



Dance Pit Extension Community Meeting

April 25, 2019

- CBM is proposing an extension of the existing gravel pit on Cedar Creek Road, known as the Dance Pit Extension (the Site). The Site is an approximate 25 hectare (61 acres) extension to the east of the existing Dance Pit.
 - No increase in annual tonnage shipped
 - During operations the proposed extraction will make use of the existing infrastructure, including the entrance, exit and haul route
 - No fuel storage on the Site
 - The Site will be restored to agricultural use
 - Current studies being undertaken to support the Site application include:
 - Noise
 - Vibration
 - Air Quality
 - Visual
 - Natural Environment
 - Archaeology
 - Surface Water
 - Groundwater

Site Plan with Extension Boundaries



Site Plan with Extension Boundaries



- The regulatory extraction setback required by the *Aggregate Resources Act* for the Site is approximately 100 feet from the CBM property boundary adjacent to residential areas and roads, and approximately 50 feet from the boundary adjacent to non-residential areas. This regulatory setback is shown in green in the figure.
- In consideration of the comments received by neighbours during the January 2018 public meeting, CBM is proposing a limit of extraction for the Site of approximately 200 feet from the property boundary adjacent to residences (shown in blue in the figure).
- The limit of extraction also considers the proposed location for the perimeter berm (see visual assessment boards).

- **Hours of Operation:** 7:00 a.m - 6:00 p.m. Monday to Friday
- **Tonnage Limit:** 750,000 tonnes per year (no increase from existing limit)
- **Site Preparation:** Topsoil and overburden will be stripped sequentially and stored in perimeter berms. Berms will be stabilized with vegetation until needed for rehabilitation.
- **Extraction:** There will be no extraction closer than 1.5 m above the established water table. The maximum face height will be 10 m. The majority of the processing will be carried out at the existing Dance Pit. Dust will be controlled by water or provincially approved dust suppressants.
- **Shipping:** The existing entrance, exit and haul route will be used.
- **Rehabilitation:** Once extraction is complete, the Site will be rehabilitated back to agricultural use.

