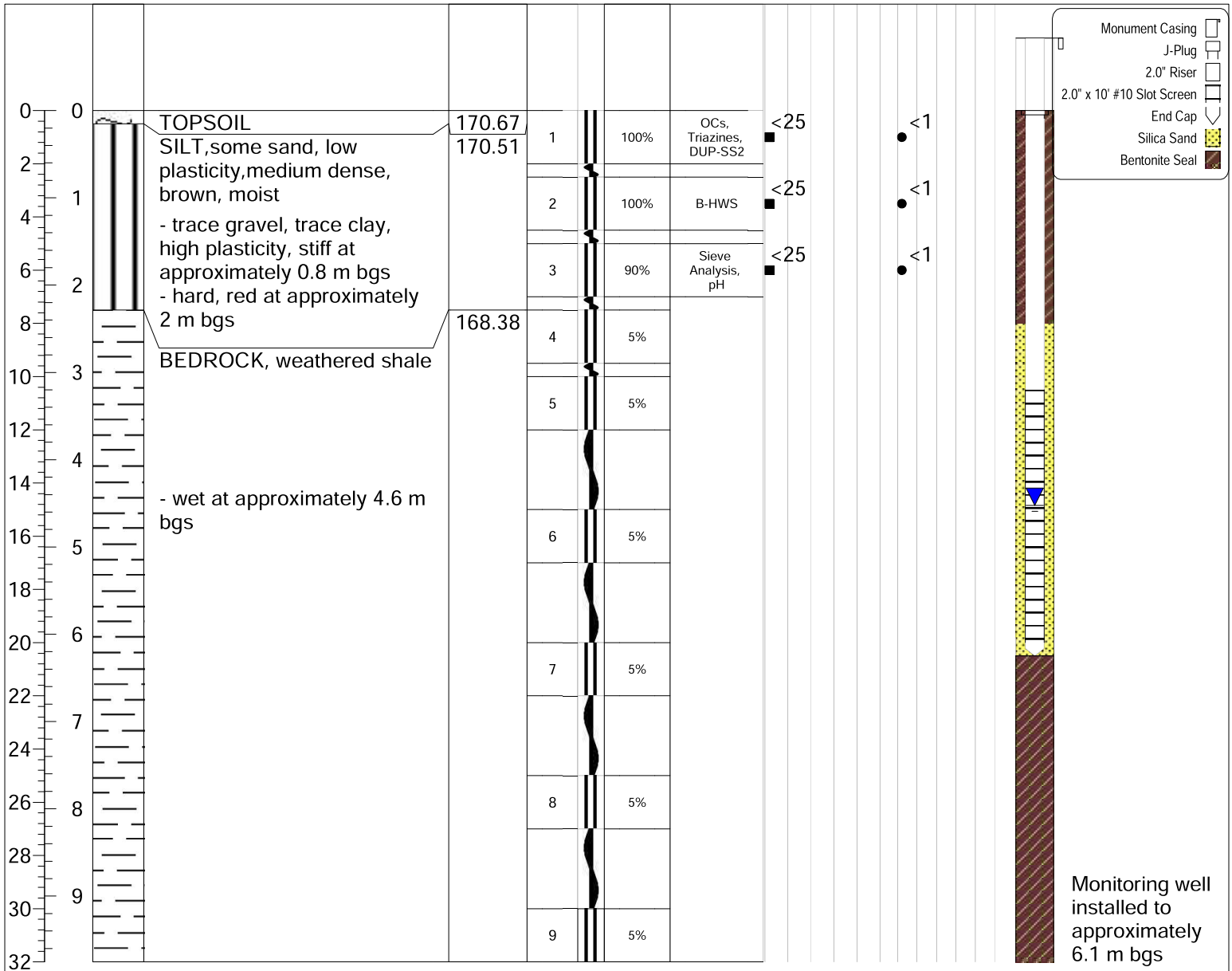
Trace:	Less than 10%
Some:	10-20%
y:	21-35%
and:	36-50%

GPS co-ordinates are referenced in the universal transverse mercator (UTM) coordinate system, unless otherwise noted.

Northing:	seven digit number
Easting:	six digit number



SOIL PROFILE				SAMPLE				Hex (%LEL)		Well Completion Details
Depth (ft)	Depth (m)	Symbol	Description	Elevation (m)	Number	Type	Recovery	Laboratory Analyses	Hex (ppm)	



End of Borehole

Monitoring well installed to approximately 6.1 m bgs

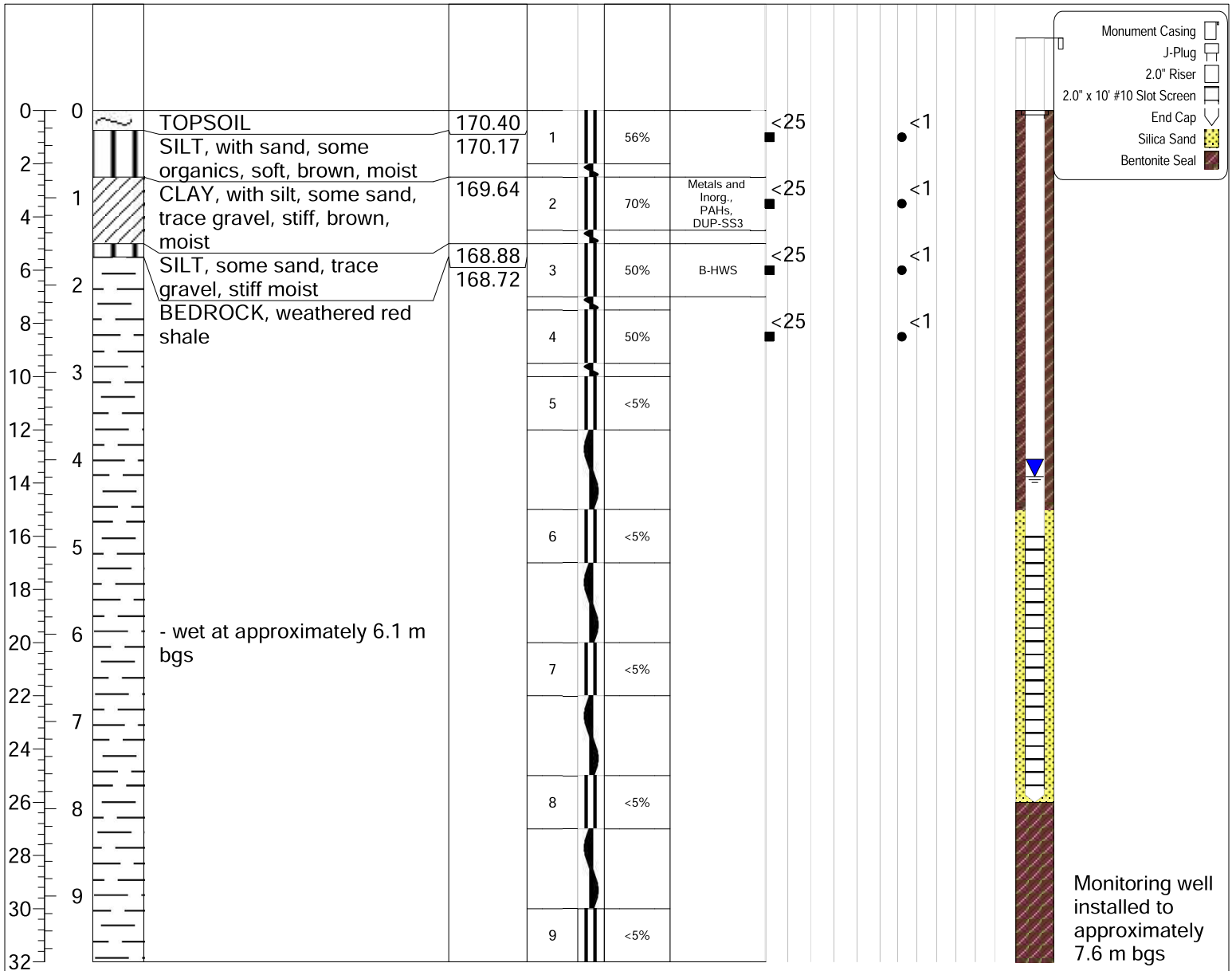
Drill Rig: Truck Mounted BOA5M2
Hole Size/Drill Method: 203mm/SSA
Easting: 602640.9 E
Northing: 4814980 N
Datum: Geodetic

Logged by: DWB
Checked by: RB
Sheet: 1 of 1

Notes: One groundwater sample (BH1) was collected on October 19, 2020 and submitted for laboratory analyses of Organochlorine Pesticides and Triazine Herbicides.



SOIL PROFILE				SAMPLE				Hex (%LEL)		Well Completion Details
Depth (ft)	Depth (m)	Symbol	Description	Elevation (m)	Number	Type	Recovery	Laboratory Analyses	Hex (ppm)	



End of Borehole

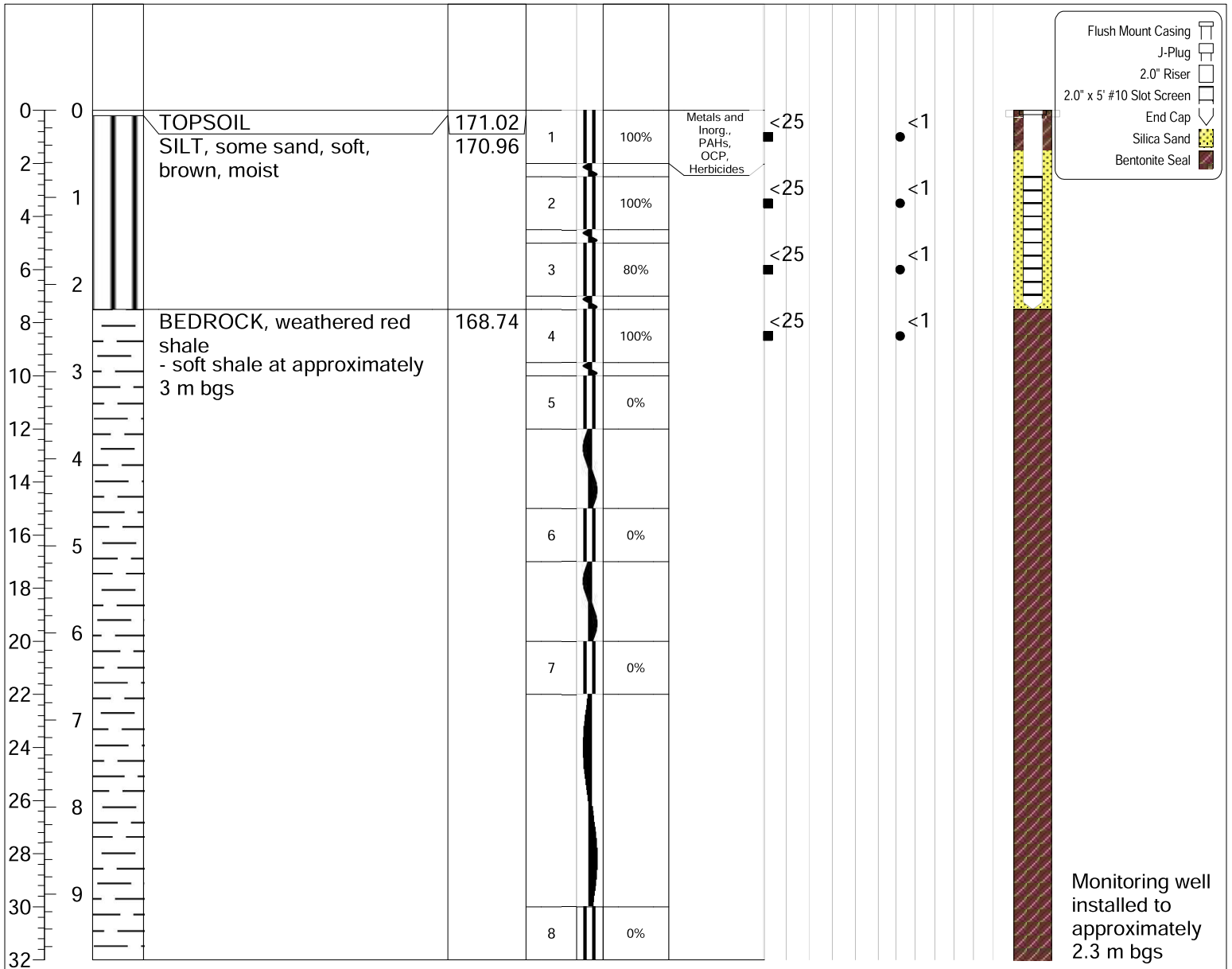
Drill Rig: Truck Mounted BOA5M2
Hole Size/Drill Method: 203mm/SSA
Easting: 602655.4 E
Northing: 4814988 N
Datum: Geodetic

Logged by: DWB
Checked by: RB
Sheet: 1 of 1

Notes: One groundwater sample (BH2) was collected on October 20, 2020 and submitted for laboratory analyses of metals and inorganic parameters and PAHs.



SOIL PROFILE				SAMPLE				Hex (%LEL)		Well Completion Details
Depth (ft)	Depth (m)	Symbol	Description	Elevation (m)	Number	Type	Recovery	Laboratory Analyses	Hex (ppm)	



End of Borehole

Monitoring well installed to approximately 2.3 m bgs

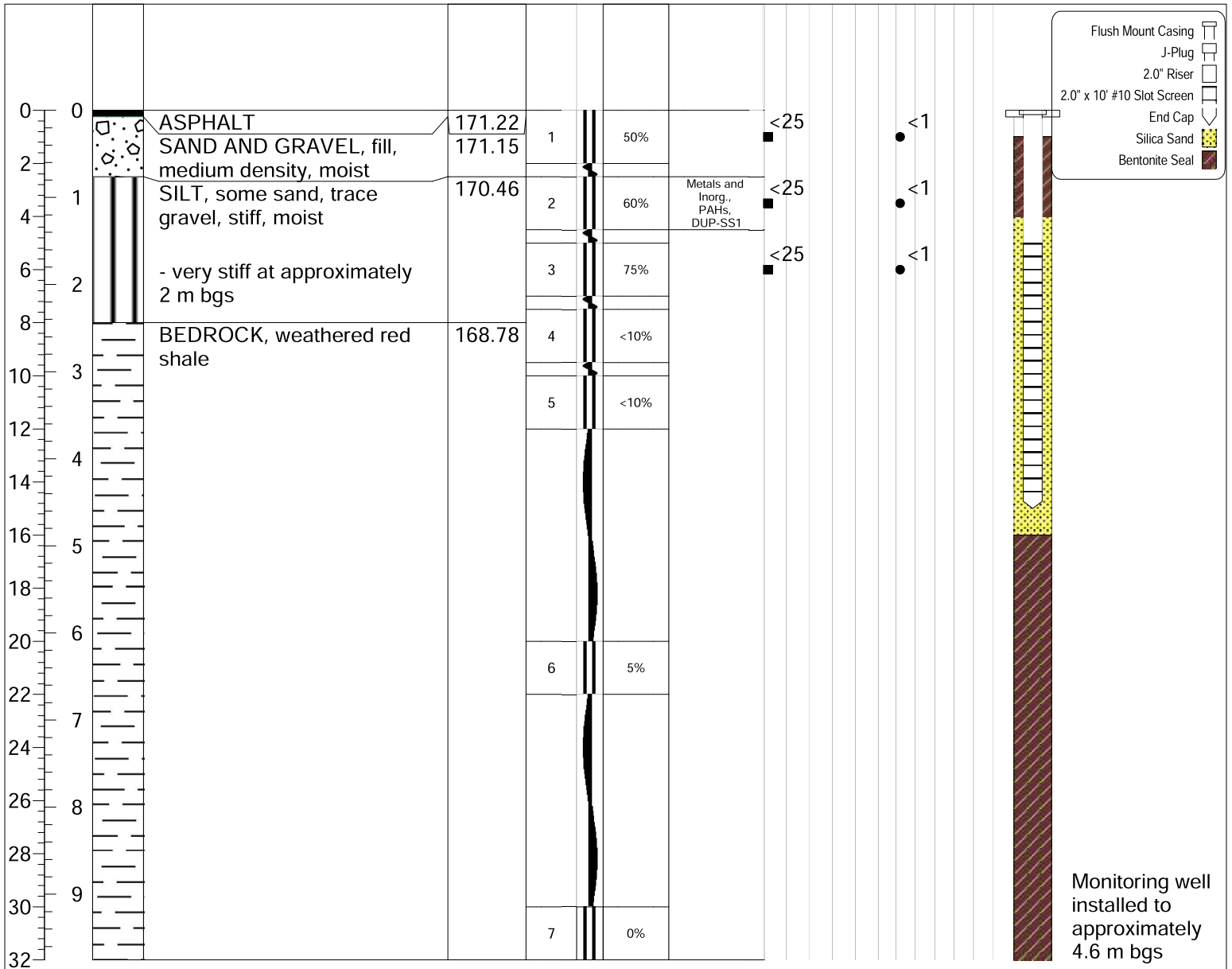
Drill Rig: Truck Mounted BOA5M2
Hole Size/Drill Method: 203mm/SSA
Easting: 602671.2 E
Northing: 4814977 N
Datum: Geodetic

Logged by: DWB
Checked by: RB
Sheet: 1 of 1

Notes: Monitoring well (BH3) dry on October 15, 19 and 20, 2020.



