



Welcome!

Public Information Centre  
Holt Pit Fill Management Plan  
Rice Commercial Group Ltd.

June 5, 2019

5 p.m. to 8 p.m.

Mount Albert & District Lions Club

5057 Mount Albert Road, Town of East Gwillimbury

# Project Background



## Site Characteristics

- 20 hectares (50 acres)
- More than 30 m away from a waterbody
- Above the groundwater table



*Aerial of Site operations in 2005*



# Proposal

## Details

- Import fill into the former Holt Pit at 18728 McCowan Road
- Approx. 1.0 to 1.3 million m<sup>3</sup> of fill over 3 to 7 years
- Imported fill will be placed in accordance with the Approved Fill Permit and Town's Fill By-law #2013-66
- After operations, site will return to agricultural operations



# Conformance with Plans and Regulations

## Legislation

Operations comply with:

- Greenbelt Plan and Oak Ridges Moraine Conservation Plan
- Lake Simcoe Region Conservation Authority Regulated Area
- Town of East Gwillimbury Official Plan (2010)
- Town Zoning By-Law 2018-043
- Town Fill By-Law 2013-066
- Soil Standards in Ontario Regulation 153/04
- Ontario Water Resources Act, R.S.O. 1990, c.O.40



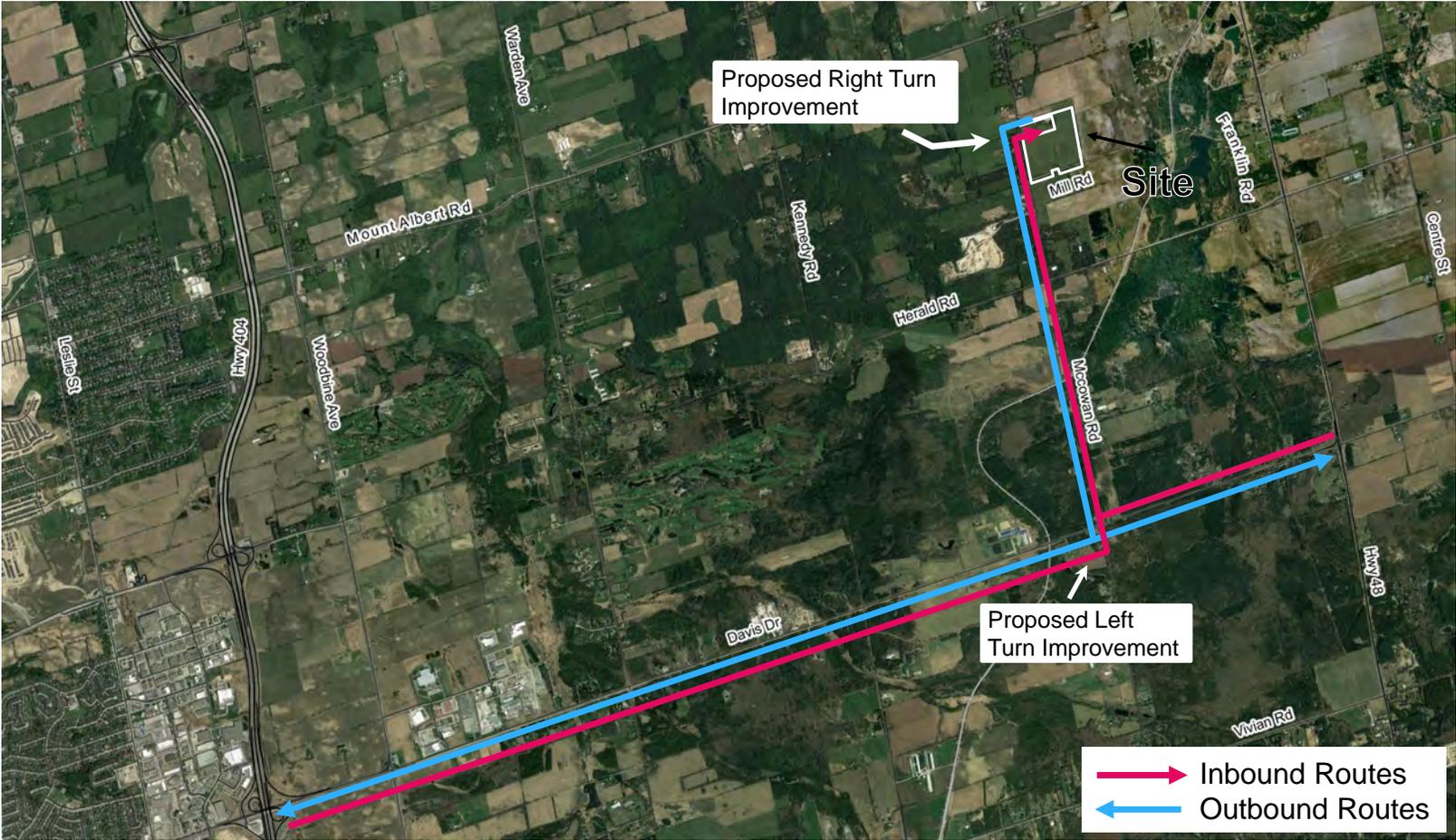
# Site Operations

## Procedures

- Fill deliveries Monday to Friday 7:00 a.m. to 5:00 p.m. (excluding holidays)
- Flexibility needed to extend hours to 6:00 pm for delays/traffic
- Maintenance/delivery of equipment Monday to Saturday between 7:00 a.m. and 7:00 p.m.
- All trucks must be pre-approved before arriving at site (Phase I Soil Report required)
- All fill will be visually inspected at security station before proceeding to fill area
- Once trucks are emptied, they must pass through mud mat and steel shaker racks to remove mud before exiting



# Site Operations



# Site Operations

## Fill Placement

- All fill sources will be pre-screened and must meet MOE standards for agricultural uses.
- Fill must not contain foreign objects, as per visual inspection
- Samples will be collected and sent for laboratory analysis to confirm quality
- Placement of all fill will be tracked, surveyed and recorded daily using GPS system