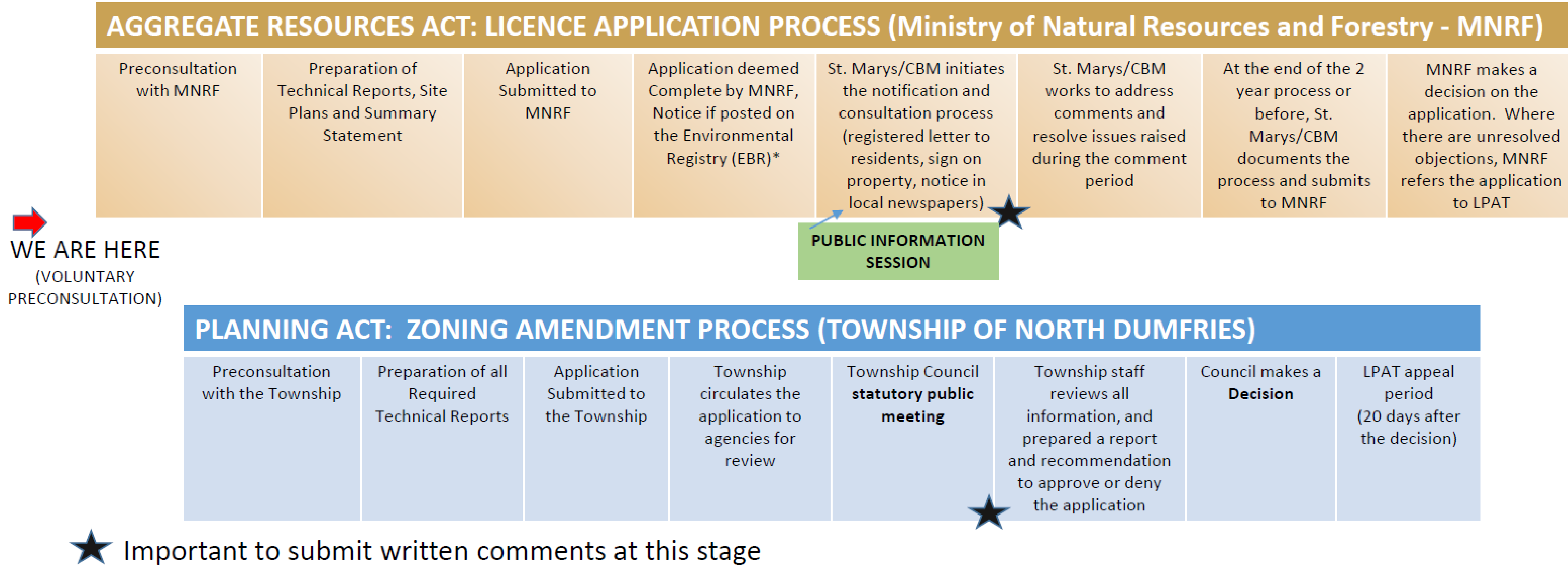


*Example of Agricultural Rehabilitation
CBM Lakefield Rehabilitation Site*

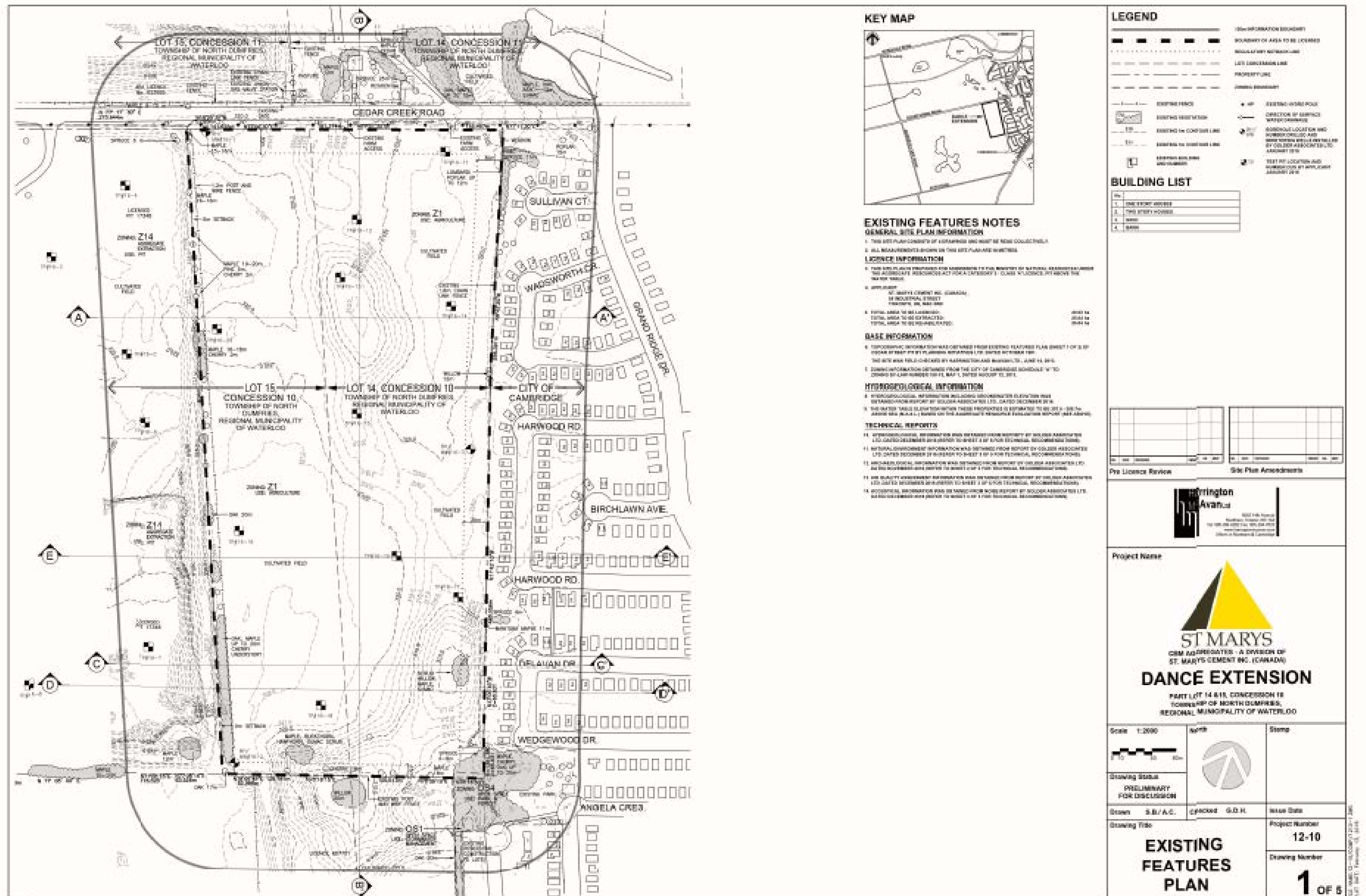
CBM has been operating in this area for many years and is active in their support of community initiatives:

