

BURNCO AGGREGATE PROJECT

SCHEDULE B

TABLE OF CONDITIONS

FOR

AN ENVIRONMENTAL ASSESSMENT CERTIFICATE

DEFINITIONS

Aboriginal Groups	Squamish Nation, Tsleil-Waututh Nation and Musqueam Indian Band.
Application	Application from BURNCO Rock Products Ltd., dated August 4, 2016 to the Environmental Assessment Office applying for an Environmental Assessment Certificate, pursuant to Section 16 of the <i>Environmental Assessment Act</i> , accepted for review on August 4, 2016.
Care and Maintenance	The period when Construction or Operations cease for more than 90 days. For the purposes of the conditions in this Certificate, Care and Maintenance is not a Project phase.
Certificate	This Environmental Assessment Certificate.
Closure	The phase of the Project starting when commercial production of sand, gravel and rock has ceased.
Construction	The phase of the Project during which physical alteration of land, vegetation or any other aspect of the natural environment occurs. For the purposes of this Schedule B, Construction: <ul style="list-style-type: none"> (i) Does not include any activities conducted solely for investigative purposes under a valid permit or authorization; and (ii) Includes upgrading, repairing, replacing or removing, any existing work or infrastructure.
Holder	BURNCO Rock Products Ltd.or, if this Certificate has been transferred in accordance with the conditions below, the person to whom this Certificate has been transferred in accordance with such conditions.
Operations	The phase of the Project during which the production of sand, gravel or rock are extracted for the purposes of commercial production commences in accordance with an approved permit issued under the <i>Mines Act, RSBC 1996, Chapter 293</i> . Also, includes the loading of sand, gravel or rock, waste and project materials onto barges.

<p>Progressive Reclamation Activities</p>	<p>Reclamation activities undertaken before permanent Closure as required by condition 23 of this Certificate. For the purposes of the conditions in this Certificate, Progressive Reclamation Activities are not a Project phase.</p>
<p>Project</p>	<p>The BURNCO Aggregate Project as described in the Certified Project Description attached as Schedule A to this Certificate.</p>
<p>Qualified Professional</p>	<p>A person who has training, experience and expertise in a discipline relevant to the field of practice set out in the condition, and who is registered with the appropriate professional organization in British Columbia, is acting under that organization's code of ethics and is subject to disciplinary action by that organization. The EAO may update this definition in order to maintain consistency with Provincial Policy or practice regarding Qualified Professionals.</p>
<p>Statutory Holiday</p>	<p>Means Christmas Day, Boxing Day, New Year's Day, Family Day, Good Friday, Easter Monday, Victoria Day, Canada Day, British Columbia Day, Labour Day, Thanksgiving Day, Remembrance Day, and any day set by the Parliament of Canada or by the Legislature as a public holiday.</p>

ACRONYMS AND ABBREVIATIONS

BC	British Columbia
DFO	Fisheries and Oceans Canada
EA	Environmental Assessment
EAO	Environmental Assessment Office
EFN	Environmental Flow Needs
FLNRORD	Ministry of Forests, Lands, Natural Resource Operations and Rural Development
IEM	Independent Environmental Monitor
EMPR	Ministry of Energy, Mines and Petroleum Resources
ENV	Ministry of Environment and Climate Change Strategy
QP	Qualified Professional
WC	Water Course

TABLE OF CONDITIONS

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1.	<p>Document Review and Implementation</p> <p>Where a condition of this Certificate requires the Holder to provide a plan, program or other document, the Holder must provide the plan, program or other document to the Environmental Assessment Office (EAO) in the timeframe referenced in such condition, unless otherwise approved by the EAO. The EAO may, within 60 days of receiving a copy of such plan, program or other document, advise that:</p> <ul style="list-style-type: none"> a) The Holder may proceed to implement the plan, program or other document with or without revisions; or b) A revised plan, program or other document must be provided for approval of the EAO prior to a specified activity or milestone. <p>If the EAO advises pursuant to paragraphs (a) or (b) that changes are required to a plan, program, or other document, then the Holder must follow the instructions of the EAO in that regard.</p> <p>If the EAO does not advise on (a) or (b) within 60 days of the EAO receiving a plan, program, or other document, the Holder may proceed to implement the plan, program or other document.</p> <p>The Holder may, or the EAO may require the Holder to, revise any plan, program or other document if the Holder or the EAO determines that the implementation of the plan, program or other document is not:</p> <ul style="list-style-type: none"> c) Meeting one or more objectives of the plan, program or other document set out in the relevant condition of this Certificate; d) Having the effects contemplated or intended, as set out in the plan, program or other document itself; e) Consistent with the Certificate; or f) Consistent with changes in industry best practices or technology.
2.	<p>Plan Development</p> <ul style="list-style-type: none"> a) Where a condition of this Certificate requires the Holder to develop a plan, program or other document, any such plan, program or other document must, at a minimum, include the following information: <ul style="list-style-type: none"> i) Purpose and objectives of the plan, program or other document; ii) Roles and responsibilities of the Holder, project personnel and contractors; iii) Names and, if applicable, professional certifications and professional stamps/seals, of those responsible for the preparation of the plan,