- Placement of fill will be under the oversight of an independent Qualified Person

## Discovery of Unacceptable Fill

Should unacceptable fill be discovered at the Site, the Review Qualified Professional will:

- Recover and stockpile unacceptable fill for further inspection and analysis
- Suspend importation of fill from Source until a decision is made
- Document details in an Incident Report and promptly provide Report to the Town
- Town inspectors will have unlimited access to the Site
- The Fill Management Plan will be reviewed annually to address continuous improvements



# Protecting the Environment and Surrounding Community

## Surface Water & Soil Erosion

- Temporary drainage controls installed to ensure surface water does not flow offsite
- Erosion and sediment control plans to be approved by Town
- Soil erosion controls installed including silt fence around site, temporary swales with rock check dams, settling pond with overflow outlets, and extended mud mat

## Groundwater

- Residential wells within 500 m of the Site will be surveyed before operations
- Groundwater will be monitored, and sampled during operations.

## Tree Protection

- Perimeter trees will remain and will be protected with fencing
- One tree located within fill area will be removed appropriately
- Trees on McCowan Road will be protected by berm



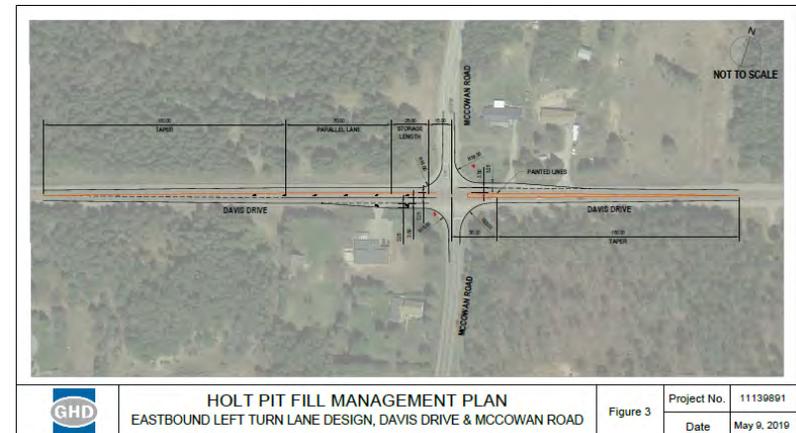
# Protecting the Environment and Surrounding Community

## Dust and Mud Control

- Trucks must use existing asphalt driveway and gravel pathways
- A water truck, sweeper and flusher trucks will be located on site full time
- The work area will be limited
- Areas not utilized for extended periods of time will be seeded
- Trucks will pass through extended mud mat and steel shaker racks before they leave

## Traffic

- Max of 200 trucks per day
- Approximately 20 trucks in and out per hour
- All truck queuing in private driveway (260m + avail.)
- Proposed road improvements:
  - Eastbound left turn lane on Davis Drive at McCowan Road
  - Right turn taper addition at Site Entrance