- Community contributions have included:
 - Assisting with the construction of the RARE Charitable Reserve Parking Lot
 - Donation of \$25,000 for construction of the North Dumfries Community Centre
 - Donations of material for grading ball diamond in Ayr
 - Donation of material for two community trails
 - Ongoing support for the Park Hill Dam Project
- Corporate participation includes CBM's Pink Cement Mixer campaign for Breast Cancer Research and the Becel Ride for Heart and Stroke.
- CBM works with neighbouring communities to modify operations as needed. For example, at the existing Dance Pit CBM upgraded the entrance and implemented quiet back-up warning devices on their mobile equipment, and introduced a comprehensive trucking policy and complaint resolution protocol.

The *Aggregate Resources Act* (ARA) and Planning Processing are concurrent, however, the pace that the applications are processed can vary depending on the specific circumstances of the application.



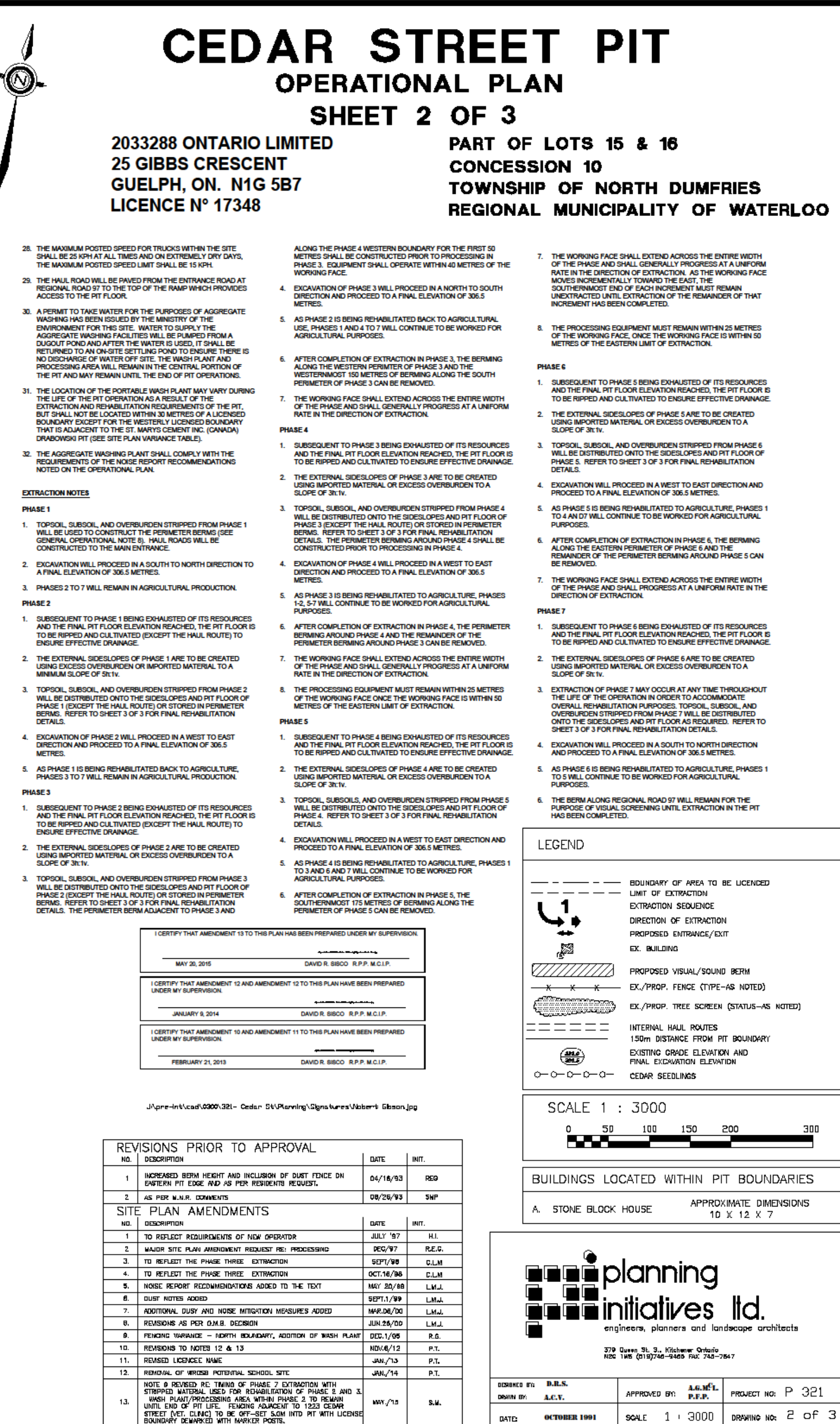
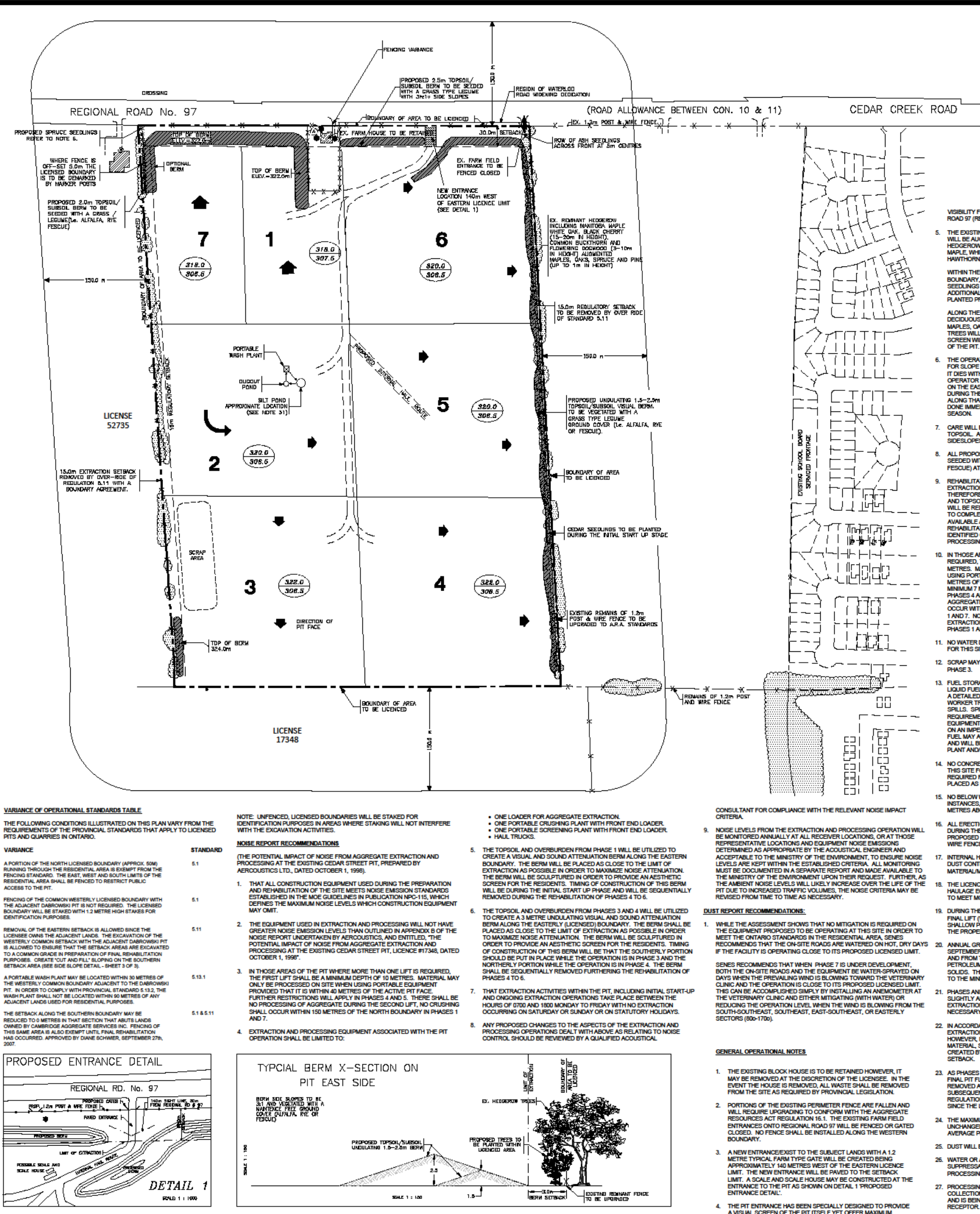
Existing Features of the Site



