

SUMMARY OF COMMENTS / RECOMMENDATIONS

PROPONENT: CANADIAN GUIDE RAIL CORPORATION
PROPOSAL NAME: CANADIAN GUIDE RAIL CORPORATION
CLASS OF DEVELOPMENT: CLASS 1
TYPE OF DEVELOPMENT: MANUFACTURING AND INDUSTRIAL PLANT
CLIENT FILE NO: 4281.00

OVERVIEW:

A proposal dated November 3, 1997, was received from Ms. Candi Bezte of Flett Research on behalf of Canadian Guide Rail Corporation on November 5, 1997, for the construction and operation of an elevator guide rail manufacturing facility at 20 Holgate Drive in the Rural Municipality of East St. Paul. The development involves the milling, straightening, shot blasting, planing, bundling and shipping of steel materials. Anticipated operation will be 24 hours per day, 7 days per week.

This proposal was advertised in the Winnipeg Free Press on November 19, 1997, and was placed in the Centennial Public Library and Manitoba Eco-Network public registries. The proposal was sent to the Technical Advisory Committee on August 11, 1997. The public and TAC comment closing date was December 22, 1997.

COMMENTS FROM THE PUBLIC

No comments were received from the public.

COMMENTS FROM THE TECHNICAL ADVISORY COMMITTEE:

1. **Manitoba Culture, Heritage & Citizenship – Historical Resources Branch** – has no concerns with this project's potential to impact heritage resources.

No response necessary.

2. **Manitoba Rural Development – Community Economic Development** – have no land use concerns.

No response necessary.

3. **Manitoba Urban Affairs - Urban Planning and Development Branch** – have no objection to the proposal.

No response necessary.

4. **Manitoba Environment – Management Division - Air Quality Management Branch** – has the following comments:

- given the estimated quantities of solvents to be released to the atmosphere, the facility probably qualifies for reporting to the National Pollutant Release Inventory
- the peak concentrations of the solvents released should be estimated at the property line and at nearby receptors to verify that there are no health or odour nuisance concerns
- the acceptability of the absence of air pollution control should be verified by dispersion modelling
- where are the steel rails actually being manufactured
- the baghouse efficiency and particle emission rate should be provided
- a map showing the facility and off site receptors should be provided
- what are the potential emissions from the milling, straightening and planing operations and how will these emissions be controlled

It is felt by the Branch that with proper management, the facility will not present significant environmental concerns. Other issues raised have been resolved.

5. **Environment Canada – Canadian Environment Review Agency** – state that no environmental assessment of this project will be necessary under the *Canadian Environmental Assessment Act*. Environment Canada indicated a willingness to offer specialist advice.

No response necessary.

6. **Manitoba Natural Resources – Policy Coordination Branch** – has no concerns.

No response necessary.

7. **Manitoba Environment - Operations Division – Winnipeg Region** – have the following comments:

- a noise and odour nuisance clause should be included in the Licence
- perhaps the Company should be required to set up a noise monitoring program
- an air sampling requirement at the discretion of the Director should be included
- no operation should occur if the dust collection equipment is not operational
- requirements should be included to prohibit contaminated water from being discharged outside the building; clean up and properly dispose of any chemical spills; seal up any cracks which appear in the concrete floor so as to prevent seepage; ensure that all chemicals are properly stored.

These issues have been addressed in the licence and in the operational conditions at the facility..

8. **Manitoba Agriculture – Soils and Crops - Soil Resource Section** – did not respond.

No response necessary.

9. **Manitoba Highways and Transportation - Highway Planning and Design** – did not respond.

No response necessary.

10. **Manitoba Industry Trade and Tourism** – did not respond.

No response necessary.

11. **Manitoba Health - Public Health - Environmental Unit** – did not respond.

No response necessary.

12. **Manitoba Labour - Workplace Safety and Health Division** – did not respond.

No response necessary.

13. **Manitoba Natural Resources – Sustainable Development Coordination Unit** – did not respond.

No response necessary.

PUBLIC HEARING:

Public hearings were not requested nor convened.

RECOMMENDATIONS:

A Licence considering the above relevant concerns as well as those of the Approvals Branch be prepared and issued. Responsibility for enforcement of the Licence may be transferred to the Region.

PREPARED BY:

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