SOIL PROFILE				SAMPLE				Hex (%LEL)		Well Completion Details
Depth (ft)	Depth (m)	Symbol	Description	Elevation (m)	Number	Type	Recovery	Laboratory Analyses	Hex (ppm)	



End of Borehole

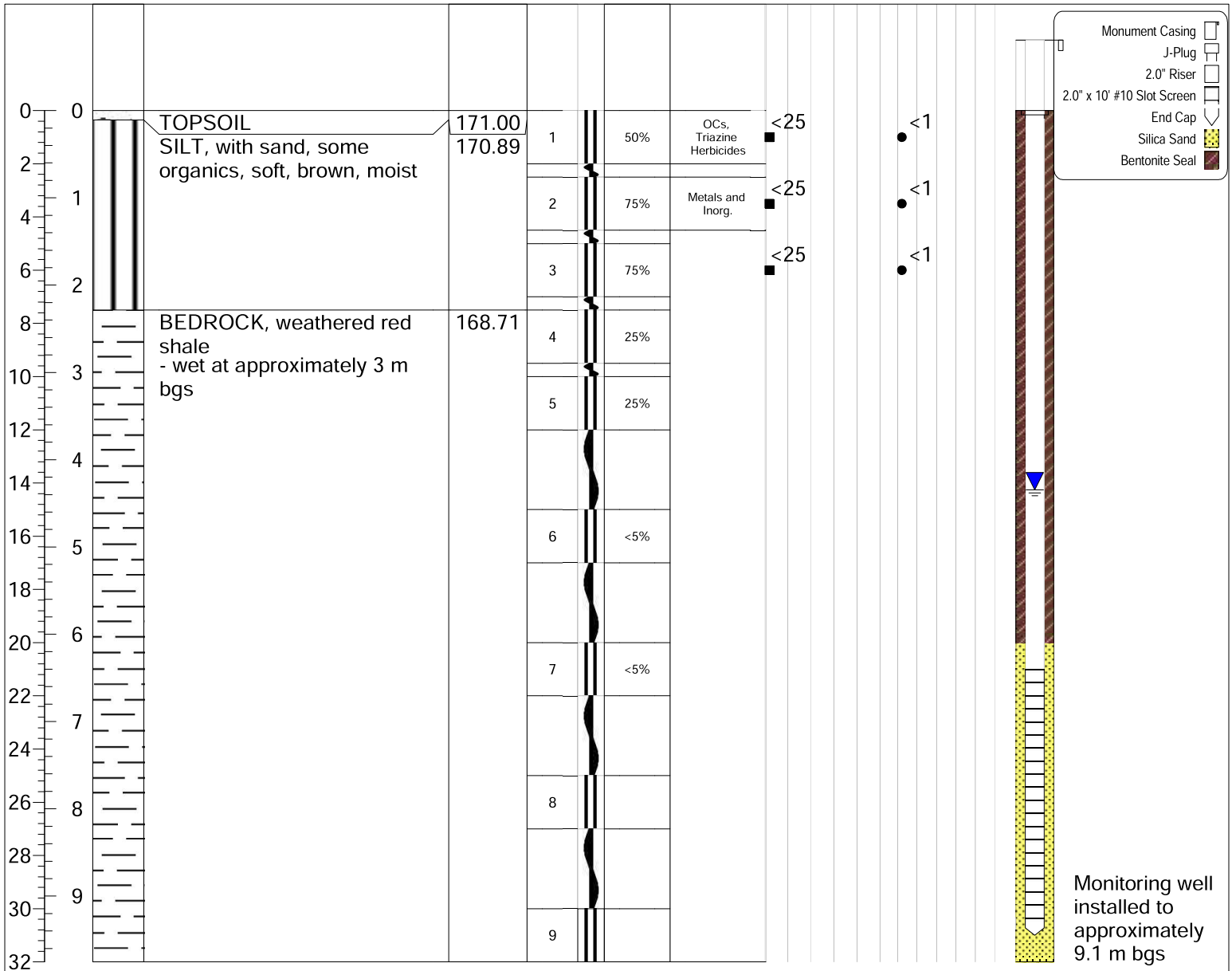
Drill Rig: Truck Mounted BOA5M2
Hole Size/Drill Method: 203mm/SSA
Eastings: 602687.5 E
Northing: 4814955 N
Datum: Geodetic

Logged by: DWB
Checked by: RB
Sheet: 1 of 1

Notes: Monitoring well (BH4) dry on October 15, 19 and 20, 2020.



SOIL PROFILE				SAMPLE				Hex (%LEL)		Well Completion Details
Depth (ft)	Depth (m)	Symbol	Description	Elevation (m)	Number	Type	Recovery	Laboratory Analyses	Hex (ppm)	



End of Borehole

Drill Rig: Truck Mounted BOA5M2
Hole Size/Drill Method: 203mm/SSA
Easting: 602687.1 E
Northing: 4814933 N
Datum: Geodetic

Logged by: DWB
Checked by: RB
Sheet: 1 of 1

Notes: One groundwater sample (BH5) was collected on October 20, 2020 and submitted for laboratory analyses of PAHs, metals and inorganic parameters, Organochlorine Pesticides and Triazine Herbicides.

APPENDIX C: LABORATORY CERTIFICATES OF ANALYSIS





Your P.O. #: PN20-9550.AC.03
 Your Project #: 9550
 Site Location: 3043 SIXTH LINE, OAKVILLE
 Your C.O.C. #: 156122, 156121

Attention: Rachel Baldwin

S2S Environmental Inc
 1099 Kingston Rd
 Suite 260
 Pickering, ON
 CANADA L1V 1B5

Report Date: 2020/10/29
 Report #: R6389381
 Version: 2 - Revision

CERTIFICATE OF ANALYSIS – REVISED REPORT

BV LABS JOB #: COR1848

Received: 2020/10/15, 15:31

Sample Matrix: Soil
 # Samples Received: 11

Analyses	Quantity	Date	Date	Laboratory Method	Analytical Method
		Extracted	Analyzed		
Methylnaphthalene Sum	4	N/A	2020/10/21	CAM SOP-00301	EPA 8270D m
Hot Water Extractable Boron	1	2020/10/20	2020/10/20	CAM SOP-00408	R153 Ana. Prot. 2011
Hot Water Extractable Boron	3	2020/10/20	2020/10/21	CAM SOP-00408	R153 Ana. Prot. 2011
Hot Water Extractable Boron	2	2020/10/26	2020/10/27	CAM SOP-00408	R153 Ana. Prot. 2011
Free (WAD) Cyanide	4	2020/10/19	2020/10/20	CAM SOP-00457	OMOE E3015 m
Conductivity	4	2020/10/21	2020/10/21	CAM SOP-00414	OMOE E3530 v1 m
Hexavalent Chromium in Soil by IC (1)	4	2020/10/19	2020/10/20	CAM SOP-00436	EPA 3060/7199 m
Strong Acid Leachable Metals by ICPMS	4	2020/10/20	2020/10/20	CAM SOP-00447	EPA 6020B m
Moisture	6	N/A	2020/10/19	CAM SOP-00445	Carter 2nd ed 51.2 m
Moisture	2	N/A	2020/10/20	CAM SOP-00445	Carter 2nd ed 51.2 m
OC Pesticides (Selected) & PCB (2)	3	2020/10/21	2020/10/21	CAM SOP-00307	SW846 8081, 8082
OC Pesticides Summed Parameters	2	N/A	2020/10/20	CAM SOP-00307	EPA 8081/8082 m
OC Pesticides Summed Parameters	1	N/A	2020/10/21	CAM SOP-00307	EPA 8081/8082 m
PAH Compounds in Soil by GC/MS (SIM)	4	2020/10/20	2020/10/21	CAM SOP-00318	EPA 8270D m
pH CaCl2 EXTRACT	5	2020/10/20	2020/10/20	CAM SOP-00413	EPA 9045 D m
Sieve, 75um	1	N/A	2020/10/21	CAM SOP-00467	ASTM D1140 -17 m
Sodium Adsorption Ratio (SAR)	4	N/A	2020/10/22	CAM SOP-00102	EPA 6010C
Triazines	3	2020/10/22	2020/10/23	CAM SOP-00301	EPA 8270 m

Remarks:

Bureau Veritas Laboratories are accredited to ISO/IEC 17025 for specific parameters on scopes of accreditation. Unless otherwise noted, procedures used by BV Labs are based upon recognized Provincial, Federal or US method compendia such as CCME, MELCC, EPA, APHA.

All work recorded herein has been done in accordance with procedures and practices ordinarily exercised by professionals in BV Labs profession using accepted testing methodologies, quality assurance and quality control procedures (except where otherwise agreed by the client and BV Labs in writing). All data is in statistical control and has met quality control and method performance criteria unless otherwise noted. All method blanks are reported; unless indicated otherwise, associated sample data are not blank corrected. Where applicable, unless otherwise noted, Measurement Uncertainty has not been accounted for when stating conformity to the referenced standard.

BV Labs liability is limited to the actual cost of the requested analyses, unless otherwise agreed in writing. There is no other warranty expressed or implied. BV Labs has been retained to provide analysis of samples provided by the Client using the testing methodology referenced in this report. Interpretation and



Your P.O. #: PN20-9550.AC.03
Your Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your C.O.C. #: 156122, 156121

Attention: Rachel Baldwin

S2S Environmental Inc
1099 Kingston Rd
Suite 260
Pickering, ON
CANADA L1V 1B5

Report Date: 2020/10/29
Report #: R6389381
Version: 2 - Revision

CERTIFICATE OF ANALYSIS – REVISED REPORT

BV LABS JOB #: C0R1848

Received: 2020/10/15, 15:31

use of test results are the sole responsibility of the Client and are not within the scope of services provided by BV Labs, unless otherwise agreed in writing. BV Labs is not responsible for the accuracy or any data impacts, that result from the information provided by the customer or their agent.

Solid sample results, except biota, are based on dry weight unless otherwise indicated. Organic analyses are not recovery corrected except for isotope dilution methods.

Results relate to samples tested. When sampling is not conducted by BV Labs, results relate to the supplied samples tested.

This Certificate shall not be reproduced except in full, without the written approval of the laboratory.

Reference Method suffix "m" indicates test methods incorporate validated modifications from specific reference methods to improve performance.

* RPDs calculated using raw data. The rounding of final results may result in the apparent difference.

- (1) Soils are reported on a dry weight basis unless otherwise specified.
- (2) Chlordane (Total) = Alpha Chlordane + Gamma Chlordane

Encryption Key

Please direct all questions regarding this Certificate of Analysis to your Project Manager.

Deepthi Shaji, Project Manager

Email: Deepthi.Shaji@bvlabs.com

Phone# (905)817-5700 Ext:7065843

=====

BV Labs has procedures in place to guard against improper use of the electronic signature and have the required "signatories", as per ISO/IEC 17025, signing the reports. For Service Group specific validation please refer to the Validation Signature Page.



BUREAU
VERITAS

BV Labs Job #: COR1848
Report Date: 2020/10/29

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.AC.03
Sampler Initials: DB

O.REG 153 METALS & INORGANICS PKG (SOIL)

BV Labs ID		NXE405			NXE405			NXE408		
Sampling Date		2020/10/14 13:00			2020/10/14 13:00			2020/10/13 10:40		
COC Number		156122			156122			156122		
	UNITS	BH2-2	RDL	QC Batch	BH2-2 Lab-Dup	RDL	QC Batch	BH3-1	RDL	QC Batch

Calculated Parameters										
Sodium Adsorption Ratio	N/A	3.7		7007470				0.37		7007470
Inorganics										
Conductivity	mS/cm	0.42	0.002	7011445				0.12	0.002	7011445
Available (CaCl2) pH	pH	7.51		7009586				6.83		7009586
WAD Cyanide (Free)	ug/g	0.01	0.01	7007876				0.02	0.01	7007876
Chromium (VI)	ug/g	<0.18	0.18	7008513				<0.18	0.18	7008513
Metals										
Hot Water Ext. Boron (B)	ug/g	2.1	0.050	7010098	2.1	0.050	7010098	0.83	0.050	7010098
Acid Extractable Antimony (Sb)	ug/g	0.39	0.20	7009473				<0.20	0.20	7009473
Acid Extractable Arsenic (As)	ug/g	8.2	1.0	7009473				6.6	1.0	7009473
Acid Extractable Barium (Ba)	ug/g	120	0.50	7009473				73	0.50	7009473
Acid Extractable Beryllium (Be)	ug/g	0.92	0.20	7009473				0.81	0.20	7009473
Acid Extractable Boron (B)	ug/g	16	5.0	7009473				6.5	5.0	7009473
Acid Extractable Cadmium (Cd)	ug/g	0.20	0.10	7009473				0.16	0.10	7009473
Acid Extractable Chromium (Cr)	ug/g	28	1.0	7009473				26	1.0	7009473
Acid Extractable Cobalt (Co)	ug/g	14	0.10	7009473				14	0.10	7009473
Acid Extractable Copper (Cu)	ug/g	36	0.50	7009473				22	0.50	7009473
Acid Extractable Lead (Pb)	ug/g	30	1.0	7009473				22	1.0	7009473
Acid Extractable Molybdenum (Mo)	ug/g	1.2	0.50	7009473				0.77	0.50	7009473
Acid Extractable Nickel (Ni)	ug/g	34	0.50	7009473				26	0.50	7009473
Acid Extractable Selenium (Se)	ug/g	<0.50	0.50	7009473				<0.50	0.50	7009473
Acid Extractable Silver (Ag)	ug/g	<0.20	0.20	7009473				<0.20	0.20	7009473
Acid Extractable Thallium (Tl)	ug/g	0.13	0.050	7009473				0.14	0.050	7009473
Acid Extractable Uranium (U)	ug/g	1.0	0.050	7009473				0.47	0.050	7009473
Acid Extractable Vanadium (V)	ug/g	37	5.0	7009473				37	5.0	7009473
Acid Extractable Zinc (Zn)	ug/g	140	5.0	7009473				86	5.0	7009473
Acid Extractable Mercury (Hg)	ug/g	<0.050	0.050	7009473				<0.050	0.050	7009473

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Lab-Dup = Laboratory Initiated Duplicate



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S2S Environmental Inc
Client Project #: 9550
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Your P.O. #: PN20-9550.AC.03
Sampler Initials: DB

O.REG 153 METALS & INORGANICS PKG (SOIL)

BV Labs ID		NXE410			NXE411			NXE411	
Sampling Date		2020/10/13 14:16			2020/10/13 14:40			2020/10/13 14:40	
COC Number		156122			156121			156121	
	UNITS	BH4-2	RDL	QC Batch	SS1	RDL	QC Batch	SS1 Lab-Dup	QC Batch

Calculated Parameters									
Sodium Adsorption Ratio	N/A	0.23 (1)		7007470	0.23 (1)		7007470		

Inorganics									
Conductivity	mS/cm	0.22	0.002	7011445	0.23	0.002	7011445		
Moisture	%				11	1.0	7008240		
Available (CaCl2) pH	pH	7.58		7009586	7.57		7009586	7.59	7009586
WAD Cyanide (Free)	ug/g	<0.01	0.01	7007876	<0.01	0.01	7007876		
Chromium (VI)	ug/g	0.18	0.18	7008513	0.18	0.18	7008513		

Metals									
Hot Water Ext. Boron (B)	ug/g	0.37	0.050	7009491	0.32	0.050	7010098		
Acid Extractable Antimony (Sb)	ug/g	<0.20	0.20	7009473	<0.20	0.20	7009473		
Acid Extractable Arsenic (As)	ug/g	5.0	1.0	7009473	5.1	1.0	7009473		
Acid Extractable Barium (Ba)	ug/g	120	0.50	7009473	120	0.50	7009473		
Acid Extractable Beryllium (Be)	ug/g	0.87	0.20	7009473	0.86	0.20	7009473		
Acid Extractable Boron (B)	ug/g	8.8	5.0	7009473	9.6	5.0	7009473		
Acid Extractable Cadmium (Cd)	ug/g	0.13	0.10	7009473	0.12	0.10	7009473		
Acid Extractable Chromium (Cr)	ug/g	24	1.0	7009473	25	1.0	7009473		
Acid Extractable Cobalt (Co)	ug/g	12	0.10	7009473	13	0.10	7009473		
Acid Extractable Copper (Cu)	ug/g	28	0.50	7009473	27	0.50	7009473		
Acid Extractable Lead (Pb)	ug/g	13	1.0	7009473	13	1.0	7009473		
Acid Extractable Molybdenum (Mo)	ug/g	<0.50	0.50	7009473	<0.50	0.50	7009473		
Acid Extractable Nickel (Ni)	ug/g	34	0.50	7009473	33	0.50	7009473		
Acid Extractable Selenium (Se)	ug/g	<0.50	0.50	7009473	<0.50	0.50	7009473		
Acid Extractable Silver (Ag)	ug/g	<0.20	0.20	7009473	<0.20	0.20	7009473		
Acid Extractable Thallium (Tl)	ug/g	0.14	0.050	7009473	0.13	0.050	7009473		
Acid Extractable Uranium (U)	ug/g	0.54	0.050	7009473	0.54	0.050	7009473		
Acid Extractable Vanadium (V)	ug/g	35	5.0	7009473	36	5.0	7009473		
Acid Extractable Zinc (Zn)	ug/g	64	5.0	7009473	65	5.0	7009473		

RDL = Reportable Detection Limit
 QC Batch = Quality Control Batch
 Lab-Dup = Laboratory Initiated Duplicate
 (1) Sodium was not detected. To report SAR the sodium detection limit was used in the calculation. This value represents a maximum ratio.