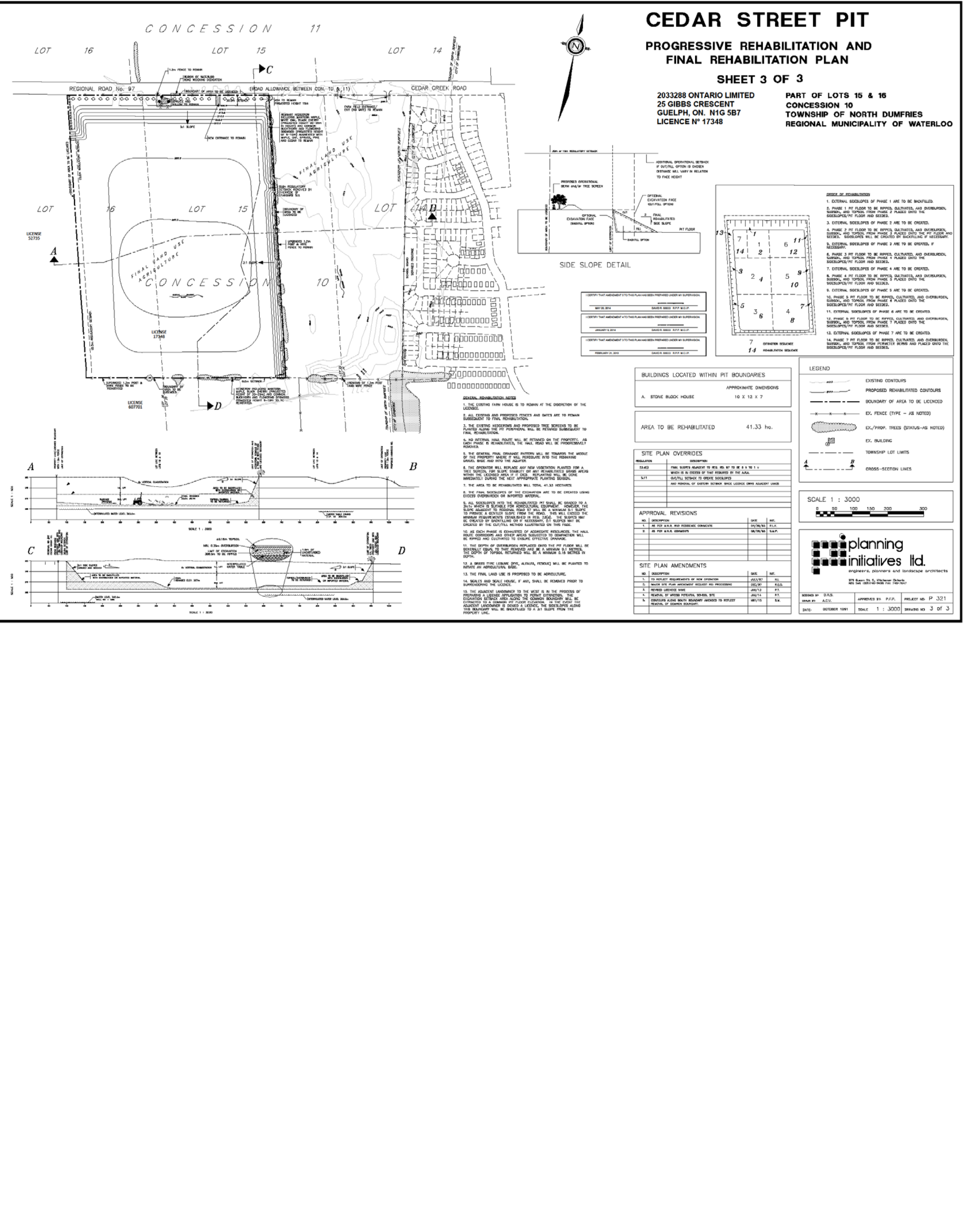
Dance Pit Operational Plan and Rehabilitation Plan