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	<p>program or other document;</p> <ul style="list-style-type: none"> iv) Schedule for implementing the plan, program or other document throughout the relevant Project phases; v) Means by which the effectiveness of the mitigation measures will be evaluated, including the schedule for evaluating effectiveness; vi) Adaptive management plan to address effects of the Project if the monitoring conducted under paragraph (b) of this condition shows that those effects: <ul style="list-style-type: none"> i. Are not mitigated to the extent contemplated in the Application; or ii. Are not predicted in the Application; vii) Schedules and methods for the submission of reporting to specific agencies, Aboriginal Group(s) and the public and the required form and content of those reports; and viii) Process and timing for updating and revising the plan, program or other document, including any consultation with agencies and Aboriginal Groups that would occur in connection with such updates and revisions. <p>b) Where a plan, program or other document includes monitoring requirements, the plan, program or other document must include:</p> <ul style="list-style-type: none"> i) Description of baseline information that will be used to support monitoring of the effectiveness of mitigation; ii) Methodology, location, frequency, timing and duration of monitoring; and iii) Scope, content and frequency of reporting of the monitoring results.
3.	<p>Consultation</p> <p>Where a condition of this Certificate requires the Holder to consult a particular party or parties regarding the content of a plan, program or other document, the Holder must, to the satisfaction of the EAO:</p> <ul style="list-style-type: none"> a) Provide written notice to each such party that it: <ul style="list-style-type: none"> i) Includes a copy of the plan, program or other document; ii) Invites the party to provide its views on the content of such plan, program or other document; and iii) Indicate: <ul style="list-style-type: none"> i. If a timeframe providing such views to the Holder is specified in the relevant condition of this Certificate, that the party may provide such views to the Holder within such time frame; or ii. If a timeframe providing such views to the Holder is not specified in the relevant condition of this Certificate, specifies a reasonable period during which the party may submit such views to the Holder;

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	<ul style="list-style-type: none"> b) Undertake a full and impartial consideration of any views and other information provided by a party in accordance with the timelines specified in a notice given pursuant to paragraph (a); c) Provide a written explanation to each such party that provided comments in accordance with a notice given pursuant to paragraph (a) as to: <ul style="list-style-type: none"> i) How the views and information provided by such party to the Holder have been considered and addressed in a revised version of the plan, program or other document; or ii) Why such views and information have not been addressed in a revised version of the plan, program or other document; d) Maintain a record of consultation with each such party regarding the plan, program or other document; and e) Provide a copy of such consultation record to the EAO, the relevant party, or both, promptly upon the written request of the EAO or such party.
4.	<p>Compliance Verification and Reporting</p> <p>The Holder must provide any document, data or information requested by the EAO for the purposes of compliance inspection and verification.</p> <p>The Holder must submit a report to the attention of the EAO on the status of compliance with this Certificate at the following times:</p> <ul style="list-style-type: none"> a) At least 30 days prior to the start of Construction; b) On or before March 31 in each year after the start of Construction; c) At least 30 days prior to the start of Operations; d) On or before March 31 in each year after the start of Operations; e) At least 30 days prior to the start of Closure; and f) On or before March 31 in each year after the start of Closure until the end of Closure. <p>The reports must be in a form satisfactory to the EAO. The EAO may adjust or extend this reporting requirement by providing written notice to the Holder.</p>
5.	<p>Project Status Notification</p> <p>The Holder must notify the EAO and Aboriginal Groups, in writing, three months prior to commencing Construction, Operations and Closure.</p> <p>Should the primary contact for the Project change, the Holder must notify the EAO and Aboriginal Groups, in writing, within 30 days of such change and provide the physical address, email address and phone number(s) of the new primary contact.</p>