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O.REG 153 METALS & INORGANICS PKG (SOIL)

BV Labs ID		NXE410			NXE411			NXE411	
Sampling Date		2020/10/13 14:16			2020/10/13 14:40			2020/10/13 14:40	
COC Number		156122			156121			156121	
	UNITS	BH4-2	RDL	QC Batch	SS1	RDL	QC Batch	SS1 Lab-Dup	QC Batch
Acid Extractable Mercury (Hg)	ug/g	<0.050	0.050	7009473	<0.050	0.050	7009473		
RDL = Reportable Detection Limit QC Batch = Quality Control Batch Lab-Dup = Laboratory Initiated Duplicate									



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Sampler Initials: DB

O.REG 153 OC PESTICIDES (SOIL)

BV Labs ID		NXE401			NXE401			NXE402		
Sampling Date		2020/10/14 08:52			2020/10/14 08:52			2020/10/14 08:57		
COC Number		156122			156122			156122		
	UNITS	BH1-1	RDL	QC Batch	BH1-1 Lab-Dup	RDL	QC Batch	SS2	RDL	QC Batch
Inorganics										
Moisture	%	11	1.0	7008240	11	1.0	7008240	11	1.0	7008240
Calculated Parameters										
Chlordane (Total)	ug/g	<0.0020	0.0020	7007399				<0.0020	0.0020	7007399
o,p-DDD + p,p-DDD	ug/g	<0.0020	0.0020	7007399				<0.0020	0.0020	7007399
o,p-DDE + p,p-DDE	ug/g	<0.0020	0.0020	7007399				<0.0020	0.0020	7007399
o,p-DDT + p,p-DDT	ug/g	<0.0020	0.0020	7007399				<0.0020	0.0020	7007399
Total Endosulfan	ug/g	<0.0020	0.0020	7007399				<0.0020	0.0020	7007399
Total PCB	ug/g	<0.015	0.015	7007399				<0.050	0.050	7007399
Pesticides & Herbicides										
Aldrin	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
a-Chlordane	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
g-Chlordane	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
o,p-DDD	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
p,p-DDD	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
o,p-DDE	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
p,p-DDE	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
o,p-DDT	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
p,p-DDT	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
Dieldrin	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
Lindane	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
Endosulfan I (alpha)	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
Endosulfan II (beta)	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
Endrin	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
Heptachlor	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
Heptachlor epoxide	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
Hexachlorobenzene	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
Hexachlorobutadiene	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
Hexachloroethane	ug/g	<0.0020	0.0020	7011412				<0.0020	0.0020	7011412
Methoxychlor	ug/g	<0.0050	0.0050	7011412				<0.0050	0.0050	7011412
RDL = Reportable Detection Limit QC Batch = Quality Control Batch Lab-Dup = Laboratory Initiated Duplicate										



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O.REG 153 OC PESTICIDES (SOIL)

BV Labs ID		NXE401			NXE401			NXE402		
Sampling Date		2020/10/14 08:52			2020/10/14 08:52			2020/10/14 08:57		
COC Number		156122			156122			156122		
	UNITS	BH1-1	RDL	QC Batch	BH1-1 Lab-Dup	RDL	QC Batch	SS2	RDL	QC Batch
Aroclor 1242	ug/g	<0.015	0.015	7011412				<0.015	0.015	7011412
Aroclor 1248	ug/g	<0.015	0.015	7011412				<0.015	0.015	7011412
Aroclor 1254	ug/g	<0.015	0.015	7011412				<0.050	0.050	7011412
Aroclor 1260	ug/g	<0.015	0.015	7011412				<0.015	0.015	7011412
Surrogate Recovery (%)										
2,4,5,6-Tetrachloro-m-xylene	%	78		7011412				81		7011412
Decachlorobiphenyl	%	94		7011412				107		7011412
RDL = Reportable Detection Limit QC Batch = Quality Control Batch Lab-Dup = Laboratory Initiated Duplicate										



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Sampler Initials: DB

O.REG 153 OC PESTICIDES (SOIL)

BV Labs ID		NXE413			NXE413		
Sampling Date		2020/10/15 08:32			2020/10/15 08:32		
COC Number		156121			156121		
	UNITS	BH5-1	RDL	QC Batch	BH5-1 Lab-Dup	RDL	QC Batch
Inorganics							
Moisture	%	13	1.0	7009946			
Calculated Parameters							
Chlordane (Total)	ug/g	<0.0020	0.0020	7007399			
o,p-DDD + p,p-DDD	ug/g	<0.0020	0.0020	7007399			
o,p-DDE + p,p-DDE	ug/g	<0.0020	0.0020	7007399			
o,p-DDT + p,p-DDT	ug/g	<0.0020	0.0020	7007399			
Total Endosulfan	ug/g	<0.0020	0.0020	7007399			
Total PCB	ug/g	<0.050	0.050	7007399			
Pesticides & Herbicides							
Aldrin	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
a-Chlordane	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
g-Chlordane	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
o,p-DDD	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
p,p-DDD	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
o,p-DDE	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
p,p-DDE	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
o,p-DDT	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
p,p-DDT	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
Dieldrin	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
Lindane	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
Endosulfan I (alpha)	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
Endosulfan II (beta)	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
Endrin	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
Heptachlor	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
Heptachlor epoxide	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
Hexachlorobenzene	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
Hexachlorobutadiene	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
Hexachloroethane	ug/g	<0.0020	0.0020	7011412	<0.0020	0.0020	7011412
Methoxychlor	ug/g	<0.0050	0.0050	7011412	<0.0050	0.0050	7011412
RDL = Reportable Detection Limit QC Batch = Quality Control Batch Lab-Dup = Laboratory Initiated Duplicate							



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O.REG 153 OC PESTICIDES (SOIL)

BV Labs ID		NXE413			NXE413		
Sampling Date		2020/10/15 08:32			2020/10/15 08:32		
COC Number		156121			156121		
	UNITS	BH5-1	RDL	QC Batch	BH5-1 Lab-Dup	RDL	QC Batch
Aroclor 1242	ug/g	<0.015	0.015	7011412	<0.015	0.015	7011412
Aroclor 1248	ug/g	<0.015	0.015	7011412	<0.015	0.015	7011412
Aroclor 1254	ug/g	<0.050	0.050	7011412	<0.050	0.050	7011412
Aroclor 1260	ug/g	<0.015	0.015	7011412	<0.015	0.015	7011412
Surrogate Recovery (%)							
2,4,5,6-Tetrachloro-m-xylene	%	84		7011412	76		7011412
Decachlorobiphenyl	%	107		7011412	96		7011412
RDL = Reportable Detection Limit QC Batch = Quality Control Batch Lab-Dup = Laboratory Initiated Duplicate							



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O.REG 153 PAHS (SOIL)

BV Labs ID		NXE405			NXE405			NXE406		
Sampling Date		2020/10/14 13:00			2020/10/14 13:00			2020/10/14 13:05		
COC Number		156122			156122			156122		
	UNITS	BH2-2	RDL	QC Batch	BH2-2 Lab-Dup	RDL	QC Batch	SS3	RDL	QC Batch

Inorganics										
Moisture	%	19	1.0	7007785	20	1.0	7007785	17	1.0	7007785
Calculated Parameters										
Methylnaphthalene, 2-(1-)	ug/g	<0.0071	0.0071	7007468				<0.0071	0.0071	7007468
Polyaromatic Hydrocarbons										
Acenaphthene	ug/g	<0.0050	0.0050	7011074				<0.0050	0.0050	7011074
Acenaphthylene	ug/g	<0.0050	0.0050	7011074				<0.0050	0.0050	7011074
Anthracene	ug/g	<0.0050	0.0050	7011074				<0.0050	0.0050	7011074
Benzo(a)anthracene	ug/g	<0.0050	0.0050	7011074				<0.0050	0.0050	7011074
Benzo(a)pyrene	ug/g	<0.0050	0.0050	7011074				<0.0050	0.0050	7011074
Benzo(b/j)fluoranthene	ug/g	<0.0050	0.0050	7011074				0.0079	0.0050	7011074
Benzo(g,h,i)perylene	ug/g	<0.0050	0.0050	7011074				<0.0050	0.0050	7011074
Benzo(k)fluoranthene	ug/g	<0.0050	0.0050	7011074				<0.0050	0.0050	7011074
Chrysene	ug/g	<0.0050	0.0050	7011074				<0.0050	0.0050	7011074
Dibenzo(a,h)anthracene	ug/g	<0.0050	0.0050	7011074				<0.0050	0.0050	7011074
Fluoranthene	ug/g	<0.0050	0.0050	7011074				0.0072	0.0050	7011074
Fluorene	ug/g	<0.0050	0.0050	7011074				<0.0050	0.0050	7011074
Indeno(1,2,3-cd)pyrene	ug/g	<0.0050	0.0050	7011074				<0.0050	0.0050	7011074
1-Methylnaphthalene	ug/g	<0.0050	0.0050	7011074				<0.0050	0.0050	7011074
2-Methylnaphthalene	ug/g	<0.0050	0.0050	7011074				<0.0050	0.0050	7011074
Naphthalene	ug/g	<0.0050	0.0050	7011074				<0.0050	0.0050	7011074
Phenanthrene	ug/g	<0.0050	0.0050	7011074				<0.0050	0.0050	7011074
Pyrene	ug/g	0.0055	0.0050	7011074				0.0079	0.0050	7011074
Surrogate Recovery (%)										
D10-Anthracene	%	97		7011074				97		7011074
D14-Terphenyl (FS)	%	100		7011074				101		7011074
D8-Acenaphthylene	%	95		7011074				91		7011074

RDL = Reportable Detection Limit
QC Batch = Quality Control Batch
Lab-Dup = Laboratory Initiated Duplicate



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O.REG 153 PAHS (SOIL)

BV Labs ID		NXE406			NXE408		NXE410		
Sampling Date		2020/10/14 13:05			2020/10/13 10:40		2020/10/13 14:16		
COC Number		156122			156122		156122		
	UNITS	SS3 Lab-Dup	RDL	QC Batch	BH3-1	QC Batch	BH4-2	RDL	QC Batch
Inorganics									
Moisture	%				17	7009832	11	1.0	7008240
Calculated Parameters									
Methylnaphthalene, 2-(1-)	ug/g				<0.0071	7007468	<0.0071	0.0071	7007468
Polyaromatic Hydrocarbons									
Acenaphthene	ug/g	<0.0050	0.0050	7011074	<0.0050	7011074	<0.0050	0.0050	7011074
Acenaphthylene	ug/g	<0.0050	0.0050	7011074	<0.0050	7011074	<0.0050	0.0050	7011074
Anthracene	ug/g	<0.0050	0.0050	7011074	<0.0050	7011074	<0.0050	0.0050	7011074
Benzo(a)anthracene	ug/g	0.0058	0.0050	7011074	<0.0050	7011074	<0.0050	0.0050	7011074
Benzo(a)pyrene	ug/g	0.0054	0.0050	7011074	<0.0050	7011074	<0.0050	0.0050	7011074
Benzo(b/j)fluoranthene	ug/g	0.011	0.0050	7011074	<0.0050	7011074	<0.0050	0.0050	7011074
Benzo(g,h,i)perylene	ug/g	<0.0050	0.0050	7011074	<0.0050	7011074	<0.0050	0.0050	7011074
Benzo(k)fluoranthene	ug/g	<0.0050	0.0050	7011074	<0.0050	7011074	<0.0050	0.0050	7011074
Chrysene	ug/g	0.0058	0.0050	7011074	<0.0050	7011074	<0.0050	0.0050	7011074
Dibenzo(a,h)anthracene	ug/g	<0.0050	0.0050	7011074	<0.0050	7011074	<0.0050	0.0050	7011074
Fluoranthene	ug/g	0.0098	0.0050	7011074	<0.0050	7011074	<0.0050	0.0050	7011074
Fluorene	ug/g	<0.0050	0.0050	7011074	<0.0050	7011074	<0.0050	0.0050	7011074
Indeno(1,2,3-cd)pyrene	ug/g	<0.0050	0.0050	7011074	<0.0050	7011074	<0.0050	0.0050	7011074
1-Methylnaphthalene	ug/g	<0.0050	0.0050	7011074	<0.0050	7011074	<0.0050	0.0050	7011074
2-Methylnaphthalene	ug/g	<0.0050	0.0050	7011074	<0.0050	7011074	<0.0050	0.0050	7011074
Naphthalene	ug/g	<0.0050	0.0050	7011074	<0.0050	7011074	<0.0050	0.0050	7011074
Phenanthrene	ug/g	<0.0050	0.0050	7011074	<0.0050	7011074	<0.0050	0.0050	7011074
Pyrene	ug/g	0.011	0.0050	7011074	<0.0050	7011074	<0.0050	0.0050	7011074
Surrogate Recovery (%)									
D10-Anthracene	%	97		7011074	97	7011074	95		7011074
D14-Terphenyl (FS)	%	99		7011074	95	7011074	96		7011074
D8-Acenaphthylene	%	91		7011074	94	7011074	93		7011074
RDL = Reportable Detection Limit QC Batch = Quality Control Batch Lab-Dup = Laboratory Initiated Duplicate									



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Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.AC.03
Sampler Initials: DB

RESULTS OF ANALYSES OF SOIL

BV Labs ID		NXE404		
Sampling Date		2020/10/14 09:05		
COC Number		156122		
	UNITS	BH1-3	RDL	QC Batch
Inorganics				
Available (CaCl2) pH	pH	7.74		7009586
Miscellaneous Parameters				
Grain Size	%	FINE	N/A	7010176
Sieve - #200 (<0.075mm)	%	96	1	7010176
Sieve - #200 (>0.075mm)	%	4	1	7010176
RDL = Reportable Detection Limit QC Batch = Quality Control Batch N/A = Not Applicable				



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BV Labs Job #: COR1848
Report Date: 2020/10/29

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
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Sampler Initials: DB

ELEMENTS BY ATOMIC SPECTROSCOPY (SOIL)

BV Labs ID		NXE403	NXE407		
Sampling Date		2020/10/14 08:59	2020/10/14 13:07		
COC Number		156122	156122		
	UNITS	BH1-2	BH2-3	RDL	QC Batch
Metals					
Hot Water Ext. Boron (B)	ug/g	0.089	0.92	0.050	7019797
RDL = Reportable Detection Limit					
QC Batch = Quality Control Batch					



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BV Labs Job #: COR1848
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S2S Environmental Inc
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Sampler Initials: DB