Dance Pit Operational Plan



Dance Pit Rehabilitation Plan

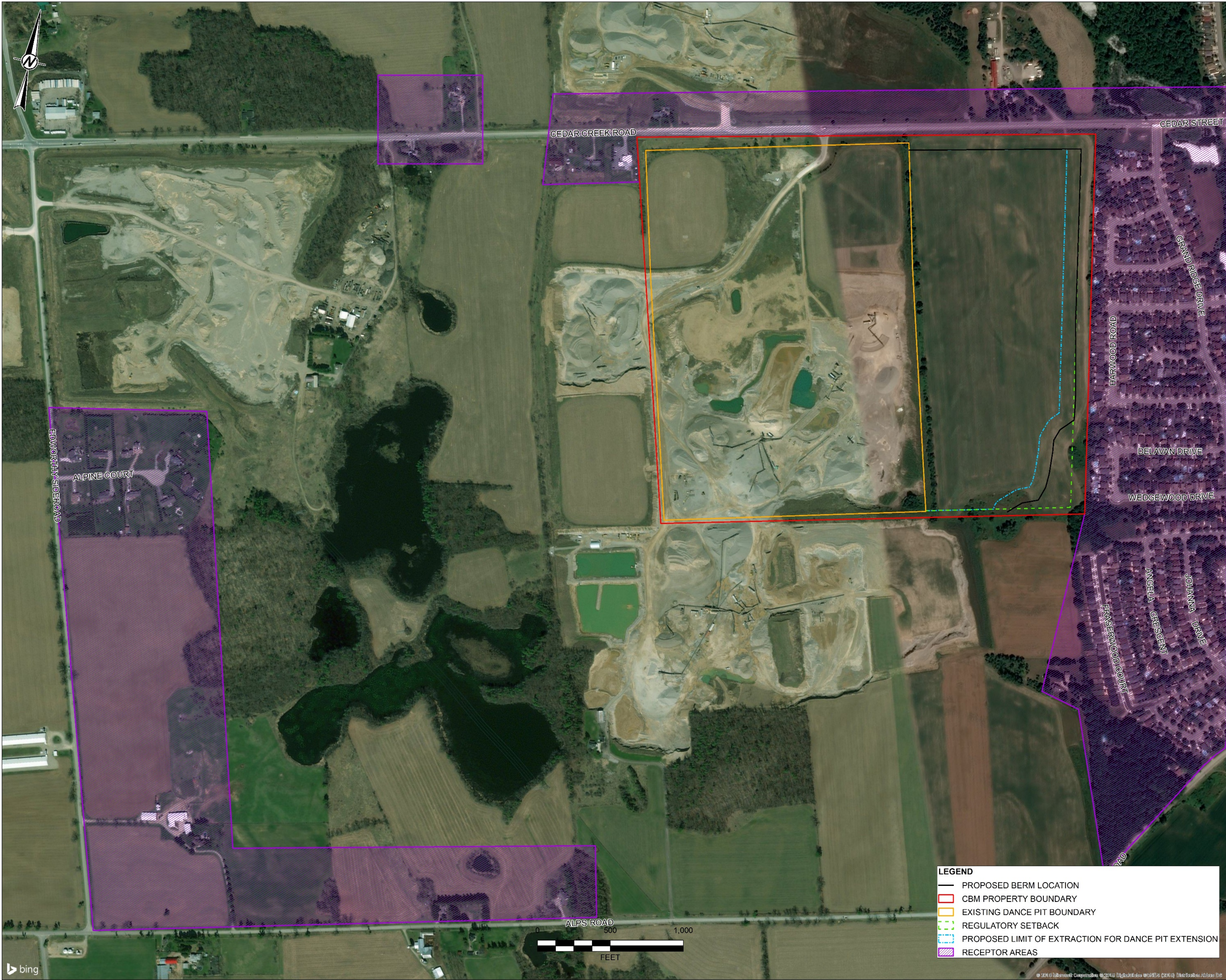


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- A noise technical study is underway for the Site.
- The study is being carried out to assess potential noise levels at receptors (e.g., homes) and is incorporating comments provided by neighbours during the January 2018 public meeting.
- CBM is required to comply with the Ministry of the Environment, Conservation and Parks (MECP) noise guideline, NPC-300 *“Environmental Noise Guideline, Stationary and Transportation Sources – Approval and Planning”* at each receptor location.
- Noise study results are used to guide future project operations and design (i.e., potential noise control requirements, equipment specifications).

Technical Study Findings and Updates

Noise



- Current methods to deal with noise on aggregate sites include:
 - Berm construction;
 - Use of quiet back-up warning devices;
 - Optimal placement of processing equipment and shielding; and
 - Increased separation distances and strategic direction of extraction.