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6.	<p>Compliance Notification</p> <p>The Holder must notify the EAO:</p> <ul style="list-style-type: none"> a) As soon as practical; and b) In any event, no more than 72 hours; <p>after the Holder determines that the Holder has not, or may not have, fully complied with this Certificate.</p>
7.	<p>Independent Environmental Monitor</p> <p>The Holder must retain the services of an Independent Environmental Monitor (IEM). The IEM must be a Qualified Professional (QP), unless otherwise approved by the Environmental Assessment Office (EAO), with a minimum of five years experience in monitoring construction in British Columbia. The IEM will:</p> <ul style="list-style-type: none"> a) Observe and record for, and report to the EAO on compliance with the Certificate; and b) Provide information to the EAO, Ministry of Energy, Mines and Petroleum Resource (EMPR), Ministry of Environment and Climate Change Strategy (ENV), Ministry of Forest, Lands, Natural Resource Operations and Rural Development (FLNRORD) and Aboriginal Groups; <p>as directed by the EAO. Subject to any exceptions set out in the terms of engagement for the IEM, when providing information or reports to the EAO, the IEM must not provide such information or reports to the Holder in advance of providing such information or reports to the EAO.</p> <p>The Holder must retain the IEM throughout Construction and Operations. The Holder must develop the terms of engagement for the IEM in consultation with EMPR, ENV, FLNRORD and Aboriginal Groups.</p> <p>Not less than 60 days prior to the planned commencement of Construction, the Holder must:</p> <ul style="list-style-type: none"> c) Submit to the EAO for review the name, organization and qualifications of the proposed IEM and the IEM terms of engagement; and d) Provide notice to Aboriginal Groups of the name, organization and qualifications of the proposed IEM. <p>The Holder must not start Construction until the selection of the IEM and the terms of engagement have been approved by the EAO.</p> <p>The terms of engagement must include, at a minimum, the following:</p> <ul style="list-style-type: none"> e) The role, responsibilities and qualifications of the IEM; f) The roles, responsibilities and qualifications of any staff or other persons that

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	<p>will assist the IEM with performing the IEM's roles and responsibilities (each an "IEM Support");</p> <ul style="list-style-type: none"> g) The nature and frequency of monitoring; h) The process whereby the IEM or an IEM Support will make recommendations to the Holder to take mitigative or corrective actions to address any non-compliance or potential non-compliance with this Certificate; i) The process by which the recommendations in paragraph (h) above will be communicated to the EAO and the Holder; j) The situations in which the IEM will have the authority to stop work on part of or all of the Project if the IEM determines that: <ul style="list-style-type: none"> i) The Holder has not, or may have not have, complied fully with the requirements of this Certificate; and ii) Stopping work is necessary to prevent or reduce Project-related adverse effects as determined by the IEM or any IEM support; k) The details of reports to be submitted to the EAO upon completion of Construction and Operations. The reports must be written by the IEM and include, but is not necessarily limited to: <ul style="list-style-type: none"> i) A record of all non-compliances with this Certificate; ii) A record of the recommendations made by the IEM to the Holder to prevent or address any non-compliance with this Certificate; iii) A record of whether any such recommendations from the IEM were implemented and the corresponding outcome of implementation; iv) A record of all stop work orders issued to prevent or address a non-compliance with this Certificate and any other Provincial or Federal legislation or authorization applicable to the Project; v) An assessment of the effectiveness of the mitigation measures for Construction and Operations; and vi) Recommendations on how to achieve and maintain compliance with the conditions of this Certificate for the next Project phase. l) A requirement that a detailed Construction work plan and Operations work plan be submitted to the EAO for approval prior to the start of the relevant project phase. The work plans must describe the frequency of inspections and rationale, the manner in which IEM identified non-compliances will be communicated to the EAO and the Holder, and the format and frequency of IEM reports.
8.	<p>Construction Environmental Management Plan</p> <p>The Holder must retain one or more QPs to develop and implement a Construction Environmental Management Plan. The plan must be developed in consultation with DFO, the EAO, EMPR, FLNRORD and Aboriginal Groups.</p>

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	<p>The Construction Environmental Management Plan must include, at a minimum, the means by which the following will be addressed:</p> <ul style="list-style-type: none"> a) Human-wildlife conflict; b) Invasive plants management; c) Erosion and sediment control; d) Site restoration; e) Material storage, handling and waste management; f) Spill prevention and response for hydrocarbon storage and leaks or other accidental emissions from machinery or equipment; g) Revegetation; h) Pile construction; i) Access management; j) Archaeology and heritage resources chance find management; and k) Emergency response. <p>The Holder must provide the Construction Environmental Management Plan to the EAO, EMPR, DFO, FLNRORD and Aboriginal Groups for review a minimum of 60 days prior to the planned commencement of Construction.</p> <p>The plan, and any amendments thereto, must be implemented to the satisfaction of a QP throughout Construction and to the satisfaction of the EAO.</p>
9.	<p>Care and Maintenance Plan</p> <p>The Holder must retain one or more QPs to develop a plan for temporary closure when Construction or Operation cease for a period of more than 90 days. This plan must cover Care and Maintenance periods for indefinite or definite time frames. The plan must be developed in consultation with ENV, FLNRORD and Aboriginal Groups.</p> <p>The plan must include, at a minimum, the means by which the following will be addressed:</p> <ul style="list-style-type: none"> a) Spill prevention and response for hydrocarbon storage and leaks or other accidental emissions from machinery or equipment; b) Sediment and erosion control; c) Building maintenance; d) Mitigation of adverse effects and monitoring for fish and wildlife; and e) Access management. <p>The plan must also include a list of documents that this plan cancels and replaces during the Care and Maintenance period.</p> <p>The plan must identify and describe how each condition in this Certificate will either:</p> <ul style="list-style-type: none"> f) Apply in full or in part during Care and Maintenance period; or