SEMI-VOLATILE ORGANICS BY GC-MS (SOIL)

BV Labs ID		NXE401	NXE402	NXE413	NXE413		
Sampling Date		2020/10/14 08:52	2020/10/14 08:57	2020/10/15 08:32	2020/10/15 08:32		
COC Number		156122	156122	156121	156121		
	UNITS	BH1-1	SS2	BH5-1	BH5-1 Lab-Dup	RDL	QC Batch
Pesticides & Herbicides							
Prometon	ug/g	<0.050	<0.050	<0.050	<0.050	0.050	7015348
Simazine	ug/g	<0.25	<0.25	<0.25	<0.25	0.25	7015348
Atrazine	ug/g	<0.10	<0.10	<0.10	<0.10	0.10	7015348
Propazine	ug/g	<0.25	<0.25	<0.25	<0.25	0.25	7015348
Metribuzin (Sencor)	ug/g	<0.10	<0.10	<0.10	<0.10	0.10	7015348
Simetryn	ug/g	<0.050	<0.050	<0.050	<0.050	0.050	7015348
Ametryn	ug/g	<0.25	<0.25	<0.25	<0.25	0.25	7015348
Prometryne	ug/g	<0.25	<0.25	<0.25	<0.25	0.25	7015348
Terbutryne	ug/g	<0.050	<0.050	<0.050	<0.050	0.050	7015348
Cyanazine (Bladex)	ug/g	<0.25	<0.25	<0.25	<0.25	0.25	7015348
Surrogate Recovery (%)							
2-Fluorobiphenyl	%	84	83	86	84		7015348
D14-Terphenyl (FS)	%	87	90	92	92		7015348
D5-Nitrobenzene	%	77	76	73	77		7015348
RDL = Reportable Detection Limit QC Batch = Quality Control Batch Lab-Dup = Laboratory Initiated Duplicate							



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VERITAS

BV Labs Job #: COR1848
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S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
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Sampler Initials: DB

TEST SUMMARY

BV Labs ID: NXE401
Sample ID: BH1-1
Matrix: Soil

Collected: 2020/10/14
Shipped:
Received: 2020/10/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Moisture	BAL	7008240	N/A	2020/10/19	Prgya Panchal
OC Pesticides (Selected) & PCB	GC/ECD	7011412	2020/10/21	2020/10/21	Joy Zhang
OC Pesticides Summed Parameters	CALC	7007399	N/A	2020/10/20	Automated Statchk
Triazines	GC/MS	7015348	2020/10/22	2020/10/23	May Yin Mak

BV Labs ID: NXE401 Dup
Sample ID: BH1-1
Matrix: Soil

Collected: 2020/10/14
Shipped:
Received: 2020/10/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Moisture	BAL	7008240	N/A	2020/10/19	Prgya Panchal

BV Labs ID: NXE402
Sample ID: SS2
Matrix: Soil

Collected: 2020/10/14
Shipped:
Received: 2020/10/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Moisture	BAL	7008240	N/A	2020/10/19	Prgya Panchal
OC Pesticides (Selected) & PCB	GC/ECD	7011412	2020/10/21	2020/10/21	Joy Zhang
OC Pesticides Summed Parameters	CALC	7007399	N/A	2020/10/20	Automated Statchk
Triazines	GC/MS	7015348	2020/10/22	2020/10/23	May Yin Mak

BV Labs ID: NXE403
Sample ID: BH1-2
Matrix: Soil

Collected: 2020/10/14
Shipped:
Received: 2020/10/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Hot Water Extractable Boron	ICP	7019797	2020/10/26	2020/10/27	Medhat Nasr

BV Labs ID: NXE404
Sample ID: BH1-3
Matrix: Soil

Collected: 2020/10/14
Shipped:
Received: 2020/10/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
pH CaCl2 EXTRACT	AT	7009586	2020/10/20	2020/10/20	Neil Dassanayake
Sieve, 75um	SIEV	7010176	N/A	2020/10/21	Min Yang

BV Labs ID: NXE405
Sample ID: BH2-2
Matrix: Soil

Collected: 2020/10/14
Shipped:
Received: 2020/10/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Methylnaphthalene Sum	CALC	7007468	N/A	2020/10/21	Automated Statchk
Hot Water Extractable Boron	ICP	7010098	2020/10/20	2020/10/21	Jolly John



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VERITAS

BV Labs Job #: COR1848
Report Date: 2020/10/29

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.AC.03
Sampler Initials: DB

TEST SUMMARY

BV Labs ID: NXE405
Sample ID: BH2-2
Matrix: Soil

Collected: 2020/10/14
Shipped:
Received: 2020/10/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Free (WAD) Cyanide	TECH	7007876	2020/10/19	2020/10/20	Gnana Thomas
Conductivity	AT	7011445	2020/10/21	2020/10/21	Neil Dassanayake
Hexavalent Chromium in Soil by IC	IC/SPEC	7008513	2020/10/19	2020/10/20	Violeta Porcila
Strong Acid Leachable Metals by ICPMS	ICP/MS	7009473	2020/10/20	2020/10/20	Viviana Canzonieri
Moisture	BAL	7007785	N/A	2020/10/19	Gurpreet Kaur (ONT)
PAH Compounds in Soil by GC/MS (SIM)	GC/MS	7011074	2020/10/20	2020/10/21	Jett Wu
pH CaCl2 EXTRACT	AT	7009586	2020/10/20	2020/10/20	Neil Dassanayake
Sodium Adsorption Ratio (SAR)	CALC/MET	7007470	N/A	2020/10/22	Automated Statchk

BV Labs ID: NXE405 Dup
Sample ID: BH2-2
Matrix: Soil

Collected: 2020/10/14
Shipped:
Received: 2020/10/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Hot Water Extractable Boron	ICP	7010098	2020/10/20	2020/10/21	Jolly John
Moisture	BAL	7007785	N/A	2020/10/19	Gurpreet Kaur (ONT)

BV Labs ID: NXE406
Sample ID: SS3
Matrix: Soil

Collected: 2020/10/14
Shipped:
Received: 2020/10/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Methylnaphthalene Sum	CALC	7007468	N/A	2020/10/21	Automated Statchk
Moisture	BAL	7007785	N/A	2020/10/19	Gurpreet Kaur (ONT)
PAH Compounds in Soil by GC/MS (SIM)	GC/MS	7011074	2020/10/20	2020/10/21	Jett Wu

BV Labs ID: NXE406 Dup
Sample ID: SS3
Matrix: Soil

Collected: 2020/10/14
Shipped:
Received: 2020/10/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
PAH Compounds in Soil by GC/MS (SIM)	GC/MS	7011074	2020/10/20	2020/10/21	Jett Wu

BV Labs ID: NXE407
Sample ID: BH2-3
Matrix: Soil

Collected: 2020/10/14
Shipped:
Received: 2020/10/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Hot Water Extractable Boron	ICP	7019797	2020/10/26	2020/10/27	Medhat Nasr



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VERITAS

BV Labs Job #: COR1848
Report Date: 2020/10/29

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.AC.03
Sampler Initials: DB

TEST SUMMARY

BV Labs ID: NXE408
Sample ID: BH3-1
Matrix: Soil

Collected: 2020/10/13
Shipped:
Received: 2020/10/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Methylnaphthalene Sum	CALC	7007468	N/A	2020/10/21	Automated Statchk
Hot Water Extractable Boron	ICP	7010098	2020/10/20	2020/10/21	Jolly John
Free (WAD) Cyanide	TECH	7007876	2020/10/19	2020/10/20	Gnana Thomas
Conductivity	AT	7011445	2020/10/21	2020/10/21	Neil Dassanayake
Hexavalent Chromium in Soil by IC	IC/SPEC	7008513	2020/10/19	2020/10/20	Violeta Porcila
Strong Acid Leachable Metals by ICPMS	ICP/MS	7009473	2020/10/20	2020/10/20	Viviana Canzonieri
Moisture	BAL	7009832	N/A	2020/10/20	Prgya Panchal
PAH Compounds in Soil by GC/MS (SIM)	GC/MS	7011074	2020/10/20	2020/10/21	Jett Wu
pH CaCl2 EXTRACT	AT	7009586	2020/10/20	2020/10/20	Neil Dassanayake
Sodium Adsorption Ratio (SAR)	CALC/MET	7007470	N/A	2020/10/22	Automated Statchk

BV Labs ID: NXE410
Sample ID: BH4-2
Matrix: Soil

Collected: 2020/10/13
Shipped:
Received: 2020/10/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Methylnaphthalene Sum	CALC	7007468	N/A	2020/10/21	Automated Statchk
Hot Water Extractable Boron	ICP	7009491	2020/10/20	2020/10/20	Jolly John
Free (WAD) Cyanide	TECH	7007876	2020/10/19	2020/10/20	Gnana Thomas
Conductivity	AT	7011445	2020/10/21	2020/10/21	Neil Dassanayake
Hexavalent Chromium in Soil by IC	IC/SPEC	7008513	2020/10/19	2020/10/20	Violeta Porcila
Strong Acid Leachable Metals by ICPMS	ICP/MS	7009473	2020/10/20	2020/10/20	Viviana Canzonieri
Moisture	BAL	7008240	N/A	2020/10/19	Prgya Panchal
PAH Compounds in Soil by GC/MS (SIM)	GC/MS	7011074	2020/10/20	2020/10/21	Jett Wu
pH CaCl2 EXTRACT	AT	7009586	2020/10/20	2020/10/20	Neil Dassanayake
Sodium Adsorption Ratio (SAR)	CALC/MET	7007470	N/A	2020/10/22	Automated Statchk

BV Labs ID: NXE411
Sample ID: SS1
Matrix: Soil

Collected: 2020/10/13
Shipped:
Received: 2020/10/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Hot Water Extractable Boron	ICP	7010098	2020/10/20	2020/10/21	Jolly John
Free (WAD) Cyanide	TECH	7007876	2020/10/19	2020/10/20	Gnana Thomas
Conductivity	AT	7011445	2020/10/21	2020/10/21	Neil Dassanayake
Hexavalent Chromium in Soil by IC	IC/SPEC	7008513	2020/10/19	2020/10/20	Violeta Porcila
Strong Acid Leachable Metals by ICPMS	ICP/MS	7009473	2020/10/20	2020/10/20	Viviana Canzonieri
Moisture	BAL	7008240	N/A	2020/10/19	Prgya Panchal
pH CaCl2 EXTRACT	AT	7009586	2020/10/20	2020/10/20	Neil Dassanayake
Sodium Adsorption Ratio (SAR)	CALC/MET	7007470	N/A	2020/10/22	Automated Statchk



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BV Labs Job #: COR1848
Report Date: 2020/10/29

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.AC.03
Sampler Initials: DB

TEST SUMMARY

BV Labs ID: NXE411 Dup
Sample ID: SS1
Matrix: Soil

Collected: 2020/10/13
Shipped:
Received: 2020/10/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
pH CaCl2 EXTRACT	AT	7009586	2020/10/20	2020/10/20	Neil Dassanayake

BV Labs ID: NXE413
Sample ID: BH5-1
Matrix: Soil

Collected: 2020/10/15
Shipped:
Received: 2020/10/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Moisture	BAL	7009946	N/A	2020/10/20	Prgya Panchal
OC Pesticides (Selected) & PCB	GC/ECD	7011412	2020/10/21	2020/10/21	Joy Zhang
OC Pesticides Summed Parameters	CALC	7007399	N/A	2020/10/21	Automated Statchk
Triazines	GC/MS	7015348	2020/10/22	2020/10/23	May Yin Mak

BV Labs ID: NXE413 Dup
Sample ID: BH5-1
Matrix: Soil

Collected: 2020/10/15
Shipped:
Received: 2020/10/15

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
OC Pesticides (Selected) & PCB	GC/ECD	7011412	2020/10/21	2020/10/21	Joy Zhang
Triazines	GC/MS	7015348	2020/10/22	2020/10/23	May Yin Mak



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BV Labs Job #: COR1848

Report Date: 2020/10/29

S2S Environmental Inc

Client Project #: 9550

Site Location: 3043 SIXTH LINE, OAKVILLE

Your P.O. #: PN20-9550.AC.03

Sampler Initials: DB

GENERAL COMMENTS

Each temperature is the average of up to three cooler temperatures taken at receipt

Package 1	6.3°C
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Revised Report[2020/10/29] : Criteria removed as per the COC.

HWS boron analysis included on BH1-2 and BH2-3 as per client request.

Results relate only to the items tested.



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VERITAS**

BV Labs Job #: COR1848
Report Date: 2020/10/29

QUALITY ASSURANCE REPORT

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.AC.03
Sampler Initials: DB

QC Batch	Parameter	Date	Matrix Spike		SPIKED BLANK		Method Blank		RPD		QC Standard	
			% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits	% Recovery	QC Limits
7011074	D10-Anthracene	2020/10/21	97	50 - 130	104	50 - 130	98	%				
7011074	D14-Terphenyl (FS)	2020/10/21	99	50 - 130	100	50 - 130	98	%				
7011074	D8-Acenaphthylene	2020/10/21	94	50 - 130	95	50 - 130	96	%				
7011412	2,4,5,6-Tetrachloro-m-xylene	2020/10/21	85	50 - 130	85	50 - 130	83	%				
7011412	Decachlorobiphenyl	2020/10/21	103	50 - 130	115	50 - 130	107	%				
7015348	2-Fluorobiphenyl	2020/10/23	81	30 - 130	95	30 - 130	95	%				
7015348	D14-Terphenyl (FS)	2020/10/23	92	30 - 130	93	30 - 130	91	%				
7015348	D5-Nitrobenzene	2020/10/23	76	30 - 130	85	30 - 130	89	%				
7007785	Moisture	2020/10/19								3.7	20	
7007876	WAD Cyanide (Free)	2020/10/20	95	75 - 125	91	80 - 120	<0.01	ug/g	NC	NC	35	
7008240	Moisture	2020/10/19								0.93	20	
7008513	Chromium (VI)	2020/10/20	85	70 - 130	88	80 - 120	<0.18	ug/g	NC	NC	35	
7009473	Acid Extractable Antimony (Sb)	2020/10/20	97	75 - 125	103	80 - 120	<0.20	ug/g	NC	NC	30	
7009473	Acid Extractable Arsenic (As)	2020/10/20	103	75 - 125	109	80 - 120	<1.0	ug/g	2.8	2.8	30	
7009473	Acid Extractable Barium (Ba)	2020/10/20	NC	75 - 125	95	80 - 120	<0.50	ug/g	4.2	4.2	30	
7009473	Acid Extractable Beryllium (Be)	2020/10/20	97	75 - 125	99	80 - 120	<0.20	ug/g	NC	NC	30	
7009473	Acid Extractable Boron (B)	2020/10/20	92	75 - 125	99	80 - 120	<5.0	ug/g	5.1	5.1	30	
7009473	Acid Extractable Cadmium (Cd)	2020/10/20	100	75 - 125	104	80 - 120	<0.10	ug/g	22	22	30	
7009473	Acid Extractable Chromium (Cr)	2020/10/20	104	75 - 125	107	80 - 120	<1.0	ug/g	1.7	1.7	30	
7009473	Acid Extractable Cobalt (Co)	2020/10/20	99	75 - 125	107	80 - 120	<0.10	ug/g	2.8	2.8	30	
7009473	Acid Extractable Copper (Cu)	2020/10/20	95	75 - 125	102	80 - 120	<0.50	ug/g	0.38	0.38	30	
7009473	Acid Extractable Lead (Pb)	2020/10/20	NC	75 - 125	106	80 - 120	<1.0	ug/g	66 (1)	66 (1)	30	
7009473	Acid Extractable Mercury (Hg)	2020/10/20	85	75 - 125	91	80 - 120	<0.050	ug/g	NC	NC	30	
7009473	Acid Extractable Molybdenum (Mo)	2020/10/20	101	75 - 125	105	80 - 120	<0.50	ug/g	NC	NC	30	
7009473	Acid Extractable Nickel (Ni)	2020/10/20	99	75 - 125	107	80 - 120	<0.50	ug/g	2.8	2.8	30	
7009473	Acid Extractable Selenium (Se)	2020/10/20	103	75 - 125	109	80 - 120	<0.50	ug/g	NC	NC	30	
7009473	Acid Extractable Silver (Ag)	2020/10/20	99	75 - 125	103	80 - 120	<0.20	ug/g	4.0	4.0	30	
7009473	Acid Extractable Thallium (Tl)	2020/10/20	96	75 - 125	105	80 - 120	<0.050	ug/g	12	12	30	
7009473	Acid Extractable Uranium (U)	2020/10/20	99	75 - 125	105	80 - 120	<0.050	ug/g	1.7	1.7	30	
7009473	Acid Extractable Vanadium (V)	2020/10/20	103	75 - 125	105	80 - 120	<5.0	ug/g	2.2	2.2	30	