- The Site will continue to use current management practices to minimize noise levels.

For additional information regarding typical noise levels encountered in everyday life, please make sure to take the available noise information card.

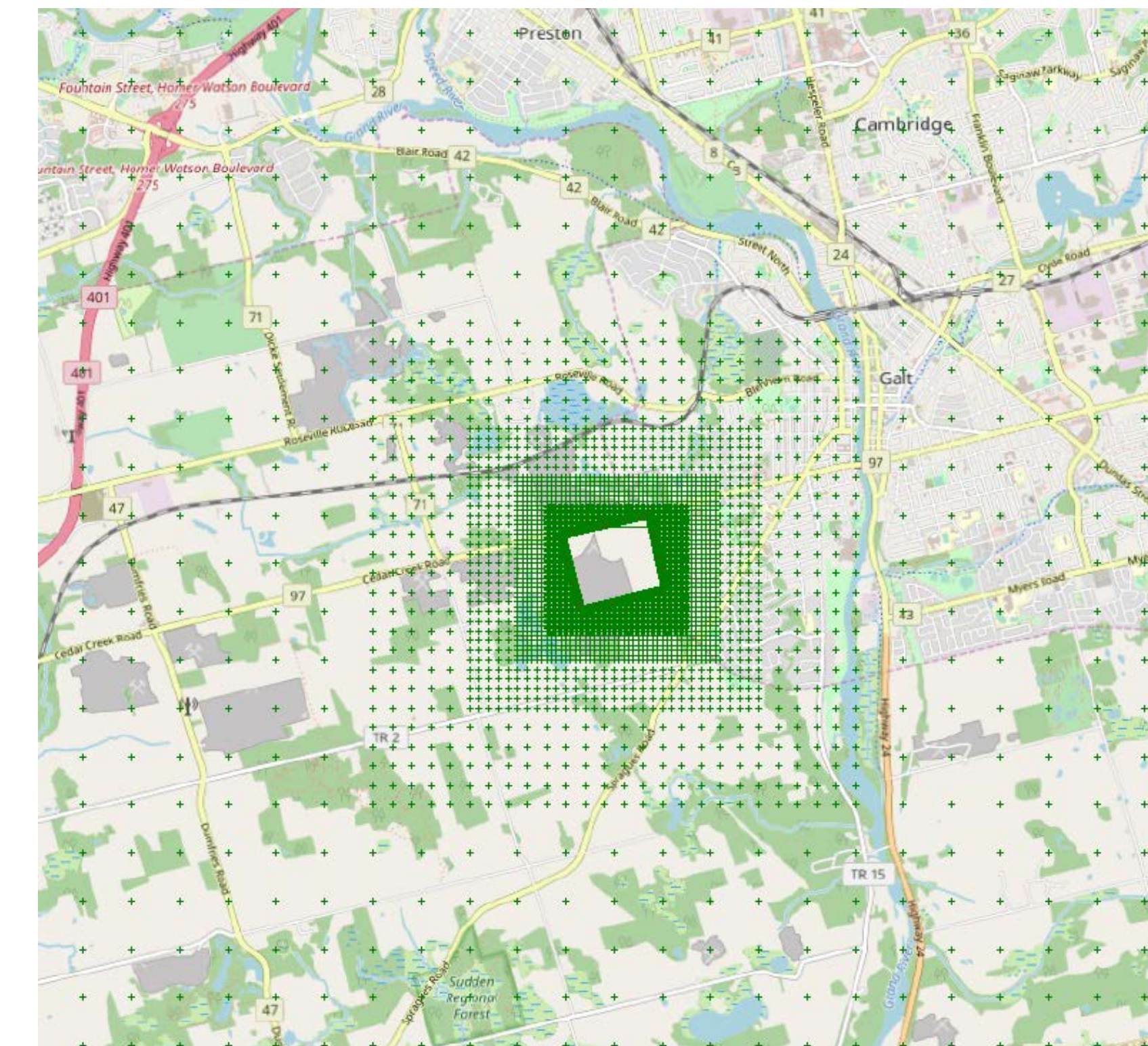
- A vibration study is being carried out to record ground vibrations while the equipment is operating on the existing Dance Pit.
- Measurements were taken from locations close to the equipment as well as at increasing distances from the equipment to the property boundary.
- Haul trucks were also operating during the study.
- Potential vibration levels were assessed at receptors.
- Preliminary results show that vibration is perceived at certain distances from equipment as follows:
 - 5 m – No cosmetic damage to residences
 - 25 m – May be barely perceived
 - 140 m – Not expected to be perceived by nearby residents
- The Plant will be kept on the existing Dance Pit at a distance of over 380 m from the nearest residence to the east of the Site.