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	<p data-bbox="365 241 1122 275">g) Cease to apply during a Care and Maintenance period.</p> <p data-bbox="318 317 1430 506">The Holder must provide this draft plan to the EAO, ENV, FLNRORD, and Aboriginal Groups within one year of the commencement of Construction. This plan must be updated in consultation with ENV, FLNRORD and Aboriginal Groups prior to any temporary Closure period as described above, unless otherwise authorized by the EAO.</p> <p data-bbox="318 548 1354 657">The plan, and any amendments thereto, must be implemented during temporary closure from the start of Construction to the completion of Operations to the satisfaction of a QP and to the satisfaction of the EAO.</p>
10.	<p data-bbox="318 718 834 751">Hours of Construction and Operation</p> <p data-bbox="318 772 1422 846">The Holder must comply with the following hours during Construction and Operations. Construction and Operations may only occur during daylight hours.</p> <p data-bbox="365 888 596 921">a) Construction</p> <ul style="list-style-type: none"> <li data-bbox="456 930 1419 1003">i) On days that are not Sundays or Statutory Holidays, Construction may only occur between 7:00 am and 9:00 pm; and <li data-bbox="456 1005 1357 1079">ii) On Sundays and Statutory Holidays, Construction may only occur between 9:00 am and 6:00 pm. <p data-bbox="365 1121 812 1155">b) Operations – Summer Hours</p> <p data-bbox="412 1163 1422 1236">The Holder must comply with the following from the Friday before Victoria Day in May until the Tuesday after Labour Day in September:</p> <ul style="list-style-type: none"> <li data-bbox="456 1245 1330 1318">i) On days that are not Saturdays, Sundays or Statutory Holidays, Operations may only occur between 7:00 am and 9:00 pm; <li data-bbox="456 1320 1403 1394">ii) On Saturdays, Operations may only occur between between 9:00 am and 6:00 pm; and <li data-bbox="456 1396 1330 1430">iii) Operations are not permitted on Sundays or Statutory Holidays. <p data-bbox="365 1472 802 1505">c) Operations – Regular Hours</p> <p data-bbox="412 1514 1377 1623">The Holder must comply with the following between the Tuesday after the Labour Day long weekend in September and the Friday before the Victoria Day long weekend in May:</p> <ul style="list-style-type: none"> <li data-bbox="456 1631 1398 1705">i) On days that are not Sundays or Statutory Holidays, Operations may only occur between 7:00 am and 9:00 pm; and <li data-bbox="456 1707 1336 1780">ii) On Sundays and Statutory Holidays, Operations may only occur between 9:00 am and 6:00 pm. <p data-bbox="318 1822 1326 1856">Activities that do not generate noise or light emissions detectable beyond the</p>

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	<p>Certified Project Area, such as routine maintenance work, office work, non-Construction activities, and activities that do not involve the extraction of sand, rock and gravel are exempt from these requirements.</p>
11.	<p>Marine Mammal Protection Plan</p> <p>The Holder must retain a QP to develop a plan for the management of potential effects on marine mammals during Construction. The plan must be developed in consultation with DFO and Aboriginal Groups.</p> <p>The plan must include at least the following:</p> <ul style="list-style-type: none"> a) Identification of the geographic areas where, and periods of time when, underwater noise monitoring in the marine area will be conducted; b) Specification of the role of a QP in observing and reporting marine mammal presence during Construction in areas where marine mammals may be exposed to underwater noise at levels that can result in potential injury; c) Identification of the Construction activities which must stop or not start if a marine mammal is sighted in areas where marine mammals may be exposed to underwater noise at levels that can result in physical injury, and not re-start until the marine mammal has moved out of the relevant area, to the satisfaction of the QP; and d) Specification of mitigation measures for Construction underwater noise that will prevent or reduce behavioural change or injury to marine mammals. <p>The Holder must provide this draft plan to the EAO, DFO and Aboriginal Groups for review a minimum of 60 days prior to the planned commencement of Construction.</p> <p>The plan, and any amendments thereto, must be implemented throughout Construction to the satisfaction of a QP and to the satisfaction of the EAO.</p>
12.	<p>Fisheries Habitat Protection and Management Plan</p> <p>The Holder must retain a QP to develop a Fisheries Habitat Protection and Management Plan pertaining to fish habitat and fish population monitoring, fisheries offsetting, and fisheries management. These plans must be developed in consultation with DFO, EMPR, FLNRORD and Aboriginal Groups.</p> <p>The plans must include at least the following:</p> <ul style="list-style-type: none"> a) A fish habitat and fish population monitoring program for adjacent reaches of McNab Creek, Watercourse (WC) 2 through WC 5 and Harlequin Creek as identified by Figure 2 of Schedule A to this Certificate. This program must include sufficient baseline data collection and subsequent monitoring of habitat