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BV Labs Job #: COR1848
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QUALITY ASSURANCE REPORT(CONT'D)

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.AC.03
Sampler Initials: DB

QC Batch	Parameter	Date	Matrix Spike		SPIKED BLANK		Method Blank		RPD		QC Standard	
			% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits	% Recovery	QC Limits
7009473	Acid Extractable Zinc (Zn)	2020/10/20	NC	75 - 125	105	80 - 120	<5.0	ug/g	15	30		
7009491	Hot Water Ext. Boron (B)	2020/10/20	123	75 - 125	102	75 - 125	<0.050	ug/g	NC	40		
7009586	Available (CaCl2) pH	2020/10/20			100	97 - 103			0.30	N/A		
7009832	Moisture	2020/10/20							3.1	20		
7009946	Moisture	2020/10/20							4.7	20		
7010098	Hot Water Ext. Boron (B)	2020/10/21	NC	75 - 125	101	75 - 125	<0.050	ug/g	0.52	40		
7010176	Sieve - #200 (<0.075mm)	2020/10/21							0.99	20	57	53 - 58
7010176	Sieve - #200 (>0.075mm)	2020/10/21							1.6	20	43	42 - 47
7011074	1-Methylnaphthalene	2020/10/21	123	50 - 130	116	50 - 130	<0.0050	ug/g	NC	40		
7011074	2-Methylnaphthalene	2020/10/21	122	50 - 130	114	50 - 130	<0.0050	ug/g	NC	40		
7011074	Acenaphthene	2020/10/21	96	50 - 130	97	50 - 130	<0.0050	ug/g	NC	40		
7011074	Acenaphthylene	2020/10/21	93	50 - 130	91	50 - 130	<0.0050	ug/g	NC	40		
7011074	Anthracene	2020/10/21	103	50 - 130	102	50 - 130	<0.0050	ug/g	NC	40		
7011074	Benzo(a)anthracene	2020/10/21	102	50 - 130	106	50 - 130	<0.0050	ug/g	15	40		
7011074	Benzo(a)pyrene	2020/10/21	93	50 - 130	89	50 - 130	<0.0050	ug/g	7.7	40		
7011074	Benzo(b,j)fluoranthene	2020/10/21	109	50 - 130	111	50 - 130	<0.0050	ug/g	32	40		
7011074	Benzo(g,h,i)perylene	2020/10/21	89	50 - 130	111	50 - 130	<0.0050	ug/g	NC	40		
7011074	Benzo(k)fluoranthene	2020/10/21	104	50 - 130	100	50 - 130	<0.0050	ug/g	NC	40		
7011074	Chrysene	2020/10/21	103	50 - 130	112	50 - 130	<0.0050	ug/g	16	40		
7011074	Dibenzo(a,h)anthracene	2020/10/21	103	50 - 130	103	50 - 130	<0.0050	ug/g	NC	40		
7011074	Fluoranthene	2020/10/21	109	50 - 130	109	50 - 130	<0.0050	ug/g	31	40		
7011074	Fluorene	2020/10/21	105	50 - 130	101	50 - 130	<0.0050	ug/g	NC	40		
7011074	Indeno(1,2,3-cd)pyrene	2020/10/21	100	50 - 130	107	50 - 130	<0.0050	ug/g	NC	40		
7011074	Naphthalene	2020/10/21	87	50 - 130	96	50 - 130	<0.0050	ug/g	NC	40		
7011074	Phenanthrene	2020/10/21	103	50 - 130	104	50 - 130	<0.0050	ug/g	NC	40		
7011074	Pyrene	2020/10/21	107	50 - 130	108	50 - 130	<0.0050	ug/g	30	40		
7011412	a-Chlordane	2020/10/21	87	50 - 130	97	50 - 130	<0.0020	ug/g	NC	40		
7011412	Aldrin	2020/10/21	82	50 - 130	85	50 - 130	<0.0020	ug/g	NC	40		
7011412	Aroclor 1242	2020/10/21					<0.015	ug/g	NC	40		
7011412	Aroclor 1248	2020/10/21					<0.015	ug/g	NC	40		



**BUREAU
VERITAS**

BV Labs Job #: COR1848
Report Date: 2020/10/29

QUALITY ASSURANCE REPORT(CONT'D)

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.AC.03
Sampler Initials: DB

QC Batch	Parameter	Date	Matrix Spike		SPIKED BLANK		Method Blank		RPD		QC Standard	
			% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits	% Recovery	QC Limits
7011412	Aroclor 1254	2020/10/21					<0.015	ug/g	NC	40		
7011412	Aroclor 1260	2020/10/21					<0.015	ug/g	NC	40		
7011412	Dieldrin	2020/10/21	90	50 - 130	96	50 - 130	<0.0020	ug/g	NC	40		
7011412	Endosulfan I (alpha)	2020/10/21	70	50 - 130	74	50 - 130	<0.0020	ug/g	NC	40		
7011412	Endosulfan II (beta)	2020/10/21	71	50 - 130	73	50 - 130	<0.0020	ug/g	NC	40		
7011412	Endrin	2020/10/21	82	50 - 130	86	50 - 130	<0.0020	ug/g	NC	40		
7011412	g-Chlordane	2020/10/21	90	50 - 130	93	50 - 130	<0.0020	ug/g	NC	40		
7011412	Heptachlor epoxide	2020/10/21	78	50 - 130	85	50 - 130	<0.0020	ug/g	NC	40		
7011412	Heptachlor	2020/10/21	88	50 - 130	91	50 - 130	<0.0020	ug/g	NC	40		
7011412	Hexachlorobenzene	2020/10/21	80	50 - 130	86	50 - 130	<0.0020	ug/g	NC	40		
7011412	Hexachlorobutadiene	2020/10/21	83	50 - 130	89	50 - 130	<0.0020	ug/g	NC	40		
7011412	Hexachloroethane	2020/10/21	83	50 - 130	74	50 - 130	<0.0020	ug/g	NC	40		
7011412	Lindane	2020/10/21	73	50 - 130	77	50 - 130	<0.0020	ug/g	NC	40		
7011412	Methoxychlor	2020/10/21	102	50 - 130	105	50 - 130	<0.0050	ug/g	NC	40		
7011412	o,p-DDD	2020/10/21	89	50 - 130	94	50 - 130	<0.0020	ug/g	NC	40		
7011412	o,p-DDE	2020/10/21	83	50 - 130	92	50 - 130	<0.0020	ug/g	NC	40		
7011412	o,p-DDT	2020/10/21	106	50 - 130	119	50 - 130	<0.0020	ug/g	NC	40		
7011412	p,p-DDD	2020/10/21	83	50 - 130	87	50 - 130	<0.0020	ug/g	NC	40		
7011412	p,p-DDE	2020/10/21	95	50 - 130	106	50 - 130	<0.0020	ug/g	NC	40		
7011412	p,p-DDT	2020/10/21	99	50 - 130	111	50 - 130	<0.0020	ug/g	NC	40		
7011445	Conductivity	2020/10/21			104	90 - 110	<0.002	mS/cm	0.18	10		
7015348	Ametryn	2020/10/23	90	40 - 130	91	40 - 130	<0.25	ug/g	NC	50		
7015348	Atrazine	2020/10/23	89	40 - 130	96	40 - 130	<0.10	ug/g	NC	50		
7015348	Cyanazine (Bladex)	2020/10/23	91	40 - 130	94	40 - 130	<0.25	ug/g	NC	50		
7015348	Metribuzin (Sencor)	2020/10/23	92	40 - 130	94	40 - 130	<0.10	ug/g	NC	50		
7015348	Prometon	2020/10/23	98	40 - 130	91	40 - 130	<0.050	ug/g	NC	50		
7015348	Prometryne	2020/10/23	87	40 - 130	94	40 - 130	<0.25	ug/g	NC	50		
7015348	Propazine	2020/10/23	94	40 - 130	96	40 - 130	<0.25	ug/g	NC	50		
7015348	Simazine	2020/10/23	105	40 - 130	105	40 - 130	<0.25	ug/g	NC	50		
7015348	Simetryn	2020/10/23	88	40 - 130	94	40 - 130	<0.050	ug/g	NC	50		



BUREAU
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LABS

BV Labs Job #: COR1848
Report Date: 2020/10/29

QUALITY ASSURANCE REPORT(CONT'D)

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.AC.03
Sampler Initials: DB

QC Batch	Parameter	Date	Matrix Spike		SPIKED BLANK		Method Blank		RPD		QC Standard	
			% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits	% Recovery	QC Limits
7015348	Terbutryne	2020/10/23	96	40 - 130	93	40 - 130	<0.050	ug/g	NC	50		
7019797	Hot Water Ext. Boron (B)	2020/10/27	81	75 - 125	102	75 - 125	<0.050	ug/g	4.6	40		

N/A = Not Applicable

Duplicate: Paired analysis of a separate portion of the same sample. Used to evaluate the variance in the measurement.

Matrix Spike: A sample to which a known amount of the analyte of interest has been added. Used to evaluate sample matrix interference.

QC Standard: A sample of known concentration prepared by an external agency under stringent conditions. Used as an independent check of method accuracy.

Spiked Blank: A blank matrix sample to which a known amount of the analyte, usually from a second source, has been added. Used to evaluate method accuracy.

Method Blank: A blank matrix containing all reagents used in the analytical procedure. Used to identify laboratory contamination.

Surrogate: A pure or isotopically labeled compound whose behavior mirrors the analytes of interest. Used to evaluate extraction efficiency.

NC (Matrix Spike): The recovery in the matrix spike was not calculated. The relative difference between the concentration in the parent sample and the spike amount was too small to permit a reliable recovery calculation (matrix spike concentration was less than the native sample concentration)

NC (Duplicate RPD): The duplicate RPD was not calculated. The concentration in the sample and/or duplicate was too low to permit a reliable RPD calculation (absolute difference <= 2x RDL).

(1) Recovery or RPD for this parameter is outside control limits. The overall quality control for this analysis meets acceptability criteria.



BUREAU
VERITAS

BV Labs Job #: COR1848
Report Date: 2020/10/29

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.AC.03
Sampler Initials: DB

VALIDATION SIGNATURE PAGE

The analytical data and all QC contained in this report were reviewed and validated by the following individual(s).

Anastassia Hamanov, Scientific Specialist

Ewa Pranjić, M.Sc., C.Chem, Scientific Specialist

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Your P.O. #: 9550.AF.02
 Your Project #: 9550
 Site Location: 3043 6TH LINE, OAKVILLE
 Your C.O.C. #: 156443

Attention: Laura Fitzgerald

S2S Environmental Inc
 1099 Kingston Rd
 Suite 260
 Pickering, ON
 CANADA L1V 1B5

Report Date: 2020/12/08
 Report #: R6441584
 Version: 1 - Final

CERTIFICATE OF ANALYSIS

BV LABS JOB #: COW3037
Received: 2020/12/03, 16:09

Sample Matrix: Soil
 # Samples Received: 2

Analyses	Quantity	Date Extracted	Date Analyzed	Laboratory Method	Analytical Method
Hot Water Extractable Boron	2	2020/12/08	2020/12/08	CAM SOP-00408	R153 Ana. Prot. 2011

Remarks:
 Bureau Veritas Laboratories are accredited to ISO/IEC 17025 for specific parameters on scopes of accreditation. Unless otherwise noted, procedures used by BV Labs are based upon recognized Provincial, Federal or US method compendia such as CCME, MELCC, EPA, APHA.

All work recorded herein has been done in accordance with procedures and practices ordinarily exercised by professionals in BV Labs profession using accepted testing methodologies, quality assurance and quality control procedures (except where otherwise agreed by the client and BV Labs in writing). All data is in statistical control and has met quality control and method performance criteria unless otherwise noted. All method blanks are reported; unless indicated otherwise, associated sample data are not blank corrected. Where applicable, unless otherwise noted, Measurement Uncertainty has not been accounted for when stating conformity to the referenced standard.

BV Labs liability is limited to the actual cost of the requested analyses, unless otherwise agreed in writing. There is no other warranty expressed or implied. BV Labs has been retained to provide analysis of samples provided by the Client using the testing methodology referenced in this report. Interpretation and use of test results are the sole responsibility of the Client and are not within the scope of services provided by BV Labs, unless otherwise agreed in writing. BV Labs is not responsible for the accuracy or any data impacts, that result from the information provided by the customer or their agent.

Solid sample results, except biota, are based on dry weight unless otherwise indicated. Organic analyses are not recovery corrected except for isotope dilution methods.

Results relate to samples tested. When sampling is not conducted by BV Labs, results relate to the supplied samples tested.
 This Certificate shall not be reproduced except in full, without the written approval of the laboratory.
 Reference Method suffix "m" indicates test methods incorporate validated modifications from specific reference methods to improve performance.
 * RPDs calculated using raw data. The rounding of final results may result in the apparent difference.



Your P.O. #: 9550.AF.02
Your Project #: 9550
Site Location: 3043 6TH LINE, OAKVILLE
Your C.O.C. #: 156443

Attention: Laura Fitzgerald

S2S Environmental Inc
1099 Kingston Rd
Suite 260
Pickering, ON
CANADA L1V 1B5

Report Date: 2020/12/08
Report #: R6441584
Version: 1 - Final

CERTIFICATE OF ANALYSIS

BV LABS JOB #: COW3037
Received: 2020/12/03, 16:09

Encryption Key

Please direct all questions regarding this Certificate of Analysis to your Project Manager.

Deepthi Shaji, Project Manager
Email: Deepthi.Shaji@bvlabs.com
Phone# (905)817-5700 Ext:7065843

=====

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VERITAS

BV Labs Job #: COW3037
Report Date: 2020/12/08

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 6TH LINE, OAKVILLE
Your P.O. #: 9550.AF.02
Sampler Initials: FA

ELEMENTS BY ATOMIC SPECTROSCOPY (SOIL)

BV Labs ID		OIG478	OIG480		
Sampling Date		2020/12/03 11:50	2020/12/03 13:30		
COC Number		156443	156443		
	UNITS	BH102	BH104	RDL	QC Batch
Metals					
Hot Water Ext. Boron (B)	ug/g	1.2	1.2	0.050	7097326
RDL = Reportable Detection Limit					
QC Batch = Quality Control Batch					



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BV Labs Job #: COW3037
Report Date: 2020/12/08

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 6TH LINE, OAKVILLE
Your P.O. #: 9550.AF.02
Sampler Initials: FA

TEST SUMMARY

BV Labs ID: OIG478
Sample ID: BH102
Matrix: Soil

Collected: 2020/12/03
Shipped:
Received: 2020/12/03

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Hot Water Extractable Boron	ICP	7097326	2020/12/08	2020/12/08	Suban Kanapathipplai

BV Labs ID: OIG480
Sample ID: BH104
Matrix: Soil

Collected: 2020/12/03
Shipped:
Received: 2020/12/03

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Hot Water Extractable Boron	ICP	7097326	2020/12/08	2020/12/08	Suban Kanapathipplai



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BV Labs Job #: COW3037
Report Date: 2020/12/08

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 6TH LINE, OAKVILLE
Your P.O. #: 9550.AF.02
Sampler Initials: FA

GENERAL COMMENTS

Each temperature is the average of up to three cooler temperatures taken at receipt

Package 1	1.7°C
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Results relate only to the items tested.



BUREAU
VERITAS
1875

BV Labs Job #: COW3037
Report Date: 2020/12/08

QUALITY ASSURANCE REPORT

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 6TH LINE, OAKVILLE
Your P.O. #: 9550.AF.02
Sampler Initials: FA

QC Batch	Parameter	Date	Matrix Spike		SPIKED BLANK		Method Blank		RPD	
			% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
7097326	Hot Water Ext. Boron (B)	2020/12/08	NC	75 - 125	97	75 - 125	<0.050	ug/g	0.038	40

Duplicate: Paired analysis of a separate portion of the same sample. Used to evaluate the variance in the measurement.

Matrix Spike: A sample to which a known amount of the analyte of interest has been added. Used to evaluate sample matrix interference.

Spiked Blank: A blank matrix sample to which a known amount of the analyte, usually from a second source, has been added. Used to evaluate method accuracy.