*Proposed Eastbound Left Turn Lane on Davis Dr.*



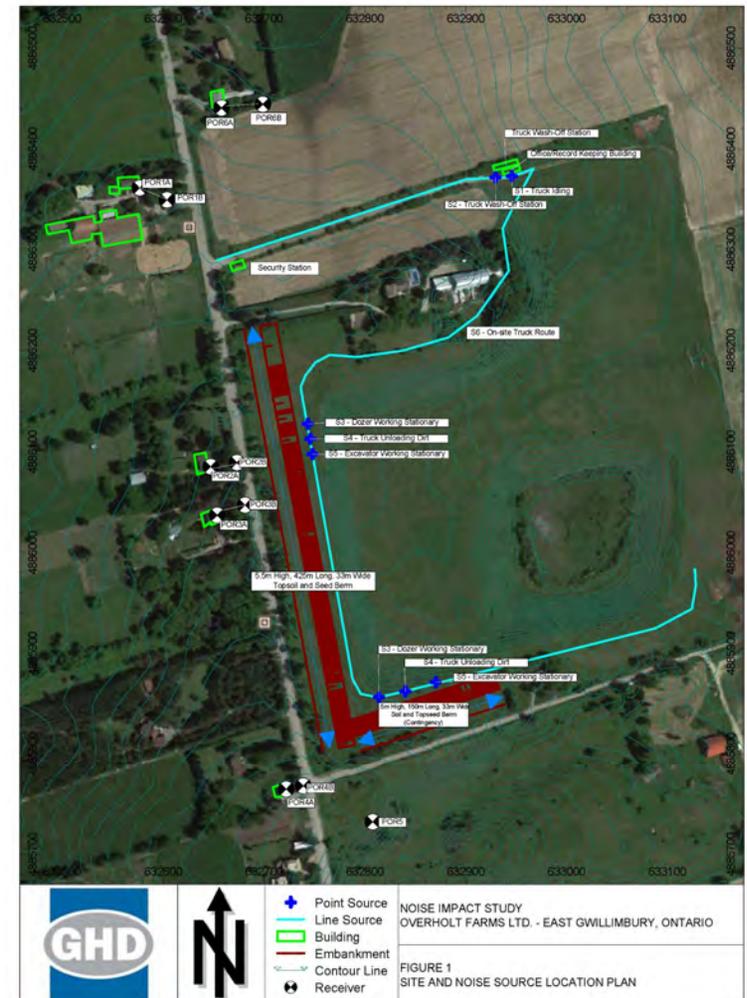
# Protecting the Environment and Surrounding Community

## Noise

- Levels anticipated to be below MOE sound level limits
- A 5.5 m topsoil berm on west and south sides will be constructed to minimize noise

## Closure Plans

- Once filling is complete to approved elevations, restoration will take place
- Ultimate restoration to agricultural uses



# Reporting & Complaints Procedure

## Report

### Monthly Operational Reports

- Document daily fill operations

### Semi-Annual Reports (to Town)

- Sampling and monitoring results
- Operational incidents and corrective measures

### Annual Reports (to Town)

- Status & summary of operations
- Groundwater monitoring results
- Fill import volumes and fee payments
- Recommendations of Qualified Person

EXAMPLE  
ONLY FURNISH TO TOWN  
OFF SITE FILL ACCEPTANCE  
FORMER VOL 107

Date: \_\_\_\_\_ Total Number of Truck Loads Received at Site: 34

Source Location	# of Truck Loads	Bill of Lading #	Filling Goal Location Assigned
ABC Company	5	ABC123456789	A-1
DEF Company	10	DEF987654321	A-2
XYZ Company	19	XYZ111111111	A-3

**TRUCK LOADS RECEIVED**

Source Location	Shedding Company	Bill of Lading #	Reason for Refusal/Comments
ABC Company	234 Trucking	---	Exceeded max fill of 10000 lbs. (weight exceed with weight - short 10000)
123 Street	567 Excavation	23	

Authorized Receiving Personnel  
Name (Please Print): \_\_\_\_\_  
Signature: \_\_\_\_\_

## Complaints

- All complaints will be documented and responded to within 2 business days
- If complaint is received via the Town, response will also be provided to Town
- All complaints included in Annual Reports

**Incident Report Form**

Date of Incident: \_\_\_\_\_  
 Time: \_\_\_\_\_  
 Location of Incident: \_\_\_\_\_  
 Parties Involved: \_\_\_\_\_  
 Haulage Company: \_\_\_\_\_  
 License Plate: \_\_\_\_\_, List Number: \_\_\_\_\_  
 Reported to: \_\_\_\_\_, Telephone #: ( ) \_\_\_\_\_  
 Date Reported: \_\_\_\_\_

Details/Comments:  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

Action/Follow-up Required:  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

Signature: \_\_\_\_\_, Date: \_\_\_\_\_  
 Distribution: Town of East Orwell, Address: \_\_\_\_\_, Fax: \_\_\_\_\_  
 Address: \_\_\_\_\_, Fax: \_\_\_\_\_



# Thank you for Attending!

**Today**  
Public Meeting

**Summer 2019**  
Report to Council

**Summer 2019**  
Finalize Permit

**Fall 2019**  
Start of Operations

**3-7 years**  
Fill Operations

## Questions? Contact Us!

Please complete the feedback form. You can also email, mail, or fax your comments by **June 19** to the contact below. These comments will be considered before any decisions are made on the application.

### **Katrina McCullough (Consultant)**

GHD Limited

140 Allstate Parkway, Suite 200

Markham, ON L3R 5Y8

416-866-2365

[katrina.mccullough@ghd.com](mailto:katrina.mccullough@ghd.com)