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	<p>and fish populations for each water body in order to detect changes over the life of the Project. Example metrics should include, but not be limited to:</p> <ul style="list-style-type: none"> i) Changes in surface water temperature; and ii) Change in juvenile coho salmon per m². <p>Monitoring results will be used to trigger adaptive management strategies if unplanned negative effects result from the Project;</p> <ul style="list-style-type: none"> b) A fisheries offsetting plan which conforms to DFO's <i>Fisheries Productivity Investment Policy: A Proponents Guide to Offsetting</i> to account for the permanent alteration or destruction of fish habitat (as defined by the federal <i>Fisheries Act</i>) from Project activities; c) A fish management plan to: <ul style="list-style-type: none"> i) Identify reduced risk work windows for fish and fish habitat, and the work that will occur within these windows; ii) Identify work that will occur outside of the reduced-risk work windows and measures to mitigate impacts of such works to fish and fish habitat; and iii) Differentiate between Construction- and Operations-related Project impacts and mitigations for each phase. d) Aboriginal traditional knowledge and Aboriginal traditional use information, shared with the Holder by Aboriginal Groups, must be incorporated into each plan and program. <p>The Holder must submit this draft plan to the EAO, DFO, EMPR, FLNRORD and Aboriginal Groups for review a minimum of 60 days prior to the planned commencement of Construction.</p> <p>The Holder must not commence Construction until the plan has been prepared to the satisfaction of the EAO.</p> <p>The plan, and any amendments thereto, must be implemented to the satisfaction of a QP and to the satisfaction of the EAO throughout all Project phases.</p>
13.	<p>Environmental Flow Needs Plan</p> <p>The Holder must retain a QP to develop an Environmental Flow Needs (EFN) plan for McNab Creek and all other hydraulically connected streams in the Certified Upland Area as defined in the Certified Project Description. The report must be developed in consultation with DFO, FLNRORD and Aboriginal Groups.</p> <p>The Plan must include at least the following:</p> <ul style="list-style-type: none"> a) The means by which baseline data will be collected for McNab Creek, including when no surface flow is present;

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	<ul style="list-style-type: none"> b) The schedule for implementing measures to reduce impacts to McNab Creek; c) The content and frequency for reporting on the status of the implementation of the EFN mitigation measures, including identification of which agencies will receive EFN reports; and d) The frequency for updates to the EFN report throughout Operations. <p>The Holder must provide the draft EFN report to the EAO, DFO, FLNRORD and Aboriginal Groups for review a minimum of 60 days prior to the planned commencement of Construction.</p> <p>The Holder must provide the final EFN report to the EAO for review a minimum of 60 days prior to any planned sand, gravel or rock extraction occurring in or adjacent to that portion of WC2 upstream of the WC2 Plug, as identified by Figure 2 of Schedule A to this Certificate.</p> <p>The EFN report, and any amendments thereto, must be implemented to the satisfaction of a QP and to the satisfaction of the EAO throughout all Project phases.</p>
14.	<p>Water Management Plan</p> <p>The Holder must retain a QP to develop a Water Management Plan for Construction and Operations. The plan must be developed in consultation with DFO, EMPR, FLNRORD and Aboriginal Groups.</p> <p>The plan must include at least the following:</p> <ul style="list-style-type: none"> a) The means by which the pit lake elevation will be used to manage base flows in the natural groundwater watercourses WC2, WC3, WC3-E, WC4-E, WC4-W, WC5, and the Year 1 Channel Construction as identified by Figure 2 of Schedule A to this Certificate; b) The means by which the pit lake elevation will be used to manage changes to groundwater flows so that Operations does not adversely affect McNab Creek baseline flows; c) The means by which results of the EFN report developed pursuant to condition 13 of this Certificate will be incorporated into the water management plan; d) A water management strategy that describes how water will be managed on the mine site; e) A monitoring program, including monitoring locations and frequencies, that is designed to systematically collect data to supplement baseline data and to monitor effectiveness of mitigation measures; and f) An adaptive management plan that describes contingency plans and triggers for mitigative action.