Method Blank: A blank matrix containing all reagents used in the analytical procedure. Used to identify laboratory contamination.

NC (Matrix Spike): The recovery in the matrix spike was not calculated. The relative difference between the concentration in the parent sample and the spike amount was too small to permit a reliable recovery calculation (matrix spike concentration was less than the native sample concentration)





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BV Labs Job #: COW3037
Report Date: 2020/12/08

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 6TH LINE, OAKVILLE
Your P.O. #: 9550.AF.02
Sampler Initials: FA

VALIDATION SIGNATURE PAGE

The analytical data and all QC contained in this report were reviewed and validated by the following individual(s).

Ewa Pranjic, M.Sc., C.Chem, Scientific Specialist

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Your P.O. #: PN20-9550.AC.04
 Your Project #: 9550
 Site Location: 3043 SIXTH LINE, OAKVILLE, ON
 Your C.O.C. #: 797662-01-01

Attention: Rachel Baldwin

S2S Environmental Inc
 1099 Kingston Rd
 Suite 260
 Pickering, ON
 CANADA L1V 1B5

Report Date: 2020/10/28
 Report #: R6387720
 Version: 1 - Final

CERTIFICATE OF ANALYSIS

BV LABS JOB #: C0R4923

Received: 2020/10/19, 18:06

Sample Matrix: Water
 # Samples Received: 1

Analyses	Quantity	Date	Date	Laboratory Method	Analytical Method
		Extracted	Analyzed		
OC Pesticides (Selected) & PCB (1)	1	2020/10/22	2020/10/23	CAM SOP-00307	EPA 8081A/8082B m
OC Pesticides Summed Parameters	1	N/A	2020/10/23	CAM SOP-00307	EPA 8081A/8082B m
Triazine Herbicides	1	2020/10/26	2020/10/27	CAM SOP-00301	EPA 8270 m

Remarks:

Bureau Veritas Laboratories are accredited to ISO/IEC 17025 for specific parameters on scopes of accreditation. Unless otherwise noted, procedures used by BV Labs are based upon recognized Provincial, Federal or US method compendia such as CCME, MELCC, EPA, APHA.

All work recorded herein has been done in accordance with procedures and practices ordinarily exercised by professionals in BV Labs profession using accepted testing methodologies, quality assurance and quality control procedures (except where otherwise agreed by the client and BV Labs in writing). All data is in statistical control and has met quality control and method performance criteria unless otherwise noted. All method blanks are reported; unless indicated otherwise, associated sample data are not blank corrected. Where applicable, unless otherwise noted, Measurement Uncertainty has not been accounted for when stating conformity to the referenced standard.

BV Labs liability is limited to the actual cost of the requested analyses, unless otherwise agreed in writing. There is no other warranty expressed or implied. BV Labs has been retained to provide analysis of samples provided by the Client using the testing methodology referenced in this report. Interpretation and use of test results are the sole responsibility of the Client and are not within the scope of services provided by BV Labs, unless otherwise agreed in writing. BV Labs is not responsible for the accuracy or any data impacts, that result from the information provided by the customer or their agent.

Solid sample results, except biota, are based on dry weight unless otherwise indicated. Organic analyses are not recovery corrected except for isotope dilution methods.

Results relate to samples tested. When sampling is not conducted by BV Labs, results relate to the supplied samples tested.

This Certificate shall not be reproduced except in full, without the written approval of the laboratory.

Reference Method suffix "m" indicates test methods incorporate validated modifications from specific reference methods to improve performance.

* RPDs calculated using raw data. The rounding of final results may result in the apparent difference.

(1) Chlordane (Total) = Alpha Chlordane + Gamma Chlordane



Your P.O. #: PN20-9550.AC.04
Your Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE, ON
Your C.O.C. #: 797662-01-01

Attention: Rachel Baldwin

S2S Environmental Inc
1099 Kingston Rd
Suite 260
Pickering, ON
CANADA L1V 1B5

Report Date: 2020/10/28
Report #: R6387720
Version: 1 - Final

CERTIFICATE OF ANALYSIS

BV LABS JOB #: C0R4923
Received: 2020/10/19, 18:06

Encryption Key

Please direct all questions regarding this Certificate of Analysis to your Project Manager.

Deepthi Shaji, Project Manager
Email: Deepthi.Shaji@bvlabs.com
Phone# (905)817-5700 Ext:7065843

=====

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BUREAU
VERITAS

BV Labs Job #: COR4923
Report Date: 2020/10/28

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE, ON
Your P.O. #: PN20-9550.AC.04
Sampler Initials: WB

SEMI-VOLATILE ORGANICS BY GC-MS (WATER)

BV Labs ID		NXW620		
Sampling Date		2020/10/19 14:52		
COC Number		797662-01-01		
	UNITS	BH1	RDL	QC Batch
Pesticides & Herbicides				
Prometon	ug/L	<0.50	0.50	7020843
Simazine	ug/L	<2.5	2.5	7020843
Atrazine	ug/L	<1.0	1.0	7020843
Propazine	ug/L	<2.5	2.5	7020843
Metribuzin (Sencor)	ug/L	<2.5	2.5	7020843
Simetryn	ug/L	<0.50	0.50	7020843
Ametryn	ug/L	<2.5	2.5	7020843
Prometryne	ug/L	<2.5	2.5	7020843
Terbutryne	ug/L	<0.50	0.50	7020843
Cyanazine (Bladex)	ug/L	<2.5	2.5	7020843
Surrogate Recovery (%)				
2-Fluorobiphenyl	%	50		7020843
D14-Terphenyl (FS)	%	88		7020843
D5-Nitrobenzene	%	47		7020843
RDL = Reportable Detection Limit QC Batch = Quality Control Batch				



BUREAU
VERITAS

BV Labs Job #: COR4923
Report Date: 2020/10/28

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE, ON
Your P.O. #: PN20-9550.AC.04
Sampler Initials: WB

O.REG 153 OC PESTICIDES (WATER)

BV Labs ID		NXW620		
Sampling Date		2020/10/19 14:52		
COC Number		797662-01-01		
	UNITS	BH1	RDL	QC Batch
Calculated Parameters				
Chlordane (Total)	ug/L	<0.005	0.005	7009899
o,p-DDD + p,p-DDD	ug/L	<0.005	0.005	7009899
o,p-DDE + p,p-DDE	ug/L	<0.005	0.005	7009899
o,p-DDT + p,p-DDT	ug/L	<0.005	0.005	7009899
Total Endosulfan	ug/L	<0.005	0.005	7009899
Total PCB	ug/L	<0.05	0.05	7009899
Pesticides & Herbicides				
Aldrin	ug/L	<0.005	0.005	7014334
Dieldrin	ug/L	<0.005	0.005	7014334
a-Chlordane	ug/L	<0.005	0.005	7014334
g-Chlordane	ug/L	<0.005	0.005	7014334
o,p-DDD	ug/L	<0.005	0.005	7014334
p,p-DDD	ug/L	<0.005	0.005	7014334
o,p-DDE	ug/L	<0.005	0.005	7014334
p,p-DDE	ug/L	<0.005	0.005	7014334
o,p-DDT	ug/L	<0.005	0.005	7014334
p,p-DDT	ug/L	<0.005	0.005	7014334
Lindane	ug/L	<0.003	0.003	7014334
Endosulfan I (alpha)	ug/L	<0.005	0.005	7014334
Endosulfan II (beta)	ug/L	<0.005	0.005	7014334
Endrin	ug/L	<0.005	0.005	7014334
Heptachlor	ug/L	<0.005	0.005	7014334
Heptachlor epoxide	ug/L	<0.005	0.005	7014334
Hexachlorobenzene	ug/L	<0.005	0.005	7014334
Hexachlorobutadiene	ug/L	<0.009	0.009	7014334
Hexachloroethane	ug/L	<0.01	0.01	7014334
Methoxychlor	ug/L	<0.01	0.01	7014334
Aroclor 1242	ug/L	<0.05	0.05	7014334
Aroclor 1248	ug/L	<0.05	0.05	7014334
Aroclor 1254	ug/L	<0.05	0.05	7014334
RDL = Reportable Detection Limit QC Batch = Quality Control Batch				



BUREAU
VERITAS

BV Labs Job #: COR4923
Report Date: 2020/10/28

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE, ON
Your P.O. #: PN20-9550.AC.04
Sampler Initials: WB

O.REG 153 OC PESTICIDES (WATER)

BV Labs ID		NXW620		
Sampling Date		2020/10/19 14:52		
COC Number		797662-01-01		
	UNITS	BH1	RDL	QC Batch
Aroclor 1260	ug/L	<0.05	0.05	7014334
Surrogate Recovery (%)				
2,4,5,6-Tetrachloro-m-xylene	%	72		7014334
Decachlorobiphenyl	%	95		7014334
RDL = Reportable Detection Limit				
QC Batch = Quality Control Batch				



BUREAU
VERITAS

BV Labs Job #: COR4923
Report Date: 2020/10/28

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE, ON
Your P.O. #: PN20-9550.AC.04
Sampler Initials: WB

TEST SUMMARY

BV Labs ID: NXW620
Sample ID: BH1
Matrix: Water

Collected: 2020/10/19
Shipped:
Received: 2020/10/19

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
OC Pesticides (Selected) & PCB	GC/ECD	7014334	2020/10/22	2020/10/23	Mahmudul Khan
OC Pesticides Summed Parameters	CALC	7009899	N/A	2020/10/23	Automated Statchk
Triazine Herbicides	GC/MS	7020843	2020/10/26	2020/10/27	May Yin Mak



BUREAU
VERITAS

BV Labs Job #: COR4923
Report Date: 2020/10/28

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE, ON
Your P.O. #: PN20-9550.AC.04
Sampler Initials: WB

GENERAL COMMENTS

Each temperature is the average of up to three cooler temperatures taken at receipt

Package 1	8.7°C
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Results relate only to the items tested.



**BUREAU
VERITAS**

BV Labs Job #: COR4923
Report Date: 2020/10/28

QUALITY ASSURANCE REPORT

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE, ON
Your P.O. #: PN20-9550.AC.04
Sampler Initials: WB

QC Batch	Parameter	Date	Matrix Spike		SPIKED BLANK		Method Blank		RPD	
			% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
7014334	2,4,5,6-Tetrachloro-m-xylene	2020/10/23	68	50 - 130	75	50 - 130	66	%		
7014334	Decachlorobiphenyl	2020/10/23	106	50 - 130	125	50 - 130	106	%		
7020843	2-Fluorobiphenyl	2020/10/27	56	30 - 130	71	30 - 130	65	%		
7020843	D14-Terphenyl (FS)	2020/10/27	97	30 - 130	99	30 - 130	98	%		
7020843	D5-Nitrobenzene	2020/10/27	54	30 - 130	74	30 - 130	68	%		
7014334	a-Chlordane	2020/10/23	71	50 - 130	84	50 - 130	<0.005	ug/L	NC	30
7014334	Aldrin	2020/10/23	68	50 - 130	72	50 - 130	<0.005	ug/L	NC	30
7014334	Aroclor 1242	2020/10/23					<0.05	ug/L		
7014334	Aroclor 1248	2020/10/23					<0.05	ug/L		
7014334	Aroclor 1254	2020/10/23					<0.05	ug/L		
7014334	Aroclor 1260	2020/10/23					<0.05	ug/L		
7014334	Dieldrin	2020/10/23	80	50 - 130	94	50 - 130	<0.005	ug/L	NC	30
7014334	Endosulfan I (alpha)	2020/10/23	62	50 - 130	67	50 - 130	<0.005	ug/L	NC	30
7014334	Endosulfan II (beta)	2020/10/23	61	50 - 130	72	50 - 130	<0.005	ug/L	NC	30
7014334	Endrin	2020/10/23	69	50 - 130	79	50 - 130	<0.005	ug/L	NC	30
7014334	g-Chlordane	2020/10/23	70	50 - 130	82	50 - 130	<0.005	ug/L	NC	30
7014334	Heptachlor epoxide	2020/10/23	72	50 - 130	84	50 - 130	<0.005	ug/L	NC	30
7014334	Heptachlor	2020/10/23	67	50 - 130	75	50 - 130	<0.005	ug/L	NC	30
7014334	Hexachlorobenzene	2020/10/23	72	50 - 130	80	50 - 130	<0.005	ug/L	NC	30
7014334	Hexachlorobutadiene	2020/10/23	81	50 - 130	88	50 - 130	<0.009	ug/L	NC	30
7014334	Hexachloroethane	2020/10/23	70	50 - 130	78	50 - 130	<0.01	ug/L	NC	30
7014334	Lindane	2020/10/23	75	50 - 130	88	50 - 130	<0.003	ug/L	NC	30
7014334	Methoxychlor	2020/10/23	70	50 - 130	85	50 - 130	<0.01	ug/L	NC	30
7014334	o,p-DDD	2020/10/23	78	50 - 130	93	50 - 130	<0.005	ug/L	NC	30
7014334	o,p-DDE	2020/10/23	76	50 - 130	88	50 - 130	<0.005	ug/L	NC	30
7014334	o,p-DDT	2020/10/23	68	50 - 130	78	50 - 130	<0.005	ug/L	NC	30
7014334	p,p-DDD	2020/10/23	82	50 - 130	94	50 - 130	<0.005	ug/L	NC	30
7014334	p,p-DDE	2020/10/23	72	50 - 130	77	50 - 130	<0.005	ug/L	NC	30
7014334	p,p-DDT	2020/10/23	74	50 - 130	81	50 - 130	<0.005	ug/L	NC	30
7020843	Ametryn	2020/10/27	95	40 - 130	100	40 - 130	<2.5	ug/L	NC	40



BUREAU
VERITAS
1875

BV Labs Job #: C0R4923
Report Date: 2020/10/28

QUALITY ASSURANCE REPORT(CONT'D)

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE, ON
Your P.O. #: PN20-9550.AC.04
Sampler Initials: WB

QC Batch	Parameter	Date	Matrix Spike		SPIKED BLANK		Method Blank		RPD	
			% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
7020843	Atrazine	2020/10/27	99	40 - 130	96	40 - 130	<1.0	ug/L	NC	40
7020843	Cyanazine (Bladex)	2020/10/27	100	40 - 130	94	40 - 130	<2.5	ug/L	NC	40
7020843	Metribuzin (Sencor)	2020/10/27	98	40 - 130	98	40 - 130	<2.5	ug/L	NC	40
7020843	Prometon	2020/10/27	98	40 - 130	98	40 - 130	<0.50	ug/L	NC	40
7020843	Prometryne	2020/10/27	94	40 - 130	97	40 - 130	<2.5	ug/L	NC	40
7020843	Propazine	2020/10/27	96	40 - 130	97	40 - 130	<2.5	ug/L	NC	40
7020843	Simazine	2020/10/27	104	40 - 130	107	40 - 130	<2.5	ug/L	NC	40
7020843	Simetryn	2020/10/27	95	40 - 130	100	40 - 130	<0.50	ug/L	NC	40
7020843	Terbutryne	2020/10/27	98	40 - 130	103	40 - 130	<0.50	ug/L	NC	40

Duplicate: Paired analysis of a separate portion of the same sample. Used to evaluate the variance in the measurement.

Matrix Spike: A sample to which a known amount of the analyte of interest has been added. Used to evaluate sample matrix interference.

Spiked Blank: A blank matrix sample to which a known amount of the analyte, usually from a second source, has been added. Used to evaluate method accuracy.

Method Blank: A blank matrix containing all reagents used in the analytical procedure. Used to identify laboratory contamination.

Surrogate: A pure or isotopically labeled compound whose behavior mirrors the analytes of interest. Used to evaluate extraction efficiency.

NC (Duplicate RPD): The duplicate RPD was not calculated. The concentration in the sample and/or duplicate was too low to permit a reliable RPD calculation (absolute difference <= 2x RDL).



BUREAU
VERITAS

BV Labs Job #: COR4923
Report Date: 2020/10/28

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE, ON
Your P.O. #: PN20-9550.AC.04
Sampler Initials: WB

VALIDATION SIGNATURE PAGE

The analytical data and all QC contained in this report were reviewed and validated by the following individual(s).

A handwritten signature in black ink, appearing to read "Anastassia Hamanov", written over a horizontal line.

Anastassia Hamanov, Scientific Specialist

BV Labs has procedures in place to guard against improper use of the electronic signature and have the required "signatories", as per ISO/IEC 17025, signing the reports. For Service Group specific validation please refer to the Validation Signature Page.