Technical Study Findings and Updates

Air Quality – Dust

- An Air Quality Assessment is being completed for the current and future operations at the Site, focusing primarily on dust in addition to vehicle exhaust emissions. Current findings indicate that emissions from the Site will be below Ontario Regulation 419/05 air quality limits.
- The Air Quality Assessment includes the following sources:
 - crushing plant;
 - washing plant;
 - stockpiles;
 - roadways;
 - vehicles (road and non-road);
 - extraction and material handling; and
 - generators.
- Activities identified to help mitigate dust that will be incorporated on the Site include:
 - Vegetation along the eastern berm;
 - Watering of on-Site roadways to reduce dust generation from trucks;
 - Locating stockpiles below grade and behind the berm to reduce wind erosion; and
 - Progressive rehabilitation and planting of vegetation.



Natural Environment

- Field surveys completed include:
 - Breeding birds;
 - General wildlife;
 - Plant community; and,
 - Tree inventory.
- All wildlife and plant species located on the Site are common in Ontario.
- There are no significant natural heritage features on the Site.
- The majority of the Site is currently in active agricultural use.

Archaeology

- There were no sites of archaeological significance found on the Site.

- A Visual Assessment is being completed to help better understand the look of the proposed operation. This study is being undertaken with the assistance of neighbours at various places along the property boundary in response to comments raised at the January 2018 public meeting.
- The study used photographs taken from neighbouring viewpoints (i.e. backyards) and the anticipated features of the operation were added in these photos, to provide an approximate view of common features that may be associated with a possible aggregate operation.



Technical Study Findings and Updates

Visual Assessment



Location 1 – 55 Wadsworth Crescent

Existing Condition



Project Simulation



Technical Study Findings and Updates

Visual Assessment



Location 2 – 121 Harwood Road

Existing Condition



Project Simulation



Technical Study Findings and Updates

Visual Assessment



Location 3 – Cedar Creek Road

Existing Condition



Project Simulation



Technical Study Findings and Updates

Visual Assessment



Location 4 – 114 Delavan Drive

Existing Condition



Project Simulation



Surface Water

- No surface water features are present on the Site.
- Adjacent surface water features are not expected to be affected by the proposed operations on the Site.

Groundwater

- Aggregate extraction will be limited to above the water table.
- The Site will not interfere with the surrounding water well supplies and groundwater use.
- Best management practices will be in place on the Site for equipment fuel handling.

We want to hear from you!

Talk to our team members today or fill out a comment form at the front desk and we will get back to you.

Contact us by phone/email

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647-637-6707

Visit the Project website:
www.cbmdancepit.ca