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	<p>The Holder must provide this draft plan to the EAO, DFO, EMPR, FLNRORD and Aboriginal Groups a minimum of 60 days prior to the planned commencement of Construction.</p> <p>The plan, and any amendments thereto, must be implemented to the satisfaction of a QP and to the satisfaction of the EAO throughout all Project phases.</p>
15.	<p>Wildlife Protection Plan</p> <p>The Holder must retain a QP to develop a Wildlife Protection Plan for terrestrial wildlife and wildlife habitat during Construction and Operations. The plan must be developed in consultation with EMPR, FLNRORD and Aboriginal Groups.</p> <p>The plan must include at least the following:</p> <ul style="list-style-type: none"> a) The means by which mitigation measures to minimize adverse effects to wildlife and wildlife habitat will be implemented including noise mitigation for ungulates in the Noise Management Plan; b) Identification of reduced-risk work windows and the work that will occur within these windows; c) Identification of any work that will occur outside of the reduced-risk work windows, and measures to mitigate impacts to wildlife and wildlife habitat; d) Confirmation of the end land-use objective of the Certified Upland Area (as defined in the Certified Project Description), including but not limited to, grizzly bear habitat and Roosevelt elk winter habitat, and a description of the restoration plan and revegetation strategy proposed to achieve the end land-use objective; e) A habitat compensation plan to offset Project-related losses of amphibian breeding habitat, Roosevelt elk winter habitat , grizzly bear habitat and western screech-owl habitat. The habitat compensation plan must describe how the Holder will: <ul style="list-style-type: none"> i) Establish amphibian compensation ponds with suitable vegetation buffers during Construction to offset the loss of amphibian breeding habitat; ii) Maintain wildlife habitat during Construction and Operations to enable Roosevelt elk access to foreshore habitat within the Certified Upland Area; iii) Restore terrestrial habitat within the Certified Upland Area to achieve an end land-use objective that provides functional habitat for grizzly bear and Roosevelt elk post-closure; iv) Survey mature forest prior to clearing for trees that would provide suitable nesting opportunities for western screech-owl and placing

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	<p style="text-align: center;">nesting boxes for western screech-owl as determined by a QP. This habitat enhancement must establish two nest boxes for every natural suitable nest tree lost; and</p> <p>f) Amphibian salvage requirements and methods as determined by a QP.</p> <p>The Holder must provide this draft plan to the EAO, EMPR, FLNRORD and Aboriginal Groups for review a minimum of 60 days prior to the planned commencement of Construction.</p> <p>The plan, and any amendments thereto, must be implemented to the satisfaction of a QP and to the satisfaction of the EAO throughout all Project phases.</p>
16.	<p>Noise Management Plan</p> <p>The Holder must retain a QP with a Board Certification in noise control with the Institute of Noise Control Engineering of the United States of America, unless otherwise approved by the EAO, to develop a Noise Management Plan. For the purposes of this condition, noise does not include vibration attributable to the Project.</p> <p>The plan must be developed in consultation with the Community Advisory Group referenced in condition 21 of this Certificate and Aboriginal Groups.</p> <p>The plan must include at least the following:</p> <ul style="list-style-type: none"> a) The means by which the Holder will, under the supervision of a QP, monitor and mitigate noise resulting from Construction and Operations as identified by a QP; b) A community and stakeholder communication program to inform communities potentially affected by Project-related noise during Construction and Operations, which includes a process for receiving and addressing complaints and inquiries from the public and Aboriginal Groups; and c) A noise monitoring and follow-up program with respect to Project-related noise effects during Construction and Operations, which includes the geographic locations where, and times when, and the conditions under which, noise monitoring will be conducted, and specific to ungulates ensure noise doesn't exceed 50 dBA at a distance of 500 metres or more from the Project. <p>The Holder must provide this draft plan to the EAO, the Community Advisory Group and Aboriginal Groups for review a minimum of 60 days prior to the planned commencement of Construction.</p> <p>The plan, and any amendments thereto, must be implemented to the satisfaction of a QP and to the satisfaction of the EAO during Construction and Operations.</p>

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17.	<p>Air Quality and Dust Control Plan</p> <p>The Holder must retain a QP to develop an Air Quality and Dust Control Plan. The plan must be developed in consultation with ENV, EMPR, the Community Advisory Group referenced in condition 21 of this Certificate and Aboriginal Groups.</p> <p>The plan must include at least the following:</p> <ul style="list-style-type: none"> a) The mitigation measures that will be implemented to prevent and reduce air emissions and fugitive dust emissions during Construction, Operations and Closure, including the use of best available control technology for emission sources and best management practices; b) The contaminants, and corresponding levels of those contaminants, that would cause the Holder to take action, up to and including the curtailment of Operations, to reduce contaminant levels and what level the contaminants must be reduced to before Operations can commence or resume; c) The locations of monitoring stations and the equipment that will be used to conduct monitoring; d) A requirement for the Holder to notify the EAO, ENV, EMPR, the Community Advisory Group, Aboriginal Groups, the IEM and the public in the event that the contaminant levels identified as required by paragraph (b) of this condition are exceeded; and e) The approach for ensuring timely public access to monitoring data and reports. <p>The Holder must provide this draft plan to the EAO, ENV, EMPR, the Community Advisory Group referenced in condition 21 of this Certificate, and Aboriginal Groups for review a minimum of 60 days prior to the planned commencement of Construction.</p> <p>The plan, and any amendments thereto, must be implemented to the satisfaction of the QP and to the satisfaction of the EAO during Construction and Operations.</p>
18.	<p>Visual Quality Management Plan</p> <p>The Holder must retain a QP to develop a Visual Quality Management Plan to ensure that at a minimum the following measures are implemented for the Project:</p> <ul style="list-style-type: none"> a) Specify mitigation measures to provide for additional screening of land-based infrastructure to blend infrastructure with the existing landforms in the context of surrounding landscape features; b) Specify mitigation measures to promote screening, including but not limited to, the establishment of new native vegetation; c) Specify the selection of natural colours and flat or low glare external finishes on buildings and structures; d) Include measures to monitor and maintain natural screening and external