Your P.O. #: PN20-9550.9C.06
 Your Project #: 9550
 Site Location: 3043 SIXTH LINE, OAKVILLE
 Your C.O.C. #: 798318-01-01

Attention: Rachel Baldwin

S2S Environmental Inc
 1099 Kingston Rd
 Suite 260
 Pickering, ON
 CANADA L1V 1B5

Report Date: 2020/10/29
 Report #: R6390076
 Version: 1 - Final

CERTIFICATE OF ANALYSIS

BV LABS JOB #: COR6685

Received: 2020/10/20, 19:15

Sample Matrix: Water
 # Samples Received: 3

Analyses	Quantity	Date	Date	Laboratory Method	Analytical Method
		Extracted	Analyzed		
Methylnaphthalene Sum	3	N/A	2020/10/25	CAM SOP-00301	EPA 8270D m
Chloride by Automated Colourimetry	3	N/A	2020/10/27	CAM SOP-00463	SM 23 4500-Cl E m
Chromium (VI) in Water	3	N/A	2020/10/26	CAM SOP-00436	EPA 7199 m
Free (WAD) Cyanide	3	N/A	2020/10/23	CAM SOP-00457	OMOE E3015 m
Mercury	3	2020/10/26	2020/10/26	CAM SOP-00453	EPA 7470A m
Dissolved Metals by ICPMS	3	N/A	2020/10/23	CAM SOP-00447	EPA 6020B m
OC Pesticides (Selected) & PCB (1)	2	2020/10/27	2020/10/28	CAM SOP-00307	EPA 8081A/8082B m
OC Pesticides Summed Parameters	2	N/A	2020/10/23	CAM SOP-00307	EPA 8081A/8082B m
PAH Compounds in Water by GC/MS (SIM)	2	2020/10/24	2020/10/24	CAM SOP-00318	EPA 8270D m
PAH Compounds in Water by GC/MS (SIM)	1	2020/10/24	2020/10/25	CAM SOP-00318	EPA 8270D m
Triazine Herbicides	2	2020/10/26	2020/10/27	CAM SOP-00301	EPA 8270 m

Remarks:

Bureau Veritas Laboratories are accredited to ISO/IEC 17025 for specific parameters on scopes of accreditation. Unless otherwise noted, procedures used by BV Labs are based upon recognized Provincial, Federal or US method compendia such as CCME, MELCC, EPA, APHA.

All work recorded herein has been done in accordance with procedures and practices ordinarily exercised by professionals in BV Labs profession using accepted testing methodologies, quality assurance and quality control procedures (except where otherwise agreed by the client and BV Labs in writing). All data is in statistical control and has met quality control and method performance criteria unless otherwise noted. All method blanks are reported; unless indicated otherwise, associated sample data are not blank corrected. Where applicable, unless otherwise noted, Measurement Uncertainty has not been accounted for when stating conformity to the referenced standard.

BV Labs liability is limited to the actual cost of the requested analyses, unless otherwise agreed in writing. There is no other warranty expressed or implied. BV Labs has been retained to provide analysis of samples provided by the Client using the testing methodology referenced in this report. Interpretation and use of test results are the sole responsibility of the Client and are not within the scope of services provided by BV Labs, unless otherwise agreed in writing. BV Labs is not responsible for the accuracy or any data impacts, that result from the information provided by the customer or their agent.

Solid sample results, except biota, are based on dry weight unless otherwise indicated. Organic analyses are not recovery corrected except for isotope dilution methods.

Results relate to samples tested. When sampling is not conducted by BV Labs, results relate to the supplied samples tested.

This Certificate shall not be reproduced except in full, without the written approval of the laboratory.

Reference Method suffix "m" indicates test methods incorporate validated modifications from specific reference methods to improve performance.



Your P.O. #: PN20-9550.9C.06
Your Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your C.O.C. #: 798318-01-01

Attention: Rachel Baldwin

S2S Environmental Inc
1099 Kingston Rd
Suite 260
Pickering, ON
CANADA L1V 1B5

Report Date: 2020/10/29
Report #: R6390076
Version: 1 - Final

CERTIFICATE OF ANALYSIS

BV LABS JOB #: C0R6685

Received: 2020/10/20, 19:15

* RPDs calculated using raw data. The rounding of final results may result in the apparent difference.

(1) Chlordane (Total) = Alpha Chlordane + Gamma Chlordane

Encryption Key

Please direct all questions regarding this Certificate of Analysis to your Project Manager.

Deepthi Shaji, Project Manager

Email: Deepthi.Shaji@bvlabs.com

Phone# (905)817-5700 Ext:7065843

=====

This report has been generated and distributed using a secure automated process.

BV Labs has procedures in place to guard against improper use of the electronic signature and have the required "signatories", as per ISO/IEC 17025, signing the reports. For Service Group specific validation please refer to the Validation Signature Page.



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BV Labs Job #: COR6685
Report Date: 2020/10/29

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.9C.06
Sampler Initials: DWB

SEMI-VOLATILE ORGANICS BY GC-MS (WATER)

BV Labs ID		NYG526	NYG526	NYG527		
Sampling Date		2020/10/20 12:48	2020/10/20 12:48	2020/10/20 17:22		
COC Number		798318-01-01	798318-01-01	798318-01-01		
	UNITS	BH5	BH5 Lab-Dup	MW1	RDL	QC Batch
Pesticides & Herbicides						
Prometon	ug/L	<0.50	<0.50	<0.50	0.50	7020843
Simazine	ug/L	<2.5	<2.5	<2.5	2.5	7020843
Atrazine	ug/L	<1.0	<1.0	<1.0	1.0	7020843
Propazine	ug/L	<2.5	<2.5	<2.5	2.5	7020843
Metribuzin (Sencor)	ug/L	<2.5	<2.5	<2.5	2.5	7020843
Simetryn	ug/L	<0.50	<0.50	<0.50	0.50	7020843
Ametryn	ug/L	<2.5	<2.5	<2.5	2.5	7020843
Prometryne	ug/L	<2.5	<2.5	<2.5	2.5	7020843
Terbutryne	ug/L	<0.50	<0.50	<0.50	0.50	7020843
Cyanazine (Bladex)	ug/L	<2.5	<2.5	<2.5	2.5	7020843
Surrogate Recovery (%)						
2-Fluorobiphenyl	%	50	50	52		7020843
D14-Terphenyl (FS)	%	86	91	89		7020843
D5-Nitrobenzene	%	47	47	48		7020843
RDL = Reportable Detection Limit QC Batch = Quality Control Batch Lab-Dup = Laboratory Initiated Duplicate						



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VERITAS

BV Labs Job #: COR6685
Report Date: 2020/10/29

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.9C.06
Sampler Initials: DWB

O.REG 153 METALS & INORGANICS PKG (WTR)

BV Labs ID		NYG525	NYG526	NYG527		
Sampling Date		2020/10/20 10:44	2020/10/20 12:48	2020/10/20 17:22		
COC Number		798318-01-01	798318-01-01	798318-01-01		
	UNITS	BH2	BH5	MW1	RDL	QC Batch
Inorganics						
WAD Cyanide (Free)	ug/L	<1	<1	<1	1	7014690
Dissolved Chloride (Cl-)	mg/L	76	140	120	1.0	7015174
Metals						
Chromium (VI)	ug/L	<0.50	<0.50	<0.50	0.50	7015712
Mercury (Hg)	ug/L	<0.10	<0.10	<0.10	0.10	7019771
Dissolved Antimony (Sb)	ug/L	0.64	0.90	0.56	0.50	7014875
Dissolved Arsenic (As)	ug/L	1.8	2.6	1.8	1.0	7014875
Dissolved Barium (Ba)	ug/L	49	74	51	2.0	7014875
Dissolved Beryllium (Be)	ug/L	<0.40	<0.40	<0.40	0.40	7014875
Dissolved Boron (B)	ug/L	670	1900	1100	10	7014875
Dissolved Cadmium (Cd)	ug/L	<0.090	<0.090	<0.090	0.090	7014875
Dissolved Chromium (Cr)	ug/L	<5.0	<5.0	<5.0	5.0	7014875
Dissolved Cobalt (Co)	ug/L	<0.50	0.52	0.54	0.50	7014875
Dissolved Copper (Cu)	ug/L	19	20	77	0.90	7014875
Dissolved Lead (Pb)	ug/L	<0.50	<0.50	<0.50	0.50	7014875
Dissolved Molybdenum (Mo)	ug/L	12	17	15	0.50	7014875
Dissolved Nickel (Ni)	ug/L	1.1	2.4	2.4	1.0	7014875
Dissolved Selenium (Se)	ug/L	<2.0	<2.0	<2.0	2.0	7014875
Dissolved Silver (Ag)	ug/L	<0.090	<0.090	<0.090	0.090	7014875
Dissolved Sodium (Na)	ug/L	97000	140000	110000	100	7014875
Dissolved Thallium (Tl)	ug/L	<0.050	0.050	<0.050	0.050	7014875
Dissolved Uranium (U)	ug/L	1.4	9.5	11	0.10	7014875
Dissolved Vanadium (V)	ug/L	<0.50	0.82	0.71	0.50	7014875
Dissolved Zinc (Zn)	ug/L	17	14	23	5.0	7014875
RDL = Reportable Detection Limit						
QC Batch = Quality Control Batch						



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VERITAS

BV Labs Job #: COR6685
Report Date: 2020/10/29

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.9C.06
Sampler Initials: DWB

O.REG 153 OC PESTICIDES (WATER)

BV Labs ID		NYG526	NYG527		
Sampling Date		2020/10/20 12:48	2020/10/20 17:22		
COC Number		798318-01-01	798318-01-01		
	UNITS	BH5	MW1	RDL	QC Batch
Calculated Parameters					
Chlordane (Total)	ug/L	<0.005	<0.005	0.005	7012497
o,p-DDD + p,p-DDD	ug/L	<0.005	<0.005	0.005	7012497
o,p-DDE + p,p-DDE	ug/L	<0.005	<0.005	0.005	7012497
o,p-DDT + p,p-DDT	ug/L	<0.005	<0.005	0.005	7012497
Total Endosulfan	ug/L	<0.005	<0.005	0.005	7012497
Total PCB	ug/L	<0.05	<0.05	0.05	7012497
Pesticides & Herbicides					
Aldrin	ug/L	<0.005	<0.005	0.005	7021994
Dieldrin	ug/L	<0.005	<0.005	0.005	7021994
a-Chlordane	ug/L	<0.005	<0.005	0.005	7021994
g-Chlordane	ug/L	<0.005	<0.005	0.005	7021994
o,p-DDD	ug/L	<0.005	<0.005	0.005	7021994
p,p-DDD	ug/L	<0.005	<0.005	0.005	7021994
o,p-DDE	ug/L	<0.005	<0.005	0.005	7021994
p,p-DDE	ug/L	<0.005	<0.005	0.005	7021994
o,p-DDT	ug/L	<0.005	<0.005	0.005	7021994
p,p-DDT	ug/L	<0.005	<0.005	0.005	7021994
Lindane	ug/L	<0.003	<0.003	0.003	7021994
Endosulfan I (alpha)	ug/L	<0.005	<0.005	0.005	7021994
Endosulfan II (beta)	ug/L	<0.005	<0.005	0.005	7021994
Endrin	ug/L	<0.005	<0.005	0.005	7021994
Heptachlor	ug/L	<0.005	<0.005	0.005	7021994
Heptachlor epoxide	ug/L	<0.005	<0.005	0.005	7021994
Hexachlorobenzene	ug/L	<0.005	<0.005	0.005	7021994
Hexachlorobutadiene	ug/L	<0.009	<0.009	0.009	7021994
Hexachloroethane	ug/L	<0.01	<0.01	0.01	7021994
Methoxychlor	ug/L	<0.01	<0.01	0.01	7021994
Aroclor 1242	ug/L	<0.05	<0.05	0.05	7021994
Aroclor 1248	ug/L	<0.05	<0.05	0.05	7021994
Aroclor 1254	ug/L	<0.05	<0.05	0.05	7021994
RDL = Reportable Detection Limit QC Batch = Quality Control Batch					



BUREAU
VERITAS

BV Labs Job #: COR6685
Report Date: 2020/10/29

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.9C.06
Sampler Initials: DWB

O.REG 153 OC PESTICIDES (WATER)

BV Labs ID		NYG526	NYG527		
Sampling Date		2020/10/20 12:48	2020/10/20 17:22		
COC Number		798318-01-01	798318-01-01		
	UNITS	BH5	MW1	RDL	QC Batch
Aroclor 1260	ug/L	<0.05	<0.05	0.05	7021994
Surrogate Recovery (%)					
2,4,5,6-Tetrachloro-m-xylene	%	72	70		7021994
Decachlorobiphenyl	%	94	91		7021994
RDL = Reportable Detection Limit QC Batch = Quality Control Batch					



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VERITAS

BV Labs Job #: COR6685
Report Date: 2020/10/29

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.9C.06
Sampler Initials: DWB

O.REG 153 PAHS (WATER)

BV Labs ID		NYG525	NYG526	NYG527		
Sampling Date		2020/10/20 10:44	2020/10/20 12:48	2020/10/20 17:22		
COC Number		798318-01-01	798318-01-01	798318-01-01		
	UNITS	BH2	BH5	MW1	RDL	QC Batch
Calculated Parameters						
Methylnaphthalene, 2-(1-)	ug/L	<0.071	<0.071	<0.071	0.071	7011740
Polyaromatic Hydrocarbons						
Acenaphthene	ug/L	<0.050	<0.050	<0.050	0.050	7018653
Acenaphthylene	ug/L	<0.050	<0.050	<0.050	0.050	7018653
Anthracene	ug/L	<0.050	<0.050	<0.050	0.050	7018653
Benzo(a)anthracene	ug/L	<0.050	<0.050	<0.050	0.050	7018653
Benzo(a)pyrene	ug/L	<0.0090	<0.0090	<0.0090	0.0090	7018653
Benzo(b/j)fluoranthene	ug/L	<0.050	<0.050	<0.050	0.050	7018653
Benzo(g,h,i)perylene	ug/L	<0.050	<0.050	<0.050	0.050	7018653
Benzo(k)fluoranthene	ug/L	<0.050	<0.050	<0.050	0.050	7018653
Chrysene	ug/L	<0.050	<0.050	<0.050	0.050	7018653
Dibenzo(a,h)anthracene	ug/L	<0.050	<0.050	<0.050	0.050	7018653
Fluoranthene	ug/L	<0.050	<0.050	<0.050	0.050	7018653
Fluorene	ug/L	<0.050	<0.050	<0.050	0.050	7018653
Indeno(1,2,3-cd)pyrene	ug/L	<0.050	<0.050	<0.050	0.050	7018653
1-Methylnaphthalene	ug/L	<0.050	<0.050	<0.050	0.050	7018653
2-Methylnaphthalene	ug/L	<0.050	<0.050	<0.050	0.050	7018653
Naphthalene	ug/L	<0.050	<0.050	<0.050	0.050	7018653
Phenanthrene	ug/L	<0.030	<0.030	<0.030	0.030	7018653
Pyrene	ug/L	<0.050	<0.050	<0.050	0.050	7018653
Surrogate Recovery (%)						
D10-Anthracene	%	114	118	114		7018653
D14-Terphenyl (FS)	%	93	71	78		7018653
D8-Acenaphthylene	%	100	97	96		7018653
RDL = Reportable Detection Limit QC Batch = Quality Control Batch						



BUREAU
VERITAS

BV Labs Job #: COR6685
Report Date: 2020/10/29

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.9C.06
Sampler Initials: DWB

TEST SUMMARY

BV Labs ID: NYG525
Sample ID: BH2
Matrix: Water

Collected: 2020/10/20
Shipped:
Received: 2020/10/20

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Methylnaphthalene Sum	CALC	7011740	N/A	2020/10/25	Automated Statchk
Chloride by Automated Colourimetry	KONE	7015174	N/A	2020/10/27	Alina Dobreanu
Chromium (VI) in Water	IC	7015712	N/A	2020/10/26	Lang Le
Free (WAD) Cyanide	SKAL/CN	7014690	N/A	2020/10/23	Louise Harding
Mercury	CV/AA	7019771	2020/10/26	2020/10/26	Prempal Bhatti
Dissolved Metals by ICPMS	ICP/MS	7014875	N/A	2020/10/23	Arefa Dabhad
PAH Compounds in Water by GC/MS (SIM)	GC/MS	7018653	2020/10/24	2020/10/24	Jett Wu

