

September 5, 2023

Robin Prentice, Director of Development Services
Township of Brock
1 Cameron Street East, P.O. Box 10
Cannington, Ontario
LOE 1E0

SUBJECT: PROPOSED CBM SUNDERLAND SOUTH PIT EXPANSION – SITE PLAN REVISIONS

Further to our recent discussions regarding the proposed CBM Sunderland South Pit Expansion, this letter will confirm that CBM has agreed to make the following revisions to the ARA Site Plans:

1. A **Tree Screen** will be shown on the Site Plans along the southern boundary of the area to be licenced and the following note will also be added:

“The tree screen shall be planted prior to extraction commencing to provide additional visual and dust mitigation.”

2. **Erosion and sediment control (ESC) fencing** -Note #1 under the Natural Environment Assessment on the Site Plan will be revised to add:

“...and will be actively monitored (including after a major rainfall event) and maintained for the duration of the proposed operations.”

3. **Haul Routes:** the following Note will be added:

“Material will be transported to the plant site through the tunnel under Regional Road 13. Trucks are not permitted to use Brock Concession Road 2 or Sideroad 17, except for local deliveries.”

4. **Hours of Operation** – Note to be added:

“There will be no operations permitted on Sundays or Statutory Holidays.”

5. **Noise** - Notes to be added:

“All CBM equipment used on site will be equipped with directional backup alarms”

“ A Noise Audit shall be completed on an annual basis to ensure compliance with MECP noise limits at surrounding sensitive receptors. If required, modifications shall be made to the operation to ensure MECP noise limits are met. The Annual Noise Audit shall be provided to the Township. If there are any compliance issues identified in the report, it shall be provided to MNRF.”

6. **Community Liaison Committee** – Note to be added:

“In every year that the pit is in operation, and for so long as the residents desire to continue to have such a committee, the licensee will participate in a Community Liaison Committee (CLC). The Committee shall meet at least annually and will act as a forum to discuss the pit operations and any concerns or questions that committee members may have. Township staff and/or Council will be included on the Committee. The Terms of Reference for the CLC will be circulated to the Township prior to operations commencing.”

7. **Hydrogeological Assessment** – Note to be revised to include Township in the distribution list for monitoring reports. The revised note will read:

“4) Water level and quality monitoring shall be documented in an annual report by a qualified professional by April 30 of the year following and be available to MNRF, Durham Region and Brock Township for review upon request.”

A copy of the Site Plan, highlighting these revisions, will be provided to the Township and to the Ministry of Natural Resources and Forestry (MNRF) as soon as possible.

Please feel free to contact me if you have any questions or concerns about the proposed revisions.

Kind regards



Melanie Horton, MCIP, RPP

Esher Planning Inc.

c.c. Ministry of Natural Resources and Forestry, ARA Approvals