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	<p>finishes, whereby a reduced level of contrast is maintained for minimal visibility of infrastructure;</p> <p>e) Include measures to minimize lighting usage during Construction and Operations phases; and</p> <p>f) Vegetation removal is not permitted in the Treed Foreshore Buffer area identified in Figure 2 of Schedule A of this Certificate.</p> <p>The Holder must provide this draft plan to the EAO and Aboriginal Groups a minimum of 60 days prior to the planned commencement of Construction.</p> <p>The plan, and any amendments thereto, must be implemented to the satisfaction of a QP and to the satisfaction of the EAO throughout Construction and Operations.</p>
19.	<p>Marine Transportation Route</p> <p>Tug and barge vessels transiting to or from the Project must use Ramillies Channel as the primary Certified Marine Transportation Route as defined in the Certified Project Description.</p> <p>If the Captain of the tug determines that, for exceptional circumstances, the tug must use Thornbrough Channel, then any variation from the primary Certified Marine Transportation Route will be recorded and the reason for the deviation posted on the Project website required by condition 22 of this Certificate within seven days of that deviation.</p>
20.	<p>Access Management Plan</p> <p>The Holder must develop a plan for marine access management for Construction and Operations within the Certified Marine Transportation Route as defined in the Certified Project Description and condition 19 of this Certificate. The plan must be developed in consultation with Aboriginal Groups.</p> <p>The plan must include at least the following:</p> <p>a) A description of how the Holder will avoid or mitigate any disruption caused by the Project to access for members of Aboriginal Groups to carry out marine-based traditional use activities that have been identified and communicated by Aboriginal Groups to the Holder in relation to this and other relevant plans;</p> <p>b) Methods to monitor the effects of the Holder's marine-based activities on Aboriginal marine users during Construction and Operations;</p> <p>c) A description of how Aboriginal traditional knowledge and Aboriginal traditional use information, shared with the Holder by Aboriginal Groups, has been incorporated into the plan; and</p>

No.	Condition
	<p>d) A complaint resolution process for loss or damage to commercial traps, nets and other fishing equipment, and anchors and other vessel-related gear used by Aboriginal Groups due to interactions with Project-related marine vessels.</p> <p>The Holder must provide this draft plan to the EAO and Aboriginal Groups a minimum of 60 days prior to the planned commencement of Construction.</p> <p>The plan, and any amendments thereto, must be implemented to the satisfaction of a QP and to the satisfaction of the EAO throughout Construction and Operations.</p>
21.	<p>Community Engagement</p> <p>The Holder must establish and maintain a Community Advisory Group for all Project phases. The purpose of the Community Advisory Group is to provide a mechanism for communication and engagement between the Holder, local governments and local stakeholder groups, as identified in the Terms of Reference required by this condition.</p> <p>For the Community Advisory Group, the Holder must invite representative participation from at least the following groups: residents of the McNab Creek Strata and the Community of Douglas Bay; Sunshine Coast Regional District; Aboriginal Groups, Gambier Island Local Trust Committee, and Thunderbird, Burrard, Yacht Clubs.</p> <p>The Holder must, in consultation with the Community Advisory Group, develop a Terms of Reference that must include at a minimum:</p> <ul style="list-style-type: none"> a) The purpose and objectives; b) The scope of topics and issues to be addressed; c) The proposed frequency, timing and location of meetings; d) Membership; e) Roles and responsibilities; f) The initiatives the Holder will undertake, including technical, logistical and financial support, including access to independent technical expertise, to give effect to the purpose and objectives required by paragraph (a) of this condition; g) The means by which the Community Advisory Group will be consulted on plans, documents and programs required by the conditions of this Certificate; h) The process by which the Community Advisory Group will identify issues related to Construction, Operations and Closure and the means by which the issues will be considered and resolved by the Community Advisory Group; and i) The means by which the Community Advisory Group will communicate its progress, the issues identified and any associated actions taken, to the public.