BV Labs ID: NYG526
Sample ID: BH5
Matrix: Water

Collected: 2020/10/20
Shipped:
Received: 2020/10/20

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Methylnaphthalene Sum	CALC	7011740	N/A	2020/10/25	Automated Statchk
Chloride by Automated Colourimetry	KONE	7015174	N/A	2020/10/27	Alina Dobreanu
Chromium (VI) in Water	IC	7015712	N/A	2020/10/26	Lang Le
Free (WAD) Cyanide	SKAL/CN	7014690	N/A	2020/10/23	Louise Harding
Mercury	CV/AA	7019771	2020/10/26	2020/10/26	Prempal Bhatti
Dissolved Metals by ICPMS	ICP/MS	7014875	N/A	2020/10/23	Arefa Dabhad
OC Pesticides (Selected) & PCB	GC/ECD	7021994	2020/10/27	2020/10/28	Joy Zhang
OC Pesticides Summed Parameters	CALC	7012497	N/A	2020/10/23	Automated Statchk
PAH Compounds in Water by GC/MS (SIM)	GC/MS	7018653	2020/10/24	2020/10/24	Jett Wu
Triazine Herbicides	GC/MS	7020843	2020/10/26	2020/10/27	May Yin Mak

BV Labs ID: NYG526 Dup
Sample ID: BH5
Matrix: Water

Collected: 2020/10/20
Shipped:
Received: 2020/10/20

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Triazine Herbicides	GC/MS	7020843	2020/10/26	2020/10/27	May Yin Mak

BV Labs ID: NYG527
Sample ID: MW1
Matrix: Water

Collected: 2020/10/20
Shipped:
Received: 2020/10/20

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
Methylnaphthalene Sum	CALC	7011740	N/A	2020/10/25	Automated Statchk
Chloride by Automated Colourimetry	KONE	7015174	N/A	2020/10/27	Alina Dobreanu
Chromium (VI) in Water	IC	7015712	N/A	2020/10/26	Lang Le
Free (WAD) Cyanide	SKAL/CN	7014690	N/A	2020/10/23	Louise Harding
Mercury	CV/AA	7019771	2020/10/26	2020/10/26	Prempal Bhatti
Dissolved Metals by ICPMS	ICP/MS	7014875	N/A	2020/10/23	Arefa Dabhad
OC Pesticides (Selected) & PCB	GC/ECD	7021994	2020/10/27	2020/10/28	Joy Zhang



BUREAU
VERITAS

BV Labs Job #: COR6685
Report Date: 2020/10/29

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.9C.06
Sampler Initials: DWB

TEST SUMMARY

BV Labs ID: NYG527
Sample ID: MW1
Matrix: Water

Collected: 2020/10/20
Shipped:
Received: 2020/10/20

Test Description	Instrumentation	Batch	Extracted	Date Analyzed	Analyst
OC Pesticides Summed Parameters	CALC	7012497	N/A	2020/10/23	Automated Statchk
PAH Compounds in Water by GC/MS (SIM)	GC/MS	7018653	2020/10/24	2020/10/25	Jett Wu
Triazine Herbicides	GC/MS	7020843	2020/10/26	2020/10/27	May Yin Mak



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BV Labs Job #: COR6685
Report Date: 2020/10/29

S2S Environmental Inc
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GENERAL COMMENTS

Each temperature is the average of up to three cooler temperatures taken at receipt

Package 1	8.3°C
Package 2	9.3°C

Results relate only to the items tested.



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QUALITY ASSURANCE REPORT

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.9C.06
Sampler Initials: DWB

QC Batch	Parameter	Date	Matrix Spike		SPIKED BLANK		Method Blank		RPD	
			% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
7018653	D10-Anthracene	2020/10/24	90	50 - 130	116	50 - 130	120	%		
7018653	D14-Terphenyl (FS)	2020/10/24	54	50 - 130	100	50 - 130	102	%		
7018653	D8-Acenaphthylene	2020/10/24	106	50 - 130	101	50 - 130	97	%		
7020843	2-Fluorobiphenyl	2020/10/27	56	30 - 130	71	30 - 130	65	%		
7020843	D14-Terphenyl (FS)	2020/10/27	97	30 - 130	99	30 - 130	98	%		
7020843	D5-Nitrobenzene	2020/10/27	54	30 - 130	74	30 - 130	68	%		
7021994	2,4,5,6-Tetrachloro-m-xylene	2020/10/28	77	50 - 130	72	50 - 130	72	%		
7021994	Decachlorobiphenyl	2020/10/28	114	50 - 130	113	50 - 130	113	%		
7014690	WAD Cyanide (Free)	2020/10/22	99	80 - 120	96	80 - 120	<1	ug/L	NC	20
7014875	Dissolved Antimony (Sb)	2020/10/23	104	80 - 120	102	80 - 120	<0.50	ug/L	NC	20
7014875	Dissolved Arsenic (As)	2020/10/23	98	80 - 120	100	80 - 120	<1.0	ug/L	4.9	20
7014875	Dissolved Barium (Ba)	2020/10/23	100	80 - 120	101	80 - 120	<2.0	ug/L	0.81	20
7014875	Dissolved Beryllium (Be)	2020/10/23	96	80 - 120	96	80 - 120	<0.40	ug/L	NC	20
7014875	Dissolved Boron (B)	2020/10/23	NC	80 - 120	92	80 - 120	<10	ug/L	7.0	20
7014875	Dissolved Cadmium (Cd)	2020/10/23	99	80 - 120	100	80 - 120	<0.090	ug/L	NC	20
7014875	Dissolved Chromium (Cr)	2020/10/23	96	80 - 120	97	80 - 120	<5.0	ug/L	NC	20
7014875	Dissolved Cobalt (Co)	2020/10/23	96	80 - 120	97	80 - 120	<0.50	ug/L	0.88	20
7014875	Dissolved Copper (Cu)	2020/10/23	99	80 - 120	101	80 - 120	<0.90	ug/L	2.6	20
7014875	Dissolved Lead (Pb)	2020/10/23	94	80 - 120	99	80 - 120	<0.50	ug/L	NC	20
7014875	Dissolved Molybdenum (Mo)	2020/10/23	107	80 - 120	96	80 - 120	<0.50	ug/L	0.81	20
7014875	Dissolved Nickel (Ni)	2020/10/23	95	80 - 120	98	80 - 120	<1.0	ug/L	5.8	20
7014875	Dissolved Selenium (Se)	2020/10/23	101	80 - 120	102	80 - 120	<2.0	ug/L	NC	20
7014875	Dissolved Silver (Ag)	2020/10/23	75 (1)	80 - 120	93	80 - 120	<0.090	ug/L	NC	20
7014875	Dissolved Sodium (Na)	2020/10/23	NC	80 - 120	97	80 - 120	<100	ug/L	1.9	20
7014875	Dissolved Thallium (Tl)	2020/10/23	96	80 - 120	101	80 - 120	<0.050	ug/L	NC	20
7014875	Dissolved Uranium (U)	2020/10/23	100	80 - 120	99	80 - 120	<0.10	ug/L	0.36	20
7014875	Dissolved Vanadium (V)	2020/10/23	99	80 - 120	97	80 - 120	<0.50	ug/L	NC	20
7014875	Dissolved Zinc (Zn)	2020/10/23	99	80 - 120	100	80 - 120	<5.0	ug/L	NC	20
7015174	Dissolved Chloride (Cl-)	2020/10/27	NC	80 - 120	101	80 - 120	<1.0	mg/L	0.47	20
7015712	Chromium (VI)	2020/10/26	100	80 - 120	102	80 - 120	<0.50	ug/L	NC	20



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QUALITY ASSURANCE REPORT(CONT'D)

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.9C.06
Sampler Initials: DWB

QC Batch	Parameter	Date	Matrix Spike		SPIKED BLANK		Method Blank		RPD	
			% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
7018653	1-Methylnaphthalene	2020/10/24	128	50 - 130	109	50 - 130	<0.050	ug/L	11	30
7018653	2-Methylnaphthalene	2020/10/24	124	50 - 130	103	50 - 130	<0.050	ug/L	10	30
7018653	Acenaphthene	2020/10/24	96	50 - 130	97	50 - 130	<0.050	ug/L	26	30
7018653	Acenaphthylene	2020/10/24	107	50 - 130	93	50 - 130	<0.050	ug/L	NC	30
7018653	Anthracene	2020/10/24	104	50 - 130	99	50 - 130	<0.050	ug/L	16	30
7018653	Benzo(a)anthracene	2020/10/24	89	50 - 130	85	50 - 130	<0.050	ug/L	NC	30
7018653	Benzo(a)pyrene	2020/10/24	78	50 - 130	73	50 - 130	<0.0090	ug/L	80 (1)	30
7018653	Benzo(b,f)fluoranthene	2020/10/24	75	50 - 130	77	50 - 130	<0.050	ug/L	74 (1)	30
7018653	Benzo(g,h,i)perylene	2020/10/24	95	50 - 130	90	50 - 130	<0.050	ug/L	NC	30
7018653	Benzo(k)fluoranthene	2020/10/24	88	50 - 130	82	50 - 130	<0.050	ug/L	NC	30
7018653	Chrysene	2020/10/24	89	50 - 130	85	50 - 130	<0.050	ug/L	NC	30
7018653	Dibenzo(a,h)anthracene	2020/10/24	94	50 - 130	82	50 - 130	<0.050	ug/L	NC	30
7018653	Fluoranthene	2020/10/24	99	50 - 130	102	50 - 130	<0.050	ug/L	46 (1)	30
7018653	Fluorene	2020/10/24	112	50 - 130	101	50 - 130	<0.050	ug/L	1.8	30
7018653	Indeno(1,2,3-cd)pyrene	2020/10/24	95	50 - 130	90	50 - 130	<0.050	ug/L	NC	30
7018653	Naphthalene	2020/10/24	119	50 - 130	101	50 - 130	<0.050	ug/L	6.5	30
7018653	Phenanthrene	2020/10/24	101	50 - 130	92	50 - 130	<0.030	ug/L	32 (1)	30
7018653	Pyrene	2020/10/24	100	50 - 130	100	50 - 130	<0.050	ug/L	50 (1)	30
7019771	Mercury (Hg)	2020/10/26	100	75 - 125	97	80 - 120	<0.10	ug/L	NC	20
7020843	Ametryn	2020/10/27	95	40 - 130	100	40 - 130	<2.5	ug/L	NC	40
7020843	Atrazine	2020/10/27	99	40 - 130	96	40 - 130	<1.0	ug/L	NC	40
7020843	Cyanazine (Bladex)	2020/10/27	100	40 - 130	94	40 - 130	<2.5	ug/L	NC	40
7020843	Metribuzin (Sencor)	2020/10/27	98	40 - 130	98	40 - 130	<2.5	ug/L	NC	40
7020843	Prometon	2020/10/27	98	40 - 130	98	40 - 130	<0.50	ug/L	NC	40
7020843	Prometryne	2020/10/27	94	40 - 130	97	40 - 130	<2.5	ug/L	NC	40
7020843	Propazine	2020/10/27	96	40 - 130	97	40 - 130	<2.5	ug/L	NC	40
7020843	Simazine	2020/10/27	104	40 - 130	107	40 - 130	<2.5	ug/L	NC	40
7020843	Simetryn	2020/10/27	95	40 - 130	100	40 - 130	<0.50	ug/L	NC	40
7020843	Terbutryne	2020/10/27	98	40 - 130	103	40 - 130	<0.50	ug/L	NC	40
7021994	a-Chlordane	2020/10/28	85	50 - 130	85	50 - 130	<0.005	ug/L	12	30



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QUALITY ASSURANCE REPORT(CONT'D)

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.9C.06
Sampler Initials: DWB

QC Batch	Parameter	Date	Matrix Spike		SPIKED BLANK		Method Blank		RPD	
			% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
7021994	Aldrin	2020/10/28	80	50 - 130	74	50 - 130	<0.005	ug/L	11	30
7021994	Aroclor 1242	2020/10/28					<0.05	ug/L	NC	30
7021994	Aroclor 1248	2020/10/28					<0.05	ug/L	NC	30
7021994	Aroclor 1254	2020/10/28					<0.05	ug/L	NC	30
7021994	Aroclor 1260	2020/10/28					<0.05	ug/L	NC	30
7021994	Dieldrin	2020/10/28	96	50 - 130	96	50 - 130	<0.005	ug/L	15	30
7021994	Endosulfan I (alpha)	2020/10/28	67	50 - 130	74	50 - 130	<0.005	ug/L	13	30
7021994	Endosulfan II (beta)	2020/10/28	74	50 - 130	74	50 - 130	<0.005	ug/L	20	30
7021994	Endrin	2020/10/28	92	50 - 130	89	50 - 130	<0.005	ug/L	14	30
7021994	g-Chlordane	2020/10/28	85	50 - 130	84	50 - 130	<0.005	ug/L	9.7	30
7021994	Heptachlor epoxide	2020/10/28	85	50 - 130	85	50 - 130	<0.005	ug/L	9.3	30
7021994	Heptachlor	2020/10/28	76	50 - 130	72	50 - 130	<0.005	ug/L	12	30
7021994	Hexachlorobenzene	2020/10/28	82	50 - 130	83	50 - 130	<0.005	ug/L	NC	30
7021994	Hexachlorobutadiene	2020/10/28	85	50 - 130	88	50 - 130	<0.009	ug/L	2.9	30
7021994	Hexachloroethane	2020/10/28	78	50 - 130	76	50 - 130	<0.01	ug/L	3.5	30
7021994	Lindane	2020/10/28	87	50 - 130	89	50 - 130	<0.003	ug/L	8.3	30
7021994	Methoxychlor	2020/10/28	93	50 - 130	90	50 - 130	<0.01	ug/L	6.1	30
7021994	o,p-DDD	2020/10/28	92	50 - 130	92	50 - 130	<0.005	ug/L	NC	30
7021994	o,p-DDE	2020/10/28	98	50 - 130	90	50 - 130	<0.005	ug/L	9.7	30
7021994	o,p-DDT	2020/10/28	88	50 - 130	85	50 - 130	<0.005	ug/L	NC	30
7021994	p,p-DDD	2020/10/28	94	50 - 130	94	50 - 130	<0.005	ug/L	8.3	30
7021994	p,p-DDE	2020/10/28	81	50 - 130	89	50 - 130	<0.005	ug/L	9.1	30



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QUALITY ASSURANCE REPORT(CONT'D)

S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE,OAKVILLE
Your P.O. #: PN20-9550.9C.06
Sampler Initials: DWB

QC Batch	Parameter	Date	Matrix Spike		SPIKED BLANK		Method Blank		RPD	
			% Recovery	QC Limits	% Recovery	QC Limits	Value	UNITS	Value (%)	QC Limits
7021994	p,p-DDT	2020/10/28	105	50 - 130	84	50 - 130	<0.005	ug/L	18	30

Duplicate: Paired analysis of a separate portion of the same sample. Used to evaluate the variance in the measurement.

Matrix Spike: A sample to which a known amount of the analyte of interest has been added. Used to evaluate sample matrix interference.

Spiked Blank: A blank matrix sample to which a known amount of the analyte, usually from a second source, has been added. Used to evaluate method accuracy.

Method Blank: A blank matrix containing all reagents used in the analytical procedure. Used to identify laboratory contamination.

Surrogate: A pure or isotopically labeled compound whose behavior mirrors the analytes of interest. Used to evaluate extraction efficiency.

NC (Matrix Spike): The recovery in the matrix spike was not calculated. The relative difference between the concentration in the parent sample and the spike amount was too small to permit a reliable recovery calculation (matrix spike concentration was less than the native sample concentration)

NC (Duplicate RPD): The duplicate RPD was not calculated. The concentration in the sample and/or duplicate was too low to permit a reliable RPD calculation (absolute difference <= 2x RDL).

(1) Recovery or RPD for this parameter is outside control limits. The overall quality control for this analysis meets acceptability criteria.



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S2S Environmental Inc
Client Project #: 9550
Site Location: 3043 SIXTH LINE, OAKVILLE
Your P.O. #: PN20-9550.9C.06
Sampler Initials: DWB

VALIDATION SIGNATURE PAGE

The analytical data and all QC contained in this report were reviewed and validated by the following individual(s).

Anastassia Hamanov, Scientific Specialist

BV Labs has procedures in place to guard against improper use of the electronic signature and have the required "signatories", as per ISO/IEC 17025, signing the reports. For Service Group specific validation please refer to the Validation Signature Page.