No.	Condition
	<p>The Holder may review the need for the Community Advisory Group every year, in consultation with the Community Advisory Group. Following the review, the Holder may submit a request to the EAO for approval to dissolve the Community Advisory Group.</p> <p>The Holder must provide the Terms of Reference to the EAO for review a minimum of 60 days prior to the planned commencement of Construction.</p> <p>The Terms of Reference, and any amendments thereto, must be implemented to the satisfaction of the EAO.</p>
22.	<p>Public Communication</p> <p>At least 60 days prior to the planned commencement of Construction, the Holder must establish a dedicated Project website and update it at least quarterly as new information becomes available throughout all Project phases. The website must:</p> <ul style="list-style-type: none"> a) Provide general information regarding the Project and Project status; b) Provide information regarding progress in permitting processes that follow the issuance of this Certificate; c) Provide information about Project activities during all phases of the Project, including the Holder's marine transportation schedule; d) Include information that would promote safety within and surrounding the Project area, including information for safe public access and recreation near McNab Creek; e) Provide annual reporting on the status of monitoring programs and the results of monitoring programs and activities required by the conditions of the Certificate; f) Provide the terms of reference and meeting summaries of the Community Advisory Group required by condition 21; and g) Describe the process for receiving and addressing complaints and inquiries from the public. <p>The Holder must maintain a record of public engagement for the Project, and provide it to the EAO when requested. The public engagement record must include:</p> <ul style="list-style-type: none"> h) The name of the individual or organization that the Holder engaged with; i) The method(s), date(s) and location(s) of engagement activities; j) A summary of issues or concerns raised; and k) The measures taken by the Holder, or that will be taken, to address or respond to issues or concerns raised, or the Holder's rationale for taking no further action.

No.	Condition
23.	<p>Reclamation and Effective Closure Plan</p> <p>The Holder must retain a QP to develop a Reclamation and Effective Closure Plan. The plan must be developed in consultation with EMPR, FLNRORD and Aboriginal Groups.</p> <p>The plan must include at least the following:</p> <ul style="list-style-type: none"> a) The areas to be reclaimed; b) Progressive reclamation activities and the timing of those activities; c) Actions the Holder will take to reclaim areas; d) Actions the Holder will take to develop a functional ecosystem in the freshwater pit lake; e) The actions the Holder will take to provide grizzly bear habitat in the areas required to be reclaimed by paragraph (a) of this condition and condition 15; and f) Actions the Holder will take, or that will be taken, to incorporate traditional use information provided by Aboriginal Groups, in the design and siting of specific reclamation measures for traditional use plants, cultural use sites and wildlife species of cultural importance to Aboriginal Groups. <p>The Holder must provide this draft plan to the EAO, EMPR, FLNRORD, and Aboriginal Groups for review a minimum of 60 days prior to the planned commencement of Construction.</p> <p>The plan, and any amendments thereto, must be implemented to the satisfaction of the EAO.</p>
24.	<p>Transfer of Certificate</p> <p>Except as provided below, neither this Certificate nor any interest in it may be transferred to any person.</p> <p>This Certificate will be effectively transferred if the proposed Holder acknowledges that, upon transfer, it will be responsible for complying with the conditions of the Certificate, and both the proposed Holder and the Holder:</p> <ul style="list-style-type: none"> a) Obtain consent for the transfer from the Executive Director; b) Apply under Section 19 of the <i>Environmental Assessment Act</i> for such amendments to this Certificate, if any, as the Executive Director deems necessary to ensure compliance with and enforceability of this Certificate and to otherwise reflect the proposed transfer; and c) Confirm by written notice to the Executive Director, within 14 days of the completion of all aspects of the transfer transaction other than this notice, that

No.	Condition
	<p>the transfer has been completed.</p> <p>An interest in this Certificate may be transferred by way of a grant of security to lenders or financiers without consent.</p> <p>A transfer of this Certificate to a trustee in bankruptcy, by a receiver or a trustee in bankruptcy pursuant to a court approved sale, or as part of a court approved arrangement under the <i>Company Creditors Arrangement Act</i> may occur without consent.</p> <p>If this Certificate is transferred without consent, the new and former Holder must notify the Executive Director within 30 days of the transfer and apply within the time specified by the Executive Director for any amendments to this Certificate that the Executive Director deems necessary to ensure compliance with and enforceability of this Certificate and to otherwise reflect the proposed transfer.</p>
25.	<p>Transfer of Interest in Project</p> <p>Except in connection with the granting of security to Project lenders or financiers, prior to the Holder transferring a significant interest in the Project, the Holder and proposed transferee must:</p> <ul style="list-style-type: none"> a) Obtain consent for the transfer from the Executive Director; and b) Apply under Section 19 of the <i>Environmental Assessment Act</i> for such amendments to this Certificate, if any, as the Executive Director deems necessary to ensure compliance with and enforceability of this Certificate and to otherwise reflect the proposed transfer. <p>A transfer to a trustee in bankruptcy, by a receiver or a trustee in bankruptcy pursuant to a court approved sale or as part of a court approved arrangement under the <i>Company Creditors Arrangement Act</i> may occur without consent:</p> <ul style="list-style-type: none"> c) If a significant interest in the Project is transferred without consent, the Holder must notify the Executive Director within 30 days of the transfer and apply within the time specified by the Executive Director for any amendments to this Certificate that the Executive Director deems necessary to ensure compliance with and enforceability of this Certificate and to otherwise reflect the proposed transfer.